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**TEXTON PROPERTY FUND LIMITED**  
Granted REIT status by the JSE  
Incorporated in the Republic of South Africa  
(Registration number 2005/019302/06)  
Share code: TEX ISIN: ZAE000190542  
("Texton" or "the Company")

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### **PRE-CLOSE INVESTOR CALL**

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Shareholders are referred to the pre-close conference call announcement released on SENS on 14 November 2017 ("the Conference Call"). The Conference Call will take place today, 29 November 2017 at 10am (South African Standard Time). The Conference Call will provide an update in respect of the interim financial period ending 31 December 2017.

Shareholders are advised of the following salient details that will be discussed during the Conference Call:

- Update on operations and letting; and
- Dividend guidance for the period ending 31 December 2017.

The anticipated flat dividend growth rate reflects the challenging operating environment for Texton arising from economic and political uncertainty in South Africa, the vacancies in the portfolio and Brexit related concerns.

A recording of the Conference Call will be available on Texton's website thereafter:

<http://www.texton.co.za/home>

Any financial information mentioned in this announcement or the Conference Call has not been reviewed or reported on by the Company's auditors.

Johannesburg  
29 November 2017

Sponsor  
Merchantec Capital