

May 29, 2026

To,
The Corporate Relations Department,
The National Stock Exchange of India Limited,
Exchange Plaza, 5th Floor,
Plot No. C/1, G-Block, Bandra-Kurla Complex,
Bandra (East), Mumbai - 400051.

To,
The Corporate Relations Department,
Department of Corporate Services,
BSE Limited,
25th Floor, Phiroze Jeejeebhoy Towers,
Dalal Street, Mumbai - 400001.

Scrip Symbol “EMBASSY”

Scrip Code: 542602

Dear Sir / Madam,

Subject: Disclosure under Regulation 7(2) read with Regulation 6(2) of the Securities and Exchange Board of India (Prohibition of Insider Trading) Regulations, 2015, as amended (the “PIT Regulations”)

Pursuant to Regulation 7(2) read with Regulation 6(2) of the PIT Regulations and the Code on unpublished price sensitive information and dealing in securities of Embassy Office Parks REIT, we have received disclosures from Embassy Office Parks REIT Employee Welfare Trust and certain designated persons, in connection with the transfer of units to such designated persons under the Employee Incentive Plan 2020, by Embassy Office Parks REIT Employee Welfare Trust. The disclosures received are enclosed collectively as **Annexure A**.

Thanking you,

For and on behalf of **Embassy Office Parks REIT** acting through its Manager, **Embassy Office Parks Management Services Private Limited**

Vinitha Menon
Head - Company Secretary and Compliance Officer
A25036

Encl: As above

EMBASSY OFFICE PARKS REIT EMPLOYEE WELFARE TRUST

Trustee: Beacon Trusteeship Limited

May 27, 2026

To,
The Compliance Officer,
Embassy Office Parks Management Services Private Limited,
Manager to Embassy Office Parks REIT


Dear Vinitha,

Subject: Disclosure under Regulation 7(2) read with Regulation 6(2) of the Securities and Exchange Board of India (Prohibition of Insider Trading) Regulations, 2015, as amended (the "PIT Regulations")

Pursuant to Regulation 7(2) read with Regulation 6(2) of the PIT Regulations and the code on unpublished price-sensitive information and dealing in securities of Embassy Office Parks REIT ("Embassy REIT"), Embassy Office Parks REIT Employee Welfare Trust has transferred units of Embassy REIT to Beneficiary Employees. The disclosure is attached as **Annexure A**.

This is for your information and records.

**For Embassy Office Parks REIT Employee Welfare Trust
(Trustee: Beacon Trusteeship Limited)**


Authorized Signatory



Name – Deepavali Vankalu

Designation – Senior Vice President

Encl: As above

FORM C

SEBI (Prohibition of Insider Trading) Regulations, 2015 (Regulation 7 (2) read with Regulation 6(2) – Continual disclosure)

Name of the Trust: Embassy Office Parks REIT

ISIN of the Trust: INE041025011

Details of change in holding of Securities of Sponsor, Sponsor Group or other Designated Persons and other such persons as mentioned in Regulation 6(2).

Name, PAN, CIN/DIN, & address with contact nos.	Category of Person (Sponsors/ KMP / Director s/Immediate Relative to/others etc.)	Securities held prior to acquisition/disposal		Securities acquired/Disposed			Securities held post acquisition/disposal		Date of allotment advice/ acquisition of units/ sale of units specify		Date of intimation to Manager	Mode of acquisition/ disposal (on market/public/ rights/ preferential offer/off market/inter-se-transfer, ESOPs etc.)	Exchange on which the trade was executed	
		Type of security (For eg. – Shares, Warrants , Convertible Debentures etc.)	No. and % of unitholding	Type of security (For eg. – Shares, Warrants, Convertible Debentures etc.)	No.	Value	Transaction Type (Buy/ Sale/ Pledge / Revoke/ Invoke / Others – please specify)	Type of security (For eg. – Shares, Warrants, Convertible Debentures etc.)	No. and % of unitholding	From				To
Embassy Office Parks REIT Employee Welfare Trust PAN: [REDACTED] Address: 12 th Floor, Pinnacle Tower, Embassy One, 8, Bellary Road, Ganganagar, Bengaluru, Karnataka – 560 032 Contact no: +91 99206 99299	Others, ESOP Trust	REIT Units	12,34,400 (0.1302%)	REIT Units	2,81,656	NA Transaction without consideration as per Employee Incentive Plan 2020	Transfer of units to employees under Employee Incentive Plan 2020	REIT Units	9,52,744 (0.1005%)	May 25, 2026	May 26, 2026	May 27, 2026	Off-market transfer under the Employee Incentive Plan 2020	NA (Off-market transfer)

Note: "Securities" shall have the meaning as defined under Regulation 2(1)(i) of SEBI (Prohibition of Insider Trading) Regulations, 2015.



Details of trading in derivatives of the REIT by Sponsor, Sponsor Group, or other Designated Persons and other such persons as mentioned in Regulation 6(2).

Trading in derivatives (Specify type of contract, Futures or Options etc.)						Exchange on which the Trade was executed
Type of contract	Contract specifications	Buy		Sell		
		Notional Value	Number of Securities (contracts * lot size)	Notional Value	Number of Securities (contracts * lot size)	
Not Applicable						

Note: In case of Options, notional value shall be calculated based on Premium plus strike price of options.

**For Embassy Office Parks REIT Employee Welfare Trust
(Trustee: Beacon Trusteeship Limited)**

Authorized Signatory



**Name – Deepavali Vankalu
Designation – Senior Vice President**

Date: May 27, 2026
Place: Mumbai

May 27, 2026

To,
The Compliance Officer,
Embassy Office Parks Management Services Private Limited,
Manager to Embassy Office Parks REIT

Dear Vinitha,

Subject: Disclosure under Regulation 7(2) read with Regulation 6(2) of the Securities and Exchange Board of India (Prohibition of Insider Trading) Regulations, 2015, as amended (the "PIT Regulations")

Pursuant to Regulation 7(2) read with Regulation 6(2) of the PIT Regulations and the Code on unpublished price-sensitive information and dealing in securities of Embassy Office Parks REIT, please see attached the disclosures in connection with the transfer of units to me under the Employee Incentive Plan 2020, by Embassy Office Parks REIT Employee Welfare Trust. The disclosure is enclosed as **Annexure A**.

This is for your information and records.



Ray Vargis Kallimel

Head- Procurement & Asset Management

Encl: As above

FORM C

SEBI (Prohibition of Insider Trading) Regulations, 2015 (Regulation 7 (2) read with Regulation 6(2) – Continual disclosure)

Name of the Trust: Embassy Office Parks REIT

ISIN of the Trust: INE041025011

Details of change in holding of Securities of Sponsor, Sponsor Group or other Designated Persons and other such persons as mentioned in Regulation 6(2).

Name, PAN, CIN/DIN, & address with contact nos.	Category of Person (Sponsors/ KMP / Director s/Immediate Relative to/others etc.)	Securities held prior to acquisition/disposal		Securities acquired/Disposed				Securities held post acquisition/disposal		Date of allotment advice/acquisition of units/sale-of-units specify		Date of intimation to Manager	Mode of acquisition/disposal-(on market/public/ rights/ preferential offer/off market/Inter-se transfer, ESOPs etc.)	Exchange on which the trade was executed
		Type of security (For eg. – Shares, Warrants, Convertible Debentures etc.)	No. and % of unitholding	Type of security (For eg. – Shares, Warrants, Convertible Debentures etc.)	No.	Value	Transaction Type (Buy/Sale/Pledge /-Revoke/ Invoke/ Others- please specify)	Type of security (For eg. – Shares, Warrants, Convertible Debentures etc.)	No. and % of unitholding	From	To			
Ray Vargis Kallimel PAN: [REDACTED] Address: 12 th Floor, Pinnacle Tower, Embassy One, 8, Bellary Road, Ganganagar, Bengaluru, Karnataka – 560 032 Contact no: +91 80 6935 4864	Designated Person	REIT Units	0 (0%)	REIT Units	27,416	NA Transfer without consideration as per Employee Incentive Plan 2020	Transfer of units to designated person under Employee Incentive Plan 2020	REIT Units	27,416 (0.0029%)	May 25, 2026	May 25, 2026	May 27, 2026	ESOP	NA (Off-market transfer)

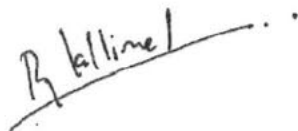
Note: "Securities" shall have the meaning as defined under Regulation 2(1)(i) of SEBI (Prohibition of Insider Trading) Regulations, 2015.

Details of trading in derivatives of the REIT by Sponsor, Sponsor Group, or other Designated Persons and other such persons as mentioned in Regulation 6(2).

Trading in derivatives (Specify type of contract, Futures or Options etc.)						Exchange on which the Trade was executed
Type of contract	Contract specifications	Buy		Sell		
		Notional Value	Number of Securities (contracts * lot size)	Notional Value	Number of Securities (contracts * lot size)	
Not Applicable						

Note: In case of Options, notional value shall be calculated based on Premium plus strike price of options.

Signature:



Name: Ray Vargis Kallimel

Date: May 27, 2026

Place: Texas, USA

May 27, 2026

To,
The Compliance Officer,
Embassy Office Parks Management Services Private Limited,
Manager to Embassy Office Parks REIT

Dear Vinitha,

Subject: Disclosure under Regulation 7(2) read with Regulation 6(2) of the Securities and Exchange Board of India (Prohibition of Insider Trading) Regulations, 2015, as amended (the "PIT Regulations")

Pursuant to Regulation 7(2) read with Regulation 6(2) of the PIT Regulations and the Code on unpublished price-sensitive information and dealing in securities of Embassy Office Parks REIT ("**Embassy REIT**"), please see enclosed the disclosures in connection with the transfer of units to me under the Employee Incentive Plan 2020, by Embassy Office Parks REIT Employee Welfare Trust. The disclosure is enclosed as **Annexure A**.

This is for your information and records.



Donnie Dominic George
General Counsel

Encl: As above

FORM C

SEBI (Prohibition of Insider Trading) Regulations, 2015 (Regulation 7 (2) read with Regulation 6(2) – Continual disclosure)

Name of the Trust: Embassy Office Parks REIT

ISIN of the Trust: INE041025011

Details of change in holding of Securities of Sponsor, Sponsor Group or other Designated Persons and other such persons as mentioned in Regulation 6(2).

Name, PAN, CIN/DIN, & address with contact nos.	Category of Person (Sponsors/ KMP / Director s/Immediate Relative to/others etc.)	Securities held prior to acquisition/disposal		Securities acquired/Disposed				Securities held post acquisition/disposal		Date of allotment advice/-acquisition of units/-sale-of units specify		Date of intimation to Manager	Mode of acquisition/ disposal-(on market/public/ rights/ preferential offer/off market/Inter-se transfer, ESOPs etc.) Type of security (For eg. - Shares, Warrants, Convertible Debentures etc.)	Exchange on which the trade was executed
		Type of security (For eg. - Shares, Warrants, Convertible Debentures etc.)	No. and % of unitholding	Type of security (For eg. - Shares, Warrants, Convertible Debentures etc.)	No.	Value	Transaction Type (Buy/Sale/ Pledge/- Revoke/ Invoke/ Others- please specify)	Type of security (For eg. - Shares, Warrants, Convertible Debentures etc.)	No. and % of unitholding	From	Type of security (For eg. - Shares, Warrants, Convertible Debentures etc.)			
Donnic Dominic George PAN: [REDACTED] Address: 12 th Floor, Pinnacle Tower, Embassy One, 8, Bellary Road, Ganganagar, Bengaluru, Karnataka - 560 032 Contact no: +91 80 6935 4864	Designated Person	REIT Units	0 (0%)	REIT Units	27,650	NA Transfer without consideration as per Employee Incentive Plan 2020	Transfer of units to designated person under Employee Incentive Plan 2020	REIT Units	27,650 (0.0029%)	May 25, 2026	May 25, 2026	May 27, 2026	ESOP	NA (Off-market transfer)

Note: "Securities" shall have the meaning as defined under Regulation 2(1)(f) of SEBI (Prohibition of Insider Trading) Regulations, 2015.

Details of trading in derivatives of the REIT by Sponsor, Sponsor Group, or other Designated Persons and other such persons as mentioned in Regulation 6(2).

Trading in derivatives (Specify type of contract, Futures or Options etc.)						Exchange on which the Trade was executed
Type of contract	Contract specifications	Buy		Sell		
		Notional Value	Number of Securities (contracts * lot size)	Notional Value	Number of Securities (contracts * lot size)	
Not Applicable						

Note: In case of Options, notional value shall be calculated based on Premium plus strike price of options.

Signature:



Name: **Donnie Dominic George**

Date: May 27, 2026

Place: Bengaluru

May 27, 2026

To,
The Compliance Officer,
Embassy Office Parks Management Services Private Limited,
Manager to Embassy Office Parks REIT

Dear Vinitha,

Subject: Disclosure under Regulation 7(2) read with Regulation 6(2) of the Securities and Exchange Board of India (Prohibition of Insider Trading) Regulations, 2015, as amended (the “PIT Regulations”)

Pursuant to Regulation 7(2) read with Regulation 6(2) of the PIT Regulations and the Code on unpublished price-sensitive information and dealing in securities of Embassy Office Parks REIT (“**Embassy REIT**”), please see enclosed the disclosures in connection with the transfer of units to me under the Employee Incentive Plan 2020, by Embassy Office Parks REIT Employee Welfare Trust. The disclosure is enclosed as **Annexure A**.

This is for your information and records.

Abhishek Digitally signed by
Agrawal Abhishek Agrawal
Date: 2026.05.27
18:37:08 +05'30'

Abhishek Agrawal
Chief Financial Officer

Encl: As above

FORM C

SEBI (Prohibition of Insider Trading) Regulations, 2015 (Regulation 7 (2) read with Regulation 6(2) – Continual disclosure)

Name of the Trust: Embassy Office Parks REIT

ISIN of the Trust: INE041025011

Details of change in holding of Securities of Sponsor, Sponsor Group or other Designated Persons and other such persons as mentioned in Regulation 6(2).

Name, PAN, CIN/DEN, & address with contact nos.	Category of Person (Sponsors/ KMP / Director s/Immediate Relative to/others etc.)	Securities held prior to acquisition/ disposal		Securities acquired/ Disposed				Securities held post acquisition/ disposal		Date of allotment advice/ acquisition of units/ sale of units specify		Date of intimation to Manager	Mode of acquisition/ disposal (on market/public/ rights/ preferential offer/off market/Inter- se transfer, ESOPs etc.)	Exchange on which the trade was executed
		Type of security (For eg. – Shares, Warrants, Convertible Debenture s etc.)	No. and % of unitholding	Type of security (For eg. – Shares, Warrants, Convertible Debentures etc.)	No.	Value	Transaction Type (Buy/ Sale/ Pledge / Revoke/ Invoke/ Others- please specify)	Type of security (For eg. – Shares, Warrants, Convertible Debentures etc.)	No. and % of unitholding	From	To			
Abhishek Agrawal PAN [REDACTED] Address: 12 th Floor, Pinnacle Tower, Embassy One, 8, Bellary Road, Ganganagar, Bengaluru, Karnataka – 560 032 Contact no: +91 80 6935 4864	Designated Person	REIT Units	24,960 (0.0026%)	REIT Units	37,478	NA Transfer without consideration as per Employee Incentive Plan 2020	Transfer of units to designated person under Employee Incentive Plan 2020	REIT Units	62,438 (0.0066%)	May 25, 2026	May 25, 2026	May 27, 2026	ESOP	NA (Off-market transfer)

Note: "Securities" shall have the meaning as defined under Regulation 2(1)(i) of SEBI (Prohibition of Insider Trading) Regulations, 2015.

Details of trading in derivatives of the REIT by Sponsor, Sponsor Group, or other Designated Persons and other such persons as mentioned in Regulation 6(2).

Trading in derivatives (Specify type of contract, Futures or Options etc.)					Exchange on which the Trade was executed	
Type of contract	Contract specifications	Buy		Sell		
		Notional Value	Number of Securities (contracts * lot size)	Notional Value	Number of Securities (contracts * lot size)	
Not Applicable						

Note: In case of Options, notional value shall be calculated based on Premium plus strike price of options.

Signature:

Abhishek Agrawal Digitally signed by Abhishek Agrawal
Date: 2026.05.27 18:37:50 +05'30'

Name: Abhishek Agrawal

Date: May 27, 2026

Place: Bengaluru

May 27, 2026

To,
The Compliance Officer,
Embassy Office Parks Management Services Private Limited,
Manager to Embassy Office Parks REIT

Dear Vinitha,

Subject: Disclosure under Regulation 7(2) read with Regulation 6(2) of the Securities and Exchange Board of India (Prohibition of Insider Trading) Regulations, 2015, as amended (the "PIT Regulations")

Pursuant to Regulation 7(2) read with Regulation 6(2) of the PIT Regulations and the Code on unpublished price-sensitive information and dealing in securities of Embassy Office Parks REIT ("Embassy REIT"), please see enclosed the disclosures in connection with the transfer of units to me under the Employee Incentive Plan 2020, by Embassy Office Parks REIT Employee Welfare Trust. The disclosure is enclosed as **Annexure A**.

This is for your information and records.



Anindya Chowdhury

Deputy General Manager (PMO) – Projects and Capex

Encl: As above

FORM C

SEBI (Prohibition of Insider Trading) Regulations, 2015 (Regulation 7 (2) read with Regulation 6(2) – Continual disclosure)

Name of the Trust: Embassy Office Parks REIT

ISIN of the Trust: INE041025011

Details of change in holding of Securities of Sponsor, Sponsor Group or other Designated Persons and other such persons as mentioned in Regulation 6(2).

Name, PAN, CIN/DIN, & address with contact nos.	Category of Person (Sponsors/ KMP / Director s/Immediate Relative to/others etc.)	Securities held prior to acquisition/disposal		Securities acquired/Disposed			Securities held post acquisition/disposal		Date of allotment advise/acquisition of units/sale of units specify		Date of intimation to Manager	Mode of acquisition/ disposal-(on market/public/ rights/ preferential offer/off market/Inter-se transfer, ESOPs etc.)	Exchange on which the trade was executed	
		Type of security (For eg. - Shares, Warrants, Convertible Debentures etc.)	No. and % of unitholding	Type of security (For eg. - Shares, Warrants, Convertible Debentures etc.)	No.	Value	Transaction Type (Buy/Sale/ Pledge/ Revolve/ Invoce/ Others- please specify)	Type of security (For eg. - Shares, Warrants, Convertible Debentures etc.)	No. and % of unitholding	From				Type of security (For eg. - Shares, Warrants, Convertible Debentures etc.)
Anindya Chowdhury PAN: [REDACTED] Address: 12 th Floor, Pinnacle Tower, Embassy One, 8, Bellary Road, Ganganagar, Bengaluru, Karnataka – 560 032 Contact no: +91 80 6935 4864	Others (Insider)	REIT Units	6,305 (0.0007%)	REIT Units	3,612	NA Transfer without consideration as per Employee Incentive Plan 2020	Transfer of units to insider under Employee Incentive Plan 2020	REIT Units	9,917 (0.0010%)	May 25, 2026	May 25, 2026	May 27, 2026	ESOP	NA (Off-market transfer)

Note: "Securities" shall have the meaning as defined under Regulation 2(1)(i) of SEBI (Prohibition of Insider Trading) Regulations, 2015.



Details of trading in derivatives of the REIT by Sponsor, Sponsor Group, or other Designated Persons and other such persons as mentioned in Regulation 6(2).

Trading in derivatives (Specify type of contract, Futures or Options etc.)						Exchange on which the Trade was executed
Type of contract	Contract specifications	Buy		Sell		
		Notional Value	Number of Securities (contracts * lot size)	Notional Value	Number of Securities (contracts * lot size)	
Not Applicable						

Note: In case of Options, notional value shall be calculated based on Premium plus strike price of options.

Signature:

Name: Anindya Chowdhury

Date: May 27, 2026

Place: Bengaluru

May 27, 2026

To,
The Compliance Officer,
Embassy Office Parks Management Services Private Limited,
Manager to Embassy Office Parks REIT

Dear Vinitha,

Subject: Disclosure under Regulation 7(2) read with Regulation 6(2) of the Securities and Exchange Board of India (Prohibition of Insider Trading) Regulations, 2015, as amended (the "PIT Regulations")

Pursuant to Regulation 7(2) read with Regulation 6(2) of the PIT Regulations and the Code on unpublished price-sensitive information and dealing in securities of Embassy Office Parks REIT ("**Embassy REIT**"), please see enclosed the disclosures in connection with the transfer of units to me under the Employee Incentive Plan 2020, by Embassy Office Parks REIT Employee Welfare Trust. The disclosure is enclosed as **Annexure A**.

This is for your information and records.



Amit Anil Kharche
Head – Acquisitions

Encl: As above

FORM C

SEBI (Prohibition of Insider Trading) Regulations, 2015 (Regulation 7 (2) read with Regulation 6(2) – Continual disclosure)

Name of the Trust: Embassy Office Parks REIT

ISIN of the Trust: INE041025011

Details of change in holding of Securities of Sponsor, Sponsor Group or other Designated Persons and other such persons as mentioned in Regulation 6(2).

Name, PAN, CIN/DIN, & address with contact nos.	Category of Person (Sponsors/ KMP / Director s/Immediate Relative to/others etc.)	Securities held prior to acquisition/disposal		Securities acquired/Disposed				Securities held post acquisition/disposal		Date of allotment advice/ acquisition of units/-sale-of units-specify		Date of intimation to Manager	Mode of acquisition/ disposal (on market/public/ rights/ preferential offer/off market/Inter- se transfer, ESOPs etc.)	Exchange on which the trade was executed
		Type of security (For eg. – Shares, Warrants , Convertible Debentures etc.)	No. and % of unitholding	Type of security (For eg. – Shares, Warrants, Convertible Debentures etc.)	No.	Value	Transaction Type (Buy/Sale/ Pledge-/ Revoke/ Invoke/ Others- please specify)	Type of security (For eg. – Shares, Warrants , Convertible Debentures etc.)	No. and % of unitholding	From	To			
Amit Anil Kharche PAN: [REDACTED] Address: 12 th Floor, Pinnacle Tower, Embassy One, 8, Bellary Road, Ganganagar, Bengaluru, Kamataka – 560 032 Contact no: +91 80 6935 4864	Designated Person	REIT Units	11,037 (0.0012%)	REIT Units	7,112	NA Transfer without consideration as per Employee Incentive Plan 2020	Transfer of units to designated person under Employee Incentive Plan 2020	REIT Units	18,149 (0.0019%)	May 25, 2026	May 25, 2026	May 27, 2026	ESOP	NA (Off-market transfer)

Note: "Securities" shall have the meaning as defined under Regulation 2(1)(i) of SEBI (Prohibition of Insider Trading) Regulations, 2015.

Details of trading in derivatives of the REIT by Sponsor, Sponsor Group, or other Designated Persons and other such persons as mentioned in Regulation 6(2).

Trading in derivatives (Specify type of contract, Futures or Options etc.)						Exchange on which the Trade was executed
Type of contract	Contract specifications	Buy		Sell		
		Notional Value	Number of Securities (contracts * lot size)	Notional Value	Number of Securities (contracts * lot size)	
Not Applicable						

Note: In case of Options, notional value shall be calculated based on Premium plus strike price of options.

Signature:



Name: Amit Anil Kharche

Date: May 27, 2026

Place: Bengaluru

May 27, 2026

To,
The Compliance Officer,
Embassy Office Parks Management Services Private Limited,
Manager to Embassy Office Parks REIT

Dear Vinitha,

Subject: Disclosure under Regulation 7(2) read with Regulation 6(2) of the Securities and Exchange Board of India (Prohibition of Insider Trading) Regulations, 2015, as amended (the "PIT Regulations")

Pursuant to Regulation 7(2) read with Regulation 6(2) of the PIT Regulations and the Code on unpublished price-sensitive information and dealing in securities of Embassy Office Parks REIT ("**Embassy REIT**"), please see enclosed the disclosures in connection with the transfer of units to me under the Employee Incentive Plan 2020, by Embassy Office Parks REIT Employee Welfare Trust. The disclosure is enclosed as **Annexure A**.

This is for your information and records.



Sakshi Garg

Head - Strategy & Investor Relations

Encl: As above

FORM C

SEBI (Prohibition of Insider Trading) Regulations, 2015 (Regulation 7 (2) read with Regulation 6(2) – Continual disclosure)

Name of the Trust: Embassy Office Parks REIT

ISIN of the Trust: INE041025011

Details of change in holding of Securities of Sponsor, Sponsor Group or other Designated Persons and other such persons as mentioned in Regulation 6(2).

Name, PAN, CIN/DIN, & address with contact nos.	Category of Person (Sponsors/ KMP / Director s/Immediate Relative to/others etc.)	Securities held prior to acquisition/disposal		Securities acquired/Disposed				Securities held post acquisition/disposal		Date of allotment advice/ acquisition of units/-sale-of units-specify		Date of intimation to Manager	Mode of acquisition/ disposal (on market/public/ rights/ preferential offer/off market/Inter-se transfer, ESOPs etc.)	Exchange on which the trade was executed
		Type of security (For eg. – Shares, Warrants, Convertible Debentures etc.)	No. and % of unitholding	Type of security (For eg. – Shares, Warrants, Convertible Debentures etc.)	No.	Value	Transaction Type (Buy/Sale/ Pledge/ Revoke/ Invoke/ Others- please specify)	Type of security (For eg. – Shares, Warrants, Convertible Debentures etc.)	No. and % of unitholding	From	To			
Sakshi Garg PAN: ██████████ Address: 12 th Floor, Pinnacle Tower, Embassy One, 8, Bellary Road, Ganganagar, Bengaluru, Karnataka – 560 032 Contact no: +91 80 6935 4864	Designated Person	REIT Units	8,596 (0.0009%)	REIT Units	10,527	NA Transfer without consideration as per Employee Incentive Plan 2020	Transfer of units to designated person under Employee Incentive Plan 2020	REIT Units	19,123 (0.0020%)	May 25, 2026	May 25, 2026	May 27, 2026	ESOP	NA (Off-market transfer)

Note: "Securities" shall have the meaning as defined under Regulation 2(1)(i) of SEBI (Prohibition of Insider Trading) Regulations, 2015.

Details of trading in derivatives of the REIT by Sponsor, Sponsor Group, or other Designated Persons and other such persons as mentioned in Regulation 6(2).

Trading in derivatives (Specify type of contract, Futures or Options etc.)						Exchange on which the Trade was executed
Type of contract	Contract specifications	Buy		Sell		
		Notional Value	Number of Securities (contracts * lot size)	Notional Value	Number of Securities (contracts * lot size)	
Not Applicable						

Note: In case of Options, notional value shall be calculated based on Premium plus strike price of options.

Signature:



Name: Sakshi Garg
Date: May 27, 2026
Place: Mumbai

May 27, 2026


To,
The Compliance Officer,
Embassy Office Parks Management Services Private Limited,
Manager to Embassy Office Parks REIT

Dear Vinitha,

Subject: Disclosure under Regulation 7(2) read with Regulation 6(2) of the Securities and Exchange Board of India (Prohibition of Insider Trading) Regulations, 2015, as amended (the "PIT Regulations")

Pursuant to Regulation 7(2) read with Regulation 6(2) of the PIT Regulations and the Code on unpublished price-sensitive information and dealing in securities of Embassy Office Parks REIT ("Embassy REIT"), please see enclosed the disclosures in connection with the transfer of units to me under the Employee Incentive Plan 2020, by Embassy Office Parks REIT Employee Welfare Trust. The disclosure is enclosed as **Annexure A**.

This is for your information and records.


Rahul R Parikh
Head - Treasury

Encl: As above

FORM C

SEBI (Prohibition of Insider Trading) Regulations, 2015 (Regulation 7 (2) read with Regulation 6(2) – Continual disclosure)

Name of the Trust: Embassy Office Parks REIT

ISIN of the Trust: INE041025011

Details of change in holding of Securities of Sponsor, Sponsor Group or other Designated Persons and other such persons as mentioned in Regulation 6(2).

Name, PAN, CIN/DIN, & address with contact nos.	Category of Person (Sponsors/ KMP/ Director s/Immediate Relative to/others etc.)	Securities held prior to acquisition/disposal		Securities acquired/Disposed				Securities held post acquisition/disposal		Date of allotment-advise/ acquisition of units/-sale of units-specify		Date of intimation to Manager	Mode of acquisition/ disposal (on market/public/ rights/ preferential offer/off market/Inter-se transfer, ESOPs etc.)	Exchange on which the trade was executed
		Type of security (For eg. – Shares, Warrants , Convertible Debentures etc.)	No. and % of unitholding	Type of security (For eg. – Shares, Warrants, Convertible Debentures etc.)	No.	Value	Transaction Type (Buy/-Sale/ Pledge/- Revoke/ Invoke/ Others- please specify)	Type of security (For eg. – Shares, Warrants , Convertible Debentures etc.)	No. and % of unitholding	From	To			
Rahul R Parikh PAN: [REDACTED] Address: 12 th Floor, Pinnacle Tower, Embassy One, 8, Bellary Road, Ganganagar, Bengaluru, Karnataka – 560 032 Contact no: +91 80 6935 4864	Designated Person	REIT Units	9,525 (0.0010%)	REIT Units	13,442	NA Transfer without consideration as per Employee Incentive Plan 2020	Transfer of units to designated person under Employee Incentive Plan 2020	REIT Units	22,967 (0.0024%)	May 25, 2026	May 25, 2026	May 27, 2026	ESOP	NA (Off-market transfer)

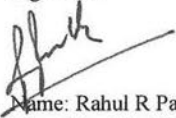
Note: "Securities" shall have the meaning as defined under Regulation 2(1)(i) of SEBI (Prohibition of Insider Trading) Regulations, 2015.

Details of trading in derivatives of the REIT by Sponsor, Sponsor Group, or other Designated Persons and other such persons as mentioned in Regulation 6(2).

Trading in derivatives (Specify type of contract, Futures or Options etc.)						Exchange on which the Trade was executed
Type of contract	Contract specifications	Buy		Sell		
		Notional Value	Number of Securities (contracts * lot size)	Notional Value	Number of Securities (contracts * lot size)	
Not Applicable						

Note: In case of Options, notional value shall be calculated based on Premium plus strike price of options.

Signature:



Name: Rahul R Parikh

Date: May 27, 2026

Place: Bengaluru

May 27, 2026

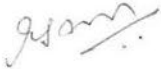
To,
The Compliance Officer,
Embassy Office Parks Management Services Private Limited,
Manager to Embassy Office Parks REIT

Dear Vinitha,

Subject: Disclosure under Regulation 7(2) read with Regulation 6(2) of the Securities and Exchange Board of India (Prohibition of Insider Trading) Regulations, 2015, as amended (the "PIT Regulations")

Pursuant to Regulation 7(2) read with Regulation 6(2) of the PIT Regulations and the Code on unpublished price-sensitive information and dealing in securities of Embassy Office Parks REIT ("**Embassy REIT**"), please see enclosed the disclosures in connection with the transfer of units to me under the Employee Incentive Plan 2020, by Embassy Office Parks REIT Employee Welfare Trust. The disclosure is enclosed as **Annexure A**.

This is for your information and records.



Arun M S

Business Finance Controller

Encl: As above

FORM C

SEBI (Prohibition of Insider Trading) Regulations, 2015 (Regulation 7 (2) read with Regulation 6(2) – Continual disclosure)

Name of the Trust: Embassy Office Parks REIT

ISIN of the Trust: INE041025011

Details of change in holding of Securities of Sponsor, Sponsor Group or other Designated Persons and other such persons as mentioned in Regulation 6(2).

Name, PAN, CIN/DIN, & address with contact nos.	Category of Person (Sponsors/ KMP / Director s/Immediate Relative to/others etc.)	Securities held prior to acquisition/disposal		Securities acquired/Disposed				Securities held post acquisition/disposal		Date of allotment advice/ acquisition of units/sale of units-specify		Date of intimation to Manager	Mode of acquisition/ disposal (on market/public/ rights/ preferential offer/off market/Inter-se transfer, ESOPs etc.)	Exchange on which the trade was executed
		Type of security (For eg. – Shares, Warrants, Convertible Debentures etc.)	No. and % of unitholding	Type of security (For eg. – Shares, Warrants, Convertible Debentures etc.)	No.	Value	Transaction Type (Buy/Sale/ Pledge/ Revoke/ Invoke/ Others- please specify)	Type of security (For eg. – Shares, Warrants, Convertible Debentures etc.)	No. and % of unitholding	From	To			
Arun M S PAN: [REDACTED] Address: 12 th Floor, Pinnacle Tower, Embassy One, 8, Bellary Road, Ganganagar, Bengaluru, Karnataka – 560 032 Contact no: +91 80 6935 4864	Designated Person	REIT Units	3,381 (0.0004%)	REIT Units	3,381	NA Transfer without consideration as per Employee Incentive Plan 2020	Transfer of units to designated person under Employee Incentive Plan 2020	REIT Units	6,762 (0.0007%)	May 25, 2026	May 25, 2026	May 27, 2026	ESOP	NA (Off-market transfer)

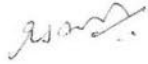
Note: "Securities" shall have the meaning as defined under Regulation 2(1)(i) of SEBI (Prohibition of Insider Trading) Regulations, 2015.

Details of trading in derivatives of the REIT by Sponsor, Sponsor Group, or other Designated Persons and other such persons as mentioned in Regulation 6(2).

Trading in derivatives (Specify type of contract, Futures or Options etc.)						Exchange on which the Trade was executed
Type of contract	Contract specifications	Buy		Sell		
		Notional Value	Number of Securities (contracts * lot size)	Notional Value	Number of Securities (contracts * lot size)	
Not Applicable						

Note: In case of Options, notional value shall be calculated based on Premium plus strike price of options.

Signature:



Name: Arun M S
Date: May 27, 2026
Place: Bengaluru

May 27, 2026

To,
The Compliance Officer,
Embassy Office Parks Management Services Private Limited,
Manager to Embassy Office Parks REIT

Dear Vinitha,

Subject: Disclosure under Regulation 7(2) read with Regulation 6(2) of the Securities and Exchange Board of India (Prohibition of Insider Trading) Regulations, 2015, as amended (the "PIT Regulations")

Pursuant to Regulation 7(2) read with Regulation 6(2) of the PIT Regulations and the Code on unpublished price-sensitive information and dealing in securities of Embassy Office Parks REIT ("**Embassy REIT**"), please see enclosed the disclosures in connection with the transfer of units to me under the Employee Incentive Plan 2020, by Embassy Office Parks REIT Employee Welfare Trust. The disclosure is enclosed as **Annexure A**.

This is for your information and records.



Manish Kumar Manu
Chief Development Officer

Encl: As above

FORM C

SEBI (Prohibition of Insider Trading) Regulations, 2015 (Regulation 7 (2) read with Regulation 6(2) – Continual disclosure)

Name of the Trust: Embassy Office Parks REIT

ISIN of the Trust: INE041025011

Details of change in holding of Securities of Sponsor, Sponsor Group or other Designated Persons and other such persons as mentioned in Regulation 6(2).

Name, PAN, CIN/DIN, & address with contact nos.	Category of Person (Sponsors/ KMP/ Director s/Immediate Relative to/others etc.)	Securities held prior to acquisition/disposal		Securities acquired/Disposed			Securities held post acquisition/disposal		Date of allotment advice/acquisition of units/sale of units specify		Date of intimation to Manager	Mode of acquisition/ disposal-(on market/public/ rights/ preferential offer/off market/Inter-se transfer, ESOPs etc.)	Exchange on which the trade was executed	
		Type of security (For eg. – Shares, Warrants , Convertible Debentures etc.)	No. and % of unitholding	Type of security (For eg. – Shares, Warrants, Convertible Debentures etc.)	No.	Value	Transaction Type (Buy/-Sale/ Pledge/- Revoke/ Invoke Others- please specify)	Type of security (For eg. – Shares, Warrants , Convertible Debentures etc.)	No. and % of unitholding	From				To
Manish Kumar Manu PAN: [REDACTED] Address: 12 th Floor, Pinnacle Tower, Embassy One, 8, Bellary Road, Ganganagar, Bengaluru, Kamataka – 560 032 Contact no: +91 80 6935 4864	Designated Person	REIT Units	6,762 (0.0007%)	REIT Units	6,760	NA Transfer without consideration as per Employee Incentive Plan 2020	Transfer of units to designated person under Employee Incentive Plan 2020	REIT Units	13,522 (0.0014%)	May 25, 2026	May 25, 2026	May 27, 2026	ESOP	NA (Off-market transfer)

Note: "Securities" shall have the meaning as defined under Regulation 2(1)(i) of SEBI (Prohibition of Insider Trading) Regulations, 2015.

Details of trading in derivatives of the REIT by Sponsor, Sponsor Group, or other Designated Persons and other such persons as mentioned in Regulation 6(2).

Trading in derivatives (Specify type of contract, Futures or Options etc.)						Exchange on which the Trade was executed
Type of contract	Contract specifications	Buy		Sell		
		Notional Value	Number of Securities (contracts * lot size)	Notional Value	Number of Securities (contracts * lot size)	
Not Applicable						

Note: In case of Options, notional value shall be calculated based on Premium plus strike price of options.

Signature:



Name: Manish Kumar Manu

Date: May 27, 2026

Place: Bengaluru

May 27, 2026

To,
The Compliance Officer,
Embassy Office Parks Management Services Private Limited,
Manager to Embassy Office Parks REIT

Dear Vinitha,

Subject: Disclosure under Regulation 7(2) read with Regulation 6(2) of the Securities and Exchange Board of India (Prohibition of Insider Trading) Regulations, 2015, as amended (the "PIT Regulations")

Pursuant to Regulation 7(2) read with Regulation 6(2) of the PIT Regulations and the Code on unpublished price-sensitive information and dealing in securities of Embassy Office Parks REIT ("**Embassy REIT**"), please see enclosed the disclosures in connection with the transfer of units to me under the Employee Incentive Plan 2020, by Embassy Office Parks REIT Employee Welfare Trust. The disclosure is enclosed as **Annexure A**.

This is for your information and records.



Paul Thomas Jayaraj

Head – SEZ and Approvals

Encl: As above

FORM C

SEBI (Prohibition of Insider Trading) Regulations, 2015 (Regulation 7 (2) read with Regulation 6(2) – Continual disclosure)

Name of the Trust: Embassy Office Parks REIT

ISIN of the Trust: INE041025011

Details of change in holding of Securities of Sponsor, Sponsor Group or other Designated Persons and other such persons as mentioned in Regulation 6(2).

Name, PAN, CIN/DIN, & address with contact nos.	Category of Person (Sponsors/ KMP / Director s/Immediate Relative to/others etc.)	Securities held prior to acquisition/disposal		Securities acquired/Disposed				Securities held post acquisition/disposal		Date of allotment-advise/ acquisition of units/-sale-of units-specify		Date of intimation to Manager	Mode of acquisition/ disposal (on market/public/ rights/ preferential offer/off market/Inter-se transfer, ESOPs etc.)	Exchange on which the trade was executed
		Type of security (For eg. – Shares, Warrants, Convertible Debentures etc.)	No. and % of unitholding	Type of security (For eg. – Shares, Warrants, Convertible Debentures etc.)	No.	Value	Transaction Type (Buy/Sale/ Pledge/ Revoke/ Invoke/ Others – please specify)	Type of security (For eg. – Shares, Warrants, Convertible Debentures etc.)	No. and % of unitholding	From	To			
Paul Thomas Jayaraj PAN: [REDACTED] Address: 12 th Floor, Pinnacle Tower, Embassy One, 8, Bellary Road, Ganganagar, Bengaluru, Karnataka – 560 032 Contact no: +91 80 6935 4864	Designated Person	REIT Units	7,562 (0.0008%)	REIT Units	6,762	NA Transfer without consideration as per Employee Incentive Plan 2020	Transfer of units to designated person under Employee Incentive Plan 2020	REIT Units	14,324 (0.0015%)	May 25, 2026	May 25, 2026	May 27, 2026	ESOP	NA (Off-market transfer)

Note: "Securities" shall have the meaning as defined under Regulation 2(1)(i) of SEBI (Prohibition of Insider Trading) Regulations, 2015.



Details of trading in derivatives of the REIT by Sponsor, Sponsor Group, or other Designated Persons and other such persons as mentioned in Regulation 6(2).

Trading in derivatives (Specify type of contract, Futures or Options etc.)						Exchange on which the Trade was executed
Type of contract	Contract specifications	Buy		Sell		
		Notional Value	Number of Securities (contracts * lot size)	Notional Value	Number of Securities (contracts * lot size)	
Not Applicable						

Note: In case of Options, notional value shall be calculated based on Premium plus strike price of options.

Signature:

Name: Paul Thomas Jayaraj
Date: May 27, 2026
Place: Bengaluru

May 27, 2026

To,
The Compliance Officer,
Embassy Office Parks Management Services Private Limited,
Manager to Embassy Office Parks REIT

Dear Vinitha,

Subject: Disclosure under Regulation 7(2) read with Regulation 6(2) of the Securities and Exchange Board of India (Prohibition of Insider Trading) Regulations, 2015, as amended (the "PIT Regulations")

Pursuant to Regulation 7(2) read with Regulation 6(2) of the PIT Regulations and the Code on unpublished price-sensitive information and dealing in securities of Embassy Office Parks REIT ("Embassy REIT"), please see enclosed the disclosures in connection with the transfer of units to me under the Employee Incentive Plan 2020, by Embassy Office Parks REIT Employee Welfare Trust. The disclosure is enclosed as **Annexure A**.

This is for your information and records.



Rajiv Banerjee
Procurement Head

Encl: As above

FORM C

SEBI (Prohibition of Insider Trading) Regulations, 2015 (Regulation 7 (2) read with Regulation 6(2) – Continual disclosure)

Name of the Trust: Embassy Office Parks REIT

ISIN of the Trust: INE041025011

Details of change in holding of Securities of Sponsor, Sponsor Group or other Designated Persons and other such persons as mentioned in Regulation 6(2).

Name, PAN, CIN/DIN, & address with contact nos.	Category of Person (Sponsors/ KMP / Director s/Immediate Relative to/others etc.)	Securities held prior to acquisition/disposal		Securities acquired/Disposed				Securities held post acquisition/disposal		Date of allotment advice/acquisition of units/sale of units specify		Date of intimation to Manager	Mode of acquisition/ disposal (on market/public/ rights/ preferential offer/off market/Inter- se transfer, ESOPs etc.)	Exchange on which the trade was executed
		Type of security (For eg. – Shares, Warrants , Convertible Debentures etc.)	No. and % of unitholding	Type of security (For eg. – Shares, Warrants, Convertible Debentures etc.)	No.	Value	Transaction Type (Buy-Sale/ Pledge-/ Revoke/ Invoke, Others – please specify)	Type of security (For eg. – Shares, Warrants , Convertible Debentures etc.)	No. and % of unitholding	From	Type of security (For eg. – Shares, Warrants , Convertible Debentures etc.)			
Rajiv Banerjee PAN: [REDACTED] Address: 12 th Floor, Pinnacle Tower, Embassy One, 8, Bellary Road, Ganganagar, Bengaluru, Karnataka – 560 032 Contact no: +91 80 6935 4864	Designated Person	REIT Units	3,381 (0.0004%)	REIT Units	3,381	NA Transfer without consideration as per Employee Incentive Plan 2020	Transfer of units to designated person under Employee Incentive Plan 2020	REIT Units	6,762 (0.0007%)	May 25, 2026	May 25, 2026	May 27, 2026	ESOP	NA (Off-market transfer)

Note: "Securities" shall have the meaning as defined under Regulation 2(1)(i) of SEBI (Prohibition of Insider Trading) Regulations, 2015.

Details of trading in derivatives of the REIT by Sponsor, Sponsor Group, or other Designated Persons and other such persons as mentioned in Regulation 6(2).

Trading in derivatives (Specify type of contract, Futures or Options etc.)						Exchange on which the Trade was executed
Type of contract	Contract specifications	Buy		Sell		
		Notional Value	Number of Securities (contracts * lot size)	Notional Value	Number of Securities (contracts * lot size)	
Not Applicable						

Note: In case of Options, notional value shall be calculated based on Premium plus strike price of options.

Signature:

Name: Rajiv Banerjee
 Date: May 27, 2026
 Place: Bengaluru

May 27, 2026

To,
The Compliance Officer,
Embassy Office Parks Management Services Private Limited,
Manager to Embassy Office Parks REIT

Dear Vinitha,

Subject: Disclosure under Regulation 7(2) read with Regulation 6(2) of the Securities and Exchange Board of India (Prohibition of Insider Trading) Regulations, 2015, as amended (the "PIT Regulations")

Pursuant to Regulation 7(2) read with Regulation 6(2) of the PIT Regulations and the Code on unpublished price-sensitive information and dealing in securities of Embassy Office Parks REIT ("**Embassy REIT**"), please see enclosed the disclosures in connection with the transfer of units to me under the Employee Incentive Plan 2020, by Embassy Office Parks REIT Employee Welfare Trust. The disclosure is enclosed as **Annexure A**.

This is for your information and records.



Shwetha Reddy

Chief Marketing Officer

Encl: As above

FORM C

SEBI (Prohibition of Insider Trading) Regulations, 2015 (Regulation 7 (2) read with Regulation 6(2) – Continual disclosure)

Name of the Trust: Embassy Office Parks REIT

ISIN of the Trust: INE041025011

Details of change in holding of Securities of Sponsor, Sponsor Group or other Designated Persons and other such persons as mentioned in Regulation 6(2).

Name, PAN, CIN/DIN, & address with contact nos.	Category of Person (Sponsors/ KMP / Director s/Immediate Relative to/others etc.)	Securities held prior to acquisition/disposal		Securities acquired/Disposed				Securities held post acquisition/disposal		Date of allotment advice/acquisition of units/sale of units specify		Date of intimation to Manager	Mode of acquisition/ disposal (on market/public/ rights/ preferential offer/off market/Inter- se transfer, ESOPs etc.)	Exchange on which the trade was executed
		Type of security (For eg. – Shares, Warrants, Convertible Debentures etc.)	No. and % of unitholding	Type of security (For eg. – Shares, Warrants, Convertible Debentures etc.)	No.	Value	Transaction Type (Buy/Sale/ Pledge/ Revoke/ Invoke/Others – please specify)	Type of security (For eg. – Shares, Warrants, Convertible Debentures etc.)	No. and % of unitholding	From	To			
Shwetha Reddy PAN: [REDACTED] Address: 12 th Floor, Pinnacle Tower, Embassy One, 8, Bellary Road, Ganganagar, Bengaluru, Karnataka – 560 032 Contact no: +91 80 6935 4864	Designated Person	REIT Units	4.226 (0.0004%)	REIT Units	12,678	NA Transfer without consideration as per Employee Incentive Plan 2020	Transfer of units to designated person under Employee Incentive Plan 2020	REIT Units	16,904 (0.0018%)	May 25, 2026	May 25, 2026	May 27, 2026	ESOP	NA (Off-market transfer)

Note: "Securities" shall have the meaning as defined under Regulation 2(1)(i) of SEBI (Prohibition of Insider Trading) Regulations, 2015.

Details of trading in derivatives of the REIT by Sponsor, Sponsor Group, or other Designated Persons and other such persons as mentioned in Regulation 6(2).

Trading in derivatives (Specify type of contract, Futures or Options etc.)					Exchange on which the Trade was executed	
Type of contract	Contract specifications	Buy		Sell		
		Notional Value	Number of Securities (contracts * lot size)	Notional Value	Number of Securities (contracts * lot size)	
Not Applicable						

Note: In case of Options, notional value shall be calculated based on Premium plus strike price of options.

Signature:



Name: Shwetha Reddy

Date: May 27, 2026

Place: Bengaluru

May 27, 2026

To,
Embassy Office Parks Management Services Private Limited,
Manager to Embassy Office Parks REIT

Subject: Disclosure under Regulation 7(2) read with Regulation 6(2) of the Securities and Exchange Board of India (Prohibition of Insider Trading) Regulations, 2015, as amended (the "PIT Regulations")

Pursuant to Regulation 7(2) read with Regulation 6(2) of the PIT Regulations and the Code on unpublished price-sensitive information and dealing in securities of Embassy Office Parks REIT ("**Embassy REIT**"), please see enclosed the disclosures in connection with the transfer of units to me under the Employee Incentive Plan 2020, by Embassy Office Parks REIT Employee Welfare Trust. The disclosure is enclosed as **Annexure A**.

This is for your information and records.



Vinitha Menon

Head – Company Secretary and Compliance Officer

Encl: As above

FORM C

SEBI (Prohibition of Insider Trading) Regulations, 2015 (Regulation 7 (2) read with Regulation 6(2) – Continual disclosure)

Name of the Trust: Embassy Office Parks REIT

ISIN of the Trust: INE041025011

Details of change in holding of Securities of Sponsor, Sponsor Group or other Designated Persons and other such persons as mentioned in Regulation 6(2).

Name, PAN, CIN/DIN, & address with contact nos.	Category of Person (Sponsors/ KMP / Director s/Immediate Relative to/others etc.)	Securities held prior to acquisition/disposal		Securities acquired/Disposed				Securities held post acquisition/disposal		Date of allotment advice/ acquisition of units/sale of units-specify		Date of intimation to Manager	Mode of acquisition/ disposal (on market/public/ rights/ preferential offer/off market/Inter-se transfer, ESOPs etc.)	Exchange on which the trade was executed
		Type of security (For eg. – Shares, Warrants, Convertible Debentures etc.)	No. and % of unitholding	Type of security (For eg. – Shares, Warrants, Convertible Debentures etc.)	No.	Value	Transaction Type (Buy/Sale/ Pledge/ Revoke/ Invoke, Others – please specify)	Type of security (For eg. – Shares, Warrants, Convertible Debentures etc.)	No. and % of unitholding	From	To			
Vinitha Menon PAN: [REDACTED] Address: 12 th Floor, Pinnacle Tower, Embassy One, 8, Bellary Road, Ganganagar, Bengaluru, Karnataka – 560 032 Contact no: +91 80 6935 4864	Designated Person	REIT Units	3,381 (0.0004%)	REIT Units	3,381	NA Transfer without consideration as per Employee Incentive Plan 2020	Transfer of units to designated person under Employee Incentive Plan 2020	REIT Units	6,762 (0.0007%)	May 25, 2026	May 25, 2026	May 27, 2026	ESOP	NA (Off-market transfer)

Note: "Securities" shall have the meaning as defined under Regulation 2(1)(i) of SEBI (Prohibition of Insider Trading) Regulations, 2015.

Details of trading in derivatives of the REIT by Sponsor, Sponsor Group, or other Designated Persons and other such persons as mentioned in Regulation 6(2).

Trading in derivatives (Specify type of contract, Futures or Options etc.)						Exchange on which the Trade was executed
Type of contract	Contract specifications	Buy		Sell		
		Notional Value	Number of Securities (contracts * lot size)	Notional Value	Number of Securities (contracts * lot size)	
Not Applicable						

Note: In case of Options, notional value shall be calculated based on Premium plus strike price of options.

Signature:



Name: Vinitha Menon
Date: May 27, 2026
Place: Mumbai

May 27, 2026

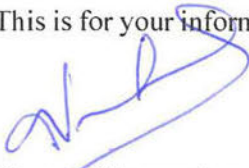
To,
The Compliance Officer,
Embassy Office Parks Management Services Private Limited,
Manager to Embassy Office Parks REIT

Dear Vinitha,

Subject: Disclosure under Regulation 7(2) read with Regulation 6(2) of the Securities and Exchange Board of India (Prohibition of Insider Trading) Regulations, 2015, as amended (the "PIT Regulations")

Pursuant to Regulation 7(2) read with Regulation 6(2) of the PIT Regulations and the Code on unpublished price-sensitive information and dealing in securities of Embassy Office Parks REIT ("Embassy REIT"), please see enclosed the disclosures in connection with the transfer of units to me under the Employee Incentive Plan 2020, by Embassy Office Parks REIT Employee Welfare Trust. The disclosure is enclosed as **Annexure A**.

This is for your information and records.



Naveen Kumar Janardhan

Head "Projects"

Encl: As above

FORM C

SEBI (Prohibition of Insider Trading) Regulations, 2015 (Regulation 7 (2) read with Regulation 6(2) (Continual disclosure)

Name of the Trust: Embassy Office Parks REIT

ISIN of the Trust: INE041025011

Details of change in holding of Securities of Sponsor, Sponsor Group or other Designated Persons and other such persons as mentioned in Regulation 6(2).

Name, PAN, CIN/DIN, & address with contact nos.	Category of Person (Sponsors/ KMP / Director s/Immediate Relative to/others etc.)	Securities held prior to acquisition/disposal		Securities acquired/Disposed				Securities held post acquisition/disposal		Date of allotment advice/ acquisition of units/sale of units-specify		Date of intimation to Manager	Mode of acquisition/ disposal (on market/public/ rights/ preferential offer/off market/Inter-se transfer, ESOPs etc.)	Exchange on which the trade was executed
		Type of security (For eg. <input type="checkbox"/> Shares, <input type="checkbox"/> Warrants, <input type="checkbox"/> Convertible Debentures etc.)	No. and % of unitholding	Type of security (For eg. <input type="checkbox"/> Shares, <input type="checkbox"/> Warrants, <input type="checkbox"/> Convertible Debentures etc.)	No.	Value	Transaction Type (Buy/Sale/ Pledge/ Revoke/ Invoke, Others <input type="checkbox"/> please specify)	Type of security (For eg. <input type="checkbox"/> Shares, <input type="checkbox"/> Warrants, <input type="checkbox"/> Convertible Debentures etc.)	No. and % of unitholding	From	To			
Naveen Kumar Janardhan PAN: [REDACTED] Address: 12 th Floor, Pinnacle Tower, Embassy One, 8, Bellary Road, Ganganagar, Bengaluru, Karnataka 560 032 Contact no: +91 80 6935 4864	Designated Person	REIT Units	6,271 (0.0007%)	REIT Units	15,214	NA Transfer without consideration as per Employee Incentive Plan 2020	Transfer of units to designated person under Employee Incentive Plan 2020	REIT Units	21,485 (0.0023%)	May 25, 2026	May 25, 2026	May 27, 2026	ESOP	NA (Off-market transfer)

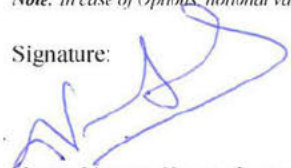
Note: Securities shall have the meaning as defined under Regulation 2(1)(i) of SEBI (Prohibition of Insider Trading) Regulations, 2015.

Details of trading in derivatives of the REIT by Sponsor, Sponsor Group, or other Designated Persons and other such persons as mentioned in Regulation 6(2).

Trading in derivatives (Specify type of contract, Futures or Options etc.)						Exchange on which the Trade was executed
Type of contract	Contract specifications	Buy		Sell		
		Notional Value	Number of Securities (contracts * lot size)	Notional Value	Number of Securities (contracts * lot size)	
Not Applicable						

Note: In case of Options, notional value shall be calculated based on Premium plus strike price of options.

Signature:



Name: Naveen Kumar Janardhan

Date: May 27, 2026

Place: Bengaluru

May 27, 2026

To,
Embassy Office Parks Management Services Private Limited,
Manager to Embassy Office Parks REIT

Dear Vinitha,

Subject: Disclosure under Regulation 7(2) read with Regulation 6(2) of the Securities and Exchange Board of India (Prohibition of Insider Trading) Regulations, 2015, as amended (the "PIT Regulations")

Pursuant to Regulation 7(2) read with Regulation 6(2) of the PIT Regulations and the Code on unpublished price-sensitive information and dealing in securities of Embassy Office Parks REIT ("**Embassy REIT**"), please see enclosed the disclosures in connection with the transfer of units to me under the Employee Incentive Plan 2020, by Embassy Office Parks REIT Employee Welfare Trust. The disclosure is enclosed as **Annexure A**.

This is for your information and records.



Deepthi Dasan

Head – Human Resources

Encl: As above

FORM C

SEBI (Prohibition of Insider Trading) Regulations, 2015 (Regulation 7 (2) read with Regulation 6(2) – Continual disclosure)

Name of the Trust: Embassy Office Parks REIT

ISIN of the Trust: INE041025011

Details of change in holding of Securities of Sponsor, Sponsor Group or other Designated Persons and other such persons as mentioned in Regulation 6(2).

Name, PAN, CIN/DIN, & address with contact nos.	Category of Person (Sponsors/ KMP / Director s/Immediate Relative to/others etc.)	Securities held prior to acquisition/disposal		Securities acquired/Disposed				Securities held post acquisition/disposal		Date of allotment-advicel acquisition of units/sale of units-specify		Date of intimation to Manager	Mode of acquisition/ disposal-(on market/publi c/ rights/ preferential offer/off market/Inter-se transfer, ESOPs etc.)	Exchange on which the trade was executed
		Type of security (For eg. – Shares, Warrants , Convertible Debentures etc.)	No. and % of unitholding	Type of security (For eg. – Shares, Warrants, Convertible Debentures etc.)	No.	Value	Transactio n Type (Buy/Sale/ Pledge/ Revoke/ Invoke, Others – please specify)	Type of security (For eg. – Shares, Warrants , Convertible Debentures etc.)	No. and % of unitholding	From	To			
Deepthi Dasan PAN: [REDACTED] Address: 12 th Floor, Pinnacle Tower, Embassy One, 8, Bellary Road, Ganganagar, Bengaluru, Karnataka – 560 032 Contact no: +91 80 6935 4864	Designated Person	REIT Units	0 (0%)	REIT Units	3,381	NA Transfer without consideration as per Employee Incentive Plan 2020	Transfer of units to designated person under Employee Incentive Plan 2020	REIT Units	3,381 (0.0004%)	May 25, 2026	May 25, 2026	May 27, 2026	ESOP	NA (Off-market transfer)

Note: "Securities" shall have the meaning as defined under Regulation 2(1)(i) of SEBI (Prohibition of Insider Trading) Regulations, 2015.

Details of trading in derivatives of the REIT by Sponsor, Sponsor Group, or other Designated Persons and other such persons as mentioned in Regulation 6(2).

Trading in derivatives (Specify type of contract, Futures or Options etc.)						Exchange on which the Trade was executed
Type of contract	Contract specifications	Buy		Sell		
		Notional Value	Number of Securities (contracts * lot size)	Notional Value	Number of Securities (contracts * lot size)	
Not Applicable						

Note: In case of Options, notional value shall be calculated based on Premium plus strike price of options.

Signature: 

Name: Deepthi Dasan
Date: May 27, 2026
Place: Bengaluru

May 27, 2026

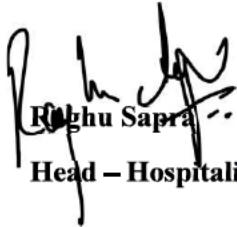
To,
The Compliance Officer,
Embassy Office Parks Management Services Private Limited,
Manager to Embassy Office Parks REIT

Dear Vinitha,

Subject: Disclosure under Regulation 7(2) read with Regulation 6(2) of the Securities and Exchange Board of India (Prohibition of Insider Trading) Regulations, 2015, as amended (the “PIT Regulations”)

Pursuant to Regulation 7(2) read with Regulation 6(2) of the PIT Regulations and the Code on unpublished price-sensitive information and dealing in securities of Embassy Office Parks REIT (“**Embassy REIT**”), please see enclosed the disclosures in connection with the transfer of units to me under the Employee Incentive Plan 2020, by Embassy Office Parks REIT Employee Welfare Trust. The disclosure is enclosed as **Annexure A**.

This is for your information and records.


Rishu Sapra
Head – Hospitality

Encl: As above

FORM C

SEBI (Prohibition of Insider Trading) Regulations, 2015 (Regulation 7 (2) read with Regulation 6(2) – Continual disclosure)

Name of the Trust: Embassy Office Parks REIT

ISIN of the Trust: INE041025011

Details of change in holding of Securities of Sponsor, Sponsor Group or other Designated Persons and other such persons as mentioned in Regulation 6(2).

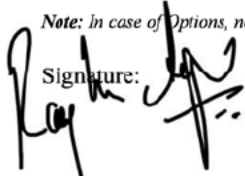
Name, PAN, CIN/DEN, & address with contact nos.	Category of Person (Sponsors/ KMP / Director s/Immediate Relative to/others etc.)	Securities held prior to acquisition/disposal		Securities acquired/Disposed				Securities held post acquisition/disposal		Date of allotment advice/ acquisition of units/- sale of units specify		Date of intimation to Manager	Mode of acquisition/ disposal (on market/public/ rights/ preferential offer/off market/Inter- se transfer, ESOPs etc.)	Exchange on which the trade was executed
		Type of security (For eg. – Shares, Warrants, Convertible Debentures etc.)	No. and % of unitholding	Type of security (For eg. – Shares, Warrants, Convertible Debentures etc.)	No.	Value	Transaction Type (Buy/Sale/ Pledge/ Revoke/ Invoke/Others – please specify)	Type of security (For eg. – Shares, Warrants, Convertible Debentures etc.)	No. and % of unitholding	From	To			
Raghu Sapra PAN: [REDACTED] Address: 12 th Floor, Pinnacle Tower, Embassy One, 8, Bellary Road, Ganganagar, Bengaluru, Karnataka – 560 032 Contact no: +91 80 6935 4864	Designated Person	REIT Units	7,741 (0.0008%)	REIT Units	16,160	NA Transfer without consideration as per Employee Incentive Plan 2020	Transfer of units to designated person under Employee Incentive Plan 2020	REIT Units	23,901 (0.0025%)	May 26, 2026	May 26, 2026	May 27, 2026	ESOP	NA (Off-market transfer)

Note: "Securities" shall have the meaning as defined under Regulation 2(1)(i) of SEBI (Prohibition of Insider Trading) Regulations, 2015.

Details of trading in derivatives of the REIT by Sponsor, Sponsor Group, or other Designated Persons and other such persons as mentioned in Regulation 6(2).

Trading in derivatives (Specify type of contract, Futures or Options etc.)					Exchange on which the Trade was executed
Type of contract	Contract specifications	Buy		Sell	
		Notional Value	Number of Securities (contracts * lot size)	Notional Value	Number of Securities (contracts * lot size)
Not Applicable					

Note: In case of Options, notional value shall be calculated based on Premium plus strike price of options.

Signature: 

Name: Raghu Sapra
 Date: May 27, 2026
 Place: Bengaluru

May 27, 2026

To,
The Compliance Officer,
Embassy Office Parks Management Services Private Limited,
Manager to Embassy Office Parks REIT

Dear Vinitha,

Subject: Disclosure under Regulation 7(2) read with Regulation 6(2) of the Securities and Exchange Board of India (Prohibition of Insider Trading) Regulations, 2015, as amended (the "PIT Regulations")

Pursuant to Regulation 7(2) read with Regulation 6(2) of the PIT Regulations and the Code on unpublished price-sensitive information and dealing in securities of Embassy Office Parks REIT ("Embassy REIT"), please see enclosed the disclosures in connection with the transfer of units to me under the Employee Incentive Plan 2020, by Embassy Office Parks REIT Employee Welfare Trust. The disclosure is enclosed as **Annexure A**.

This is for your information and records.



Sandeep Shrikisan Tapadia
Co-Head (West & North) - Asset Management

Encl: As above

FORM C

SEBI (Prohibition of Insider Trading) Regulations, 2015 (Regulation 7 (2) read with Regulation 6(2) – Continual disclosure)

Name of the Trust: Embassy Office Parks REIT

ISIN of the Trust: INE041025011

Details of change in holding of Securities of Sponsor, Sponsor Group or other Designated Persons and other such persons as mentioned in Regulation 6(2).

Name, PAN, CIN/DIN, & address with contact nos.	Category of Person (Sponsors/ KMP/ Director s/Immediate Relative to/others etc.)	Securities held prior to acquisition/disposal		Securities acquired/Disposed				Securities held post acquisition/disposal		Date of allotment/advice/ acquisition of units/sale of units specify		Date of intimation to Manager	Mode of acquisition/ disposal (on market/public/ rights/ preferential offer/off market/Inter-se transfer, ESOPs etc.)	Exchange on which the trade was executed
		Type of security (For eg. – Shares, Warrants, Convertible Debentures etc.)	No. and % of unitholding	Type of security (For eg. – Shares, Warrants, Convertible Debentures etc.)	No.	Value	Transaction Type (Buy/Sale/ Pledge/ Revoke/ Lapse/Others – Please specify)	Type of security (For eg. – Shares, Warrants, Convertible Debentures etc.)	No. and % of unitholding	From	To			
Sandeep Shrikisan Tapoda PAN [REDACTED] Address: 12 th Floor, Pinnacle Tower, Embassy One, 8 Bellary Road, Ganganagar, Bengaluru, Karnataka - 560 032 Contact no: +91 80 6935 4864	Designated Person	REIT Units	0 (0%)	REIT Units	4,061	NA Transfer without consideration as per Employee Incentive Plan 2020	Transfer of units to designated person under Employee Incentive Plan 2020	REIT Units	4,061 (0.0004%)	May 20, 2026	May 26, 2026	May 27, 2026	ESOP	NA (Off-market transfer)

Note: "Securities" shall have the meaning as defined under Regulation 2(1)(i) of SEBI (Prohibition of Insider Trading) Regulations, 2015.

Details of trading in derivatives of the REIT by Sponsor, Sponsor Group, or other Designated Persons and other such persons as mentioned in Regulation 6(2).

Trading in derivatives (Specify type of contract, Futures or Options etc.)						Exchange on which the Trade was executed
Type of contract	Contract specifications	Buy		Sell		
		Notional Value	Number of Securities (contracts * lot size)	Notional Value	Number of Securities (contracts * lot size)	
Not Applicable						

Note: In case of Options, notional value shall be calculated based on Premium plus strike price of options.

Signature:

Name: Sandeep Shrikisan Tapadia

Date: May 27, 2026

Place: Mumbai

May 27, 2026

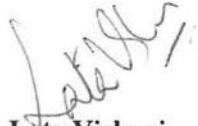
To,
The Compliance Officer,
Embassy Office Parks Management Services Private Limited,
Manager to Embassy Office Parks REIT

Dear Vinitha,

Subject: Disclosure under Regulation 7(2) read with Regulation 6(2) of the Securities and Exchange Board of India (Prohibition of Insider Trading) Regulations, 2015, as amended (the "PIT Regulations")

Pursuant to Regulation 7(2) read with Regulation 6(2) of the PIT Regulations and the Code on unpublished price-sensitive information and dealing in securities of Embassy Office Parks REIT ("**Embassy REIT**"), please see enclosed the disclosures in connection with the transfer of units to me under the Employee Incentive Plan 2020, by Embassy Office Parks REIT Employee Welfare Trust. The disclosure is enclosed as **Annexure A**.

This is for your information and records.



Lata Vishnoi

Head - Taxation

Encl: As above

FORM C

SEBI (Prohibition of Insider Trading) Regulations, 2015 (Regulation 7 (2) read with Regulation 6(2) – Continual disclosure)

Name of the Trust: Embassy Office Parks REIT

ISIN of the Trust: INE041025011

Details of change in holding of Securities of Sponsor, Sponsor Group or other Designated Persons and other such persons as mentioned in Regulation 6(2).

Name, PAN, CINDIN, & address with contact nos.	Category of Person (Sponsors/ KMP / Director s/Immediate Relative to/others etc.)	Securities held prior to acquisition/disposal		Securities acquired/Disposed				Securities held post acquisition/disposal		Date of allotment-advices/ acquisition of units/-sale-of units-specify		Date of intimation to Manager	Mode of acquisition/ disposal (on market/public/ rights/ preferential offer/off market/Inter-se transfer, ESOPs etc.)	Exchange on which the trade was executed
		Type of security (For eg. – Shares, Warrants, Convertible Debentures etc.)	No. and % of unitholding	Type of security (For eg. – Shares, Warrants, Convertible Debentures etc.)	No.	Value	Transaction Type (Buy/Sale/ Pledge-/ Revoke/ Invoke/Others – please specify)	Type of security (For eg. – Shares, Warrants, Convertible Debentures etc.)	No. and % of unitholding	From	To			
Lata Vishnoi PAN: [REDACTED] Address: 12 th Floor, Pinnacle Tower, Embassy One, 8, Bellary Road, Ganganagar, Bengaluru, Karnataka – 560 032 Contact no: +91 80 6935 4864	Designated Person	REIT Units	0 (0%)	REIT Units	3,845	NA Transfer without consideration as per Employee Incentive Plan 2020	Transfer of units to designated person under Employee Incentive Plan 2020	REIT Units	3,845 (0.0004%)	May 26, 2026	May 26, 2026	May 27, 2026	ESOP	NA (Off-market transfer)

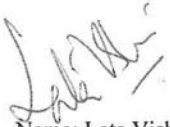
Note: "Securities" shall have the meaning as defined under Regulation 2(1)(i) of SEBI (Prohibition of Insider Trading) Regulations, 2015.

Details of trading in derivatives of the REIT by Sponsor, Sponsor Group, or other Designated Persons and other such persons as mentioned in Regulation 6(2).

Trading in derivatives (Specify type of contract, Futures or Options etc.)						Exchange on which the Trade was executed
Type of contract	Contract specifications	Buy		Sell		
		Notional Value	Number of Securities (contracts * lot size)	Notional Value	Number of Securities (contracts * lot size)	
Not Applicable						

Note: In case of Options, notional value shall be calculated based on Premium plus strike price of options.

Signature:



Name: Lata Vishnoi

Date: May 27, 2026

Place: Bengaluru

May 27, 2026

To,
The Compliance Officer,
Embassy Office Parks Management Services Private Limited,
Manager to Embassy Office Parks REIT

Dear Vinitha,

Subject: Disclosure under Regulation 7(2) read with Regulation 6(2) of the Securities and Exchange Board of India (Prohibition of Insider Trading) Regulations, 2015, as amended (the "PIT Regulations")

Pursuant to Regulation 7(2) read with Regulation 6(2) of the PIT Regulations and the Code on unpublished price-sensitive information and dealing in securities of Embassy Office Parks REIT ("**Embassy REIT**"), please see enclosed the disclosures in connection with the transfer of units to me under the Employee Incentive Plan 2020, by Embassy Office Parks REIT Employee Welfare Trust. The disclosure is enclosed as **Annexure A**.

This is for your information and records.



Amit Shetty

Chief Executive Officer

Encl: As above

FORM C

SEBI (Prohibition of Insider Trading) Regulations, 2015 (Regulation 7 (2) read with Regulation 6(2) – Continual disclosure)

Name of the Trust: Embassy Office Parks REIT

ISIN of the Trust: INE041025011

Details of change in holding of Securities of Sponsor, Sponsor Group or other Designated Persons and other such persons as mentioned in Regulation 6(2).

Name, PAN, CIN/DIN, & address with contact nos.	Category of Person (Sponsors/ KMP / Director s/Immediate Relative to/others etc.)	Securities held prior to acquisition/disposal		Securities acquired/Disposed				Securities held post acquisition/disposal		Date of allotment advice/ acquisition of units/-sale-of units-specify		Date of intimation to Manager	Mode of acquisition/ disposal (on market/public/ rights/ preferential offer/off market/Inter- se transfer, ESOPs etc.)	Exchange on which the trade was executed
		Type of security (For eg. – Shares, Warrants , Convertible Debentures etc.)	No. and % of unitholding	Type of security (For eg. – Shares, Warrants, Convertible Debentures etc.)	No.	Value	Transaction Type (Buy/- Sale/ Pledge/- Revoke/ Invoke/ Others- please specify)	Type of security (For eg. – Shares, Warrants , Convertible Debentures etc.)	No. and % of unitholding	From	To			
Amit Shetty PAN: [REDACTED] Address: 12 th Floor, Pinnacle Tower, Embassy One, 8, Bellary Road, Ganganagar, Bengaluru, Kamataka – 560 032 Contact no: +91 80 6935 4864	Designated Person	REIT Units	35,741 (0.0038%)	REIT Units	65,272	NA Transfer without consideration as per Employee Incentive Plan 2020	Transfer of units to designated person under Employee Incentive Plan 2020	REIT Units	1,01,013 (0.0107%)	May 26, 2026	May 26, 2026	May 27, 2026	ESOP	NA (Off-market transfer)

Note: "Securities" shall have the meaning as defined under Regulation 2(1)(i) of SEBI (Prohibition of Insider Trading) Regulations, 2015.

Details of trading in derivatives of the REIT by Sponsor, Sponsor Group, or other Designated Persons and other such persons as mentioned in Regulation 6(2).

Trading in derivatives (Specify type of contract, Futures or Options etc.)						Exchange on which the Trade was executed
Type of contract	Contract specifications	Buy		Sell		
		Notional Value	Number of Securities (contracts * lot size)	Notional Value	Number of Securities (contracts * lot size)	
Not Applicable						

Note: In case of Options, notional value shall be calculated based on Premium plus strike price of options.

Signature:

Name: Amit Shetty
 Date: May 27, 2026
 Place: Mumbai

May 27, 2026

To,
The Compliance Officer,
Embassy Office Parks Management Services Private Limited,
Manager to Embassy Office Parks REIT

Dear Vinitha,

Subject: Disclosure under Regulation 7(2) read with Regulation 6(2) of the Securities and Exchange Board of India (Prohibition of Insider Trading) Regulations, 2015, as amended (the "PIT Regulations")

Pursuant to Regulation 7(2) read with Regulation 6(2) of the PIT Regulations and the Code on unpublished price-sensitive information and dealing in securities of Embassy Office Parks REIT ("**Embassy REIT**"), please see enclosed the disclosures in connection with the transfer of units to me under the Employee Incentive Plan 2020, by Embassy Office Parks REIT Employee Welfare Trust. The disclosure is enclosed as **Annexure A**.

This is for your information and records.



Nagaraj Naik

Co-Head (South) – Asset Management

Encl: As above

FORM C

SEBI (Prohibition of Insider Trading) Regulations, 2015 (Regulation 7 (2) read with Regulation 6(2) – Continual disclosure)

Name of the Trust: Embassy Office Parks REIT

ISIN of the Trust: INE041025011

Details of change in holding of Securities of Sponsor, Sponsor Group or other Designated Persons and other such persons as mentioned in Regulation 6(2).

Name, PAN, CIN/DIN, & address with contact nos.	Category of Person (Sponsors/ KMP / Director s/Immediate Relative to/others etc.)	Securities held prior to acquisition/disposal		Securities acquired/Disposed				Securities held post acquisition/disposal		Date of allotment-advise/ acquisition of units/-sale-of units-specify		Date of intimation to Manager	Mode of acquisition/ disposal-(on market/public/ rights/ preferential offer/off market/Inter-se transfer, ESOPs etc.)	Exchange on which the trade was executed
		Type of security (For eg. – Shares, Warrants, Convertible Debentures etc.)	No. and % of unitholding	Type of security (For eg. – Shares, Warrants, Convertible Debentures etc.)	No.	Value	Transaction Type (Buy/Sale/ Pledge/ Revoke/ Take/Others – please specify)	Type of security (For eg. – Shares, Warrants, Convertible Debentures etc.)	No. and % of unitholding	From	To			
Nagaraj Nalik PAN [REDACTED] Address: 12 th Floor, Pinnacle Tower, Embassy One, 8, Bellary Road, Gangagan, Bengaluru, Karnataka - 560 032 Contact no: 91 80 6935 4864	Designated Person	REIT Units	4,981 (0.0005%)	REIT Units	3,381	NA Transfer without consideration as per Employee Incentive Plan 2020	Transfer of units to designated person under Employee Incentive Plan 2020	REIT Units	8,362 (0.0009%)	May 26, 2026	May 26, 2026	May 27, 2026	ESOP	NA (Off-market transfer)

Note: "Securities" shall have the meaning as defined under Regulation 2(1)(i) of SEBI (Prohibition of Insider Trading) Regulations, 2015

Details of trading in derivatives of the BEIT by Sponsor, Sponsor Group, or other Designated Persons and other such persons as mentioned in Regulation 6(2).

Trading in derivatives (Specify type of contract, Futures or Options etc.)						Exchange on which the Trade was executed
Type of contract	Contract specifications	Buy		Sell		
		Notional Value	Number of Securities (contracts * lot size)	Notional Value	Number of Securities (contracts * lot size)	
Not Applicable						

Note: In case of Options, notional value shall be calculated based on Premium plus strike price of options.

Signature:



Name: Nagaraj Naik
Date: May 27, 2026
Place: Bengaluru

May 27, 2026

To,
The Compliance Officer,
Embassy Office Parks Management Services Private Limited,
Manager to Embassy Office Parks REIT

Dear Vinitha,

Subject: Disclosure under Regulation 7(2) read with Regulation 6(2) of the Securities and Exchange Board of India (Prohibition of Insider Trading) Regulations, 2015, as amended (the "PIT Regulations")

Pursuant to Regulation 7(2) read with Regulation 6(2) of the PIT Regulations and the Code on unpublished price-sensitive information and dealing in securities of Embassy Office Parks REIT ("**Embassy REIT**"), please see enclosed the disclosures in connection with the transfer of units to me under the Employee Incentive Plan 2020, by Embassy Office Parks REIT Employee Welfare Trust. The disclosure is enclosed as **Annexure A**.

This is for your information and records.



Savitha Babu

Finance Controller

Encl: As above

FORM C

SEBI (Prohibition of Insider Trading) Regulations, 2015 (Regulation 7 (2) read with Regulation 6(2) – Continual disclosure)

Name of the Trust: Embassy Office Parks REIT

ISIN of the Trust: INE041025011

Details of change in holding of Securities of Sponsor, Sponsor Group or other Designated Persons and other such persons as mentioned in Regulation 6(2).

Name, PAN, CIN/DIN, & address with contact nos.	Category of Person (Sponsors/ KMP / Director s/Immediate Relative to/others etc.)	Securities held prior to acquisition/disposal		Securities acquired/Disposed				Securities held post acquisition/disposal		Date of allotment advice/acquisition of units/sale-of units specify		Date of intimation to Manager	Mode of acquisition/ disposal (on market/public/ rights/ preferential offer/off market/Inter- se transfer, ESOPs etc.)	Exchange on which the trade was executed
		Type of security (For eg. – Shares, Warrants, Convertible Debentures etc.)	No. and % of unitholding	Type of security (For eg. – Shares, Warrants, Convertible Debentures etc.)	No.	Value	Transaction Type (Buy/Sale/ Pledge-/ Revoke-/ Invoke/Others – Please specify)	Type of security (For eg. – Shares, Warrants, Convertible Debentures etc.)	No. and % of unitholding	From	To			
Savitha Babu PAN: [REDACTED] Address: 12 th Floor, Pinnacle Tower, Embassy One, 8, Bellary Road, Ganganagar, Bengaluru, Karnataka – 560 032 Contact no: +91 80 6935 4864	Designated Person	REIT Units	6,762 (0.0007%)	REIT Units	6,762	NA Transfer without consideration as per Employee Incentive Plan 2020	Transfer of units to designated person under Employee Incentive Plan 2020	REIT Units	13,524 (0.0014%)	May 26, 2026	May 26, 2026	May 27, 2026	ESOP	NA (Off-market transfer)

Note: "Securities" shall have the meaning as defined under Regulation 2(1)(i) of SEBI (Prohibition of Insider Trading) Regulations, 2015.

Details of trading in derivatives of the REIT by Sponsor, Sponsor Group, or other Designated Persons and other such persons as mentioned in Regulation 6(2).

Trading in derivatives (Specify type of contract, Futures or Options etc.)						Exchange on which the Trade was executed
Type of contract	Contract specifications	Buy		Sell		
		Notional Value	Number of Securities (contracts * lot size)	Notional Value	Number of Securities (contracts * lot size)	
Not Applicable						

Note: In case of Options, notional value shall be calculated based on Premium plus strike price of options.

Signature:



Name: Savitha Babu

Date: May 27, 2026

Place: Bengaluru