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IMPORTANT NOTICE

Measures to mitigate Coronavirus (COVID-19) transmission at the I•RES Annual General Meeting to be held on Wednesday 27 May 2020 at 10:00 a.m.

Irish Residential Properties REIT plc (“I•RES”) is closely monitoring developments in connection with the spread of Coronavirus (COVID-19). While we currently expect the AGM to proceed on 27 May 2020, the health and safety of shareholders, directors, employees and attendees at the AGM is of paramount concern. In light of this, I•RES is asking shareholders to comply with certain recommendations for this year’s AGM which are designed to retain full participation by our shareholders in the business of the AGM, while balancing health and safety considerations.

Irish company law and the regulations contained in I•RES’ constitution governing AGMs require it to hold a physical AGM however, each also afford shareholders the right to vote at AGMs without having to attend meetings in person through the proxy voting system. The board of directors of I•RES (the “Board”) believes the safest way to ensure all shareholders can exercise their rights in the upcoming AGM is by utilising this system and voting in advance of the AGM through the appointment of proxies. Due to the health risks and the attendance restrictions that might apply on 27 May 2020, the Board asks that all shareholders, on this occasion, submit their proxy forms as soon as possible to ensure their vote counts at the AGM and to appoint the Chairman of the AGM as their proxy.

Proxy voting can be carried out in advance of the AGM through one of the following options:

- electronically at www.eproxyappointment.com; or
- by submitting the form of proxy by post; or
- via the CREST System if you hold your shares in CREST.

For further instructions on remote voting through the proxy appointment process, please see your enclosed proxy form and pages 11 and 12 of the enclosed Notice of AGM. Proxies must be received by no later than 10:00 a.m. on 25 May 2020.

To facilitate shareholder communication, we invite shareholders who are entitled to attend the AGM and who wish to submit questions relating to items on the agenda of the AGM in accordance with their rights under Irish law, to do so in advance by emailing companysecretary@iresreit.ie. Questions must be received no later than 10:00 a.m. on 25 May 2020. All correspondence should include sufficient information to identify a shareholder on the Register of Members, for example, a shareholder reference number, which is an 11 digit unique identifier printed on the enclosed proxy form. The answers to such validly posed questions will be posted on our website at www.iresreit.ie.

I•RES will continue to monitor the impact of the Coronavirus (COVID-19) and the guidance from the Irish Health Service Executive and the Irish Government generally and in relation to public gatherings and non-essential travel and will take all necessary precautions which are appropriate to the circumstances.

In particular, the Board has considered the emergency measures announced by the Irish Government on 27 March 2020, including those requiring people to stay at home and restricting public gatherings.



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- Should these emergency measures be lifted prior to the AGM and shareholders are permitted to attend the AGM in person, we nonetheless encourage shareholders to vote using the proxy voting system. It is important to note that if you choose to attend the AGM in person in these circumstances, it is envisaged that the meeting will be held with restrictions in place to mitigate any potential health risks from the Coronavirus (COVID-19) including, if necessary, limiting the number of in-person attendees. It is intended that the AGM will be conducted swiftly and efficiently and the venue will be vacated promptly. In order to further mitigate potential health risks, there will be no post-meeting reception at the AGM this year.
- Should these emergency measures (or similar) remain in place as at the AGM date, shareholders will be unable to attend the AGM and it will be necessary to convene the AGM with the minimum necessary quorum of three shareholders (which will be facilitated by I•RES).

Conditions may change at short notice and we therefore encourage shareholders to regularly check our website for any further updates regarding the AGM (including any updates regarding any postponement, adjournment, change in venue or otherwise) at www.iresreit.ie.

If you have any queries, please contact me at companysecretary@iresreit.ie or the Company's Registrar, Computershare Investor Services (Ireland) Limited, on +353 1 447 5566.

Elise Lenser
Company Secretary
16 April 2020