

ASX ANNOUNCEMENT

24 June 2025

Appointment of Managing Director

Eureka Group Holdings Limited (ASX: EGH) (**Eureka** or **Company**) is pleased to announce that it has appointed Mr Simon Owen as its Managing Director.

Mr Owen was appointed Chief Executive Officer of Eureka on 2 September 2024 and will hold the joint role of Managing Director and Chief Executive Officer effective from 1 July 2025.

Mr Owen is a highly experienced and respected leader with over 20 years' experience in leading ASX listed property and retirement living businesses, including 14 years as Managing Director and Chief Executive Officer of Ingenia Communities Group Limited.

Commenting on Mr Owen's appointment as Managing Director, Eureka Chairman Russell Banham said: "We are delighted to appoint Simon to the role of Managing Director. The Board has been consistently impressed with Simon's exceptional capability and demonstrated leadership. Simon has a strong understanding of our values and strategy and a proven ability to lead our team and deliver growth. Importantly, Simon is highly regarded by our people, customers and stakeholders, and has a deep understanding of the seniors and all-age rental markets in which Eureka operates".

Mr Owen said "I am fortunate to work with an amazing group of people at Eureka where there is a real sense of purpose. I look forward to working with the Board, leadership group and the entire team at Eureka to build a rent focussed, resident centric and market leading property business".

"There is real momentum building at Eureka" commented Mr Owen.

The Company confirms there are no material changes to Mr Owen's employment agreement as previously announced on 15 August 2024.

This announcement was approved and authorised for release by Eureka's Board of Directors.

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For further information:

Investors, contact Russell Banham, Chair 07 2145 6322