

Accelerate Property Fund Limited

(Incorporated in the Republic of South Africa)

Registration number: 2005/015057/06

JSE code: APF

ISIN: ZAE000185815

Bond company code: APFE

LEI: 378900D514788C447E45

(Approved as a REIT by the JSE)

("Accelerate" or the "Company")

Dealings in Securities by a Director

In compliance with paragraphs 3.63 to 3.74 of the Listings Requirements of the JSE Limited and paragraphs 6.42 to 6.44 of the Debt Listings Requirements of the JSE Limited, shareholders and noteholders are hereby advised of the following dealings in securities of Accelerate by an executive director of the Company (the "director"):

Name of director:	Dimitri Kyriakides
Name of company:	Accelerate
Nature of transaction:	On-market sale of shares
Extent of interest:	Direct beneficial

Date of transaction:	7 February 2023
Number of securities:	100 000
Class of securities:	Ordinary shares
Price per security:	R0.89
Total value of transaction:	R89 000.00

Date of transaction:	10 February 2023
Number of securities:	708 699
Class of securities:	Ordinary shares
Price per security:	R0.87
Total value of transaction:	R616 568.13

Clearance for these transactions was obtained in terms of paragraphs 3.66 and 6.45 of the JSE Limited Listings and Debt Listings Requirements, respectively.

Fourways
13 February 2023

Sponsor
The Standard Bank of South Africa Limited

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