15 June 2026

Roadside Real Estate PLC

("Roadside", the "Company" or the "Group")

Receipt of Proceeds from Second Tranche of Put Option

Roadside (AIM: ROAD), the UK energy forecourt real estate business, confirms that it has received a further £14 million of cash proceeds from CGV Ventures 1 Ltd following the exercise of the Put Option Agreement relating to the second tranche of its shareholding in Cambridge Sleep Sciences ("CSS"). The proceeds will be used to facilitate completion of the acquisition of Hoch Group Ltd.

The balance of Roadside's interest in CSS can be sold in the period from 1 September 2027 to 30 September 2027 for consideration of up to £20 million following the exercise of the Put Option Agreement in relation to the Company's remaining shareholding in CSS.

Enquiries

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