

04th March 2026

Ms. Nilupa Perera,
Chief Regulatory Officer,
Colombo Stock Exchange,
#04-01, West Block,
World Trade Center,
Echelon Square,
Colombo 01

Dear Madam,

**CONTINUING LISTING REQUIREMENTS - NOTICE OF DISCLOSURE -
DECLARATION OF DIVIDEND**

In compliance with the continuing Listing requirements of the Colombo Stock Exchange, we write to inform you that the Board of Directors of the Company, at its board meeting held on 04th March 2026 recommended the declaration of a First and Final Dividend of Rs.1.75 per Ordinary Share for the financial year ending 31st December 2025 subject to the approval of the Shareholders. We enclose hereto an Extract of the Meeting Minutes, certified as a true copy by a Director and the Company Secretary as required by the Rules.

Notice of an Ordinary resolution will be given to the Shareholders of the Company accordingly at the Annual General Meeting for approval of the above Dividend recommended by the Directors. The Annual General Meeting will be held on 29th April 2026.

Please note that the date of dispatch of the first and final Dividend payment will be on the 14th May 2026 and the Record Date would be 04th May 2026.

Please find attached hereto, the Certificate by the Directors, confirming that the Company is able to satisfy the Solvency Test after the aforesaid distribution is made, for your records, as required by the Rules. The report on Solvency by Messrs. Ernst & Young, Chartered Accountant, the Auditors of the Company is also enclosed herewith.

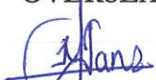
The book closure date will not be applicable to the Company.

We further confirm that the declaration of Dividend and the Certificate re: the Solvency Test was approved and signed in the presence of all the Board Members who were present at the Board Meeting both in person and virtually.

We further confirm that Withholding Tax will be deducted from the Dividends payable to the local shareholders.

Yours faithfully

OVERSEAS REALTY (CEYLON) PLC



Melissa Jansz

Head of Legal/Company Secretary