*Rule 3.19A.2*

# 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

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| **Name of entity** | **HMC Capital Limited (ASX: HMC)** |
| **ABN** | **94 138 990 593** |

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.

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| **Name of Director** | David Anthony Di Pilla |
| **Date of last notice** | 1 December 2025 |

**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.

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| **Direct or indirect interest** | Direct and indirect interest |
| **Nature of indirect interest (including registered holder)**<br>Note: Provide details of the circumstances giving rise to the relevant interest. | 1. **Home Investment Consortium Company Pty Ltd (ACN 614 090 818) as trustee for the Home Investment Consortium Trust** by operation of section 608(3)(b) of the Corporations Act 2001 (Cth)<br><br>2. **HICC 2 Pty Ltd (ACN 621 961 779) as bare trustee for the Home Acquisition Trust** by operation of section 608(3)(b) of the Corporations Act 2001 (Cth)<br><br>3. **ZEM Super Pty Ltd (ACN 635 321 907) as trustee for the Di Pilla Family Superannuation Fund** (of which David Di Pilla is a beneficiary)<br><br>4. **Mez Pty Ltd (ACN 166 758 032) as trustee for the Di Pilla Family Trust** (of which David Di Pilla is a beneficiary)<br><br>5. **DDP Capital Pty Ltd** (ACN 163 122 978) (controlled by David Di Pilla) |

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| | 6. **Aurrum Holdings Pty Ltd** (ACN 168 679 123) (controlled by David Di Pilla)<br><br>7. **Victoria Shaw FT Pty Ltd** (ACN 602 659 076) as trustee for Victoria Shaw Family Trust (controlled by David Di Pilla as sole director) |
| **Date of change** | 19 November 2026 |
| **No. of securities held prior to change** | **Indirect interest:**<br><br>1. **Home Investment Consortium Company Pty Ltd (ACN 614 090 818) as trustee for the Home Investment Consortium Trust** by operation of section 608(3)(b) of the Corporations Act 2001 (Cth) –55,811,139 fully paid ordinary shares<br><br>2. **HICC 2 Pty Ltd (ACN 621 961 779) as bare trustee for the Home Acquisition Trust** by operation of section 608(3)(b) of the Corporations Act 2001 (Cth) –23,724, 065 fully paid ordinary shares<br><br>3. **ZEM Super Pty Ltd (ACN 635 321 907) as trustee for the Di Pilla Family Superannuation Fund** (of which David Di Pilla is a beneficiary) – 325,509 fully paid ordinary shares<br><br>4. **Mez Pty Ltd (ACN 166 758 032) as trustee for the Di Pilla Family Trust** (of which David Di Pilla is a beneficiary) – 624,168 fully paid ordinary shares<br><br>5. **DDP Capital Pty Ltd** (ACN 163 122 978) (controlled by David Di Pilla) – 478,543 fully paid ordinary shares<br><br>6. **Aurrum Holdings Pty Ltd** (ACN 168 679 123) (controlled by David Di Pilla) – 8,141,950 fully paid ordinary shares<br><br>7. **Victoria Shaw FT Pty Ltd** (ACN 602 659 076) as trustee for Victoria Shaw Family Trust (by operation of sections 608(1)(b) and (c) of the Corporations Act 2001 (Cth) as David Di Pilla is sole director) - 1,008,073 fully paid ordinary shares<br><br>**Direct interest:** |

+ See chapter 19 for defined terms.

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| | 925,137 fully paid ordinary shares<br><br>1,639,348 performance rights to acquire fully paid ordinary shares |
| **Class** | Performance rights to acquire fully paid ordinary shares |
| **Number acquired** | Grant of 687,878 FY27 LTI performance rights to acquire fully paid ordinary shares on 19 November 2026 as approved by shareholders at HMC Capital's AGM held on 18 November 2026 |
| **Number disposed** | Nil. |
| **Value/Consideration**<br>Note: If consideration is non-cash, provide details and estimated valuation | Nil. |
| **No. of securities held after change** | **<u>Indirect interest:</u>**<br><br>1. **Home Investment Consortium Company Pty Ltd (ACN 614 090 818) as trustee for the Home Investment Consortium Trust** by operation of section 608(3)(b) of the Corporations Act 2001 (Cth) –55,811,139 fully paid ordinary shares<br><br>2. **HICC 2 Pty Ltd (ACN 621 961 779) as bare trustee for the Home Acquisition Trust** by operation of section 608(3)(b) of the Corporations Act 2001 (Cth) –23,724, 065 fully paid ordinary shares<br><br>3. **ZEM Super Pty Ltd (ACN 635 321 907) as trustee for the Di Pilla Family Superannuation Fund** (of which David Di Pilla is a beneficiary) – 325,509 fully paid ordinary shares<br><br>4. **Mez Pty Ltd (ACN 166 758 032) as trustee for the Di Pilla Family Trust** (of which David Di Pilla is a beneficiary) – 624,168 fully paid ordinary shares<br><br>5. **DDP Capital Pty Ltd** (ACN 163 122 978) (controlled by David Di Pilla) – 478,543 fully paid ordinary shares<br><br>6. **Aurrum Holdings Pty Ltd** (ACN 168 679 123) (controlled by David Di Pilla) – 8,141,950 fully paid ordinary shares<br><br>7. **Victoria Shaw FT Pty Ltd** (ACN 602 659 076) as trustee for Victoria Shaw Family Trust (by operation of sections 608(1)(b) |

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| | and (c) of the Corporations Act 2001 (Cth) as David Di Pilla is sole director) - 1,008,073 fully paid ordinary shares<br><br>**<u>Direct interest:</u>**<br><br>925,137 fully paid ordinary shares<br><br>2,327,226 performance rights to acquire fully paid ordinary shares |
| **Nature of change**<br>Example: on-market trade, off-market trade, exercise of options, issue of securities under dividend reinvestment plan, participation in buy-back | Grant of 687,878 FY27 LTI performance rights to acquire fully paid ordinary shares on 19 November 2026 as approved by shareholders at HMC Capital's AGM held on 18 November 2026. |

## 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.

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| **Detail of contract** | Not applicable |
| **Nature of interest** | Not applicable |
| **Name of registered holder (if issued securities)** | Not applicable |
| **Date of change** | Not applicable |
| **No. and class of securities to which interest related prior to change**<br>Note: Details are only required for a contract in relation to which the interest has changed | Not applicable |
| **Interest acquired** | Not applicable |
| **Interest disposed** | Not applicable |
| **Value/Consideration**<br>Note: If consideration is non-cash, provide details and an estimated valuation | Not applicable |
| **Interest after change** | Not applicable |

## Part 3 – +Closed period

+ See chapter 19 for defined terms.

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| **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 |