

MA Redcape Hotel Fund

Continuous Disclosure Notice

1 June 2026

Reissue of Product Disclosure Statement – removal of Limited Offer

MA Redcape Hotel Fund RE Limited, as responsible entity of the MA Redcape Hotel Fund (the Fund), has issued a Product Disclosure Statement dated 1 June 2026 (PDS).

The reissued PDS updates and replaces the Product Disclosure Statement dated 5 March 2026 and the Supplementary Product Disclosure Statement dated May 2026. The reissued PDS removes disclosure relating to the Limited Offer, including references to the Limited Offer period, use of proceeds, application pricing terms and associated offer-specific fees and costs.

The key updates reflected in the PDS include:

- removal of disclosure relating to the Limited Offer, which was available for approximately three months from March 2026 to June 2026; and
- updates to reflect the Fund's current portfolio composition.

Following the issue of the updated PDS, the Product Disclosure Statement dated 1 June 2026 is the operative disclosure document for new applications in the Fund.

Investors should read the PDS before deciding whether to invest in the Fund. The PDS is available on the MA Financial website: <https://mafinancial.com/invest/real-estate-operational-and-core/ma-redcape-hotel-fund>.

More information

Please refer to the Fund's PDS for information relevant to the matters in this notice. The PDS is available on the MA Financial website: <https://mafinancial.com/invest/real-estate-operational-and-core/ma-redcape-hotel-fund>.

If you have any questions regarding your investment, please speak to your financial adviser or contact Client Services via clientservices@mafinancial.com or +61 2 8288 5594.
