

**Liberty Living Group Plc, a leading owner and operator of student accommodation, announces half year property valuation and an increase of 10.7% in net asset value (NAV).**

**Date: 15 April 2019**

Liberty Living Group Plc is pleased to announce its first half year property and NAV valuations since listing on The International Stock Exchange (TISE) on 11 May 2018.

As at 28 February 2019, the value of properties classified as investment properties in its consolidated financial statements was independently valued at £2,200.0m (31 August 2018: £2,080.5m), which represents an increase of 5.7% on the valuation as at 31 August 2018.

As at 28 February 2019, the NAV per share was £1.14 (31 August 2018: £1.03), which represents an increase of 10.7% on the valuation as at 31 August 2018.

The growth in valuations was predominantly driven by net income growth rather than yield compression, reflecting the positive impact of the dynamic pricing models rolled out by the management team to drive income growth.

CEO, Paul Mullins commented

“This growth in our independent valuation and NAV evidences the attractive nature of our portfolio and the quality of the experience we provide to our residents.”

Additional information is available on TISE’s website, accessed via <https://www.tisegroup.com/market/securities/9773>

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Founded in 2000, Liberty Living is one of the UK’s largest owners and operators of purpose-built student accommodation, with £2.2Bn of assets containing over 24,000 beds across 53 residences. Liberty Living is committed to providing high-quality, modern student residences and is a trusted partner to more than 40 educational institutions across the UK. The Group’s properties meet leading health and safety standards and the Group was the first student housing provider to have its fire risk management system certified to PAS7, the highest possible standard, by MMRA.