

CIRCULAR TO SHAREHOLDERS

LANKA REALTY INVESTMENTS PLC

[COMPANY REG. NO PQ 139]

HQ Colombo, 1st Floor, 464A, T B Jayah Mawatha, Colombo 10, Sri Lanka
Tel : 011 2331556, Fax : 011 2331555, Email : info@lriplc.com, Web : www.lriplc.com

Dear Shareholder,

Notice is hereby given that the Fifty Sixth (56th) Annual General Meeting of LANKA REALTY INVESTMENTS PLC will be held on 16th October 2026 at 3.00 p.m. at the Sri Lanka Foundation, No. 100, Padanam Mawatha, Independence Square, Colombo 07 for the purpose of conducting the routine business of the Company to be undertaken at the AGM, as set out in the Notice of Meeting available on the corporate website of the Company - www.lriplc.lk and the Colombo Stock Exchange website – <https://www.cse.lk/pages/company-profile/company-profile.component.html?symbol=ASCO.N0000>

Shareholders may also access the Annual Report and the Financial Statements on their mobile phones by scanning the following QR code.



Any shareholder who makes a request for a printed copy of the Annual Report will be provided with such printed copy within eight (8) market days from the date of receipt of the said request. For this purpose, you are required to complete the Form of Request made available on the above websites and forward it to the address set out therein.

Should you require assistance relating to your request for a printed copy of the Annual Report you may contact Ms. Nishanthini Mahesan, Administrative Secretary of the Company on telephone 011-23315567, email: nisha@lriplc.com, anytime between 10.00 a.m. and 4.00 p.m. on any working day.

A shareholder unable to attend the AGM is entitled to appoint a proxy to attend and vote in his/her place by completing and sending the Form of Proxy. The duly completed Form of Proxy should be deposited at the Registered Office of the Company, 1st Floor, HQ Colombo, 464A, T.B. Jayah Mawatha, Colombo 10 by 3.00 p.m. on 14th October 2026.

By order of the Board

LANKA REALTY INVESTMENTS PLC



P W CORPORATE SECRETARIAL (PVT) LTD

Director/Secretaries

This 23rd day of September 2026

FORM OF PROXY

I/We*
..... (NIC/Passport/Co. Reg. No.) of.....
..... being a shareholder / shareholders of
LANKA REALTY INVESTMENTS PLC hereby appoint
..... (NIC/Passport No.....) of
..... or failing him/her*,

Mr. Sarraavanan Neelakandan or failing him *
Mr. Piers Morgan or failing him*
Mr. Mohamed Hisham Jamaldeen or failing him*
Mr. Archie James Buckland Warman or failing him*
Mr. Mohamed Firdouse Farook or failing him*
Mr. Brian Vinod Selvanayagam

as my/our* proxy to represent me/us* and to vote as indicated hereunder for me/us* and on my/our* behalf at the Fifty Sixth (56th) Annual General Meeting of the Company to be held on 16th October 2026 at 3.00 p.m. and at every poll which may be taken in consequence of the aforesaid meeting and at any adjournment thereof.

	For	Against
(1) To re-elect as a Director, Mr. Brian Vinod Selvanayagam who retires in terms of Articles 83 and 84 of the Articles of Association of the Company.	☐	☐
(2) To pass the ordinary resolution set out under item 3 of the Notice of Meeting for the re-appointment of Mr. Piers Morgan as a Director.	☐	☐
(3) To re-appoint the retiring Auditors Messrs Ernst & Young, Chartered Accountants as the Company's Auditors and authorize the Directors to determine their remuneration.	☐	☐
(4) To authorize the Directors to determine donations for the year ending 31st March 2027 up to the date of the next Annual General Meeting.	☐	☐

In witness my/our* hands this day of Two Thousand and Twenty Six.

.....

Signature of Shareholder/s

*Please delete what is inapplicable.

FORM OF PROXY

Instructions for completion

1. The full name, National Identity Card number and the registered address of the shareholder appointing the Proxy and the relevant details of the Proxy should be legibly entered in the Form of Proxy which should be duly signed and dated.
2. The completed Proxy should be deposited at the Registered Office of the Company, 1st Floor, HQ Colombo, 464A, T.B. Jayah Mawatha, Colombo 10, by 3.00 p.m. on 14th October 2026.
3. The Proxy shall –
 - (a) In the case of an individual be signed by the shareholder or by his/her attorney, and if signed by an Attorney, a notarial certificate copy of the Power of Attorney should be attached to the completed Proxy if it has not already been registered with the Company.
 - (b) In the case of a company or corporate / statutory body either be under its Common Seal or signed by its Attorney or by an Officer on behalf of the company or corporate / statutory body in accordance with its Articles of Association or the Constitution or the Statute (as applicable).
4. Please indicate with a 'X' how the Proxy should vote on each resolution. If no indication is given, the Proxy in his/her discretion will vote as he/she thinks fit.

FORM OF REQUEST

FOR A PRINTED COPY OF THE ANNUAL REPORT OF LANKA REALTY INVESTMENTS PLC FOR THE YEAR ENDED 31ST MARCH 2026

TO : **Lanka Realty Investments PLC**
C/o Corporate Solutions Unit
Central Depository Systems (Pvt) Limited
Ground Floor, M & M Centre
341/5, Kotte Road, Rajagiriya

I/We hereby request for a printed copy of the Annual Report of Lanka Realty Investments PLC for the year ended 31st March 2026.

DETAILS OF THE SHAREHOLDER(S)

Full name :	
National Identity Card / Passport / Company Registration No. :	
Contact Telephone Number :	
Address:	

.....
Signature of Shareholder/s

.....
Date

* Contact details of Corporate Solutions Unit of
Central Depository Systems (Pvt) Limited

Telephone : 011-2356444
Facsimile : 011-2440396
Email : registrars@cse.lk

* Contact details of Lanka Realty Investments PLC

Telephone : 011 2331556
Facsimile : 011 2331555
Email : info@Lriplc.com