

**Primary Health Properties PLC**  
**("PHP", the "Group" or the "Company")**  
**Annual Report 2024 and Notice of AGM**

PHP, one of the UK's leading investors in modern primary healthcare facilities, announces that it has today published its Annual Report for the year ended 31 December 2024 ("Annual Report 2024") which is now available on the Company's website at [www.phpgroup.co.uk](http://www.phpgroup.co.uk).

The Company also announces that the notice of its Annual General Meeting to be held at the offices of CMS Cameron McKenna Nabarro Olswang LLP, Cannon Place, 78 Cannon Street, London EC4N 6AF on 7 May 2025 at 10:30 a.m. (UK time)/12.30 p.m. (South Africa time) ("AGM Notice"), together with form of proxy for use at the meeting, are available on the Company's website at [www.phpgroup.co.uk](http://www.phpgroup.co.uk).

Only those holders of Ordinary Shares registered in the register of members of the Company as at 6:30 p.m. (UK time)/8:30 p.m. (South Africa time) on Friday 2 May 2025 (or, if the AGM is adjourned, 6:30 p.m. (UK time)/8:30 p.m. (South Africa time) on the day that is 48 hours before any adjourned meeting) (excluding any part of any day that is not a working day) shall be entitled to attend (either in person, remotely or by proxy) and vote (in person) at the AGM, or any adjourned meeting, in respect of the number of shares registered in their names at that time. Any changes to the register of members after the relevant deadline shall be disregarded in determining the right of any person to attend and vote at the AGM or an adjourned meeting.

Printed copies of the Annual Report 2024, the AGM Notice and proxy form will be posted to shareholders on 13 March 2025.

As required under Listing Rule 6.4.1, copies of the Annual Report 2024, the AGM Notice and proxy form have been submitted to the National Storage Mechanism and will shortly be available for inspection at <https://data.fca.org.uk/#/nsm/nationalstoragemechanism>.

For further information contact:

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Toby Newman

Company Secretary & Chief Legal Officer

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