Triple Point SOCIAL HOUSING REIT PLC

QUARTERLY FACTSHEET
31 December 2022

INVESTMENTS WITH PURPOSE FOR PROFIT BY PEOPLE FROM TRIPLE POINT

Triple Point Social Housing REIT plc - (the "Company" or "SOHO") invests in social housing assets in the UK, with a particular focus on Specialised Supported Housing.

INVESTMENT FEATURES

- Investment in a diversified portfolio of Social Housing with a focus on Specialised Supported Housing
- Typically 20 years+ Inflation-linked leases with Approved Providers ("AP")
- APs are typically Housing Associations or Local Authorities or other regulated organisations in receipt of direct payment from local government
- SOHO has 100% ownership of property
- Properties are typically leased under long-term Full Repairing and Insuring ("FRI") leases and house vulnerable individuals who have their rent funded by central government
- Care is provided by CQC registered care providers who contract directly with the Local Authority
- Forward funding in order to access prime Social Housing stock being developed (provided an agreement for lease is in place and a coupon is receivable during construction) is capped at 20% of NAV at the time of entering into any new forward funding arrangement

COMPANY INFORMATION

LEI	213B00BERVBS2HFTBC58
Ticker	SOHO
ISIN	GB00BF0P7H59

KEY STATISTICS

Share Price	61.30p[1]
Market Cap	£246.9m[1,2]
IFRS NAV per share	109.06p[1]
EPRA NTA per share	109.06p[1]

KEY DATES

Financial Year End	31 December
Interim	30 June
Q3 2022 Ordinary Share Dividend Paid	16 December 2022
Q4 2022 Ordinary Share Dividend Expected to be Paid	31 March 2023

DIRECTORS AND ADVISERS

Board of Directors (Non-Executive)

Chris Phillips (Chairman)
Ian Reeves CBE
Paul Oliver
Peter Coward
Tracey Fletcher-Ray

Investment Manager

Triple Point Investment Management LLP

Joint Financial Adviser

Akur Limited

Joint Financial Adviser and Corporate Broker

Stifel Nicolaus Europe Limited

Legal Adviser to the Company

Taylor Wessing LLP

Auditor and Reporting Accountant

BDO LLP

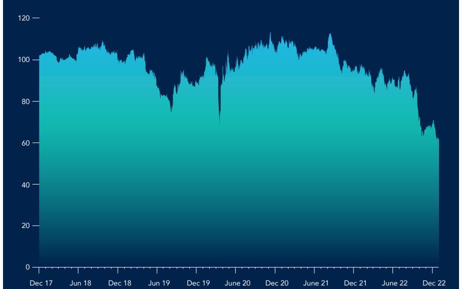
DIVIDEND PER ORDINARY SHARE

5.46p (TARGET DIVIDEND IN RESPECT OF THE FINANCIAL YEAR)[3]

Dividends paid in respect of the year ending 31 December 2022 totalled 5.46 pence per Ordinary Share, in line with the Company's target.

SOHO ORDINARY SHARE PRICE

8 August 2017 to 31 December 2022



KEY DEVELOPMENTS IN Q4 2022

23 November 2022

Dividend Declaration

The Company declared an interim dividend of 1.365 pence per Ordinary Share for the period from 1 July to 30 September 2022.

8 December

Cancellation of RCF Facility

The Group cancelled the £160 million Revolving Credit Facility with Lloyds and Natwest in December 2022 (the facility had been reduced in size from £160m to £50m in February 2022).

REFERENCES:

[1] As at 31 December 2022
[2] Excludes shares held in treasury 450,000 which do not carry any voting rights
[3] The target dividend is a target only and not a forecast. There can be no assurance that the target will be met and it should not be taken as an indication of the Company's expected or actual future results

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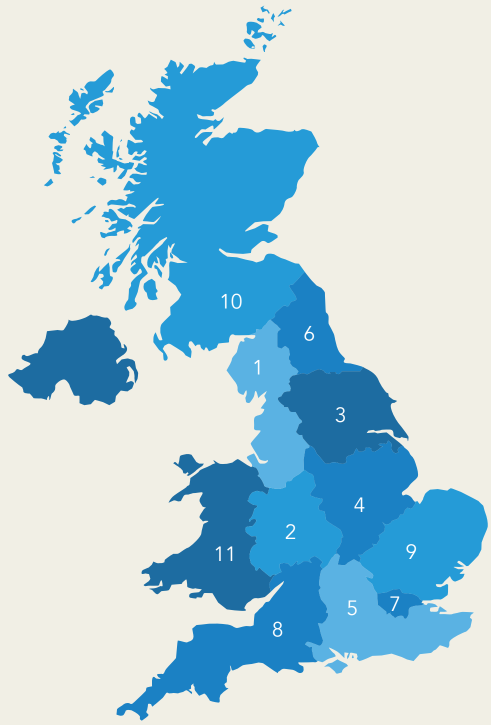
PORTFOLIO UPDATE

As at 31 December 2022, the Company's portfolio was made up of 497 Supported Housing properties (3,456 units) across the UK, acquired for an aggregate consideration of £581.6m (excluding purchase costs). These assets are leased to a variety of APs with a focus on Supported Housing for vulnerable adults with care and support needs.



PORTFOLIO SUMMARY

Key	Region	Properties	% of funds invested[4]
1	North West	99	19.8
2	West Midlands	84	16.3
3	Yorkshire	64	14.8
4	East Midlands	58	11.9
5	South East	62	9.4
6	North East	50	8.9
7	London	27	8.5
8	South West	29	4.7
9	East	20	4.1
10	Scotland	2	1.0
11	Wales	2	0.6
Total		497	100.0

PORTFOLIO HIGHLIGHTS as at 31 December 2022

£669.1m
IFRS Valuation

497
Properties with 3,456 units

395
Tenancies

27
Approved Providers

123
Care Providers

£39.0m
Contracted Rental Income

25.3 years
Weighted Average Unexpired Lease Term

100%
Inflation-linked


Colchester


Abingdon


Leeds

CONTACT

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REFERENCES:
[4] Funds invested exclude purchase costs