

Announcement Summary

Entity name

CENTURIA OFFICE REIT

Security on which the Distribution will be paid

COF - ORDINARY UNITS FULLY PAID

Announcement Type

New announcement

Date of this announcement

4/9/2026

Distribution Amount

AUD 0.02250000

Ex Date

29/9/2026

Record Date

30/9/2026

Payment Date

28/10/2026

Refer to below for full details of the announcement

Announcement Details

Part 1 - Entity and announcement details

1.1 Name of +Entity

CENTURIA OFFICE REIT

1.2 Registered Number Type

ARSN

Registration Number

124364718

1.3 ASX issuer code

COF

1.4 The announcement is

New announcement

1.5 Date of this announcement

4/9/2026

1.6 ASX +Security Code

COF

ASX +Security Description

ORDINARY UNITS FULLY PAID

Part 2A - All dividends/distributions basic details

2A.1 Type of dividend/distribution

Ordinary

2A.2 The Dividend/distribution:

relates to a period of one quarter

2A.3 The dividend/distribution relates to the financial reporting or payment period ending ended/ending (date)

30/9/2026

2A.4 +Record Date

30/9/2026

2A.5 Ex Date

29/9/2026

2A.6 Payment Date

28/10/2026

2A.7 Are any of the below approvals required for the dividend/distribution before business day 0 of the timetable?

- Security holder approval
- Court approval
- Lodgement of court order with +ASIC
- ACCC approval

- FIRB approval
- Another approval/condition external to the entity required before business day 0 of the timetable for the dividend/distribution.

No

2A.8 Currency in which the dividend/distribution is made ("primary currency")

AUD - Australian Dollar

2A.9 Total dividend/distribution payment amount per +security (in primary currency) for all dividends/distributions notified in this form

Estimated or Actual?

Actual

AUD 0.02250000

2A.10 Does the entity have arrangements relating to the currency in which the dividend/distribution is paid to securityholders that it wishes to disclose to the market?

No

2A.11 Does the entity have a securities plan for dividends/distributions on this +security?

We have a Dividend/Distribution Reinvestment Plan (DRP)

2A.11a If the +entity has a DRP, is the DRP applicable to this dividend/distribution?

No

2A.12 Does the +entity have tax component information apart from franking?

No

Part 3A - Ordinary dividend/distribution

3A.1 Is the ordinary dividend/distribution estimated at this time?

No

3A.1a Ordinary dividend/distribution estimated amount per +security

AUD

3A.1b Ordinary Dividend/distribution amount per security

AUD 0.02250000

3A.2 Is the ordinary dividend/distribution franked?

No

3A.3 Percentage of ordinary dividend/distribution that is franked

0.0000 %

3A.4 Ordinary dividend/distribution franked amount per +security

AUD 0.00000000

3A.5 Percentage amount of dividend which is unfranked

100.0000 %

**3A.6 Ordinary dividend/distribution unfranked amount
per +security excluding conduit foreign income amount**

AUD 0.02250000

**3A.7 Ordinary dividend/distribution conduit foreign
income amount per security**

AUD 0.00000000

Part 5 - Further information

5.1 Please provide any further information applicable to this dividend/distribution**5.2 Additional information for inclusion in the Announcement Summary**