

**Empiric Student Property plc**

("Empiric" or the "Company" or, together with its subsidiaries, the "Group")

**Block Listing Six Monthly Return**

**Date:** 18 October 2024

Name of <i>applicant</i> :		Empiric Student Property plc			
Name of scheme:		Certain share-based incentive arrangements operated by the Company, including its tax advantaged SAYE option plan			
Period of return:	From:	19/04/2024	To:	18/10/2024	
Balance of unallotted securities under scheme(s) from previous return:		Initial balance 9,000,000			
<i>Plus:</i> The amount by which the block scheme(s) has been increased since the date of the last return (if any increase has been applied for):		None			
<i>Less:</i> Number of <i>securities</i> issued/allotted under scheme(s) during period (see LR20.6.7G):		68,965			
<i>Equals:</i> Balance under scheme(s) not yet issued/allotted at end of period:		8,931,035			

Name of contact:	Lisa Hibberd
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**FOR FURTHER INFORMATION, PLEASE CONTACT:**

**Empiric Student Property plc**  
Duncan Garrod (Chief Executive Officer)  
Donald Grant (Chief Financial & Sustainability Officer)

(via FTI Consulting below)

**FTI Consulting**  
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The Company's LEI is 213800FPF38IBPRFPU87.

Further information on Empiric can be found on the Company's website at [www.empiric.co.uk](http://www.empiric.co.uk).

**Notes:**

Empiric Student Property plc is a leading provider and operator of modern, predominantly direct-let, premium student accommodation serving key UK universities. Investing in both operating and development assets, Empiric is a fully integrated operational student property business focused on premium studio-led accommodation managed through its Hello Student operating platform, that is attractive to affluent growing student segments.

The Company, an internally managed real estate investment trust ("REIT") incorporated in England and Wales, listed

on the Equity Shares segment of the Official List of the Financial Conduct Authority and was admitted to trading on the main market for listed securities of the London Stock Exchange in June 2014. The Company is classified as a commercial company listed under the UK Listing rules and as such is not an alternative investment fund ("AIF") for the purposes of the Alternative Investment Fund Managers Directive ("AIFMD") and is not required to provide investors with a Key information Document ("KID") in accordance with the Packaged Retail and Insurance-based Investment Products ("PRIIPs") regulations.

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