

Information on WHAIR's Additional Investment Assets No. 6

WHAIR wishes to raise funds for the sixth additional investment in immovable properties (“**Additional Investment Assets**”) by investing in the leasehold right over lands with factory buildings, warehouse buildings, offices, and other constructions located on such lands, including the component parts of such lands and buildings, and purchasing the moveable properties used for the business operation within the leased properties. The details of the additional investment are as follows:

1. General Information on WHAIR's Additional Investment Assets No. 6

Immovable properties to be invested in by WHAIR in this additional investment are the leasehold right over immovable properties in industrial estates, industrial land, and logistic parks, for 10 units in 6 projects from 4 companies, with details set forth below:

- (1) WHA Industrial Development Public Company Limited (for 1 unit in WHA Chonburi Industrial Estate 1 (WHA CIE 1));
- (2) WHA Eastern Seaboard Industrial Estate Company Limited (for 1 unit in WHA Eastern Seaboard Industrial Estate 1 (WHA ESIE 1) and 1 unit in WHA Eastern Seaboard Industrial Estate 3 (WHA ESIE 3));
- (3) WHA Industrial Building Company Limited (for 1 unit in WHA Chonburi Industrial Estate 1 (WHA CIE 1), 3 units in WHA Logistics Park 1 (WHA LP 1), and 2 units in WHA Saraburi Industrial Land (WHA SIL)); and
- (4) WHA Rayong 36 Company Limited (for 1 unit in WHA Rayong 36 Industrial Estate (WHA Rayong 36))

(collectively, the “**Asset Owners' Companies**”).

The Summary Table of the Additional Investment Assets^{/1}

Asset Type	Total Detached Building Factory		Total Attached Building Factory		Total Warehouse Buildings	
Nature of Acquisition of WHAIR's Asset (Overview)	Leasehold right over lands and buildings for 30 years from the commencement date of the lease term with the right to renew the lease term for another 30 years					
	Land	Total land area of approximately 33-0-99.9 rai	Land	Total land area of approximately 6-3-53.5 rai	Land	Total land area of approximately 7-1-10 rai
	Buildings	5 units with a total building area of approximately 25,305 square meters	Buildings	3 units with a total building area of approximately 10,364 square meters	Buildings	2 units with a total building area of approximately 9,660 square meters
Nature of Acquisition of WHAIR's Asset as Classified by Project / Industrial Estate	WHA Chonburi Industrial Estate 1	1 unit with a total leasable building area of approximately 3,000 square meters	WHA Chonburi Industrial Estate 1	1 unit with a total leasable building area of approximately 1,152 square meters	WHA Logistics Park 1	2 units with a total leasable building area of approximately 9,660 square meters
		Fully occupied by tenant				
	WHA Eastern Seaboard Industrial Estate 1	1 unit with a total leasable building area of approximately 7,019 square meters	WHA Chonburi Industrial Estate 1	Fully occupied by tenant	WHA Logistics Park 1	Fully occupied by tenants
		Fully occupied by tenant				

Asset Type	Total Detached Building Factory		Total Attached Building Factory		Total Warehouse Buildings
Nature of Acquisition of WHAIR's Asset as Classified by Project / Industrial Estate	WHA Eastern Seaboard Industrial Estate 3	1 unit with a total leasable building area of approximately 6,598 square meters	WHA Saraburi Industrial Land	2 units with a total leasable building area of approximately 9,212 square meters	
		Fully occupied by tenant			
	WHA Rayong 36 Industrial Estate	1 unit with a total leasable building area of approximately 4,680 square meters		Fully occupied by tenants	
		Fully occupied by tenants			
	WHA Logistics Park 1	1 unit with a total leasable building area of approximately 4,008 square meters		Fully occupied by tenants	
		Fully occupied by tenant			
Average building age ^{1/2}	Approximately 3.44 years		Approximately 13.34 years		Approximately 12.52 years

Remarks: ^{1/1} Information as of 31 March 2026

^{1/2} Average building age as of the prospective investment date by WHAIR on 1 January 2027

2. Nature of Investment of WHAIR

WHAIR will invest in the Additional Investment Assets by leasing lands with factory buildings, warehouse buildings, offices, and other constructions located on such lands for 30 years from the commencement date of the lease term with the right to renew the lease term for another 30 years, including their component parts of such lands and buildings, and purchasing related moveable properties used in the business operation within the leased properties from the Asset Owners' Companies with the details as follows:

1. Leasehold right over lands and factory buildings as follows:
 - 1.1. Detached building factories with a land area of approximately 33 rai 99.9 square wah and a building area of approximately 25,305 square meters; and
 - 1.2. Attached building factories with a land area of approximately 6 rai 3 ngan 53.5 square wah and a building area of approximately 10,364 square meters.

Leasehold right over lands and factory buildings has the total land area of approximately 40 rai 53.4 square wah and the total factory building area of approximately 35,669 square meters.

2. Leasehold right over lands and warehouse buildings with a land area of approximately 7 rai 1 ngan 10.0 square wah and a building area of approximately 9,660 square meters.
3. Ownership in tools, equipment, work systems of the buildings, and other assets relevant thereto, in connection with, and necessary for the use of lands, factory buildings, and warehouse buildings.

Remark:

- (1) In this additional investment in the Additional Investment Assets, WHAIR will make the investment by entering into relevant agreements as follows:
 1. Land and Building Lease Agreement with the Asset Owners' Companies (who have ownership of lands and buildings);
 2. Movable Properties Sale and Purchase Agreement with the Asset Owners' Companies (who are the owners of other assets in such projects);
 3. Mortgage Agreement (to accept asset mortgage); and
 4. Any relevant agreement, such as Property Manager Appointment Agreement, Undertaking Agreement, etc.

Further details on WHAIR's Additional Investment Assets and/or their value are as specified in the Registration Statement for the Offering of Trust Units and/or the Prospectus for the Offering of Trust Units for the capital increase of WHAIR.

3. Details of Additional Investment Assets

3.1 The Details of Additional Investment Assets

WHAIR will consider investing in the Additional Investment Assets at a price not exceeding Baht 1,234,600,000 in total (to be paid on the date of WHAIR's investment in the Additional Investment Assets), which comprises the rental of lands and buildings, and the purchase price of relevant movable properties used in the business operation within the leased properties (exclusive of value added tax, registration fee, and specific business tax, including any other relevant fees and expenses to be borne by WHAIR). WHAIR will have the right to renew the lease term for another 30 years, which the rental for the renewed term will not exceed Baht 80,000,000 in total (which will be paid when the lease agreement is renewed and will be exclusive of value added tax, registration fee, and specific business tax, including any other relevant fees and expenses to be borne by WHAIR). The details as of 31 March 2026 are as follows:

Detached Building Factory Asset

No.	Project/ Industrial Estate	Land Plot No.	Approximate Building Area (sq.m.)	Factory Building Details	Title Deed No.	Approximate Land Area			Average Building Age (years) as of 1 January 2027	Type of Investment		Leased by Tenants
						rai	ngan	square wah		Land	Factory Building	
1.	WHA Chonburi Industrial Estate 1	Z.21	3,000	1 one-story reinforced-concrete building and steel structure with mezzanine (1 unit)	256914	4	1	12.6	4.34	Leasehold	Leasehold	✓
2.	WHA Eastern Seaboard Industrial Estate 1	D42B	7,019	1 one-story reinforced-concrete building (1 unit)	43514	8	0	61.9	4.40	Leasehold (partial)	Leasehold	✓
3.	WHA Eastern Seaboard Industrial Estate 3	T32-2	6,598	1 one-story reinforced-concrete building and steel structure with mezzanine (1 unit)	64223	9	0	80	1.93	Leasehold (Partial)	Leasehold	✓

No.	Project/ Industrial Estate	Land Plot No.	Approximate Building Area (sq.m.)	Factory Building Details	Title Deed No.	Approximate Land Area			Average Building Age (years) as of 1 January 2027	Type of Investment		Leased by Tenants
						rai	ngan	square wah		Land	Factory Building	
4.	WHA Rayong 36 Industrial Estate	J12	4,680	1 one-story reinforced-concrete building and steel structure with mezzanine (1 unit)	92749	5	2	45.4	4.51	Leasehold	Leasehold	✓
5.	WHA Logistics Park 1	A2-2	4,008	1 one-story reinforced-concrete building with mezzanine (1 unit)	211620	6	0	0	2.02	Leasehold (Partial)	Leasehold	✓
Total Detached Building Factory Asset			25,305			33	0	99.9	3.44			

Attached Building Factory Asset

No.	Project/ Industrial Estate	Land Plot No.	Approximate Building Area (sq.m.)	Factory Building Details	Title Deed No.	Approximate Land Area			Average Building Age (years) as of 1 January 2027	Type of Investment		Leased by Tenants
						rai	ngan	square wah		Land	Factory Building	
1.	WHA Chonburi Industrial Estate 1	A8B	1,152	1 one-story reinforced-concrete building with mezzanine (1 unit)	90924	0	1	76.5	13.17	Leasehold (Partial)	Leasehold	✓
					90925	0	1	1		Leasehold (Partial)	Leasehold	✓

No.	Project/ Industrial Estate	Land Plot No.	Approximate Building Area (sq.m.)	Factory Building Details	Title Deed No.	Approximate Land Area			Average Building Age (years) as of 1 January 2027	Type of Investment		Leased by Tenants
						rai	ngan	square wah		Land	Factory Building	
2.	WHA Saraburi Industrial Land	142/1	4,608	1 one-story reinforced-concrete building (2 units)	47032 and 55382	5	3	90	13.43	Leasehold (Partial)	Leasehold	✓
3.		142/3	4,604			0	0	86	13.43	Leasehold (Partial)	Leasehold	✓
Total Attached Building Factory Asset			10,364			6	3	53.5	13.34			

Warehouse Building Asset

No.	Project/ Industrial Estate	Land Plot No.	Approximate Building Area (sq.m.)	Warehouse Building Details	Title Deed No.	Approximate Land Area			Average Building Age (years) as of 1 January 2027	Type of Investment		Leased by Tenants
						rai	ngan	square wah		Land	Warehouse Building	
1.	WHA Logistics Park 1	B2	4,830	2 units of one-story reinforced-concrete building with mezzanine	211622	7	1	10	12.52	Leasehold (Partial)	Leasehold	✓
2.		B4	4,830						12.52		Leasehold	✓
Total Warehouse Building Asset			9,660			7	1	10	12.52			

3.2 The Details of Lease of the Additional Investment Assets

Information on top 5 major tenants by lease area¹

No.	Name of tenant	Ratio of area per total leasable area occupied by tenants (percent)	Lease term (years)	Year of lease expiration (A.D.)	Nationality	Type of business
1	Mentor Supply Chain (Thailand) Company Limited	21.31	3	2027	Singaporean	Logistics
2	Terahop (Thailand) Company Limited	20.32	3	2028	Chinese	Technology
3	Brueckner Group Asia-Pacific Company Limited	15.48	3+2	2028	German	Industrial services
4	Gidavi Company Limited	14.56	6	2031	American	Consumer goods
5	Silverspark Development (Thailand) Company Limited	10.32	3+0.5	2027	Chinese Hong Kong	Electronics

Source: The Asset Owners' Companies

Remark: ¹ Information as of 30 April 2026

3.3 Projected Income of WHAIR in the first year

Projected income receivable by WHAIR during the first year after the additional investment consists of the rental and service income and the income from rental income compensation. The details of projected income for the year from 1 January 2027 – 31 December 2027 are as follows:

	Existing Properties (Baht Million)	Properties after the Additional Investment No. 6 (Baht Million)
Rental and service income	981.70	1,080.61
Other income	0.25	0.27
Total Revenue	981.95	1,080.88
Property management fee	116.68	123.86
Net property income	865.27	957.02
Management fee and trust management expense	50.58	54.19
Issuance costs for the Additional Investment Assets No. 6	-	8.16
Interest expenses	120.07	122.72
Net profit available for benefits distribution	694.62	771.95
<u>(Deduct)</u> Non-cash rental and service income	(0.79)	(0.79)
<u>Add back</u> Interest payable and prepaid bank fees	8.36	8.55
Net cash available for benefits distribution	702.19	779.71
<u>Add back</u> Excess liquidity from issuance costs for the Additional Investment Assets No.6	-	8.16
<u>Add back</u> Refundable VAT	-	1.10
<u>(Deduct)</u> Reserve funds for loan repayment	(85.00)	(85.00)
Net cash available for benefits distribution and capital reduction	617.19	703.97
Projected benefits distribution and capital reduction rate (percent)	98.50	98.50
Projected net cash for benefits distribution and capital reduction	607.93	693.41
Projected distribution of benefits and capital reduction		
- Benefits distribution	607.93	693.41
- Capital reduction	-	-
Benefits distribution and capital reduction	607.93	693.41

	Existing Properties (Baht Million)	Properties after the Additional Investment No. 6 (Baht Million)
Number of Trust Units (million units) ¹	1,058.81	1,201.43
Projected benefits distribution and capital reduction per Trust Unit (Baht)		
- Benefits distribution per Trust Unit	0.574	0.577
- Capital reduction per Trust Unit	-	-
Benefits distribution and capital reduction per Trust Unit	0.574	0.577

¹ The number of Trust Units is for illustrative purpose only. The final issuing and offering number of Trust Unit may be more, less, or equal to the projection.

Summary of Details of the Investment in Immovable Properties and WHAIR's Maximum Value for Investment in Immovable Properties

Assets in which WHAIR will additionally invest	
Land area in which WHAIR will invest	47 rai 1 ngan 63.4 square wah
Characteristics of WHAIR's investment	
WHA Chonburi Industrial Estate 1 (WHA CIE 1)	Land and building leased from WHA Industrial Development Public Company Limited and WHA Industrial Building Company Limited
WHA Eastern Seaboard Industrial Estate 1 (WHA ESIE1)	Land and building leased from WHA Eastern Seaboard Industrial Estate Company Limited
WHA Eastern Seaboard Industrial Estate 3 (WHA ESIE 3)	Land and building leased from WHA Eastern Seaboard Industrial Estate Company Limited
WHA Rayong 36 Industrial Estate (WHA Rayong 36)	Land and building leased from WHA Rayong 36 Company Limited
WHA Logistics Park 1 (WHA LP 1)	Land and building leased from WHA Industrial Building Company Limited
WHA Saraburi Industrial Land (WHA SIL)	Land and building leased from WHA Industrial Building Company Limited

Approximate total leasable area in which WHAIR will invest (square meter)	
Building area	45,329
Appraisal value of assets for the portion in which WHAIR will invest¹ (Baht)	
Appraisal value made by Asian Engineering Valuation Company Limited	1,261,000,000
Appraisal value made by Sims Property Consultant Company Limited	1,234,600,000
Highest value in which WHAIR will invest in immovable properties (exclusive of value added tax, registration fees, and specific business tax, as well as other relevant fees and expenses) not exceeding (Baht)	1,234,600,000
Rental for the renewed lease term for another 30 years (Baht)²	80,000,000

¹ Appraised value as of the prospective investment date by WHAIR in the Additional Investment Assets on 1 January 2027

² Exclusive of value added tax, registration fee, and specific business tax, as well as other relevant fees and expenses which will be borne by WHAIR.

4. **Summary of Information on WHAIR's Existing Investment Assets and the Additional Investment Assets**

The main assets in which WHAIR has currently invested are leasehold right over immovable properties in the type of 1) factories for rent in the type of Detached Building, totaling 43 units, with a total building area of approximately 193,242 square meters, 2) factories for rent in the type of Attached Building, totaling 93 units, with a total building area of approximately 125,344 square meters, and 3) warehouses, totaling 34 units, with a total building area of approximately 150,404 square meters, totaling 170 units, with a total building area of approximately 468,990 square meters. All of which are located on lands with the total land area of approximately 421 rai 1 ngan 1.50 square wah. The details of which are as follows:

- (1) **WHA Chonburi Industrial Estate 1 (WHA CIE 1)** located in Tambon Bo Win, Amphoe Sri Racha, Chonburi Province, including leasehold rights over lands, by leasing lands totaling 8 land title deeds, equivalent to a total land area of 26 rai 0 ngan 26.27 square wah, leasehold right over factory buildings, totaling 25 units, with a total building area of approximately 24,576 square meters, and ownership of other assets which are component parts of such lands and buildings, equipment, accessories, M&E systems within the buildings, and other assets which are related to and necessary for utilization of the lands and buildings in the project.
- (2) **Eastern Seaboard Industrial Estate (Rayong) (ESIE)** located in Tambon Tasit, Amphoe Pluak Daeng, Rayong Province, including leasehold rights over lands, by leasing lands totaling 8 land title deeds, equivalent to a total land area of 56 rai 0 ngan 82.40 square wah, leasehold right over factory buildings, totaling 45 units, with a total building area of approximately 68,472 square meters, and ownership of other assets which are component parts of such lands and buildings, equipment, accessories, M&E systems within the buildings, and other assets which are related to and necessary for utilization of the lands and buildings in the project.
- (3) **WHA Eastern Seaboard Industrial Estate 1 (WHA ESIE 1)** located in Tambon Tasit, Amphoe Pluak Daeng, Rayong Province and Tambon Khao Khan Song, Amphoe Si Racha, Chonburi Province, including leasehold rights over lands, by leasing lands and partial of lands totaling 35 land title deeds, equivalent to a total land area of 193 rai 0 ngan 73.06 square wah, leasehold right over factory buildings totaling 45 units, with a total building area of approximately 169,412 square meters, and ownership of other assets which are component parts of such lands and buildings, equipment, accessories, M&E systems within the buildings, and other assets which are related to and necessary for utilization of the lands and buildings in the project.
- (4) **WHA Logistics Park 1 (WHA LP 1)** located in Tambon Khao Khan Song, Amphoe Sri Racha, Chonburi Province, including leasehold rights over lands, by leasing lands and partial of lands totaling 3 land title deeds, equivalent to a total land area of 23 rai 1 ngan 47.00 square wah, leasehold right over warehouse buildings, totaling 4 units, and leasehold right over factory building, totaling 1 unit, with a total building area of approximately 37,924 square meters, and ownership of other assets which are component parts of such lands and building, equipment, accessories, M&E systems within the building, and other assets which are related to and necessary for utilization of the lands and building in the project.
- (5) **WHA Logistics Park 2 (WHA LP 2)** located in Tambon Khao Khan Song, Amphoe Sri Racha, Chonburi Province, including leasehold right over lands, by leasing lands

and partial of lands totaling 3 land title deeds, equivalent to a total land area of 50 rai 1 ngan 79.27 square wah, leasehold right over warehouse buildings, totaling 15 units with a total building area of approximately 68,743 square meters, and ownership of other assets which are component parts of such lands and buildings, equipment, accessories, M&E systems within the buildings, and other assets which are related to and necessary for utilization of the lands and buildings in the project.

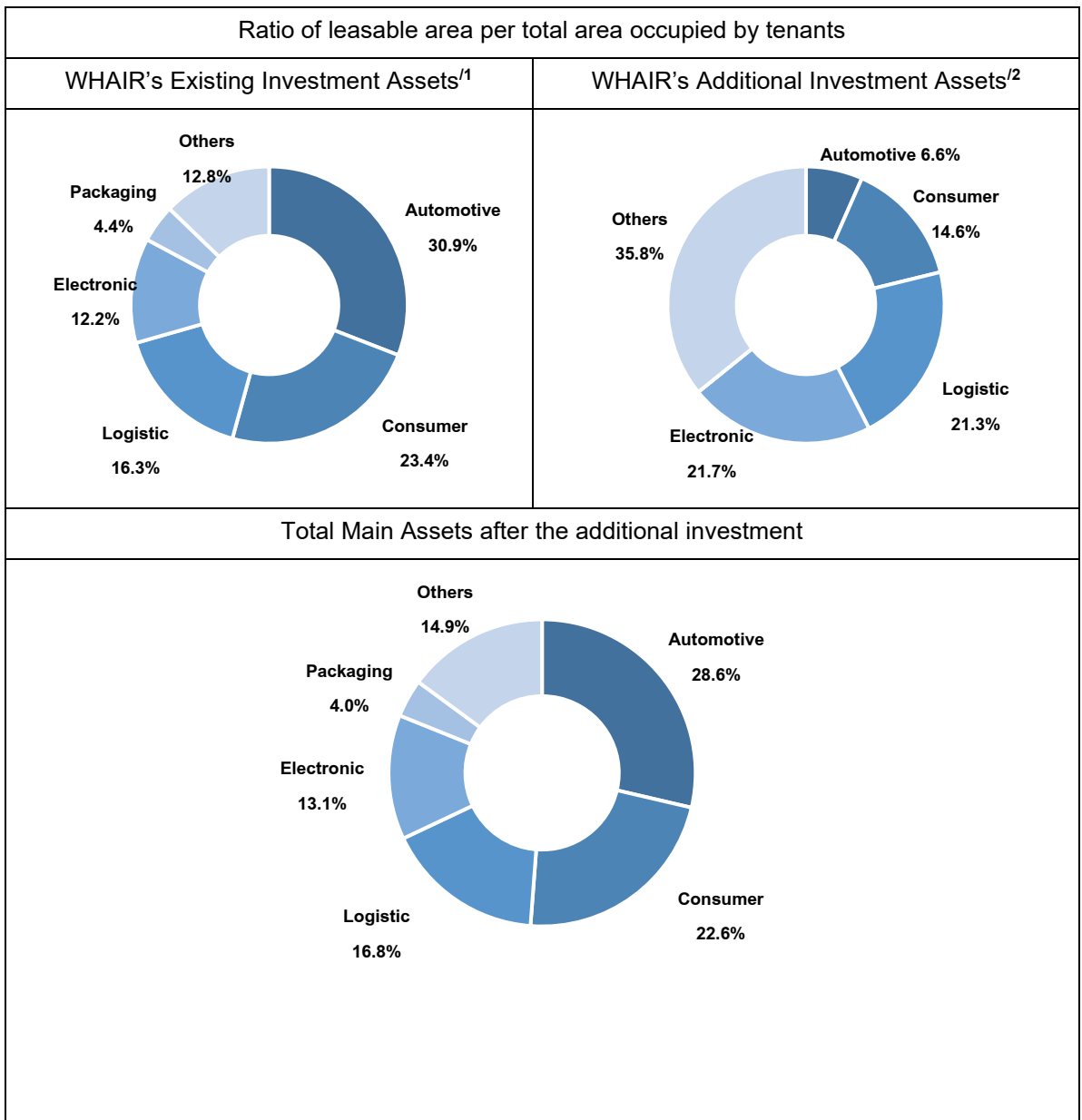
- (6) **WHA Logistics Park 3 (WHA LP 3)** located in Tambon Tasit, Amphoe Pluak Daeng, Rayong Province, including leasehold right over land, by leasing land and partial of land, totaling 1 land title deed, equivalent to a total land area of 4 rai 3 ngan 92.00 square wah, leasehold right over warehouse buildings, totaling 2 units, with a total building area of approximately 8,088 square meters, and ownership of other assets which are component parts of such land and buildings, equipment, accessories, M&E systems within the buildings, and other assets which are related to and necessary for utilization of the land and buildings in the project.
- (7) **WHA Logistics Park 4 (WHA LP 4)** located in Tambon Pluak Daeng, Amphoe Pluak Daeng, Rayong Province, including leasehold right over lands, by leasing lands and partial of lands, totaling 4 land title deeds, equivalent to a total land area of 29 rai 0 ngan 6.00 square wah, leasehold right over warehouse buildings, totaling 13 units, with a total building area of approximately 47,909 square meters, and ownership of other assets which are component parts of such lands and buildings, equipment, accessories, M&E systems within the buildings, and other assets which are related to and necessary for utilization of the lands and buildings in the project.
- (8) **WHA Saraburi Industrial Land (WHA SIL)** located in Tambon Nong Pla Mor, Amphoe Nong Khae, Saraburi Province, including leasehold right over lands, by leasing lands totaling 7 land title deeds, equivalent to a total land area of 32 rai 0 ngan 16.00 square wah, leasehold right over factory buildings, totaling 18 units, with a total building area of approximately 37,714 square meters, and ownership of other assets which are component parts of such lands and buildings, equipment, accessories, M&E systems within the buildings, and other assets which are related to and necessary for utilization of the lands and buildings in the project.
- (9) **Hi-Tech Kabin Industrial Estate (Hi-Tech Kabin)** located in Tambon Lat Takhian, Amphoe Kabinburi, Prachin Buri Province, including leasehold right over land, by leasing land totaling 1 land title deed, with a total land area of 0 rai 2 ngan 56.50 square wah, leasehold right over factory building, totaling 1 unit, with a total building area of approximately 1,152 square meters, and ownership of other assets which are component parts of such land and building, equipment, accessories, M&E systems within the building, and other assets which are related to and necessary for utilization of the land and building in the project.
- (10) **WHA Rayong 36 Industrial Estate (WHA Rayong 36)** located in Tambon Pananikom, Amphoe Nikhom Phatthana, Rayong Province, including leasehold right over land, by leasing land totaling 1 land title deed, with a total land area of 5 rai 1 ngan 23.00 square wah, leasehold right over factory building, totaling 1 unit, with a total building area of approximately 5,000 square meters, and ownership of other assets which are component parts of such land and building, equipment, accessories, M&E systems within the building, and other assets which are related to and necessary for utilization of the land and building in the project.

4.1 Details of WHAIR's Main Assets

Project	Existing Main Investment Assets				Additional Investment Assets No. 6				Main Assets of WHAIR after the Additional Investment Assets No. 6			
	Land Area (rai-ngan-square wah)	Building Area (square meter)	Number (unit)	Rooftop Area ¹ (square meter)	Land Area (rai-ngan-square wah)	Building Area (square meter)	Number (unit)	Rooftop Area ¹ (square meter)	Land Area (rai-ngan-square wah)	Building Area (square meter)	Number (unit)	Rooftop Area ¹ (square meter)
WHA Chonburi Industrial Estate 1 (WHA CIE 1)	26-0-26.27	24,576	25	9,072	4-3-90.1	4,152	2	-	31-0-16.37	28,728	27	9,072
Eastern Seaboard Industrial Estate (Rayong) (ESIE)	56-0-82.4	68,472	45	30,082	-	-	-	-	56-0-82.4	68,472	45	30,082
WHA Eastern Seaboard Industrial Estate 1 (WHA ESIE1)	193-0-73.06	169,412	45	68,419	8-0-61.9	7,019	1	-	201-1-34.96	176,431	46	68,419
WHA Eastern Seaboard Industrial Estate 3 (WHA ESIE3)	-	-	-	-	9-0-80	6,598	1	-	9-0-80	6,598	1	-
WHA Logistics Park 1 (WHA LP 1)	23-1-47	37,924	5	9,936	13-1-10	13,668	3	-	36-2-57	51,592	8	9,936
WHA Logistics Park 2 (WHA LP 2)	50-1-79.27	68,743	15	28,440	-	-	-	-	50-1-79.27	68,743	15	28,440
WHA Logistics Park 3 (WHA LP 3)	4-3-92	8,088	2	-	-	-	-	-	4-3-92	8,088	2	-
WHA Logistics Park 4 (WHA LP 4)	29-0-6	47,909	13	18,838	-	-	-	-	29-0-6	47,909	13	18,838
WHA Saraburi Industrial Land (WHA SIL)	32-0-16	37,714	18	14,861	6-0-76	9,212	2	-	38-0-92	46,926	20	14,861
Hi-Tech Kabin Industrial Estate (Hi-Tech Kabin)	0-2-56.5	1,152	1	-	-	-	-	-	0-2-56.5	1,152	1	-
WHA Rayong 36 Industrial Estate (WHA Rayong 36)	5-1-23	5,000	1	-	5-2-45.4	4,680	1	-	10-3-68.4	9,680	2	-
Total	421-1-1.5	468,990	170	179,648	47-1-63.4	45,329	10	-	468-2-64.9	514,319	180	179,648

¹ usable rooftop area

4.2 Information of the Tenants of Immovable Properties Classified by Business Type



Source: The Asset Owners' Companies

Remarks: ^{/1} The existing main investment assets of WHAIR as calculated only from the area occupied by tenants (excluding the area that the Asset Owners' Companies agreed to pay rent to WHAIR pursuant to the conditions under the Undertaking Agreement and the area that is in the process of tenant procurement) as of 31 March 2026. Therefore, the ratio of leasable area per total leasable area of the existing main investment assets of WHAIR as of 1 January 2027 may be different from this, subject to negotiations with tenants of WHAIR towards the expiration of the agreements thereof.

^{/2} Information as of 30 April 2026.

4.3 Remaining Lease Terms of Tenants

Year of lease expiration (A.D.)	Ratio of leasable area per total area occupied by tenants ³ (percent)		
	WHAIR's Existing Main Investment Assets ¹	The Additional Investment Assets ²	Total Main Assets after the Additional Investment
Within 2026	29.31	-	27.55
Within 2027	26.44	31.64	25.96
Within 2028	29.28	53.81	31.55
Within 2029	6.65	-	6.03
2030 onwards	8.32	14.56	8.90

Source: The Asset Owners' Companies

Remarks: ¹ The existing main investment assets of WHAIR as calculated only from the area occupied by tenants (excluding the area that the Asset Owners' Companies agreed to pay the rent to WHAIR pursuant to the conditions under the Undertaking Agreement and the area that is in the process of tenant procurement) as of 31 March 2026. Therefore, the ratio of leasable area per total leasable area of the existing main investment assets of WHAIR as of 1 January 2027 may be different from this, subject to negotiations with tenants of WHAIR towards the expiration of the agreements thereof.

² Information as of 30 April 2026.

³ Calculated from the leased area with tenants, including leased area where the contracts include a commitment to renew from the tenants.

Proportion of leased area of top 5 tenants

No.	List of Tenants		
	WHAIR's Existing Main Investment Assets ¹	The Additional Investment Assets ²	Total Main Assets after the Additional Investment
1.	Saffron Living Company Limited	Mentor Supply Chain (Thailand) Company Limited	Saffron Living Company Limited
2.	DHL Supply Chain (Thailand) Company Limited	Terahop (Thailand) Company Limited	DHL Supply Chain (Thailand) Company Limited
3.	Supreme Feltol (Thailand) Company Limited	Brueckner Group Asia-Pacific Company Limited	Supreme Feltol (Thailand) Company Limited
4.	Vexcel Pack Company Limited	Gidavi Company Limited	Vexcel Pack Company Limited
5.	Jelly Belly Candy Company (Thailand) Company Limited	Silverspark Development (Thailand) Company Limited	Top Link Industrial (Thailand) Company Limited

No.	List of Tenants		
	WHAIR's Existing Main Investment Assets ¹	The Additional Investment Assets ²	Total Main Assets after the Additional Investment
Ratio of leased area of top 5 tenants per total leasable area occupied by tenants (percent)	22.72	82.00	20.78

Source: The Asset Owners' Companies

Remarks: ¹ The existing main investment assets of WHAIR as calculated only from the area occupied by tenants (excluding the area that the Asset Owners' Companies agreed to pay the rent to WHAIR pursuant to the conditions under the Undertaking Agreement and the area that is in the process of tenant procurement) as of 31 March 2026. Therefore, the leasable area under lease agreements, undertaking areas, and the area that is in the process of tenant procurement as of 1 January 2027 may be different from this, subject to negotiations with tenants of WHAIR towards the expiration of the agreements thereof.

² Information as of 30 April 2026.