Capital Raising Presentation FBR Limited January 2024

Not for release to US wire services or distribution in the United States



Company Highlights



- Executed binding suite of agreements with CRH Ventures Americas, venture capital unit of CRH plc (NYSE:CRH, US\$48bn market cap), for 10 house Demonstration Program in Florida and JV Option
- A unique value proposition as the most advanced, fully autonomous, dynamically-stabilised construction robot in the world
- Builds structures safer, faster, cheaper and more accurately, with waste virtually eliminated compared to traditional manual methods
- Latest model Hadrian X[®] exceeds lay speed record of predecessor, improving economics further increases expected
- To date have completed or contracted 32 structures¹ (incl. two large commercial properties)
- Significant 'first-mover' technological and commercial advantage backed by strong 100% owned IP portfolio
- Compelling target economics as part of FBR's Wall as a Service® (WaaS®) business model²
- Large global market opportunity with macroeconomic tailwinds as housing demand outpaces supply
- Partnered with leading global industry participants

^{1.} Includes six residential houses, two large commercial properties and 24 two-storey townhouses.

Based on Company assumptions provided on slide 22 and 23 of Investor Presentation released via ASX on 26 October 2022, utilising Hadrian X[®] H110 and presently available block sizes. Access to larger blocks would have the potential to increase comparative speed within the limits of H110 compatible blocks.

Automation is widely regarded as the future of construction

Hadrian X[®] Solution

- Hadrian X[®] is the world's most advanced construction robot, capable of building the structural, load-bearing walls of a brick/block house in as little as a day
- Builds structures safer, faster, cheaper and more accurately, with waste virtually eliminated compared to traditional manual methods
- FBR's Dynamic Stabilisation Technology[®] (DST[®]), enables the Hadrian X[®] to take the precision of traditional indoor robotics into dynamic outdoor environments on a fully mobile truck-based platform
- Compliant with building codes in Australia and the U.S.
- Wall as a Service[®] offering provides builders with certainty on timing, cost, safety and waste through robotically constructed 'wall on call'
- FBR's flagship Hadrian X[®] features significant improvements to speed and capability, furthering FBR's economic and competitive advantages



House constructed using Wienerberger Porotherm - world's largest clay blocks



Compelling economics provides sound business case for Hadrian X®

Rationale for Industry Adoption

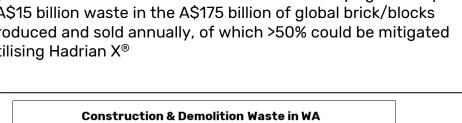
- Construction industry ranked poorly in McKinsey Industry Digitalisation Index¹
- Significant labour shortages, with widening deficit of bricklayers and masons in key markets creating project delays
- Provides builders with certainty on timing of wall, and faster progression to lock up stage:
 - Project delays impact progress payments and cashflows;
 - Walls can be built in days, on-time; and
 - Enables follow-on trades (electrician, carpenter, plumber) to work to schedule.
- Reduction in on site waste generation
- Health & Safety improvements:
 - The construction industry in Australia had the highest injury occurrence for men, accounting for 17%²
 - Repetitive movements, lifting, pushing, pulling and bending accounted for 35% of workplace injuries in 2022²
- Lower cost per brick laid and faster project completion time

		Ass	sets		Usa	ag <mark>e</mark>			Labou	
Sector	Overall Digitalisation	Digital Spending	Digital Asset Stock	Transactions	Interactions	Business Processes	Market Making	Digital Spending on Workers	Digital Deepening	Digitisation of Work
ICT										
Media										
Professional Svcs.										
Finance & Insurance										
Wholesale Trade										
Adv. Manufacturing										
Oil & Gas										
Utilities										
Chemicals & Pharma										
Basic Goods Manuf.										
Mining										
Real Estate										
Logistics										
Education										
Retail Trade										
Entertainment										
Personal & Local Services										
Government										
Healthcare										
Hospitality										
Construction										
Agricul. & Hunting										

Improving Sustainability in Construction

Environment

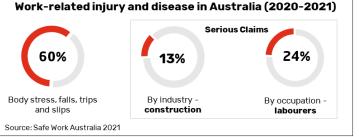
- Reduced environmental impact of construction process through zero-waste sequenced pallet capability:
 - maintains site cleanliness, massively reduces water use, waste generation and subsequent cost of waste removal to landfill
- No sand, cement or water required on site, eliminating;
 - impact of extraction, soil screening, removal and management of leftover waste: and
 - potential exposure to hazardous silica dust, protecting the local environment, workers and public within vicinity
- Block agnostic laying capability, ensuring forward compatibility with future developments in sustainable block materials
- Up to 10% of bricks are wasted in manual bricklaying. This equates to ~A\$15 billion waste in the A\$175 billion of global brick/blocks produced and sold annually, of which >50% could be mitigated utilising Hadrian X[®]





Health & Safety

- Reduces occurrences of repetitive stress injuries and strains, while virtually eliminating risks during the undertaking of procedural construction tasks
- **Removes virtually all manual labour** from construction site during structure build (except minimal FBR quality control interactions)
- Due to the use of construction adhesive, there is no exposure and inhalation of cement and sand dust while mixing mortar. Both contain silica which has been recognised as a serious industry hazard
- No injuries due to heavy manual handling of products Hadrian X[®] handles, cuts and delivers all bricks necessary for the job
- Less people required at work site during construction and less trips to site required by workers



Hadrian X[®] Target Economics in Australia

Larger blocks improve **Hadrian X**[®] economics, and the greater the benefit is passed on to **WaaS**[®] customers. Costs below are direct laying costs (based on the key assumptions described below) and exclude all the other ancillary benefits enjoyed by the customer derived from the **Hadrian X**[®] from its improvements to safety, speed, accuracy and waste.

Methodology	Block Type (L×H×W)	Laying Speed (blocks p/hr)	Times faster than single manual bricklayer	Average life cycle cost of laying wall in commercial operation (A\$/sqm)	Standard double brick houses built per year
Manual Bricklayer	Standard Clay Maxibrick 305 x 162 x 90mm Off the shelf	42	1x	\$57	10
	Concrete Masonry Unit 390 x 230 x 90mm Off the shelf		12x	\$20	142
Hadrian X®	Porotherm Clay Block (EU) External walls: 500 x 249 x 250mm Internal walls: 500 x 249 x 115mm Off the shelf	300	24x	\$15	286
	Concrete Masonry Unit FBR-Patented Hadrian X® Optimised Block External walls: 600 x 400 x 300mm Internal walls: 600 x 400 x 115mm		46x	\$6	548

Key Assumptions: Hadrian X[®] manufacturing cost at scale: A\$1 million. Hadrian X[®] crew: 2 people per 12 hour shift. Hadrian X[®] useful life: 12 years. Number of 12 hour shifts per year for Hadrian X[®]: 252. Hadrian X[®] maintenance and fuel cost per year: A\$175,000. Hadrian X[®] laying cost excludes corporate overheads. Standard double brick house has 351 vertical sqm of wall (237m² internal facing and 114m² external facing). Manual bricklayers work in a crew of three (two bricklayers and one labourer). Manual crew lays 1,000 maxibricks per eight-hour day. Equivalent to 108 standard bricks per hour per person. Manual maxibrick laying cost, taking one to two weeks (laying only) would be currently A\$2.50 per maxibrick laid in Perth, WA, plus allowing for mortar and sundries and cut bricks this equates to approximately A\$57/sqm wall laid. Hadrian X[®] laying speeds are averages ignoring planned and unplanned maintenance.

WaaS[®] U.S. Commercialisation Update

FBR

Exclusive U.S. Demonstration Program & JV Option

Commercialisation Partner

- CRH Ventures, venture capital unit of CRH plc
- NYSE and LSE listed (ticker 'CRH') with US\$48bn market cap
- Multi-billion-dollar revenues demonstrating strong customer base
- **Market leading supplier** of building materials with established operations globally including in the U.S., Europe and Australia
- Partnership will ensure:
 - New revenue streams ability to capture revenue after sale
 - Product differentiation all Hadrian laid bricks will be supplied by a CRH affiliate
 - Provide solution to bricklayer shortage to key U.S. home builder clients



U.S. Demonstration Program and Option Agreement

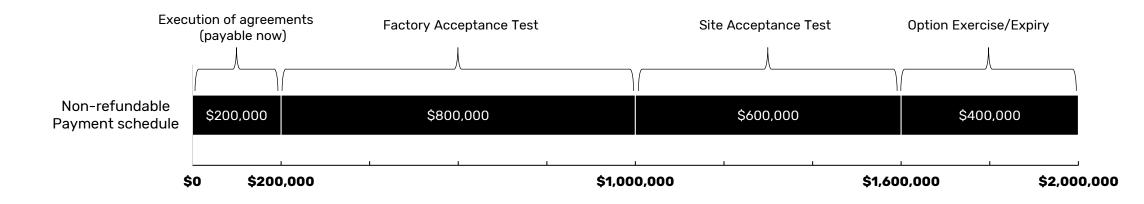
- Opportunity to prove the feasibility and exhibit the capability of the Hadrian X[®] to supply Wall as a Service[®] in foreign markets
- CRH Ventures purchased Option to enter into a U.S. joint venture for US\$2.0m, paid in non-refundable tranches, upon completion of milestones:
 - 10% is payable now, due to executed demonstration and option agreements;
 - 40% will be payable upon completion of Factory Acceptance Test;
 - 30% will be payable upon completion of Site Acceptance Test in the United States; and
 - the remaining 20% will be payable immediately upon the earlier of the date of exercise of the Option or the expiry of the Option Period
- Demonstration Program involves FBR utilising Hadrian X[®] to construct external walls of 5-10 single storey houses (at least four of which must be in the same street)
- FBR and CRH Ventures each responsible to enter into contracts for 5 houses of the 10 houses in the program

Factory Acceptance Test (FAT)

- Requires completion of indoor test build at FBR's Perth facility, at effective lay rate of at least 285bph
- Utilising only tablet to control Hadrian X[®] and a crew of no more than three people
- The Factory Acceptance Test will be completed as soon as practicable

Site Acceptance Test (SAT)

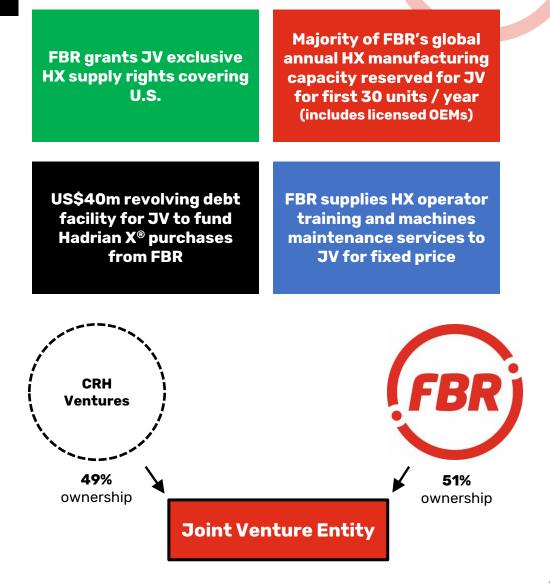
- Requires completion of test build, outdoors in Florida at effective lay rate of at least 285bph
- Utilising only tablet to control Hadrian X[®] and a crew of no more than three people
- Confirmation from independent structural engineer that walls of build are consistent with design and meet applicable building standards



FBR

U.S. Joint Venture Establishment

- Exclusive option purchased to trigger the commencement of a joint venture for the supply of Wall as a Service[®] using Hadrian X[®] construction robots in the United States
- The option expires 45 days after completion of the Demonstration Program. The option may be exercised at any time up until expiry, or CRH Ventures may elect to waive exclusivity over the Hadrian X[®] in the U.S.
- As needed, parties to JV will fund the starting and ongoing working capital requirements (proportionate to shareholding; 51% FBR/ 49% CRH) – expected to be a total of US\$4.0m initially
- Each JV partner entitled to two Director nominations each; General Manager (appointed by the Board of Directors) to oversee day-to-day operations
- As soon as practicable post-commencement of JV, FBR to swap out the first Australian-spec Hadrian X[®] unit with a United States-spec Hadrian X[®] unit at its cost
- Initial operation will commence in Florida
- FBR will provide fixed price Hadrian X[®] maintenance & repair services and personnel training services to the JV at a rate of US\$220,000 per Hadrian X[®] per year, indexed to US CPI from 31 December 2023



Path to 300 Hadrian X®'s in USA

- CRH Americas provides JV with US\$40m revolving loan facility to fund Hadrian X® purchases from FBR
- Loan will be drawn down in tranches, with each tranche repayable over 12 years via cash sweep of annual net profit
- Tranches set a base expansion rate for the JV that can be accelerated to meet the needs of the market
- First unit transferred to JV following exercise of option

Purchase Order	Quantum	Conditions
Initial 20 Hadrian X [®] units	 US\$2.0m each², US\$1.1m deposit, remainder paid on delivery and completion of SAT 3 units delivered ASAP, remaining 17 delivered in batches of 3 (except final batch of 2 units) 	 Annual interest rate, payable quarterly (6-month USD SOFR + 1.5%) Additional instalments triggered by: 30% gross margin¹, 75% utilisation over 6 months for incumbent² fleet 30% gross margin, 50% utilisation rate over 2 months on 3 most recently delivered units
Second 39 Hadrian X [®] units	 US\$2.0m each², US\$1.1m deposit, remainder paid on delivery and completion of SAT Order placed on achievement of⁴: 30% gross margin and 75% utilisation of incumbent fleet over 12 months 30% gross margin and 50% utilisation for 3 most recently delivered units for 2 months Delivered in batches of 3 Hadrian X[®] units 	 Annual interest rate, payable quarterly (6-month USD SOFR + 3.0%) Hadrian X[®] units delivered in instalments under the same terms and subject to the same requirements as preceding PO
Third 40 Hadrian X [®] units	 US\$2.0m each², US\$1.1m deposit, remainder paid on delivery and completion of SAT Order placed on achievement of same terms as above Delivered in batches of 3 Hadrian X[®] units (except final batch of 1 unit) 	 Annual interest rate, payable quarterly (6-month USD SOFR + 4.0%) Hadrian X[®] units delivered in instalments under the same terms and subject to the same requirements as preceding PO
Fourth 200 Hadrian X [®] units (40 options of 5 units)	 JV granted 40 options to purchase Hadrian X[®] units in tranches of 5 at lesser of US\$2.5m each³; or price charged by FBR's third-party manufacturer 	 If JV does not exercise the options for at least 20 Hadrian X® units per year, all remaining options immediately terminate

2. Incumbent fleet is the fleet of Hadrian X° units held by the JV minus the three most recently delivered units

3. CPI adjusted

4.Refer ASX Announcement dated 18 January for further detail



The U.S. is experiencing a chronic undersupply of new homes, requiring acceleration of residential building

U.S. Housing Supply and Demand

- Moody's estimated a minimum of ~1.5m homes required annually just to meet demand¹
- Chronic undersupply has resulted in a deficit estimated to be between 4.7-20.1m, with supply response impinged by the pandemic, labour shortages and material cost inflation^(1,2)
- Demand expected to increase further as interest rates normalize
 - U.S. Housing Supply/Demand 2.500 5.0% 2,000 3.0% (Thousands) 1,500 1.0% 1,000 -1.0% 500 -3.0% 2005 2006 2007 2008 2009 2010 2011 2012 2013 2014 2016 2019 2020 2021 2021 2002 2003 2004 2015 2018 2000 2001 2017 Supply (units, actual) ZZZZ Supply Shortfall (units) Est. Min. Required (Moody's) - New Houses (units) Interest Rate Chg. (RHS)

"There are still significant challenges in the supply chain, including shortages in certain building materials and a very tight labour market. Our construction cycle times were extended further this quarter, and we continue to work on stabilizing and then reducing our cycle times..."

D.R. Horton



Labour shortages, especially in bricklaying have created a bottleneck in the construction industry

U.S. Construction Labour Shortage

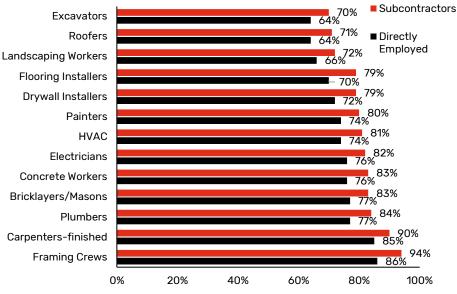
- FBR has initiated its customer acquisition strategy ahead of commencement of the Demonstration Program with CRH
- Builders are under pressure due to labour shortages across all trades creating increased costs and delays to programs
- It can take months to secure traditional block laying teams
- Demand remains strong, with annual new building starts continuing to grow
- Bricklaying is consistently amongst the most difficult construction trades to secure globally



*Carpenter-Rough, Carpenter-Finished, Electricians, Excavators, Framing crews, Roofers, Plumbers, Bricklayers/Masons and Painters

Builder completions – Top 10 (2022)			
Builder	Completions		
D.R. Horton	82,930		
Lennar Corp.	68,817		
PulteGroup	29,111		
NVR	22,732		
Meritage Homes Corp.	14,106		
KB Home	13,738		
Taylor Morrison	12,647		
Clayton Properties Group	11,751		
Century Communities	10,594		
Toll Brothers	10,515		

Percentage of Builders reporting labour shortages¹

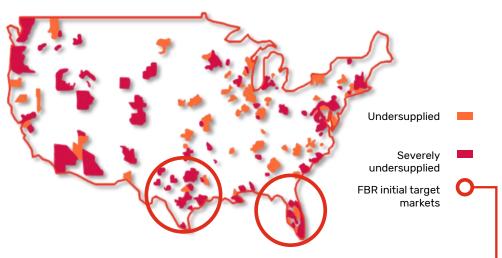




Initial JV U.S. WaaS[®] Strategy

- Concentration of new build opportunities in Florida and Texas is highly favourable for FBR and the operation of WaaS[®] operating centres
- Provides significant opportunities to provide WaaS[®] within close proximity to operating headquarters, with ample access to labour, materials and Liebherr facilities (Miami and Houston)
- Market made up of high-volume masonry construction primed for robotics
- Brick and block structures account for ~25% of new home builds in the U.S., with concentration in areas prone to hurricanes/severe weather conditions (Florida/Texas)
- Florida and Texas experienced increased net migration in 2022 with +320k (to 22.2m) and +470k (to 30.0m) people respectively moving into these states due to lower costs of living, more affordable housing and zero state income taxes for individuals

U.S. Housing Supply Shortfall



		States with	new resid	lential buil	ds – Top 5		
('000s)	2018	2019	2020	2021	2022	5 Yr. CAGR	% Single Family Homes
Texas	192.9	209.9	230.5	266.0	263.1	6.4%	59%
Florida	144.4	154.3	164.1	213.5	212.0	8.0%	64%
California	113.5	110.2	106.1	119.4	119.7	1.1%	63%
North Carolina	71.7	71.3	80.5	94.9	91.9	5.1%	70%
Georgia	59.3	53.8	55.8	67.2	77.2	5.4%	61%
U.S. Total	1,329.0	1,386.3	1,471.2	1,737.2	1,765.3	4.6%	59 %

Wall as a Service® JV in the United States represents a significant opportunity for FBR

FBR U.S. Revenue Potential

- Initial three U.S. Hadrian X[®] machines targeted to generate US\$9.6m revenue p.a at 60% utilization*
- Clear line of sight to larger revenues and deeper market penetration

		Machine Utilisation			
		50%	60%	70%	
	1	US\$2.7m	US\$3.2m	US\$3.7m	
n X [®] ing	3	US\$8.0m	US\$9.6m	US\$11.0	
adria	5	US\$13.3m	US\$15.9m	US\$18.4m	
of Ha es op	10	US\$26.6m	US\$31.9m	US\$36.8m	
lber a chine	50	US\$132.8m	US\$159.4m	US\$183.9m	
lum Mac	100	US\$265.6m	US\$318.7m	US\$367.7m	
	300	US\$796.8m	US\$956.1m	US\$1,103.2m	

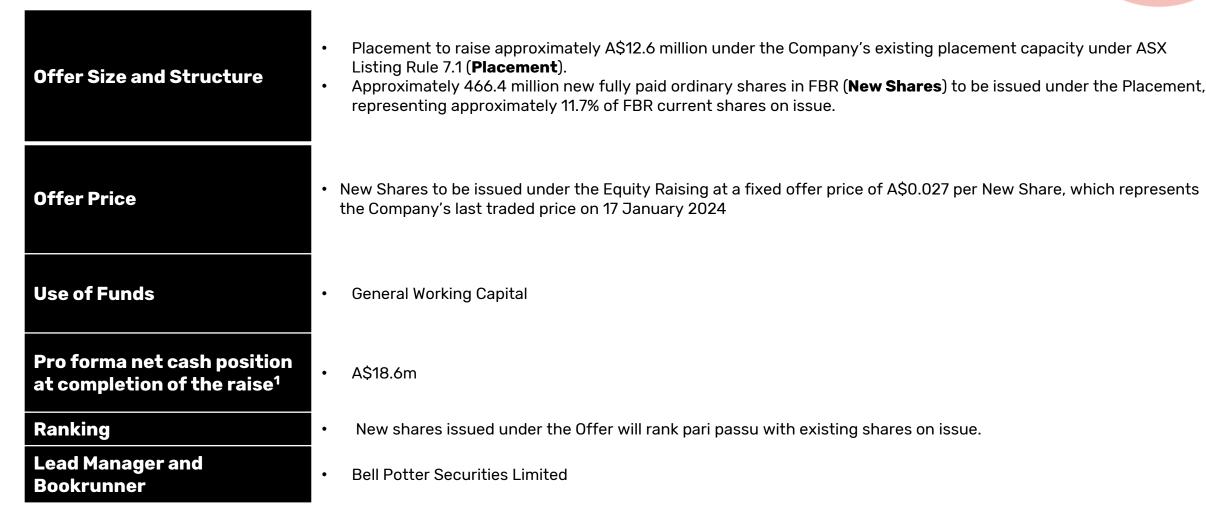




Global Expansion Strategy – Next Steps

- Finalise commercial agreement for initial market entry into continental Europe
 - Commence deployment of first Hadrian X® to Europe in 2025
 - Market entry point is likely to be Central Europe with a large market incumbent
 - WaaS[®] entity to operate in one country in Central Europe before expanding to other European countries as market adoption reaches desired metrics
 - Certification of Fastbrick Wall System[®] underway in Europe
- Finalise Australian commercial agreement for WaaS® exclusivity
 - Market acceptance already gained in Western Australia through continued building activity and close collaboration with WA builders
 - Targeting revolving debt financing facility to be provided by a JV partner to enable purchase of Hadrian X[®] robots by joint venture entity
- Key U.S. milestones:
 - Delivery of next generation Hadrian X®
 - Announce completion of 5-10 house Demonstration Program
 - Announcement of agreement to enter U.S. JV
 - Announce Hadrian X[®] debt facility in place and receipt of orders for Hadrian X[®] units, with 3 deliverable as soon as possible
 - Delivery of up to 100 Hadrian X[®] units
 - Exercise of further options for an additional 200 units
- Continue joint customer acquisition strategy with Liebherr-Mischtechnik for future large-scale manufacture of Hadrian X[®] robots

Equity Raising Summary



Note 1: Existing cash position as at 31 December 2023, excludes costs of the offer

Indicative Timeline

Event	Time (AEST) / Date
Announce completion of Placement, trading halt lifted and recommencement of trading	Monday 22 nd January 2024
Settlement of Placement	Thursday 25 th January 2024
New Shares allotted and commence normal trading	Monday 29 th January 2024

Note: The above timetable is indicative only and subject to change. Subject to the requirements of the Corporations Act, the ASX Listing Rules and any other applicable laws, FBR Limited in consultation with the Lead Manager, reserves the right to amend this timetable and withdraw the offer at any time

FBR

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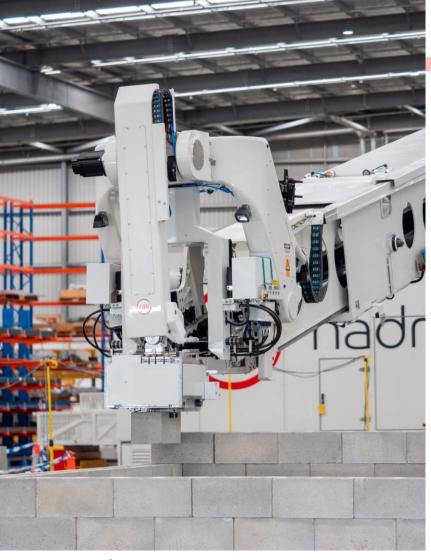






Technical Specifications

- Modular design with distributed control architecture
- Operable by tablet or mobile device
- Shuttle system handles blocks up to 600 x 400 x 300mm (23 Standard Brick Equivalent, weighing up to 45 kgs); capable of being adapted to lay roof tiles
- Larger blocks allow for increased targeted lay speed to ~75-120m²/hour
- 32-metre-long telescopic boom capable of building three storey structures from roadside
- Brick saw module capable of making height, mitre and gable cuts as required
- Simple mobilization to site with storage compartments on the Hadrian X[®] for ancillary equipment and towing capability for a telehandler for loading
- Two-phase MOU with Liebherr-Mischtechnik, the world's largest privately owned OEM, to collabourate on commercializing the next-generation Hadrian X[®] ensuring suitability to mass manufacture²



Next-generation Hadrian X^{\circledast} builds test structure with lay-path vectoring to close perpendicular gaps

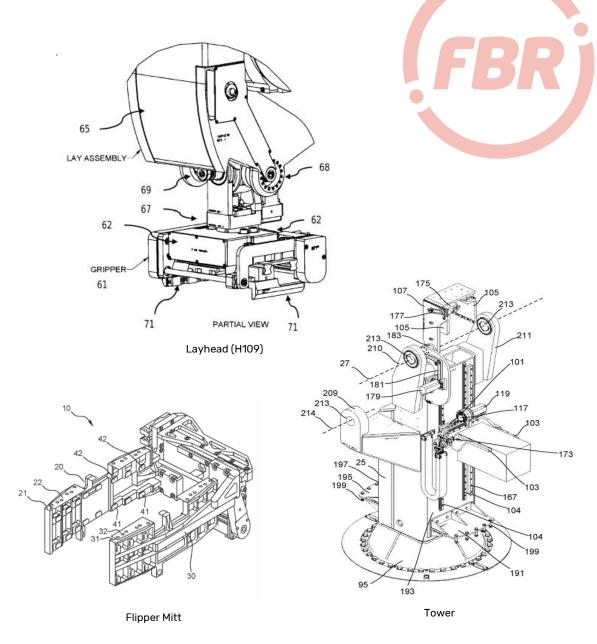
2. Refer FBR ASX announcement released 3 March 2022.

^{1.} Based on Company assumptions provided on slide 22 and 23 of Investor Presentation released via ASX on 26 October 2022, utilising Hadrian X[®] H110 and presently available block sizes. Access to larger blocks would have the potential to increase comparative speed within the limits of H110 compatible blocks

Protection of FBR's Intellectual Property

IP Portfolio

- FBR has IP coverage for its technology across Australia, United States, Europe, China, UAE, Saudi Arabia, Mexico, Canada, Japan, Indonesia, Thailand, South Africa, India and Brazil
- Patent coverage is primarily focused on key commercial markets in Australia, Europe, U.S.A, China, UAE and Saudi Arabia (or GCC region)
- Global IP portfolio includes 34 patent families comprising over 200 applications, 90 design applications and 92 trademark applications
- Coverage includes strategic elements of DST[®], Hadrian X[®] and Fastbrick Wall System[®] technology and other applications such as 3D concrete printing and TAD[®] software
- FBR is one of the dominant patent filers in bricklaying robotics, having particular strength in long boom stabilisation technology
- FBR stabilisation technology is unique in terms of subject matter and in terms of geographical protection



Examples of schematics included in FBR's patent filings

Commercialisation collaboration with world⁷ s largest privately owned OEM

Liebherr-Mischtechnik MoU

• Two-phase MoU with Liebherr-Mischtechnik (LMT) signed in March 2022, to collaborate on the delivery of the Hadrian X®

Phase 1

• Suitability for scalable industrialisation/commercialisation, leveraging LMT expertise in componentry, design, control systems and operating environment

Phase 2

- Execution of long-term manufacturing and commercialisation agreement appointing LMT as exclusive manufacturer of Hadrian X[®] with joint activities to include supply, service and lease structure
- FBR expects to commence discussions around long-term manufacturing agreement for the Hadrian X[®] once the first prototype has completed site acceptance testing



Project Case Study

FBR⁷ s largest and most complex project to date validates technology

Willagee Project

- Split across two sites, each containing eight two-storey units
- A number of accomplishments for FBR such as:
 - building on a rising site, with each home elevation varying;
 - triple-leaf, common party walls up to 9.2m high;
 - a triple-leaf cavity wall system with acoustic brick ties; and
 - steel reinforcements and fireproofing
- Hadrian X[®] will complete the second storey walls before completion of follow up trade work to finalise the project

Willagee – Hadrian X® Stats

Туре:	Multi-dwelling Residential
Layout:	16 x two-storey townhouses (3x2)
Wall Area:	3,138m²
Block Type:	Brickworks CMU 400
Blocks:	35,893 (Approx. 148,000 SBEs)

