

RAM ESSENTIAL SERVICES PROPERTY FUND (ASX CODE: REP)

ASX ANNOUNCEMENT

30 January 2024

BUY BACK SUSPENSION – BLACKOUT PERIOD

Please note that REP enters into a blackout period in connection with the on-market buyback program, announced to the market on 21 November 2023, from tomorrow 31 January 2024 until 1 March 2024, one day after REP's release of the FY24 Half Year Results in accordance with its Securities Trading Policy. The on-market buyback will be paused during this period.

This announcement is authorised to be given to ASX by Stewart Chandler, Company Secretary

- ENDS -

For further information, please contact:

Investor Relations

T (61) 2 8880 6680

E info@ram.com.au

W www.ramgroup.com

About RAM Essential Services Property Fund (ASX: REP)

RAM Essential Services Property Fund (REP) is a stapled real estate investment trust listed on the ASX. REP consists of a geographically diversified and defensive portfolio of medical and essential retail-based properties, underpinned by a high quality tenant profile including leading national supermarkets and private hospital operators, and offers growth opportunities through significant value-add development potential. REP's objective is to provide Securityholders with stable and secure income with the potential for both income and capital growth through an exposure to a high quality, defensive portfolio of assets with favourable sector trends.

RAM Property Funds Management Limited (ABN 28 629 968, AFSL 514484) as responsible entity of RAM Australia Retail Property Fund (ARSN 634 136 682) and RAM Australia Medical Property Fund (ARSN 645 964 601).

Suite 3201, Level 32, Australia Square, 264 George Street, Sydney NSW 2000