



Ongoing Disclosure Notice

Disclosure of Directors and Senior Managers Relevant Interests

Sections 297(2) and 298(2), Financial Markets Conduct Act 2013

To NZX Limited; and
Name of listed issuer:
Date this disclosure made:
Date of last disclosure:

Summerset Group Holdings Limited
9 September 2025
21 July 2025

Director or senior manager giving disclosure

Full name(s):
Name of listed issuer:
Name of related body corporate (if applicable):
Position held in listed issuer:

Scott Grady Scoullar
Summerset Group Holdings Limited
N/A
CEO

Summary of acquisition or disposal of relevant interest (excluding specified derivatives)

Class of affected quoted financial products:
Nature of the affected relevant interest(s):
For that relevant interest-
Number held in class before acquisition or disposal:
Number held in class after acquisition or disposal:
Current registered holder(s):
Registered holder(s) once transfers are registered:

Summerset Group Holdings Limited ordinary shares (NZX Code: SUM)
Registered and beneficial ownership of ordinary shares and options to subscribe for ordinary shares
(1) Registered and beneficial ownership of 30,191 options to subscribe for ordinary shares pursuant to a share option plan under which the options have vested and become exercisable
(2) Registered and beneficial ownership of 437,216 ordinary shares
(1) Registered and beneficial ownership of 0 options to subscribe for ordinary shares pursuant to a share option plan under which the options have vested and become exercisable
(2) Registered and beneficial ownership of 438,496 ordinary shares
(1) Scott Grady Scoullar
(2) Scott Grady Scoullar
(1) Scott Grady Scoullar
(2) Scott Grady Scoullar

Summary of acquisition or disposal of specified derivatives relevant interest (if applicable)

Type of affected derivative:
Class of underlying financial products:

N/A
N/A

Details of affected derivative-

The notional value of the derivative (if any) or the notional amount of underlying financial products (if any):
A statement as to whether the derivative is cash settled or physically settled:
Maturity date of the derivative (if any):
Expiry date of the derivative(if any):
The price specified in the terms of the derivative (if any):
Any other details needed to understand how the amount of the consideration payable under the derivative or the value of the derivative is affected by the value of the underlying financial products:

N/A
N/A
N/A
N/A
N/A
N/A

For that derivative,-

Parties to the derivative:
If the director or senior manager is not a party to the derivative, the nature of the relevant interest in the derivative:

N/A
N/A

Details of transactions giving rise to acquisition or disposal

Total number of transactions to which notice relates:

Two

Details of transactions requiring disclosure-

Date of transaction:
Nature of transaction:
Name of any other party or parties to the transaction (if known):
The consideration, expressed in New Zealand dollars, paid or received for the acquisition or disposal. If the consideration was not in cash and cannot be readily by converted into a cash value, describe the consideration:
Number of financial products to which the transaction related:

If the issuer has a financial products trading policy that prohibits directors or senior managers from trading during any period without written clearance (a closed period) include the following details—

Whether relevant interests were acquired or disposed of during a closed period:
Whether prior written clearance was provided to allow the acquisition or disposal to proceed during the closed period:
Date of the prior written clearance (if any):

(1) 5 September 2025
(2) 8 September 2025
(1) Exercise of 30,191 vested options and issue of 2,139 ordinary shares on a net settled basis in accordance with Summerset's share option plan
(2) Sale of 859 ordinary shares issued under Summerset's share option plan to fund tax liability
Summerset LTI Trustee Limited
(1) 30,191 options with an exercise price of \$10.201
(2) \$9,159.29
(1) 30,191 options
(2) 859 shares

No
N/A
N/A

Summary of other relevant interests after acquisition or disposal:

Class of quoted financial products:
Nature of relevant interest:

Summerset Group Holdings Limited ordinary shares (NZX Code: SUM) and fixed rate bonds (NZX Code: SUM020, SUM030, SUM050 and SUM060)
Registered and/or beneficial ownership of ordinary shares and options to subscribe for ordinary shares, and the power to acquire or dispose of, or to control the acquisition or disposal of, ordinary shares and/or fixed rate bonds

For that relevant interest,-

Number held in class:
Current registered holder(s):

(1) Power to acquire or dispose of, or to control the acquisition or disposal of, 40,000 SUM020 fixed rate bonds
(2) Power to acquire or dispose of, or to control the acquisition or disposal of, 40,000 SUM030 fixed rate bonds
(3) Power to acquire or dispose of, or to control the acquisition or disposal of, 30,000 SUM050 fixed rate bonds.
(4) Power to acquire or dispose of, or to control the acquisition or disposal of, 25,000 SUM060 fixed rate bonds.
(5) Power to acquire or dispose of, or to control the acquisition or disposal of, 7,268 ordinary shares
(6) Beneficial ownership of 268 ordinary shares pursuant to a widely held exempt employee share plan under which the shares have not yet vested
(7) Registered and beneficial ownership of 117,498 options to subscribe for ordinary shares pursuant to a share option plan under which the options have not yet been vested and become exercisable
(1) Donald Lisle Scoullar
(2) Donald Lisle Scoullar
(3) Donald Lisle Scoullar
(4) Donald Lisle Scoullar
(5) Donald Lisle Scoullar
(6) Summerset LTI Trustee Limited
(7) Scott Grady Scoullar

For a derivative relevant interest,-

Type of derivative:

N/A

Details of derivative,-

The notional value of the derivative (if any) or the notional amount of underlying financial products (if any):
A statement as to whether the derivative is cash settled or physically settled:
Maturity date of the derivative (if any):
Expiry date of the derivative (if any):
The price's specified terms (if any):
Any other details needed to understand how the amount of the consideration payable under the derivative or the value of the derivative is affected by the value of the underlying financial products:
<i>For that derivative relevant interest,-</i>
Parties to the derivative:
If the director or senior manager is not a party to the derivative, the nature of the relevant interest in the derivative:

N/A
N/A
N/A
N/A
N/A
N/A
N/A
N/A
N/A
N/A

Certification

I, certify that, to the best of my knowledge and belief, the information contained in this disclosure is correct and that I am duly authorised to make this disclosure by all persons for whom it is made.
Signature of director or officer:
Date of signature:
or
Signature of person authorised to sign on behalf of director or officer:
Date of signature:
Name and title of authorised person:


9 September 2025
N/A
N/A
N/A

