

HYPROP INVESTMENTS LIMITED

(Incorporated in the Republic of South Africa)

(Registration number 1987/005284/06)

JSE share code: HYP ISIN: ZAE000190724

JSE bond issuer code: HYPI

(Approved as a REIT by the JSE)

("Hyprop" or "the Company")



DEALINGS IN SECURITIES BY DIRECTORS AND ASSOCIATES OF DIRECTORS OF THE COMPANY

Shareholders and noteholders are referred to the declaration of a cash dividend for the year ended 30 June 2022, with an election to reinvest the cash dividend in return for Hyprop shares (the "**dividend reinvestment alternative**"), the results of which were announced on Monday, 7 November 2022. Shareholders are hereby advised of the following information relating to dealings in securities by directors and associates of directors of Hyprop in terms of the dividend reinvestment alternative:

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|---|---|
| Name of director: | Morné Wilken |
| Transaction date: | 10 November 2022 |
| Class of securities: | Ordinary shares |
| Number of securities: | 2 681 |
| Price per security: | R31.00 |
| Total value of transaction: | R83 111.00 |
| Nature of transaction: | Off-market reinvestment in terms of the dividend reinvestment alternative |
| Nature and extent of director's interest: | Direct beneficial |
| Clearance to deal received: | Yes |

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| Name of director: | Brett Till |
| Transaction date: | 10 November 2022 |
| Class of securities: | Ordinary shares |
| Number of securities: | 1 489 |
| Price per security: | R31.00 |
| Total value of transaction: | R46 159.00 |
| Nature of transaction: | Off-market reinvestment in terms of the dividend reinvestment alternative |
| Nature and extent of director's interest: | Direct beneficial |
| Clearance to deal received: | Yes |

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| Name of director: | Abraham W Nauta |
| Transaction date: | 10 November 2022 |
| Class of securities: | Ordinary shares |
| Number of securities: | 1 195 |
| Price per security: | R31.00 |
| Total value of transaction: | R37 045.00 |
| Nature of transaction: | Off-market reinvestment in terms of the dividend reinvestment alternative |
| Nature and extent of director's interest: | Direct beneficial |
| Clearance to deal received: | Yes |

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|---|---|
| Name of director: | Stewart Shaw-Taylor |
| Transaction date: | 10 November 2022 |
| Class of securities: | Ordinary shares |
| Number of securities: | 1 365 |
| Price per security: | R31.00 |
| Total value of transaction: | R42 315.00 |
| Nature of transaction: | Off-market reinvestment in terms of the dividend reinvestment alternative |
| Nature and extent of director's interest: | Direct beneficial |
| Clearance to deal received: | Yes |

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|---|---|
| Name of director: | Gavin Tipper |
| Transaction date: | 10 November 2022 |
| Class of securities: | Ordinary shares |
| Number of securities: | 857 |
| Price per security: | R31.00 |
| Total value of transaction: | R26 567.00 |
| Nature of transaction: | Off-market reinvestment in terms of the dividend reinvestment alternative |
| Nature and extent of director's interest: | Direct beneficial |
| Clearance to deal received: | Yes |

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| Name of associate: | The Kanaan Trust |
| Name of director and relationship to director: | Abraham W Nauta, who is a trustee and beneficiary of the Kanaan Trust |
| Transaction date: | 10 November 2022 |
| Class of securities: | Ordinary shares |
| Number of securities: | 443 |
| Price per security: | R31.00 |
| Total value of transaction: | R13 733.00 |
| Nature of transaction: | Off-market reinvestment in terms of the dividend reinvestment alternative |
| Nature and extent of director's interest: | Indirect beneficial |
| Clearance to deal received: | Yes |

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| Name of associate: | The Shantellin Trust |
| Name of director and relationship to director: | Brett Till, who is a beneficiary and trustee of the Shantellin Trust |
| Transaction date: | 10 November 2022 |
| Class of securities: | Ordinary shares |
| Number of securities: | 76 |
| Price per security: | R31.00 |
| Total value of transaction: | R2 356.00 |
| Nature of transaction: | Off-market reinvestment in terms of the dividend reinvestment alternative |
| Nature and extent of director's interest: | Indirect beneficial |
| Clearance to deal received: | Yes |

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| Name of associate: | Trinsam Trust |
| Name of director and relationship to director: | Morné Wilken, who is a beneficiary and trustee of the Trinsam Trust |
| Transaction date: | 10 November 2022 |
| Class of securities: | Ordinary shares |
| Number of securities: | 4 381 |
| Price per security: | R31.00 |
| Total value of transaction: | R135 811.00 |
| Nature of transaction: | Off-market reinvestment in terms of the dividend reinvestment alternative |
| Nature and extent of director's interest: | Indirect beneficial |
| Clearance to deal received: | Yes |

11 November 2022

Sponsor

JAVACAPITAL