

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	Cedar Woods Properties Limited
ABN	ABN 47 009 259 081

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	William George Hames
Date of last notice	4 November 2025

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
Nature of indirect interest (including registered holder) Note: Provide details of the circumstances giving rise to the relevant interest.	Mr Hames is a director and shareholder of Joia Holdings Pty Ltd, Leblon Holdings Pty Ltd and Hamsha Nominees Pty Ltd. Mr Hames has voting rights over and a first right of refusal to purchase shares held by HK Poynton.
Date of change	1 December 2025
No. of securities held prior to change	11,160,052 shares Refer to schedule below
Class	Ordinary fully paid shares (CWP)
Number acquired	Nil – off-market transfer between indirect holdings (see schedule below)
Number disposed	Nil – off-market transfer between indirect holdings (see schedule below)
Value/Consideration Note: If consideration is non-cash, provide details and estimated valuation	Off-market transfer for nil consideration
No. of securities held after change	11,160,052 shares Refer to schedule below
Nature of change Example: on-market trade, off-market trade, exercise of options, issue of securities under dividend reinvestment plan, participation in buy-back	Off-market transfer between indirect holdings for nil consideration. No net change in aggregate relevant interest.

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
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

Schedule of Director's interests – William George Hames

Securities and holder of direct / indirect interest	Holding prior to change	Number acquired / (disposed)	Holding after change
Ordinary fully paid shares (CWP)			
William George Hames	319,488	Nil	319,488
Joia Holdings Pty Ltd	2,416,596	134,409	2,551,005
Leblon Holdings Pty Ltd	1,026,089	Nil	1,026,089
Hamsha Nominees Pty Ltd	5,383,439	(134,409)	5,249,030
HK Poynton	2,014,439	Nil	2,014,439
Total	11,160,052		11,160,052