

Transcend Residential Property Fund Limited
Approved as a REIT by the JSE
(Incorporated in the Republic of South Africa)
(Registration number 2016/277183/06)
Share code: TPF
ISIN: ZAE000227765
("Transcend" or "the Company")



FULFILMENT OF CONDITIONS PRECEDENT TO THE SCHEME OF ARRANGEMENT

Shareholders of Transcend ("**Transcend Shareholders**") are referred to the circular distributed to them on 1 September 2023 ("**the Scheme Circular**") relating to the offer by Emira Property Fund Limited to acquire all of the issued ordinary shares in the share capital of Transcend ("**Transcend Shares**") from the Transcend Shareholders by way of a scheme of arrangement ("**Scheme**") in terms of section 114 of the Companies Act, 71 of 2008, as amended ("**Companies Act**"), and to all previous announcements in relation thereto, the last of which was dated 3 October 2023. Terms defined in the Scheme Circular will, where used in this announcement, bear the same meaning as ascribed to them in the Scheme Circular.

Transcend is pleased to announce that all outstanding Scheme Conditions Precedent have been fulfilled and the Scheme is now wholly unconditional. As a result, the Takeover Regulation Panel has issued a compliance certificate in terms of section 119(4) of the Companies Act.

A further announcement will be made in due course regarding the declaration of the Clean-out Dividend and containing the finalisation information pertaining to the Scheme.

Responsibility statement

The Independent Board accepts responsibility for the information contained in this announcement insofar as it relates to Transcend. To the best of its knowledge and belief, the information contained in this announcement is true and correct and the announcement does not omit anything likely to affect the importance of the information.

Bryanston
18 October 2023

Corporate Advisor and Transaction Sponsor



Questco Proprietary Limited