

INVESTEC PROPERTY FUND LIMITED

(Incorporated in the Republic of South Africa)

(Reg. No: 2008/011366/06)

Approved as a REIT by the JSE

Share Code: IPF

Bond Code: INV

ISIN: ZAE000180915

("Investec Property Fund" "IPF" or "the Fund")

AVAILABILITY OF SHAREHOLDER UPDATE PRESENTATION

*Unless otherwise defined, capitalised terms bear the same meanings to that in the announcement (the "**Announcement**") published on SENS on 1 March 2023.*

Shareholders are referred to the Announcement and are advised that an IPF Shareholder update presentation addressing key questions relating to the Transactions raised by stakeholders is available on the Fund's website https://www.investecpropertyfund.com/en_za/investor-relations/digital-content.html#digital

Johannesburg
15 March 2023

Financial Advisor and Sponsor in respect of the Manco Internalisation and Property Disposals
Merrill Lynch South Africa Proprietary Limited t/a BofA Securities

Financial Advisor to Investec Bank Limited in respect of the Manco Internalisation and Property Disposals
Investec Bank Limited

Financial Advisor and Sponsor in respect of the PEL Acquisition
Investec Bank Limited

Financial advisor and sponsor in respect of the Irongate JV
Investec Bank Limited

Legal Advisor to IPF
Cliffe Dekker Hofmeyr Inc.

Independent Expert to IPF
BDO Corporate Finance Proprietary Limited

Competition Law Advisor
Vani Chetty Competition Law Proprietary Limited