

22 August 2025

Director Nomination Process

Vital's Annual Meeting is expected to be held on Thursday, 6 November at 12:00 pm at the Tūhono Room, Ground Floor Lobby, HSBC Tower, 188 Quay Street, Auckland CBD.

Unit Holders will be able to attend the Annual Meeting either in person or on a virtual basis. Further details will be provided separately as part of the notice of meeting.

Under Vital's Trust Deed, Unit Holders may appoint two Independent Directors.

In addition, the Trust Deed provides that the Board of the Manager may appoint a person as Independent Director in certain circumstances. Any person so appointed by the Board of the Manager shall hold office only until the next annual meeting, but shall be eligible for re-election at that meeting.

It is proposed that Angela Bull will stand for re-election as an Independent Director at the Annual Meeting to be held on 6 November 2025, but this will be confirmed as part of the Notice of Meeting.

If nominations are received for other candidates, only one of those standing (including Angela Bull) will be appointed to the Board.

The period for nomination of Independent Directors to the Board of the Manager opens today and closes at 5.00pm on Monday 8 September 2025. The process for nominating an Independent Director is included in Appendix 1.

– ENDS –

ENQUIRIES

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About Vital (NZX code VHP):

Vital Healthcare Property Trust is an NZX-listed fund that invests in high-quality healthcare properties in New Zealand and Australia including private hospitals (~78%* of portfolio value), ambulatory care facilities (~18%* of portfolio value) and life science facilities (~4%* of portfolio value).

Vital is the leading specialist listed landlord of healthcare property in Australasia.

Vital is managed by Northwest Healthcare Properties Management Limited, a subsidiary of Toronto Stock Exchange listed Northwest Healthcare Properties REIT (TSX: NWH-UN.TO), a global investor and manager of healthcare infrastructure.

For more information, please visit our website: www.vhpt.co.nz

For more information about Northwest, please visit: www.nwhreit.com

* All figures are as at 30 June 2025, NZD/AUD exchange rate of 0.9275.

Appendix 1 – Independent Director Nomination Process

Under Vital's Trust Deed, Unit Holders may nominate a person for election as Independent Director.

Nominations for Independent Directors may only be made by a Unit Holder entitled to attend and vote at the Annual Meeting and must be accompanied by the written consent of the person being nominated.

Nominations for Independent Directors must be received by the Manager before 5.00pm on Monday 8 September 2025.

Nominations should provide sufficient information to enable Unit Holders to make an informed decision as to whether or not to elect the candidate, including biographical details, qualifications, experience, independence and the skills the candidate will bring to the Board as well as details of other material directorships held.

Nominations should be sent:

1. by email to: vanessa.flax@nwhreit.com; or
2. by post to:
Company Secretary,
Northwest Healthcare Properties Management Limited,
PO Box 6945,
Victoria Street West,
Auckland 1142.