

**Hammerson plc (the "Company")**

**Notification of Transactions of Persons Discharging Managerial Responsibilities ("PDMRs")**  
**11 December 2025**

The award of nil-cost options over ordinary shares of five pence each in the Company ("Shares") granted to Rita-Rose Gagné on 2 November 2020 under the Hammerson plc Restricted Share Scheme (the "Award"), ceased to be subject to a holding period and became exercisable on 2 November 2025. On 9 December 2025, Rita-Rose exercised the Award and sold 416,131 Shares to cover her tax and national insurance liability in respect of the Award. Rita-Rose has retained the remaining 452,295 Shares which were subject to the Award.

This announcement is made in accordance with the requirements of the UK Market Abuse Regulation.

The notification of dealing form can be found below.

<b>Notification of dealing form</b>								
<b>1 Details of the person discharging managerial responsibilities / person closely associated</b>								
a) Name	Rita-Rose Gagné							
<b>2 Reason for the notification</b>								
a) Position/status	Chief Executive and Executive Director							
b) Initial notification /Amendment	Initial notification							
<b>3 Details of the issuer</b>								
a) Name	Hammerson plc							
b) LEI	213800G1C9KKVVDN1A60							
<b>4 Details of the transaction(s): section to be repeated for (i) each type of instrument; (ii) each type of transaction; (iii) each date; and (iv) each place where transactions have been conducted</b>								
a) Description of the financial instrument, type of instrument.	Ordinary shares of 5 pence each							
Identification code	ISIN: GB00BRJQ8J25							
b) Nature of the transaction	Exercise of options over ordinary shares of 5 pence each under the Hammerson plc Restricted Share Scheme							
c) Price(s) and volume(s)	<table border="1"><thead><tr><th>Price(s)</th><th>Volume(s)</th></tr></thead><tbody><tr><td>£0.00</td><td>868,426</td></tr></tbody></table>		Price(s)	Volume(s)	£0.00	868,426		
Price(s)	Volume(s)							
£0.00	868,426							
d) Aggregated information - Aggregated volume - Price	<table border="1"><thead><tr><th>Aggregate Price</th><th>Aggregate Volume</th><th>Aggregate Total</th></tr></thead><tbody><tr><td>£0.00</td><td>868,426</td><td>£0.00</td></tr></tbody></table>		Aggregate Price	Aggregate Volume	Aggregate Total	£0.00	868,426	£0.00
Aggregate Price	Aggregate Volume	Aggregate Total						
£0.00	868,426	£0.00						
e) Date of the transaction	9 December 2025							
f) Place of the transaction	Outside a trading venue							
<b>5 Details of the transaction(s): section to be repeated for (i) each type of instrument; (ii) each type of transaction; (iii) each date; and (iv) each place where transactions have been conducted</b>								
a) Description of the financial instrument, type of instrument.	Ordinary shares of 5 pence each							
Identification code	ISIN: GB00BRJQ8J25							
b) Nature of the transaction	Sale of ordinary shares of 5 pence each to cover tax and national insurance arising on the exercise of the above award under the Hammerson plc Restricted Share Scheme							
c) Price(s) and volume(s)	<table border="1"><thead><tr><th>Price(s)</th><th>Volume(s)</th></tr></thead><tbody><tr><td>£3.08264</td><td>279,905</td></tr><tr><td>£3.06946</td><td>136,226</td></tr></tbody></table>		Price(s)	Volume(s)	£3.08264	279,905	£3.06946	136,226
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£3.07833	416.131	£1.280.988.54						

e)	Date of the transaction	279,905 Shares sold on 9 December 2025 136,226 Shares sold on 10 December 2025
f)	Place of the transaction	London Stock Exchange (XON)

Richard Crowle  
Deputy Company Secretary  
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*This announcement has also been released on the SENS system of the Johannesburg Stock Exchange and on Euronext Dublin.*

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