

11 June 2020

WYNNSTAY PROPERTIES PLC ("Wynnstay" or the "Company")

Declaration of second interim dividend

Expected date of announcement of annual results and arrangements for Annual General Meeting

The Company announces that the Board has today declared a second interim dividend of 7.5p per share, payable on 17 July 2020 to shareholders on the register on 19 June 2020. The Board has also decided that no final dividend for the year will be recommended to shareholders. Accordingly the total dividend payable for the year, taking account of the interim dividend of 7.5p paid in December 2019, will be 15.0p (2019 – 19.0p).

The Company expects to issue an announcement of its annual results for the year ended 25 March 2020 in late July with the Annual Report and Financial Statements being posted to shareholders a few days thereafter. In the light of the current restrictions arising from the Covid-19 pandemic, the arrangements for the Annual General Meeting will also be confirmed at that time.

The interim dividend timetable is as follows:

| Ex-Dividend | Record Date | Payment Date |
|--------------------|--------------------|---------------------|
| 18 June 2020 | 19 June 2020 | 17 July 2020 |

This announcement contains inside information for the purpose of Article 7 of the Market Abuse Regulation (EU) No. 596/2014.

For further information, please contact:

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For more information on Wynnstay visit: www.wynnstayproperties.co.uk