



19 November 2025

ASX RELEASE - I Synergy Group Limited (ASX: IS3)

I Synergy enters into Lease Agreements

I Synergy Group Limited (ASX: IS3) (**I Synergy** or the **Company**) is pleased to announce that its fully owned subsidiary, ISG Technology Ltd (“ISGT”) has entered into a non-exclusive, non-transferable right lease agreement (“Agreement”) with four (4) separate entities for the use of the Company’s high-performance computing hardware and specialised AI software designed to support AI workloads to enhance their business operations and competitive capabilities.

The entities are:

- Codetext (BVI) Limited
- MF Supply Chain
- Shain Chin Venture
- Alphaneo Lobaltech

(each entity a “Lessee”)

Agreement terms:

- The Agreements commence at the end of November 2025 (or as otherwise agreed upon by the Parties) for an initial term of 12 months (unless terminated earlier in accordance with the terms of the agreement).
- The Lessee will pay rental monthly and late payments accrue interest at 1.5% per month or the maximum rate permitted by applicable law, whichever is less:

Entities	Total Rental Per Month
Codetext (BVI) Limited	AU\$20,000
MF Supply Chain	US\$32,000
Shain Chin Venture	US\$32,000
Alphaneo Lobaltech	US\$32,000

- The Lessee will be responsible for all applicable taxes, sales and service tax, duties, or statutory charges imposed on the Rental under any Applicable Laws.
- The Lessee shall ensure that all Equipment provided by the Company is placed and operated in a suitable environment and is responsible for the full cost of repair or replacement of any damaged Equipment.
- The Lessee retains full ownership of all data processed through the Equipment, while the Company retains exclusive ownership of the Equipment and all associated intellectual

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property. The Agreement does not transfer any IP or proprietary rights to the Lessee beyond the limited use rights during the lease term.

- Termination: the agreement may be terminated by either Party at any time, for any reason, by providing fifteen (15) days' prior written notice to the other Party before the expiration of the current Term.
- Include terms that are customary for an agreement of its kind, including terms related to confidentiality.

Strategic Importance

These Agreements align with the Company's strategy to commercialise its AI infrastructure capabilities and generate recurring revenue streams. Providing the Lessee with this advanced technology supports its growth and competitiveness in AI-driven markets.

The Company considers the arrangements strategically important in continuing to support the growth of the Company.

The release of this announcement was authorised by the Board of the Company and released by the Company Secretary.

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About I Synergy Group Limited (ASX: IS3)

I Synergy Group Limited ("I Synergy") is a technology-driven company transitioning beyond its affiliate marketing origins to explore new avenues for sustainable growth and innovation. With a forward-looking mindset, I Synergy is actively assessing new markets and business strategies to strengthen its relevance and impact in the evolving digital economy. To learn more, please visit: www.i-synergygroup.com