31 October 2025

ASX Market Announcements Office
Australian Securities Exchange Limited
Exchange Centre
Level 4, 20 Bridge Street
Sydney NSW 2000

By electronic lodgment via ASX Online

NOTICE UNDER s708A(5)(e) CORPORATIONS ACT

Cedar Woods Properties Limited (ASX:CWP) (**Company**) gives the following notice under section 708A(5)(e) of the *Corporations Act 2001* (Cth) (**Act**) (this **Notice**):

1. On 31 October 2025 the Company issued 2,124,044 ordinary fully paid shares (**Shares**) at an issue price of $7.42 per Share in respect of the FY25 final dividend paid on that date, as follows:
   a. 548,187 Shares issued to existing shareholders participating in the Company's Dividend Reinvestment Plan (DRP);
   b. 47,985 Shares issued to existing shareholders participating in the Company's Bonus Share Plan (BSP); and
   c. 1,527,872 Shares issued pursuant to the underwriting agreement with Euroz Hartleys, Bell Potter and Shaw and Partners announced to the ASX on 13 October 2025 (**Underwritten Shares**).
2. The Underwritten Shares were issued without disclosure to investors under Part 6D.2 of the Act.
3. As at the date of this Notice, the Company has complied with:
   a. the provisions of Chapter 2M of the Act as they apply to the Company; and
   b. sections 674 and 674A of the Act.
4. As at the date of this Notice, there is no information that is 'excluded information' within the meaning in section 708A(7) and 708A(8) of the Act which is required to be disclosed by the Company in this Notice under section 708A(6)(e) of the Act.

This announcement has been authorised for release by the Board of Directors.

Yours sincerely

SReilly

Sarah Reilly
Company Secretary / General Counsel

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