Announcement Summary

Entity name

TEMPLE & WEBSTER GROUP LTD

Date of this announcement

Thursday November 19, 2026

The +securities the subject of this notification are:
+Other securities issued under an +employee incentive scheme that are not intended to be quoted on ASX

Total number of +securities to be issued/transferred

ASX +security code	Security description	Total number of +securities to be issued/transferred	Issue date
TPWAC	RESTRICTED RIGHTS	11,086	13/11/2026
TPWAA	PERFORMANCE RIGHTS	826,662	13/11/2026

Refer to next page for full details of the announcement

Part 1 - Entity and announcement details

1.1 Name of entity

TEMPLE & WEBSTER GROUP LTD

We (the entity named above) give notice of the issue, conversion or payment up of the following unquoted +securities.

1.2 Registered number type

ACN

Registration number

608595660

1.3 ASX issuer code

TPW

1.4 The announcement is

New announcement

1.5 Date of this announcement

19/11/2026

Part 2 - Issue details

2.1 The +securities the subject of this notification are:
+Other securities issued under an +employee incentive scheme that are not intended to be quoted on ASX

2.2a This notification is given in relation to an issue of +securities in a class which is not quoted on ASX and which:
has an existing ASX security code ("existing class")

Part 3B - number and type of +securities the subject of this notification (existing class) where issue has not previously been notified to ASX in an Appendix 3B

ASX +security code and description

TPWAA : PERFORMANCE RIGHTS

Date the +securities the subject of this notification were issued

13/11/2026

Will these +securities rank equally in all respects from their issue date with the existing issued +securities in that class

Yes

Were any of the +securities issued to +key management personnel (KMP) or an +associate?

Yes

Provide details of the KMP or +associates being issued +securities.

Name of KMP	Name of registered holder	Number of +securities
Mark Coulter	Mark Coulter	133,038
Susie Sugden	Susie Sugden	226,164
Cameron Barnsley	Cameron Barnsley	88,922
Adam McWhinney	Adam McWhinney	69,090

Please provide a URL link for a document lodged with ASX detailing the terms of the +employee incentive scheme or a summary of the terms

Executive Rights Plan Rules: https://www.templeandwebstergroup.com.au/Home/?page=corporate-governance

Any other information the entity wishes to provide about the +securities the subject of this notification

Performance Rights granted to executives under the Company's FY27 long term incentive plan. Performance rights vest subject to service and performance conditions.

Issue details

Number of +securities

826,662

ASX +security code and description

TPWAC : RESTRICTED RIGHTS

Date the +securities the subject of this notification were issued

13/11/2026

Will these +securities rank equally in all respects from their issue date with the existing issued +securities in that class
Yes

Were any of the +securities issued to +key management personnel (KMP) or an +associate?
Yes

Provide details of the KMP or +associates being issued +securities.

Name of KMP	Name of registered holder	Number of +securities
Michael Malone	Michael Malone	11,086

Please provide a URL link for a document lodged with ASX detailing the terms of the +employee incentive scheme or a summary of the terms

NED Equity Plan:https://www.templeandwebstergroup.com.au/Home/?page=corporate-governance

Any other information the entity wishes to provide about the +securities the subject of this notification

Restricted Rights granted under the NED Equity Plan under which non-executive directors may elect to sacrifice fees for Restricted Rights.

Issue details

Number of +securities

11,086

Part 4 - +Securities on issue

Following the issue, conversion or payment up of the +securities the subject of this notification, the +securities of the entity will comprise:

The figures in parts 4.1 and 4.2 below are automatically generated and may not reflect the entity's current issued capital if other Appendix 2A, Appendix 3G or Appendix 3H forms are currently with ASX for processing.

4.1 Quoted +securities (Total number of each +class of +securities issued and quoted on ASX)

ASX +security code and description	Total number of +securities on issue
TPW : ORDINARY FULLY PAID	116,546,731

4.2 Unquoted +securities (Total number of each +class of +securities issued but not quoted on ASX)

ASX +security code and description	Total number of +securities on issue
TPWAC : RESTRICTED RIGHTS	60,359
TPWAB : OPTION EXPIRING VARIOUS DATES VARIOUS PRICES	7,400,000
TPWAA : PERFORMANCE RIGHTS	1,192,736

Part 5 - Other Listing Rule requirements

5.1 Were the +securities issued under an exception in Listing Rule 7.2 and therefore the issue did not need any security holder approval under Listing Rule 7.1?
No

5.2 Has the entity obtained, or is it obtaining, +security holder approval for the issue under listing rule 7.1?
No

5.2b Are any of the +securities being issued without +security holder approval using the entity's 15% placement capacity under listing rule 7.1?
Yes

5.2b.1 How many +securities are being issued without +security holder approval using the entity's 15% placement capacity under listing rule 7.1?

704,710 (Note: 133,038 performance rights and 11,086 Restricted Rights were granted under Exception 14 to Listing Rule 7.2).

5.2c Are any of the +securities being issued without +security holder approval using the entity's additional 10% placement capacity under listing rule 7.1A (if applicable)?
N/A