



ARENA REIT (ASX CODE: ARF)

ASX ANNOUNCEMENT

3 SEPTEMBER 2026

EDGE EARLY LEARNING UPDATE

Arena notes the announcement by the Administrators of Edge Early Learning (Edge) that they are seeking urgent Expressions of Interest (EOI) from interested parties to acquire all or part of the Edge business.

The Administrators have advised families that they are continuing to operate all centres on a business as usual basis and have notified Arena of their intention to occupy and pay rent on 27 Arena-owned properties during the EOI period.

As previously advised, Arena has terms sheets in place for 20 year leases with a new tenant at two recently completed properties previously leased to Edge. Arena is now in the process of taking control of two further properties leased by Edge in South Australia where services are currently suspended. Arena will progress discussions with replacement tenants for these properties.

Arena continues to reserve all legal rights in relation to the Edge portfolio and holds a bank guarantee and security deposits of approximately \$4 million as security over the Edge leases.

Arena will continue to engage proactively and constructively with the Administrator to seek a solution that maximises long-term outcomes for securityholders.

Arena will provide a further update when appropriate.

This announcement is authorised to be given to the ASX by Gareth Winter, Company Secretary.

– ENDS –

For further information, please contact:

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About Arena REIT

Arena REIT is an ASX200 listed property group that develops, owns and manages social infrastructure properties across Australia. Our current portfolio of social infrastructure properties is leased to a diversified tenant base in the growing early learning and healthcare sectors. To find out more, visit www.arena.com.au

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