

**Accelerate Property Fund Limited**

(Incorporated in the Republic of South Africa)

Registration number: 2005/015057/06

Share code: APF

ISIN: ZAE000185815

Bond company code: APFE

("Accelerate" or the "Company")

(Approved as a REIT by the JSE)

**DEALING IN SECURITIES BY A DIRECTOR**

In compliance with sections 3.63 to 3.74 of the Listings Requirements and sections 6.42 to 6.44 of the Debt Listings Requirements of the JSE Limited ("JSE"), shareholders and noteholders are hereby advised of the following dealing in securities of Accelerate pertaining to the exercise of awards by an executive director of the Company ("Director"), following the vesting of awards in terms of the rules of the Conditional Share Plan and the subsequent issue of ordinary shares in the share capital of Accelerate ("Shares") to the Director:

<b>Name of director:</b>	<b>Michael Georgiou</b>
Name of company:	Accelerate
Nature of transaction:	Off-market acceptance of an award of conditional Shares
Date of transaction:	23 August 2021
Number of securities:	1 095 023
Class of securities:	Shares
Deemed price per security:	R0,65
Total value of the transaction:	R711 765,00
Extent of interest:	Direct beneficial

Clearance for this transaction was obtained in terms of section 3.66 of the JSE Listings Requirements and section 6.45 of the JSE Debt Listings Requirements.

Fourways  
23 August 2021

Equity Sponsor  
The Standard Bank of South Africa Limited

Debt Sponsor  
Rand Merchant Bank (a division of FirstRand Bank Limited)