

19 January 2026

Vistry Group PLC

Transaction in Own Shares

Vistry Group PLC (the "**Company**") announces that, in accordance with the terms of its share buyback programme announced on 12 September 2024 ("**Share Buyback Programme**"), the Company purchased the following number of its Ordinary 50p Shares ("**Ordinary Shares**") through Peel Hunt LLP ("**Peel Hunt**").

Date of purchase	16/01/2026
Aggregated number of Ordinary shares purchased:	77,600
Lowest price paid per share (GBP):	632.00
Highest price paid per share (GBP):	651.40
Volume weighted average price paid per share (GBP):	644.14

The purchased shares will be cancelled, following which the remaining number of Ordinary Shares in issue will be 320,088,293 with 602,444 shares held in Treasury. Therefore, the total voting rights in the Company will be 319,485,849. This figure for the total number of voting rights may be used by shareholders (and others with notification obligations) as the denominator for the calculations by which they will determine if they are required to notify their interest in, or a change to their interest in, the Company under the FCA's Disclosure Guidance and Transparency Rules.

In accordance with Article 5(1)(b) of Regulation (EU) No 596/2014 (the Market Abuse Regulation), as it forms part of Retained EU Law as defined in the European Union (Withdrawal) Act 2018, the table below contains detailed information of the individual trades made by Peel Hunt as part of the Share Buyback Programme.

Individual Transactions

Number of ordinary shares purchased	Transaction price (GBP share)	Time of transaction (UK Time)	Transaction reference number	Trading venue
540	636.60	08:00:17	00187480359TRLOO	XLON
456	633.20	08:06:57	00187482190TRLOO	XLON
35	634.00	08:15:25	00187483027TRLOO	XLON
260	634.00	08:15:25	00187483028TRLOO	XLON
177	634.00	08:15:25	00187483029TRLOO	XLON
493	635.80	08:18:05	00187483326TRLOO	XLON
527	634.80	08:19:51	00187483479TRLOO	XLON
487	634.60	08:37:50	00187485474TRLOO	XLON
455	634.40	08:40:20	00187485788TRLOO	XLON
490	634.00	08:42:38	00187485943TRLOO	XLON
545	633.40	08:44:33	00187486107TRLOO	XLON
485	632.00	08:45:18	00187486155TRLOO	XLON
532	634.40	08:58:58	00187487097TRLOO	XLON
505	635.00	09:03:44	00187487581TRLOO	XLON
458	636.00	09:10:12	00187488063TRLOO	XLON
12	635.20	09:16:26	00187488506TRLOO	XLON
534	635.20	09:17:18	00187488549TRLOO	XLON
2	634.80	09:26:59	00187489453TRLOO	XLON
530	634.80	09:26:59	00187489454TRLOO	XLON
469	636.60	09:33:19	00187490114TRLOO	XLON
175	635.60	09:48:42	00187491452TRLOO	XLON
281	635.60	09:48:42	00187491456TRLOO	XLON
275	635.00	09:48:43	00187491459TRLOO	XLON
228	635.00	09:48:43	00187491460TRLOO	XLON
175	634.60	09:48:54	00187491476TRLOO	XLON
307	634.60	09:48:54	00187491477TRLOO	XLON
534	635.40	09:58:19	00187492138TRLOO	XLON
528	636.40	10:03:03	00187492482TRLOO	XLON
542	638.20	10:03:14	00187492499TRLOO	XLON
333	638.00	10:03:48	00187492544TRLOO	XLON

158	638.00	10:03:48	00187492545TRLOO	XLON
529	637.40	10:10:13	00187493113TRLOO	XLON
526	636.80	10:18:40	00187493837TRLOO	XLON
420	636.40	10:21:43	00187494101TRLOO	XLON
83	636.40	10:21:43	00187494102TRLOO	XLON
477	636.40	10:22:16	00187494161TRLOO	XLON
490	637.20	10:26:32	00187494503TRLOO	XLON
468	637.00	10:27:01	00187494537TRLOO	XLON
61	637.00	10:27:01	00187494538TRLOO	XLON
475	637.80	10:35:54	00187495216TRLOO	XLON
462	637.20	10:42:25	00187495749TRLOO	XLON
255	638.40	10:51:40	00187496591TRLOO	XLON
264	638.40	10:51:40	00187496592TRLOO	XLON
40	638.00	10:56:18	00187496980TRLOO	XLON
476	638.00	10:56:18	00187496981TRLOO	XLON
479	636.80	11:03:46	00187497631TRLOO	XLON
506	636.20	11:08:42	00187497983TRLOO	XLON
484	635.00	11:10:31	00187498120TRLOO	XLON
22	636.80	11:28:44	00187499454TRLOO	XLON
442	636.80	11:29:03	00187499479TRLOO	XLON
207	637.00	11:33:06	00187499687TRLOO	XLON
327	637.00	11:33:06	00187499688TRLOO	XLON
505	636.80	11:37:22	00187499968TRLOO	XLON
222	636.00	11:41:48	00187500355TRLOO	XLON
196	636.00	11:41:54	00187500362TRLOO	XLON
130	636.00	11:41:54	00187500363TRLOO	XLON
524	636.00	11:50:47	00187501029TRLOO	XLON
1	636.00	11:50:47	00187501030TRLOO	XLON
172	635.40	11:52:22	00187501137TRLOO	XLON
335	635.40	11:52:22	00187501138TRLOO	XLON
400	636.40	11:59:36	00187501754TRLOO	XLON
484	638.80	12:01:02	00187501900TRLOO	XLON
489	640.20	12:02:04	00187501987TRLOO	XLON
480	640.20	12:02:16	00187502009TRLOO	XLON
497	640.00	12:02:25	00187502025TRLOO	XLON
518	639.00	12:06:08	00187502253TRLOO	XLON
25	639.00	12:07:44	00187502375TRLOO	XLON
250	639.40	12:09:42	00187502513TRLOO	XLON
228	639.40	12:09:42	00187502514TRLOO	XLON
330	641.00	12:16:38	00187503123TRLOO	XLON
170	641.00	12:16:38	00187503124TRLOO	XLON
464	640.60	12:21:50	00187503433TRLOO	XLON
538	639.60	12:22:36	00187503487TRLOO	XLON
520	639.20	12:26:05	00187503694TRLOO	XLON
464	639.20	12:43:10	00187504658TRLOO	XLON
523	640.80	12:47:52	00187504920TRLOO	XLON
492	643.00	12:50:20	00187505063TRLOO	XLON
547	643.80	12:51:45	00187505161TRLOO	XLON
363	643.80	12:55:45	00187505375TRLOO	XLON
122	643.80	12:56:15	00187505394TRLOO	XLON
17	643.80	12:57:31	00187505474TRLOO	XLON
31	643.40	13:05:01	00187505913TRLOO	XLON
428	643.40	13:05:01	00187505914TRLOO	XLON
517	643.20	13:05:11	00187505924TRLOO	XLON
518	642.80	13:05:36	00187505948TRLOO	XLON
542	642.40	13:11:22	00187506335TRLOO	XLON
498	642.80	13:11:43	00187506357TRLOO	XLON
482	642.80	13:20:56	00187506994TRLOO	XLON
382	642.40	13:21:00	00187506998TRLOO	XLON
151	642.40	13:21:00	00187506999TRLOO	XLON
471	642.20	13:21:13	00187507014TRLOO	XLON
532	645.00	13:26:45	00187507399TRLOO	XLON
480	645.00	13:27:19	00187507441TRLOO	XLON
529	644.00	13:29:38	00187507597TRLOO	XLON
338	645.40	13:38:26	00187508282TRLOO	XLON
131	645.40	13:38:26	00187508283TRLOO	XLON
485	645.00	13:39:55	00187508400TRLOO	XLON
511	644.20	13:40:13	00187508412TRLOO	XLON
2	645.80	13:54:18	00187509439TRLOO	XLON

103	646.00	13:54:40	00187509463TRLOO	XLON
357	646.00	13:54:40	00187509464TRLOO	XLON
523	645.60	13:56:24	00187509596TRLOO	XLON
456	645.20	14:02:33	00187509992TRLOO	XLON
394	645.80	14:02:58	00187510018TRLOO	XLON
6	647.80	14:08:01	00187510316TRLOO	XLON
535	647.80	14:08:01	00187510317TRLOO	XLON
484	647.80	14:08:12	00187510328TRLOO	XLON
552	648.60	14:08:36	00187510346TRLOO	XLON
4	649.40	14:12:35	00187510650TRLOO	XLON
461	650.00	14:14:02	00187510754TRLOO	XLON
160	649.00	14:14:58	00187510877TRLOO	XLON
395	649.00	14:14:58	00187510878TRLOO	XLON
488	649.80	14:22:20	00187511487TRLOO	XLON
458	651.00	14:28:15	00187511923TRLOO	XLON
541	651.40	14:30:05	00187512652TRLOO	XLON
20	650.80	14:30:36	00187512760TRLOO	XLON
463	650.80	14:30:52	00187512827TRLOO	XLON
526	650.20	14:32:53	00187513691TRLOO	XLON
553	650.00	14:32:54	00187513710TRLOO	XLON
475	648.00	14:34:03	00187514083TRLOO	XLON
505	647.40	14:35:52	00187514611TRLOO	XLON
29	647.00	14:36:47	00187514881TRLOO	XLON
432	647.00	14:36:47	00187514882TRLOO	XLON
486	646.60	14:36:50	00187514891TRLOO	XLON
487	646.40	14:39:00	00187515284TRLOO	XLON
496	646.80	14:39:30	00187515448TRLOO	XLON
48	646.80	14:39:30	00187515449TRLOO	XLON
510	647.00	14:40:01	00187515627TRLOO	XLON
470	647.40	14:40:30	00187515705TRLOO	XLON
523	647.40	14:48:38	00187517295TRLOO	XLON
511	647.00	14:49:38	00187517452TRLOO	XLON
520	647.00	14:55:02	00187518327TRLOO	XLON
479	646.80	14:55:03	00187518330TRLOO	XLON
482	646.60	14:55:05	00187518343TRLOO	XLON
23	646.60	14:55:05	00187518344TRLOO	XLON
513	649.60	14:59:45	00187519196TRLOO	XLON
214	649.60	14:59:57	00187519229TRLOO	XLON
242	649.60	14:59:58	00187519232TRLOO	XLON
545	649.40	15:02:07	00187519707TRLOO	XLON
430	649.60	15:04:05	00187520095TRLOO	XLON
6	649.60	15:04:05	00187520096TRLOO	XLON
102	649.60	15:05:48	00187520414TRLOO	XLON
548	649.60	15:11:00	00187521423TRLOO	XLON
318	650.00	15:11:48	00187521609TRLOO	XLON
1,862	650.00	15:11:50	00187521620TRLOO	XLON
19,810	650.00	15:11:50	00187521621TRLOO	XLON
400	650.00	15:12:06	00187521656TRLOO	XLON
2,600	648.00	16:02:42	00187530641TRLOO	XLON

This announcement is made in accordance with the requirements of UK Listing Rule 9.6.6.

Vistry Group PLC
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