

HOSPITALITY PROPERTY FUND LIMITED

(Incorporated in the Republic of South Africa)

(Registration number 2005/014211/06)

Company code: HPAI

(Approved as a REIT by the JSE)

JSE share code: HPB

ISIN: ZAE000214656

("Hospitality")

T SOGO SUN HOTELS LIMITED ("T SOGO SUN HOTELS") ISSUES NOTICE OF INTENTION TO ACQUIRE ALL OF THE REMAINING SHARES IN HOSPITALITY FROM REMAINING SHAREHOLDERS IN TERMS OF SECTION 124(1) OF THE COMPANIES ACT

Unless otherwise defined, all capitalised terms have the same meanings as defined in the joint offer circular issued by the Company and Tsogo Sun Hotels, dated 21 October 2020 ("Circular").

Hospitality shareholders ("**Shareholders**") are referred to the notice issued by Tsogo Sun Hotels on SENS today, 20 January 2021 and posted to Shareholders in respect of Tsogo Sun Hotel's election to invoke the provisions of section 124(1)(a) of the Companies Act in order to compulsorily acquire all the General Offer Shares in respect of the General Offer from those General Offer Participants who do not accept the General Offer by the General Offer Closing Date.

The last day for Shareholders to voluntarily take up the General Offer is Friday, 29 January 2021.

Fourways

20 January 2021

Transaction Sponsor to Hospitality

Investec Bank Limited

Legal adviser to Tsogo Sun Hotels and Hospitality

Edward Nathan Sonnenbergs Incorporated