

Notice Of Full Year Results

Released : 21/03/2023 07:00

RNS Number : 5836T
Impact Healthcare REIT PLC
21 March 2023

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Impact Healthcare REIT plc
("Impact" or the "Company" or, together with its subsidiaries, the "Group")

NOTICE OF ANNUAL RESULTS

Impact Healthcare REIT plc (ticker: IHR), the real estate investment trust which gives investors exposure to a diversified portfolio of UK healthcare real estate assets, in particular care homes, confirms that it will announce its annual results for the 12 months ended 31 December 2022 on Tuesday, 28 March 2023.

A Company presentation for analysts and investors will take place on the day at 8.00am (UK) via a live webcast and conference call.

To access the live webcast, please register in advance here:

<https://www.isequisservices.com/spark/ImpactHealthcareREIT/events/87ad1a74-f3be-4e52-b7d0-244e7ea9a5f8>

To access the live conference call, please register to receive unique dial-in details here:

<https://cossprereg.btc.com/prereg/key.process?key=PTBMGM7TT>

The recording of the results presentation will be available later in the day via the Company's website:

<https://www.impactreit.uk/investors/reporting-centre/presentations/>

FOR FURTHER INFORMATION, PLEASE CONTACT:

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The Company's LEI is 213800AX3FHPMJL4IJ53.

Further information on Impact Healthcare REIT is available at www.impactreit.uk.*

NOTES:

Impact Healthcare REIT plc acquires, renovates, extends and redevelops high quality healthcare real estate assets in the UK and lets these assets on long-term full repairing and insuring leases to high-quality established healthcare operators which offer good quality care, under leases which provide the Company with attractive levels of rent cover.

The Company aims to provide shareholders with an attractive sustainable return, principally in the form of quarterly income distributions and with the potential for capital and income growth, through exposure to a diversified and resilient portfolio of UK healthcare real estate assets, in particular care homes for the elderly.

The Company has a progressive dividend policy with a target to grow its annual aggregate dividend in line with the inflation-linked rental uplifts received by the Group under the terms of the rent review provisions contained in the Group's leases in the prior financial year.

On this basis, the Company is targeting a dividend for the year to 31 December 2023 to increase by 3.53% to 6.77 pence per share¹.

The Group's Ordinary Shares were admitted to trading on the main market of the London Stock Exchange, premium segment, on 8 February 2019. The Company is a constituent of the FTSE EPRA/NAREIT index.

* Neither the content of the Company's website, nor the content on any website accessible from hyperlinks on its website or any other website, is incorporated into, or forms part of, this announcement nor, unless previously published by means of a Regulatory Information Service, should any such content be relied upon in reaching a decision as to whether or not to acquire, continue to hold, or dispose of, securities in the Company.

¹ This is a target only and not a profit forecast. There can be no assurance that the target will be met and it should not be taken as an indicator of the Company's expected or actual results.

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