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No. IR008/2026

September 2, 2026

Subject: Borrowing from connected person (Additional loan - Extension of a loan & Borrowing from new connected person)

To: President
The Stock Exchange of Thailand

The Board of Directors Meeting No. 6/2026 of SE-ED Public Company Limited ("The Company") held on 2 September 2026 has approved to changed Loan limit and allowed time period of the transactions of the borrow from connected person ("The Lender") details as bellows;

- **Authorized to loan with connected person : Authorized to loan with connected person** with loan facility not exceeding amount to 55 Million Baht with interest rate not exceeding 8% end as year 2026.
- **Extension of a loan : Borrow from Aira Capital Public Company Limited** ("The Lender") by Mr.Taveechat Jurangkool is the major shareholder of the Aira Capital Public Company Limited ("The Lender") with loan facility not exceeding amount to 115 Million Baht to approved change old Loan end date from November 2026 to November 2027 *as details described in Enclosure No. 1.*
- **Loan with new connected person : Borrow from Aira Leasing Public Company Limited** ("The Lender") by Mr.Taveechat Jurangkool is the major shareholder of the Aira Leasing Public Company Limited ("The Lender") with loan facility not exceeding amount to 30 Million Baht end as November 2027 *as details described in Enclosure No. 2.*

All borrowing from connected person with loan facility not exceed to 240 Million Baht (Include 55 Million Baht) are connected transaction is defined as receipt of financial assistance. The value used to calculate the size of transaction is the value of the interest or benefits to be repaid to the connected person throughout the period of financial assistance with transaction size 27.300 Million Baht or 2.471% of the Company's Net Assets "NA" as of 30 June 2026. under general commercial conditions. As per the criteria, the information must be disclosed to the Stock Exchange of Thailand. Therefore, the Company would like to disclose the information

Please be informed accordingly.

Yours sincerely,

Mr. Rungkan Paisitpanichtrakul

Managing Director

Enclosure No. 1

Information regarding to the connected transaction

defined as receipt of financial assistance

1. Transaction date

The Company shall borrow 115 Million Baht (loan facility) from the lender ”) with loan facility not exceeding amount to 115 Million Baht approved to change old Loan end date from November 2026 to November 2027

2. Related Parties and Relations between parties

Lender : Aira Capital Public Company Limited

Borrower : SE-EDUCATION Public Company Limited

Relation between both parties: The Lender is connected person of the borrowing Company, By Mr. Taveechat Churangkool is the major shareholder of the borrowing Company whereby SE-ED holds 24.99% of the Company authorized and issued ordinary shares.

3. General characteristics of the transaction

This transaction represents a connected transaction according to the Notification of Capital Market upervisory Board Tor. Chor. 21/2551 Re: Rules on Connected Transactions and the Notification of the Board of overnors of the Stock Exchange of Thailand Re: Disclosure of Information and Act of Listed Companies Concerning the Connected Transactions, 2003 and is categorized as receipt of financial assistance. The value used to calculate the size of transaction is the value of the interest or benefits to be repaid to the connected person throughout the period of financial assistance. This must be approved by the Company's board and information must be disclosed to the Stock Exchange of Thailand.

Old (NTA)

The Company’s Net Tangible Assets as of 31 December 2025 (Million Baht)	1,129.742
Transaction size of this financial assistance from connected person (Million Baht)	7.350 (interest rate 7%)
Transaction size as % to NTA	0.651%

New (NA)

Detail	**Previous loan** (Board’s resolution no. 5/2026)	**Extension** (Board’s resolution no. 6/2026)
The Company’s Net Tangible Assets as of 30 June 2026 (Million Baht)	1,175.718	1,175.718
Transaction size of this financial assistance from connected person (Million Baht)	0.700 (interest rate 7% of 10 Million Baht)	7.350 (interest rate 7% of 105 Million Baht)
Transaction size as % to NA	0.060%	0.637%

4. Details of the transaction

Nature of financial assistance:	Financial borrowing from related person
Value of loan facility:	not exceeding than 115 Million Baht
Purpose of loan:	Used of fund to support as the Company's working capital
Interest rate:	Approximate to 7% per year reference from the general AF interest rate.
Borrowing period:	1 year, since the date of Drawdown begin. End as November 2027
Basis for calculation of transaction size:	Value of interest that the Company shall be repaid to the lender throughout the assistance period 1 year, with interest amount approximate to 7.350 Million Baht. Which all interest since the first loan amount will be approximate to 15.400 Million Baht.
Proof of loan:	The Company shall sign a loan agreement with the lender as proof of loan facility.
Collateral:	Empty land (Company Asset) at soi Wacharphon 9 Rai (1ST)
Other conditions:	None
Additional information:	None

5. Benefits from entering the transaction

The Company will use the said loan to support as the Company's working capital.

6. Stake holding director who is also the connected person

Mr. Wutthiphum Jurangkool, Authorized Sing Director and Recruitment & Remuneration Committee is connected person. who abstained from voting on this agenda.

7. Opinions of the Board of Directors

The Board of Directors resolved that entering such transaction is in line with general trading conditions, without complicated procedures, with no collateral is required, allowing the Company utilizing this source of fund as working capital, as well as future investment transaction. This makes the Company more flexible and enhances the Company's operating business with appropriate interest rate's source of fund, which will directly benefit the Company and therefore deemed expedient to approve the transaction.

8. Opinions of the Audit Committee

There is no opinion that differs from the Board of Directors' Opinion.

Enclosure No. 2

Information regarding to the connected transaction

defined as receipt of financial assistance

1. Transaction date

The Company shall borrow 30 Million Baht (loan facility) from the new connected person (lender) by end as November 2027.

2. Related Parties and Relations between parties

Lender : Borrow from Aira Leasing Public Company Limited

Borrower : SE-EDUCATION Public Company Limited

Relation between both parties: The Lender is connected person of the borrowing Company, By Mr. Taveechat Churangkool is the major shareholder of the borrowing Company whereby SE-ED holds 24.99% of the Company authorized and issued ordinary shares.

3. General characteristics of the transaction

This transaction represents a connected transaction according to the Notification of Capital Market upervisory Board Tor. Chor. 21/2551 Re: Rules on Connected Transactions and the Notification of the Board of overnors of the Stock Exchange of Thailand Re: Disclosure of Information and Act of Listed Companies Concerning the Connected Transactions, 2003 and is categorized as receipt of financial assistance. The value used to calculate the size of transaction is the value of the interest or benefits to be repaid to the connected person throughout the period of financial assistance. This must be approved by the Company's board and information must be disclosed to the Stock Exchange of Thailand.

Details

The Company’s Net Assets as of 30 June 2026 (Million Baht)	1,175.718
Transaction size of this financial assistance from connected person (Million Baht)	2.400 (interest rate 8%)
Transaction size as % to NA	0.208%

4. Details of the transaction

Nature of financial assistance:	Financial borrowing from related person
Value of loan facility:	not exceeding than 30 Million Baht
Purpose of loan:	Used of fund to support as the Company’s working capital
Interest rate:	8%
Borrowing period:	1 year, since the date of Drawdown begin. End as November 2027.
Basis for calculation of transaction size:	Value of interest that the Company shall be repaid to the lender throughout the assistance period with interest amount approximate to 2.400 Million Baht.

Proof of loan:	The Company shall sign a loan agreement with the lender as proof of loan facility.
Collateral:	Empty land (Company Asset) at soi Wacharphon 9 Rai (2^{ND})
Other conditions:	None
Additional information:	None

5. Benefits from entering the transaction

The Company will use the said loan to support as the Company's working capital.

6. Stake holding director who is also the connected person

Mr. Wutthiphum Jurangkool, Authorized Sing Director and Recruitment & Remuneration Committee is connected person. who abstained from voting on this agenda.

7. Opinions of the Board of Directors

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