

ASX Release

22 May 2025

360 Capital Group (ASX:TGP)

Completion of Off-Market Buy-Back and Commencement of On-Market Buy-Back

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360 Capital Group (ASX:TGP) ("TGP" or "Group") is pleased to announce the completion of its equal access off-market buyback as announced on 14 April 2025 of TGP securities ("Securities") at a fixed price of \$0.65 per Security ("Off-Market Buy-Back") which closed at 5.00pm on 21 May 2025.

A total of 13,320,216 Securities, representing 6.3% of total Securities on issue, were bought back under the Off-Market Buy-Back with cancellation and payment of consideration for the Securities to occur on Tuesday, 27 May 2025. There was no scale-back of acceptances required under the Off-Market Buy-Back.

Following the completion of the Off-Market Buy-Back the Group intends to activate its on-market buy-back to buy back of up to 19,247,230 Securities ("On-Market Buy-Back") in accordance with the approval received from securityholders at the Group's AGM held on 31 October 2024.

The Independent Directors of the Group continue to believe that given the continuing trading discount of the Securities to the Group's net asset value, that to buy back its own Securities is the best use of the Group's excess cash.

The Group will fund the On-Market Buy-Back from its existing available cash. Following the funding of the Off-Market Buy-Back the Group will have in excess of \$81 million in cash together with \$18 million of short-term loan investments.

The Group has appointed Morgans Financial Limited to undertake the On-Market Buy-Back.

Please refer to the updated Appendix 3C lodged at 8.55am today, for further information on the On-Market Buy-Back.

Authorised for release by Glenn Butterworth, Company Secretary.

More information on the Group can be found on the ASX's website at www.asx.com.au using the Group's ASX code "TGP", on the Group's website www.360capital.com.au, by calling the 360 Capital investor enquiry line on 1300 082 130 or by emailing investor.relations@360capital.com.au

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About 360 Capital Group (ASX: TGP)

360 Capital Group is an ASX-listed, investment and funds management group, focused on strategic and active investment management of real estate assets. Led by a highly experienced team, the Group operates in Australian investing across real estate equity and credit opportunities. We partner with our stakeholders to identify, invest and realise on opportunities.