

RAVEN PROPERTY GROUP LIMITED

Incorporated in Guernsey

Company number 43371

LSE share code: RAV JSE share code: RAV

ISIN: GB00B0D5V538

("Raven" or the "Company")

**RAVEN PROPERTY GROUP**

PREFERENCE SHARE DIVIDEND (RAVP)

The Directors of the Company confirm that the quarterly payment of the preference dividend in respect of the preference shares of 1p each with ticker RAVP (the "**Preference Shares**") will be made, in accordance with their terms, on 31 December 2021 in respect of the period from 30 September 2021 to (but excluding) 31 December 2021. The record date for the payment of the preference dividend for the Preference Shares is 19 November 2021 with an ex-dividend date of 18 November 2021.

The Preference Shares will be entitled to a gross dividend of 3 pence per Preference Share.

A scrip dividend alternative (to be settled in Preference Shares) will also be available for all preference shareholders in respect of the preference dividend.

The scrip dividend circular will be available on the Investor section of the Company's website (www.theravenpropertygroup.com), and will also be available for viewing on the national storage mechanism (<https://data.fca.org.uk/#/nsm/nationalstoragemechanism>). Letters notifying the holders of Preference Shares of the presence of the scrip dividend circular on the Company's website and how to access it will be sent on or around 25 November 2021. The last date for receipt of completed forms of election (in accordance with the terms thereof) will be 10 December 2021.

The Directors of the Company also confirm the 2022 preference dividend timetable as outlined below:

	March 2022	June 2022	September 2022	December 2022
Announcement of dividend by	10 February	12 May	18 August	17 November
XD date	17 February	19 May	25 August	24 November
Record date	18 February	20 May	26 August	25 November
Posting of circular	24 February	26 May	1 September	1 December
Final date for election	11 March	10 June	16 September	16 December
Dividend payment date	31 March	30 June	30 September	3 January 2023

Enquiries

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About Raven Property Group

Raven Property Group Limited was founded in 2005 to invest in class A warehouse complexes in Russia and lease to Russian and International tenants. Its Ordinary Shares and Preference Shares are listed on the Main Market of the London Stock Exchange and admitted to the Official List of the UK Listing Authority and the Official List of The International Stock Exchange ("TISE"). Its Ordinary Shares also have a secondary listing on the main board of the Johannesburg Stock Exchange and the Moscow Stock Exchange. The Group operates out of offices in Guernsey, Moscow and Cyprus and has an investment portfolio of circa 1.9 million square metres of Grade "A" warehouses in Moscow, St Petersburg, Rostov-on-Don, Novosibirsk and Nizhny Novgorod and 49,000 square metres of commercial office space in St Petersburg. For further information visit the Company's website: www.theravenpropertygroup.com

11 November 2021