

Appendix 3Y

Change of Director's Interest Notice

Information or documents not available now must be given to ASX as soon as available. Information and documents given to ASX become ASX's property and may be made public.

Introduced 30/09/01 Amended 01/01/11

Name of entity	HealthCo Healthcare and Wellness REIT (ASX: HCW)
ARSN	652 057 639

We (the entity) give ASX the following information under listing rule 3.19A.2 and as agent for the director for the purposes of section 205G of the Corporations Act.

Name of Director	David Anthony Di Pilla
Date of last notice	5 May 2023

Part 1 - Change of director's relevant interests in securities

In the case of a trust, this includes interests in the trust made available by the responsible entity of the trust

Note: In the case of a company, interests which come within paragraph (i) of the definition of "notifiable interest of a director" should be disclosed in this part.

Direct or indirect interest	Direct and indirect interest
Nature of indirect interest (including registered holder) Note: Provide details of the circumstances giving rise to the relevant interest.	<ol style="list-style-type: none"> 1. HMC Capital Limited (ACN 138 990 593) by operation of section 608(3)(a) of the Corporations Act 2001 (Cth) 2. Home Consortium Developments Pty Limited (ACN 635 859 700) by operation of section 608(3)(a) of the Corporations Act 2001 (Cth) 3. DDP Capital Pty Ltd (ACN 163 122 978) (controlled by David Di Pilla) 4. Mez Pty Ltd (ACN 166 758 032) as trustee for the Di Pilla Family Trust (of which David Di Pilla is a beneficiary) 5. ZEM Super Pty Ltd (ACN 635 321 907) as trustee for the Di Pilla Family Superannuation Fund (of which David Di Pilla is a beneficiary)
Date of change	1 September 2023

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<p>No. of securities held prior to change</p>	<ol style="list-style-type: none"> 1. HMC Capital Limited (ACN 138 990 593) by operation of section 608(3)(a) of the Corporations Act 2001 (Cth) – 3,121,526 fully paid ordinary units 2. Home Consortium Developments Pty Ltd (ACN 635 859 700) by operation of section 608(3)(a) of the Corporations Act 2001 (Cth) – 106,001,575 fully paid ordinary units 3. DDP Capital Pty Ltd (ACN 163 122 978) (controlled by David Di Pilla) – 343,421 fully paid ordinary units 4. Mez Pty Ltd (ACN 166 758 032) as trustee for the Di Pilla Family Trust (of which David Di Pilla is a beneficiary) – 381,578 fully paid ordinary units 5. ZEM Super Pty Ltd (ACN 635 321 907) as trustee for the Di Pilla Family Superannuation Fund (of which David Di Pilla is a beneficiary) – 38,157 fully paid ordinary units
<p>Class</p>	<p>Fully paid ordinary units</p>
<p>Number acquired</p>	<p>5,368,042 fully paid ordinary units issued to Home Consortium Developments Pty Ltd</p>
<p>Number disposed</p>	<p>N/A</p>
<p>Value/Consideration Note: If consideration is non-cash, provide details and estimated valuation</p>	<p>See below.</p>

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No. of securities held after change	<ol style="list-style-type: none"> 1. HMC Capital Limited (ACN 138 990 593) by operation of section 608(3)(a) of the Corporations Act 2001 (Cth) – 3,121,526 fully paid ordinary units 2. Home Consortium Developments Pty Ltd (ACN 635 859 700) by operation of section 608(3)(a) of the Corporations Act 2001 (Cth) – 111,369,617 fully paid ordinary units 3. DDP Capital Pty Ltd (ACN 163 122 978) (controlled by David Di Pilla) – 343,421 fully paid ordinary units 4. Mez Pty Ltd (ACN 166 758 032) as trustee for the Di Pilla Family Trust (of which David Di Pilla is a beneficiary) – 381,578 fully paid ordinary units 5. ZEM Super Pty Ltd (ACN 635 321 907) as trustee for the Di Pilla Family Superannuation Fund (of which David Di Pilla is a beneficiary) – 38,157 fully paid ordinary units
Nature of change Example: on-market trade, off-market trade, exercise of options, issue of securities under dividend reinvestment plan, participation in buy-back	As set out in the Notice of Meeting dated 16 June 2023 and approved by HCW unitholders on 24 July 2023, 5,368,042 units have been issued by HCW in lieu of cash to Home Consortium Developments Pty Ltd to satisfy the acquisition fee that arose as a result of tranches 1 and 2 of the acquisition by HCW of a 100% interest in four mental health/rehabilitation hospitals and an approximately 50% interest in a further seven acute care hospitals via its investment in the Unlisted Healthcare & Life Sciences Fund (as announced on 30 March 2023). The acquisition fee represents a one-off payment of \$7.3 million, divided by \$1.3599, being the five-trading day VWAP of units up to the completion date of tranches 1 and 2 of the acquisition.

Part 2 – Change of director's interests in contracts

Note: In the case of a company, interests which come within paragraph (ii) of the definition of "notifiable interest of a director" should be disclosed in this part.

Detail of contract	N/A
Nature of interest	N/A

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Name of registered holder (if issued securities)	N/A
Date of change	N/A
No. and class of securities to which interest related prior to change <small>Note: Details are only required for a contract in relation to which the interest has changed</small>	N/A
Interest acquired	N/A
Interest disposed	N/A
Value/Consideration <small>Note: If consideration is non-cash, provide details and an estimated valuation</small>	N/A
Interest after change	N/A

Part 3 – +Closed period

Were the interests in the securities or contracts detailed above traded during a +closed period where prior written clearance was required?	No
If so, was prior written clearance provided to allow the trade to proceed during this period?	N/A
If prior written clearance was provided, on what date was this provided?	N/A

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