

IR. 004/2026

Date: May 8, 2026

Subject Summary of Key Questions and Answers of the Fiscal Year 2026 Two-way communication of KTBST Mixed Freehold and Leasehold Real Estate Investment Trust (KTBSTMR)

To Trust Unitholders of KTBST Mixed Freehold and Leasehold Real Estate Investment Trust

As DAOL REIT Management (Thailand) Company Limited (the “Company”), as the REIT manager of KTBST Mixed Freehold and Leasehold Real Estate Investment Trust (the “REIT”), published the information of the REIT for the fiscal year 2026 Two-way communication on the REIT’s website on April 10, 2026. The Company also delivered the relevant report to trust unitholders whose name appeared in the register (Record Date) on 12 March 2026, and provided channels for the trust unitholders to submit inquiries until April 28, 2026.

The Company hereby wishes to inform that, during the aforementioned period, there were no questions from trust unitholders. The details are as follows:

Item 1 The information regarding the management of the REIT on important matters and management outlook

Question -None-

Item 2 Financial statement for the fiscal year 2025

Question -None-

Item 3 Appointment and remuneration of REIT’s auditor for the fiscal year 2026

Question -None-

Sincerely yours,

- *Phonlasit Phumiwasana* -

(Mr. Phonlasit Phumiwasana)

Chief Executive Officer

DAOL REIT Management (Thailand) Co., Ltd.

REIT Manager