

PARAGON REIT

(Constituted in the Republic of Singapore pursuant to a Deed of Trust dated 9 July 2013 (as amended, supplemented or varied from time to time))

Managed by PARAGON REIT Management Pte. Ltd.
(Company Registration No. 201305497E)

Note: This Proxy Form A (EGM) may be accessed on SGXNet at <https://www.sgx.com/securities/company-announcements> and from the website of PARAGON REIT at <https://www.paragonreit.com.sg/proposed-privatisation/>. Printed copies of this Proxy Form A (EGM) have also been despatched to Unitholders.

PERSONAL DATA PRIVACY:

By submitting an instrument appointing a proxy(ies) and/or representative(s), the Unitholder accepts and agrees to the personal data privacy terms set out in the Notice of EGM dated 27 March 2025.

PROXY FORM A (EGM)

IMPORTANT:

- Unless otherwise defined herein, all capitalised terms used in this Proxy Form A (EGM) shall have the same meanings ascribed to them in the scheme document dated 27 March 2025 issued by PARAGON REIT Management Pte. Ltd. (in its capacity as manager of PARAGON REIT) on behalf of PARAGON REIT to the Unitholders.
- For persons (including CPFIS Investors and SRS Investors) who hold Units through relevant intermediaries, this Proxy Form A (EGM) is not valid for use and shall be ineffective for all intents and purposes if used or purported to be used by them. Such persons should approach their respective relevant intermediaries as soon as possible to specify voting instructions. CPFIS Investors and SRS Investors who wish to vote at the EGM should approach their respective CPF Agent Banks and SRS Agent Banks as soon as possible by 5.00 p.m. on 10 April 2025, being at least seven (7) Business Days before the date of the EGM.
- PLEASE READ THE NOTES OVERLEAF TO THIS PROXY FORM A (EGM).**

I/We*, _____ (Name(s)),
_____ (NRIC/Passport/Company Registration No.)
of _____ (Address),
being a unitholder/unitholders of PARAGON REIT (each, a "Unitholder" and collectively, the "Unitholders"), hereby appoint:

Name	Address	NRIC No. / Passport No.	Proportion of Units	
			No. of Units	%

and/or (delete as appropriate)

Name	Address	NRIC No. / Passport No.	Proportion of Units	
			No. of Units	%

or, both of whom failing, the Chairman of the EGM as my/our* proxy/proxies to vote for me/us* on my/our* behalf at the extraordinary general meeting (the "EGM") of Unitholders of PARAGON REIT to be held at Simpor Junior Ballroom, Level 4, Sands Expo & Convention Centre, 10 Bayfront Avenue, Singapore 018956 on 22 April 2025 at 2.30 p.m. and at any adjournment thereof.

I/We* direct my/our* proxy/proxies to vote for or against, or abstain from voting on, the Paragon Trust Deed Amendments Resolution proposed at the EGM as indicated hereunder. If no specific direction as to voting is given or in the event of any other matter arising at the EGM and at any adjournment thereof, my/our* proxy/proxies will vote or abstain from voting at his/her/their discretion. If no person is named in the above boxes, the Chairman of the EGM shall be my/our* proxy to vote, for or against, or to abstain from voting on, the Paragon Trust Deed Amendments Resolution to be proposed at the EGM, for me/us* and on my/our* behalf at the EGM and at any adjournment thereof.

No.	Resolution:	No. of Votes For*	No. of Votes Against*	No. of Votes Abstaining*
1.	To approve the Paragon Trust Deed Amendments (Extraordinary Resolution)			

Note: Voting will be conducted by poll. If you wish to exercise all your votes "FOR" the Paragon Trust Deed Amendments Resolution, please indicate with a tick (✓) in the box marked "FOR" as set out above. If you wish to exercise all your votes "AGAINST" the Paragon Trust Deed Amendments Resolution, please indicate with a tick (✓) in box marked "AGAINST" as set out above. If you wish to abstain from voting on the Paragon Trust Deed Amendments Resolution, please indicate with a tick (✓) in the box marked "ABSTAIN" as set out above. Alternatively, please indicate the number of votes as appropriate.

*Delete accordingly

Dated this _____ day of _____ 2025

Total number of Units held^(Note 1)

Signature(s) of Unitholder(s)/
Common seal of Corporate Unitholder

IMPORTANT: PLEASE READ THE NOTES TO THIS PROXY FORM A (EGM) ON THE NEXT PAGE

NOTES TO PROXY FORM A (EGM):

1. Please insert the total number of Units held by you. If you have Units entered against your name in the Depository Register maintained by CDP, you should insert that number of Units. If you have Units registered in your name in the Register of Unitholders, you should insert that number of Units. If you have Units entered against your name in the Depository Register and Units registered in your name in the Register of Unitholders, you should insert the aggregate number of Units entered against your name in the Depository Register and registered in your name in the Register of Unitholders. If no number is inserted, this Proxy Form A (EGM) shall be deemed to relate to all the Units held by you.
2. Printed copies of this Proxy Form A (EGM) will be made available to Unitholders. This Proxy Form A (EGM) may also be downloaded from SGXNet at <https://www.sgx.com/securities/company-announcements> and from the website of PARAGON REIT at <https://www.paragonreit.com.sg/proposed-privatisation/>. Where no specific direction as to voting is given or in the event of any other matter arising at the EGM and at any adjournment thereof, the proxy/proxies will vote or abstain from voting at his/her/their discretion. Where no proxy name is inserted into the proxy form, the Chairman of the EGM shall be deemed to have been appointed as your proxy to vote or abstain from voting on your behalf at his discretion.
3. A proxy need not be a Unitholder and may be the Chairman of the EGM.
4. CPFIS Investors and SRS Investors who wish to vote at the EGM should approach their respective CPF Agent Banks or SRS Agent Banks to submit their votes by 5.00 p.m. on 10 April 2025, being at least seven (7) Business Days before the date of the EGM.
5. A Unitholder which is not a relevant intermediary entitled to attend and vote at the EGM is entitled to appoint not more than two (2) proxies to attend and vote in his/her/its stead. Where a Unitholder appoints more than one (1) proxy, the appointments shall be invalid unless he/she/it specifies the proportion of his/her/its holding (expressed as a percentage of the whole) to be represented by each proxy.
6. A Unitholder which is a relevant intermediary entitled to attend and vote at the EGM is entitled to appoint more than one (1) proxy to attend and vote instead of the Unitholder, but each proxy must be appointed to exercise the rights attached to a different Unit or Units held by such Unitholder. Where such Unitholder appoints more than one (1) proxy, the appointments shall be invalid unless the Unitholder specifies the number of Units in relation to which each proxy has been appointed in the proxy form.
A "relevant intermediary" means:
 - (a) a banking corporation licensed under the Banking Act 1970 of Singapore, or a wholly-owned subsidiary of such a banking corporation, whose business includes the provision of nominee services and who holds Units in that capacity;
 - (b) a person holding a capital markets services licence to provide custodial services for securities under the Securities and Futures Act 2001 of Singapore, and who holds Units in that capacity; or
 - (c) the Central Provident Fund Board ("CPF Board") established by the Central Provident Fund Act 1953 of Singapore, in respect of Units purchased under the subsidiary legislation made under that Act providing for the making of investments from the contributions and interest standing to the credit of members of the Central Provident Fund, if the CPF Board holds those Units in the capacity of an intermediary pursuant to or in accordance with that subsidiary legislation.
7. CPF Agent Banks and SRS Agent Banks acting on the request of CPFIS Investors and SRS Investors, respectively, who wish to attend the EGM as observers are requested to submit in writing, a list with details of the investors' names, NRIC/Passport numbers, addresses and number of Units held. The list, signed by an authorised

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**BUSINESS REPLY SERVICE
PERMIT No. 09059**



PARAGON REIT Management Pte. Ltd.
(as Manager of PARAGON REIT)
c/o Boardroom Corporate & Advisory Services Pte. Ltd.
1 HarbourFront Avenue
Keppel Bay Tower #14-07
Singapore 098632

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be paid by
addressee.
For posting in
Singapore only.

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signatory of the relevant CPF Agent Bank or SRS Agent Bank (as the case may be), must be submitted to the Unit Registrar, Boardroom Corporate & Advisory Services Pte. Ltd. in the following manner:

- (a) if submitted electronically, via e-mail to srs.proxy@boardroomlimited.com; or
 - (b) if submitted by post, to the Unit Registrar, Boardroom Corporate & Advisory Services Pte. Ltd. at 1 Harbourfront Avenue, Keppel Bay Tower #14-07, Singapore 098632, in either case, by 2.30 p.m. on 19 April 2025, being not less than 72 hours before the time appointed for holding the EGM.
8. Completion and return of this Proxy Form A (EGM) shall not preclude a Unitholder from attending, speaking and voting at the EGM. Any appointment of a proxy or proxies shall be deemed to be revoked if a Unitholder attends the EGM in person, and in such event, the Paragon Manager reserves the right to refuse to admit any person or persons appointed under this Proxy Form A (EGM) to the EGM.
 9. This Proxy Form A (EGM) shall be in writing under the hand of the appointor or of his/her/its attorney duly authorised in writing. Where this Proxy Form A (EGM) is executed by a corporation, it must be executed either under its common seal or under the hand of an officer or attorney duly authorised.
 10. Where this Proxy Form A (EGM) is signed on behalf of the appointor by an attorney or a duly authorised officer, the power of attorney or other authority (if any) under which it is signed or a notorially certified copy of such power or authority must (failing previous registration with PARAGON REIT) be lodged with this Proxy Form A (EGM), failing which this Proxy Form A (EGM) may be treated as invalid.
 11. A corporation which is a Unitholder may authorise by resolution of its directors or other governing body such person as it thinks fit to act as its representative at the EGM and the person so authorised shall upon production of a copy of such resolution certified by a director of the corporation to be a true copy, be entitled to exercise the powers on behalf of the corporation so represented as the corporation could exercise in person if it were an individual.
 12. This completed and signed Proxy Form A (EGM) and the power of attorney or other authority (if any) under which it is signed or a notorially certified copy of such power or authority must be submitted to the Unit Registrar, Boardroom Corporate & Advisory Services Pte. Ltd. in the following manner:
 - (a) if submitted electronically, via e-mail to srs.proxy@boardroomlimited.com; or
 - (b) if submitted by post, be deposited with the Unit Registrar, Boardroom Corporate & Advisory Services Pte. Ltd. at 1 Harbourfront Avenue, Keppel Bay Tower #14-07, Singapore 098632, in either case, by 2.30 p.m. on 19 April 2025, being 72 hours before the time fixed for the EGM.A Unitholder who wishes to submit this Proxy Form A (EGM) must complete and sign this Proxy Form A (EGM), before scanning and sending it by e-mail to the e-mail address provided above or before submitting it by post to the address provided above.
 13. If any Unitholder fails to submit a Proxy Form A (EGM) (if applicable) in the manner and within the period stated herein or if this Proxy Form A (EGM) (if applicable) is incomplete, improperly completed, illegible or where the true intentions of the Unitholder are not ascertainable from the instructions of the Unitholder specified in the Proxy Form A (EGM) (if applicable), the Unitholder and the proxy of such Unitholder (if applicable) may only be admitted to the EGM at the discretion of the Chairman of the EGM.
 14. If the Unitholder is shown to not have any Units entered against his/her/its name as at 72 hours before the time fixed for the EGM, this Proxy Form A (EGM) will be rejected.