

Appendix 3Y

Change of Director's Interest Notice

Information or documents not available now must be given to ASX as soon as available. Information and documents given to ASX become ASX's property and may be made public.

Introduced 30/09/01 Amended 01/01/11

Name of entity	Mirvac Group (MGR) formed by the stapling of securities of Mirvac Limited and Mirvac Property Trust
ABN	Mirvac Limited (ABN 92 003 280 699) Mirvac Funds Limited in its capacity as responsible entity of Mirvac Property Trust (ABN 29 769 181 534)

We (the entity) give ASX the following information under listing rule 3.19A.2 and as agent for the director for the purposes of section 205G of the Corporations Act.

Name of Director	Susan Lloyd-Hurwitz
Date of last notice	4 December 2020

Part 1 - Change of director's relevant interests in securities

In the case of a trust, this includes interests in the trust made available by the responsible entity of the trust

Note: In the case of a company, interests which come within paragraph (i) of the definition of "notifiable interest of a director" should be disclosed in this part.

Direct or indirect interest	<ol style="list-style-type: none"> 1. Indirect (Stapled Securities) 2. Direct (Stapled Securities) 3. Direct (Performance Rights)
Nature of indirect interest (including registered holder) <small>Note: Provide details of the circumstances giving rise to the relevant interest.</small>	<ol style="list-style-type: none"> 1. Sobeda Pty Ltd ATF IWEUS Balance Trust 2. Susan Lloyd-Hurwitz 3. Susan Lloyd-Hurwitz
Date of change	13 August – 18 August 2021
No. of securities held prior to change	<ol style="list-style-type: none"> 1. 5,020,678 Stapled Securities 2. Nil Stapled Securities 3. 3,010,150 Performance Rights
Class	<ol style="list-style-type: none"> 1. Stapled Securities 2. Stapled Securities 3. Performance Rights
Number acquired	<ol style="list-style-type: none"> 1. Nil Stapled Securities 2. 880,978 Stapled Securities 3. Nil Performance Rights
Number disposed	<ol style="list-style-type: none"> 1. 595,000 Stapled Securities 2. Nil Stapled Securities 3. 1,159,793 Performance Rights

+ See chapter 19 for defined terms.

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Value/Consideration Note: If consideration is non-cash, provide details and estimated valuation	1. Average of \$3.05 per Stapled Security 2. & 3. Nil – new Stapled Securities were issued to satisfy the partial vesting of FY19 Performance Rights. The closing MGR Security price on 12 August 2021 was \$2.99 per Stapled Security.
No. of securities held after change	1. 4,425,678 Stapled Securities 2. 880,978 Stapled Securities 3. 1,850,357 Performance Rights
Nature of change Example: on-market trade, off-market trade, exercise of options, issue of securities under dividend reinvestment plan, participation in buy-back	1. On-Market trade of 595,000 Stapled Securities. 2. & 3. Allotment of 880,978 Stapled Securities due to the vesting of Performance Rights and lapsing of 278,815 Performance Rights in respect of the FY19 Long Term Performance grant as approved by securityholders at Mirvac Group's Annual General and General Meeting on 17 November 2016.

Part 2 – Change of director's interests in contracts

Note: In the case of a company, interests which come within paragraph (ii) of the definition of "notifiable interest of a director" should be disclosed in this part.

Detail of contract	/
Nature of interest	
Name of registered holder (if issued securities)	
Date of change	
No. and class of securities to which interest related prior to change Note: Details are only required for a contract in relation to which the interest has changed	
Interest acquired	
Interest disposed	
Value/Consideration Note: If consideration is non-cash, provide details and an estimated valuation	
Interest after change	

Part 3 – +Closed period

Were the interests in the securities or contracts detailed above traded during a +closed period where prior written clearance was required?	No
If so, was prior written clearance provided to allow the trade to proceed during this period?	Not Applicable
If prior written clearance was provided, on what date was this provided?	Not Applicable

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