

QUAY QUARTER SYDNEY / LUNCH SPOTTERS

Terms and Conditions

1. These terms and conditions apply to entrants to the 'LUNCH SPOTTERS' Centre Promotion ("Promotion"). Participation in this Promotion is deemed acceptance of these Terms and Conditions.
2. The "Promoter" is Dexus Office and Industrial Pty Ltd (ABN 44 099 105 094). The address is 50 Bridge St, Sydney NSW 2000 and Loftus Ln, Sydney NSW 2000.
3. This Offer will be conducted at Quay Quarter Tower, 50 Bridge St and Quay Quarter Lanes, Loftus Ln, Sydney. Phone 0431 024 726 ("Centre").

ELIGIBILITY

4. This Promotion is only open to residents of NSW aged 18 years or over, who are able to attend the Centre between Monday 20 – Friday 24 October 2025 and Monday 27 - Friday 31 October 2025.
5. The following individuals are ineligible to enter the Promotion:
 - a. Centre management of the Promoter, or any of the retailers in the participating Centre/s or any of the Promoter's agencies that are associated with the Promotion;
 - b. the spouse, de facto spouse, parent, child or sibling of an individual listed in paragraph a.; and
 - c. any person who the Promoter has previously notified is not permitted to enter the Promoter's promotions.

PROMOTION PERIOD

6. This Promotion runs between Monday 20 – Friday 24 October 2025 and Monday 27 - Friday 31 October 2025, between 12:00pm – 2.00pm AEDT. ("Promotion Period").

HOW TO PARTICIPATE

7. To participate in this Promotion, eligible individuals must, during the Promotion Period:
 - a. Be present at Quay Quarter Sydney during the Promotion Period for the opportunity to be randomly selected by the roving promotional team to receive a \$20 Lunch Spotters e-Gift Card.
 - b. Selection of winners will be conducted at random by the promotional team, based on attendance and visibility within the Centre.
 - c. Selected individuals will be provided with a 'Winning Card' containing a unique QR code to redeem a \$20 Lunch Spotters e-Gift Card.

PRIZE DETERMINATION

8. This Promotion is classified as a Game of Chance, as winners are selected at random and no skill is required to participate.

CLAIM INSTRUCTIONS

9. To claim, eligible individuals must, within two (2) weeks of receiving a Winning Card:
 - a. Enter in the details required and agree to the terms and conditions;

- b. upon successful validation (allow up to two business days), you will receive a SMS with instructions on how to claim your \$20.00 Lunch Spotters Pays-Enabled Digital Prepaid Gift Card (e-Gift Card);
10. The Promoter is not responsible if your mobile device/desktop is not sufficiently capable for the purpose of submitting a claim, including having the requisite photograph capability.

WINNER NOTIFICATION

11. The provisional winners will be instantly notified at the time of receiving a Winning Card. A provisional winner will only be deemed a winner upon providing required details and successful validation.
12. E-Gift cards can be accessed through the 'Winning Cards' unique QR code. Winners have up to two months to access and activate e-Gift card before prize is forfeited.

PRIZE CONDITIONS

13. Total prize pool of 250 \$20.00 Lunch Spotter e-Gift Cards, valued at a total of \$5,000.00 available during the randomised "spotter" time frame.
14. Any ancillary costs associated with redeeming the Lunch Spotter Pays-Enabled Digital Prepaid Gift Card ("e-Gift Card") are not included. The e-Gift Card must be activated within 2 months of issue and is valid for 12 months after activation. At expiry of the e-Gift Card any unused balance will be forfeited. Eligible Customers will not receive notice prior to expiry. Card expiry and balance can be found on your mobile device in the Vault Payments App. The e-Gift Card is issued by EML Payment Solutions Limited ABN 30 131 436 532 AFSL 404131 ("EML") and distributed by Vault Payment Solutions Group Pty Ltd, ABN 66 632 373 105 ("Vault"). See www.vaultps.com.au/terms-conditions for terms and conditions.
15. To activate your e-Gift Card:
- a. Click on the link in the text message to 'Redeem' your Lunch Spotters e-Gift Card. You have 2 months from the issuance date to activate the e-Gift Card.
 - b. You must have an Australian mobile number to activate.
 - c. You may need to enter your mobile number and the activation code that was provided in the SMS.
 - d. When your Lunch Spotters e-Gift Card is displayed, click "Add card to wallet" and follow the prompts to add your e-Gift Card to your phone's mobile wallet (e.g. Apple Pay, Google Pay or Samsung Pay).
 - e. Use the card in the mobile wallet for purchasing goods and services in the participating retailers and locations.
 - f. Once activated you have 12 months to use your e-Gift Card. You can check the balance and the expiry date of your card by returning to the link in the SMS and following the steps. Should you have multiple cards, you can view and manage all cards by downloading the Vault Payments App.
16. The e-Gift Card is only redeemable at participating retailers and locations (see Annexure 1).

UNCLAIMED PRIZES

17. There will be no unclaimed prizes as prizes will be automatically awarded to successful claimant, via a

unique QR code associated with their prize. It is a claimant's responsibility to ensure that they submit their claim and enter their mobile number correctly. If they fail to submit a successful claim and/or enter their details correctly, the gift will be forfeited.

18. Upon successful validation of details, winners have up to two months from the date issued to access and activate e-Gift card before prize is forfeited.

GENERAL

19. You must not:

- a. tamper with the entry process (including but not limited to manipulating the system via bots, script use, or any other means to circumvent the entry process);
- b. engage in any conduct that may jeopardise the fair and proper conduct of this Promotion;
- c. act in a disruptive, annoying, threatening, abusive or harassing manner;
- d. do anything that may diminish the good name or reputation of the Promoter or any of its related entities or of the agencies or companies associated with this Promotion;
- e. breach any law;
- f. breach any "community guidelines" issued by the Promoter from time to time, published on each Centre Website; or
- g. behave in a way that is otherwise inappropriate.

20. If relevant, incomplete, indecipherable or illegible entries will be deemed invalid.

21. If there is a dispute as to the identity of the entrant, the Promoter reserves the right to determine the identity of the entrant.

22. Prizes are subject to the standard terms and conditions of individual prize and service providers. If for any reason a winner does not take a prize or an element of a prize at the time stipulated, then the prize or that element of the prize will be forfeited and will not be redeemable for cash. Any failure by you or (if applicable) your companion/s to comply with the conditions imposed by the prize supplier(s) may result in the prize being cancelled or withdrawn without liability for the Promoter or the prize supplier(s).

23. For event-based/travel prizes, you and (if applicable) your companion/s accept that some aspects of the prize may be inherently risky and that the prize may involve dangerous activities.

24. If specified, in order to participate in the activity/activities awarded as part of the prize, you/your companion/s must comply with any applicable conditions (e.g. height, weight, health and fitness requirements). You must ensure that you/your companion/s are healthy and fit enough to take the prize. You/your companion/s must follow all requirements of the people responsible for managing the relevant activity/ies.

25. You/your companion/s must, if required by the Promoter, sign disclaimer and release forms provided by the Promoter in favour of the Promoter and other parties before taking the prize. If you or any companion/s do not sign, your entry will be deemed invalid and you will lose any entitlement to a prize.

26. If companion/s can take the prize with you, you are responsible for your companion/s and the Promoter may disqualify all entries from, and prohibit further participation in this competition by, you or any or all of your companion/s if they breach these conditions, whether or not legally bound by them.

27. If you (or your companion/s, if applicable), in the opinion of the Promoter (and/or a medical professional, as relevant to the circumstances), are intoxicated, under the influence of alcohol or any other drug, behave aggressively or offensively, or behave in a manner which may diminish the good name or reputation of the Promoter or any of its related entities or the agencies or companies associated with this competition, is contrary to law or is otherwise inappropriate, the Promoter may cancel the prize or restrict you (and your companion/s) from participating in any elements of the prize, at its discretion.
28. The Promoter is not responsible for any dispute between you and any person with whom you choose to, or choose not to, share a prize.
29. If any prize (or part of any prize) is unavailable due to reasons beyond the control of the Promoter, the Promoter at its discretion, reserves the right to substitute the prize (or that part of the prize) with a prize or part of a prize with an equal or higher value and/or specification, subject to any written directions from a regulatory authority.
30. Prizes, or any unused portion of a prize, are not transferable or exchangeable and cannot be taken as cash, unless otherwise specified by the Promoter.
31. Entrants consent to the Promoter using the entrant's name, likeness, image and/or voice in the event they are a winner (including photograph, film and/or recording of the same) in any media without remuneration for the purpose of promoting this Promotion (including any outcome), and promoting any products manufactured, distributed and/or supplied by the Promoter or the Promoter's retailer(s).
32. The Promoter reserves the right, at any time, to verify the validity of entries (including contacting participating retailers) and entrants (including an entrant's identity, age and place of residence) and to disqualify any entrant who submits an entry that is not in accordance with these Terms and Conditions or who tampers with the entry process. Failure by the Promoter to enforce any of its rights at any stage does not constitute a waiver of those rights.
33. If this Promotion is interfered with or is not capable of being conducted as reasonably anticipated due to any reason beyond the reasonable control of the Promoter, including but not limited to technical difficulties, unauthorised intervention or fraud, the Promoter reserves the right to the fullest extent permitted by law to (a) disqualify an entrant engaging in unauthorised intervention or fraud; or (b) subject to any written directions from a regulatory authority to modify, suspend, terminate or cancel the Promotion, as appropriate.
34. If any dispute arises concerning the conduct of this promotion, the Promoter will take reasonable steps to consider your point of view, taking into account any facts or evidence you put forward, and to respond to it fairly within a reasonable time. However, the Promoter's decision is final, and no correspondence will be entered into.
35. Any cost associated with accessing the promotional website is the entrant's responsibility and is dependent on the internet service provider used. The use of any automated entry software or any other mechanical or electronic means that allows an entrant to automatically enter repeatedly is prohibited and will render all entries submitted by that entrant invalid.
36. Your entry must be received during the Promotion Period and will be deemed to be received only when received by the Promoter. Where relevant, entry forms/scratch cards from any other competition cannot be used for this competition, and are void if copied, forged, stolen or interfered with. If online or SMS entry is available, you will receive a return message confirming your entry. You are responsible for your own costs associated with entering. If you enter using multiple phone numbers/email addresses/addresses/aliases, you may be disqualified.

37. The Promoter is not responsible for any tax implications arising from you winning a prize. You should seek independent financial advice. If for GST purposes this Promotion results in any supply being made for non-monetary consideration, you must follow the Australian Taxation Office's stated view that where the parties are at arm's length, goods and services exchanged are of equal GST inclusive market values.
38. Nothing in these Terms and Conditions limit, exclude or modify or purports to limit, exclude or modify the statutory consumer guarantees as provided under the *Australian Competition and Consumer Act 2010* (Cth), as well as any other implied warranties under similar consumer protection laws in NSW ("Non-Excludable Guarantees").
39. The Promoter (including their respective officers, employees and agents) exclude all liability (including negligence), for any personal injury; or any loss or damage (including loss of opportunity); whether direct, indirect, special or consequential, arising in any way out of the Promotion, including without limitation:
- a. any technical difficulties or equipment malfunction;
 - b. any theft, unauthorised access or third party interference;
 - c. any entry or correspondence that is late, lost, altered, damaged or misdirected due to any reason beyond the reasonable control of the Promoter;
 - d. any variation in the prize value to that stated in these Terms and Conditions;
 - e. any tax liability incurred by an entrant or winner; or
 - f. use of the prize,

except for any liability which under statute, including under the Non-Excludable Guarantees, cannot be excluded (in which case that liability is limited to the greatest extent allowed by law).

40. This Promotion is in no way sponsored, endorsed or administered by, or associated with any social media platform, including Instagram or Facebook. You provide your information to the Promoter and not to any social media platform. You completely release any relevant social media platforms from any and all liability.

PRIVACY

41. In order to conduct this Promotion, the Promoter needs to collect personal information about each entrant and may for this purpose, disclose such information to third parties, including but not limited to agents, contractors, service providers, prize suppliers and, if required, to Australian regulatory authorities. Participation in the Promotion is conditional on providing this information.
42. By entering, you consent to the Promoter using this information for promotional, marketing, publicity and research purposes, including telephoning the entrant or sending email or SMS messages provided that where required by the *Spam Act 2003* (Cth), the Promoter includes a functional unsubscribe facility in each direct marketing communication it sends you that you may use to opt-out of any further such communications and provided that the functional unsubscribe facility complies with the *Spam Regulations 2021* (Cth). You also consent to receive email or SMS messages from the Promoter without any functional unsubscribe facility if they relate primarily to the conduct of this competition. The Promoter may use your personal information for such other purposes as set out in the Dexus Group Privacy Policy, which is available at <https://www.dexus.com/general/privacy-policy.html>. Unless otherwise indicated by the Promoter, the Promoter may disclose personal information to entities outside of Australia, including in the United States, Europe and the Asia-Pacific region.
43. If you have marked the "opt-in" box on the entry form relating to a third party collecting your personal information, you consent to the storage of your personal information on the specified third party's database/s and the specified third party may use this information for future promotional and marketing

purposes regarding their products and services including contacting you via electronic messaging provided that where required by the Spam Act 2003 (Cth), the third party includes a functional unsubscribe facility in each direct marketing communication it sends you that you may use to opt-out of any further such communications and provided that the functional unsubscribe facility complies with the Spam Regulations 2021 (Cth). You should contact the relevant third party/ies for their privacy policy/ies.

44. The Dexus Group Privacy Policy also contains information about how entrants may access, update or correct their personal information and how Australian entrants may complain about a breach of the Australian Privacy Principles and how those complaints will be dealt with.

Annexure 1

Participating retailers and locations in which to redeem the e-Gift Card.
Retailers open and trading as at 3 October 2025.

I. 25 Martin Place, 25 Martin Place Sydney NSW

- Aalia
- Aalia Wine Room
- Bar Fino
- BP Deluxe Nails & Beauty
- Brunello Cucinelli
- BunMe
- Cabana Bar
- Cali Press
- Chaska
- City Physio & Pilates
- Costi's Fish & Chips @ Martin Place
- Deli Ziosa
- Dolce & Gabbana
- Dopa Donburi
- Double Chin Eats
- Eat Istanbul
- Flight Centre
- Messina
- Guzman Y Gomez
- Health Beauty Massage
- Kazan
- KFC
- Kosta's Takeaway
- Ko-V Korean Street Food
- Malkonyan Styling Bar
- Mamaks Village
- Martin Place Doctors
- Maurice Dry Cleaners
- Mens Culture Barber
- Missoni
- Mr and Mrs Pho
- Pasta Pantry
- Pharmacy @ 25 Martin Place
- Portafilter
- Romeo's IGA Food Hall
- Rovollo
- Schnitz
- Sharetea
- Soul Origin
- Stock Market Kitchen
- Sushi Hon
- The International
- The Lucky Charm Newsagency
- Toby's Estate

- Top Juice
- Travelex
- Urban Barrel
- Valentino

II. Australia Square, 264 George Street, Sydney NSW

- Australian Square Newsagency
- Belluci
- Bingtang Bro
- Boost Juice
- Cali Press
- China Spice
- Costi's Fish and Chips
- Fire And Food ASQ
- Guzman Y Gomez
- Kingswood Coffee
- Roll'd
- Rossini
- Ryan's Bar
- Sinjeon Australia Square
- Square Sandwiches
- Stock Market Kitchen
- Sushi Hub Australia Square
- TerryWhite Chemmart
- Toros Kebab

III. Gateway, 1 Macquarie Place, Sydney NSW

- Australia the Gift
- Basax
- Betty's Burgers
- Bread and Fill
- Cali Press
- Casa Nova
- Chambers Fine Coffee
- Chat Thai
- Fossix Artisan Café
- Four Frogs Creperie
- Gelato Messina
- Gong Cha
- Gozleme King
- Hero Sushi
- Hokka Hokka Chinese
- Hurricane's Grill
- Kokumai
- Mad Mex
- McDonald's
- Mr & Mrs Pho
- Neptune Palace
- Oporto
- Paragon Hotel
- Sammi's
- Schnitz

- Ship Inn Hotel
- The Men's Grooming
- Top Juice
- Winghaus
- YAYOI
- Yo-Chi

IV. Quay Quarter Tower, 50 Bridge Street, Sydney NSW

- AP Bakery
- Belle's Hot Chicken
- Cali Press
- Chinta Kechil
- Costi's Fish and Chips
- Deli Ziosa
- EMF Health Club
- Guzman Y Gomez
- IGA Quay Quarter
- Khoi Eatery
- Lotus Dumpling Bar
- Martinez
- Mazi Espresso
- Motto Motto Japanese Kitchen
- Osman
- Pappy's Chicken
- Parla Quay Quarter
- Pearl
- Quay Quarter Pharmacy
- Sushi Hon

V. Quay Quarter Lanes, Loftus Lane / 8 Loftus Street / 9 – 15 Young Street, Sydney NSW

- About Smiles Dental Cosmetics
- Adora Handmade Chocolates
- Apollonia
- Bar Mammoni
- Bouillon Entrecote
- Bubble Nini
- Deux Freres
- Elite Spinal Physiotherapy & Pilates
- FishBowl
- Grana
- Green Shisho
- Hinchcliff House
- Humble Bakery
- Lana
- Marrickville Pork Roll
- Skittle Lane
- Thai Riffic On Street
- The Men's Grooming
- Tigra
- Tribe Lifestyle