

Bondholders Alert

2 October 2026

Alert to bondholders of GRAND's 11 bond series on the exercise of rights at the Bondholders' Meeting on 7 October 2026

Grande Asset Hotels and Property Public Company Limited (GRAND), as the issuer of GRAND254A, GRAND257A, GRAND257B, GRAND259A, GRAND259B, GRAND25OB, GRAND25DA, GRAND263A, GRAND264A, GRAND267A, and GRAND271A, convened the Bondholders' Meeting No. 2/2026 on 25 September 2026. As the meeting did not meet the quorum requirements as stipulated under the terms and conditions, the company will reconvene the meeting on 7 October 2026 at 10.00 hrs., to be held as an electronic meeting (E-Meeting). Key matters proposed for consideration and approval include:

- (1) Granting waivers for certain events, which shall not constitute an event of default under the terms and conditions;
- (2) Cancellation and waiver of any actions taken by the bondholders' representative in relation to events of default;
- (3) Amendment of the bond interest payment terms;
- (4) Removal of the issuer's obligation to maintain financial covenants;
- (5) Cancellation of the fee payable upon the exercise of the early redemption right (for GRAND254A only).

The Securities and Exchange Commission (SEC) requires the bondholders' representative to provide a clear analysis of the advantages, disadvantages, benefits, and potential impacts on bondholders for both approval and disapproval of the proposed matters, including comprehensive supporting reasons and the opinion of the bondholders' representative. Accordingly, the SEC urges bondholders to carefully review all information and exercise their rights to safeguard their interests. Bondholders should also seek clarification from the bondholders' representative to ensure they have complete and sufficient information before making a voting decision at the bondholders' meeting.