

The PSE makes no representation on the accuracy, validity, correctness and completeness of the information stated in the respective PORs of listed companies. The PSE shall use the information contained in the POR submitted by the company in computing a company's weight in the index and this may be updated or adjusted consistent with the policy of the Exchange in managing the PSEi and sector indices.



MREIT, Inc. MREIT

PSE Disclosure Form POR-1 - Public Ownership Report Reference: Amended Rule on Minimum Public Ownership

Report Type

- ☐ Monthly
- ☐ Quarterly
- ☒ Others

Report Date Jul 14, 2026

Computation of Public Ownership

Number of Issued Common Shares	4,718,849,053
Less: Number of Treasury Common Shares, if any	0
Number of Outstanding Common Shares	4,718,849,053

Less :

A. Directors

Name	Direct	Indirect	Total direct & indirect shares	% to Total Outstanding Shares
Kevin Andrew L. Tan	1,000	10,494,000	10,495,000	0.22
Jose Arnulfo C. Batac	1,000	100,000	101,000	0
Francisco C. Canuto	1,000	0	1,000	0
Lourdes T. Gutierrez-Alfonso	1,000	0	1,000	0
Jesus B. Varela	1,000	0	1,000	0
Sergio R. Ortiz-Luis, Jr.	1,000	0	1,000	0
Antonio E. Llantada, Jr.	1,000	0	1,000	0
	7,000	10,594,000	10,601,000	0.22

B. Officers

Name	Direct	Indirect	Total direct & indirect shares	% to Total Outstanding Shares
Giovanni C. Ng	0	0	0	0
Maria Carla T. UyKim	0	0	0	0
Mabel P. Tacorda	0	0	0	0
Andy Willing Dela Cruz, Jr.	0	0	0	0

Ma. Melody Ibanez-Garcia	0	0	0	0
	0	0	0	0

C. Principal/Substantial Stockholders

Name	Direct	Indirect	Total direct & indirect shares	% to Total Outstanding Shares
Megaworld Corporation	2,148,498,553	372,788,221	2,521,286,774	53.43
	2,148,498,553	372,788,221	2,521,286,774	53.43

D. Affiliates

Name	Direct	Indirect	Total direct & indirect shares	% to Total Outstanding Shares
Emperador, Inc.	0	28,902,900	28,902,900	0.61
	0	28,902,900	28,902,900	0.61

E. Government

Name	Direct	Indirect	Total direct & indirect shares	% to Total Outstanding Shares
0	0	0	0	0
	0	0	0	0

F. Banks

Name	Direct	Indirect	Total direct & indirect shares	% to Total Outstanding Shares
0	0	0	0	0
	0	0	0	0

G. Employees

Name	Direct	Indirect	Total direct & indirect shares	% to Total Outstanding Shares
0	0	0	0	0
	0	0	0	0

H. Lock-Up Shares

Name	Direct	Indirect	Total direct & indirect shares	% to Total Outstanding Shares
0	0	0	0	0
	0	0	0	0

I. Others

Name	Direct	Indirect	Total direct & indirect shares	% to Total Outstanding Shares
0	0	0	0	0
	0	0	0	0

Number of Listed Common Shares	3,721,983,381
Total Number of Non-Public Shares	2,560,790,674
Total Number of Shares Owned by the Public	2,158,058,379
Public Ownership Percentage	45.73

Other Relevant Information

Please see attached Certification from the Stock Transfer Agent.

This Report is being amended to update Megaworld Corporation's indirect shares in relation to a block sale dated 10 July and 14 July 2026.

Filed on behalf by:

Name	Angeli Tristeza
Designation	Legal Counsel



CERTIFICATION

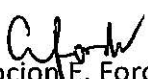
As Stock Transfer Agent of MREIT, Inc. ("the Corporation"), we hereby certify that the direct shares indicated in the Public Ownership Report of the Corporation, is in accordance with our records as of 14 July 2026.

This certification is being issued upon the request of the Corporation for their disclosure to the Philippine Stock Exchange, Inc.

Issued on 15th day of July 2026, Mandaluyong City, Philippines.

BDO Unibank, Inc. - Trust and Investments Group


Doel M. Torres
Assistant Vice President


Concepcion E. Foronda
Manager 2

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MREIT, Inc.

Computation of Public Ownership level as of July 14, 2026

Number of Issued Common Shares	4,718,849,053
Less: Number of Treasury Shares	-
Number of Issued and Outstanding Common Shares	4,718,849,053

	% to total Outstanding Common Shares	Number of Common Shares	
Less:			
Directors			
Chairman Kevin Andrew L. Tan			
Direct	0.00%	1,000 ✓	
Indirect	0.22%	10,494,000	
Dir. Jose Arnulfo C. Batac			
Direct	0.00%	1,000 ✓	
Indirect	0.00%	100,000	
Dir. Francisco C. Canuto			
Direct	0.00%	1,000 ✓	
Dir. Lourdes T. Gutierrez-Alfonso			
Direct	0.00%	1,000 ✓	
Dir. Jesus B. Varela			
Direct	0.00%	1,000 ✓	
Dir. Sergio R. Ortiz-Luis, Jr.			
Direct	0.00%	1,000 ✓	
Dir. Antonio E. Llantada, Jr.			
Direct	0.00%	1,000 ✓	
Sub-total	0.22%	10,601,000	
Officers			
Giovanni C. Ng	0.00%	-	
Treasurer			
Maria Carla T. Uykim	0.00%	-	
Corporate Secretary			
Mabel P. Tacorda	0.00%	-	
Chief Financial Officer and Compliance Officer			
Andy Willing Dela Cruz, Jr.	0.00%	-	
Investor Relations Officer			
Ma. Melody Ibanez-Garcia	0.00%	-	
Chief Risk Officer			
Sub-total			
Principal/Substantial Stockholders			
Megaworld Corporation			
Direct		2,148,498,553 ✓	
Indirect		372,788,221	
Sub-total	53.43%	2,521,286,774	
Affiliates			
Emperador, Inc.			
Indirect	0.61%	28,902,900	
Total			2,560,790,674
Total Number of Common Shares Owned by the Public			2,158,058,379

PUBLIC OWNERSHIP PERCENTAGE

Total Number of Common Shares Owned by the Public
Total Issued and Outstanding Common Shares

2,158,058,379

=

45.73%

4,718,849,053

Number of Issued and Outstanding Shares

4,718,849,053

Number of Outstanding Shares

4,718,849,053

Number of Treasury Shares

-

Number of Listed Shares

3,721,983,381

Number of Foreign-Owned Shares

24,540,085

Foreign Ownership Level (%)

0.52%

Foreign Ownership Limit (%)

40%

As of July 14, 2026