

**MATERIAL DISCLOSURE NOTICE**  
**EPPLEY CARIBBEAN PROPERTY FUND ACQUIRES**  
**CONTROLLING STAKE IN MALL PLAZA**

**Kingston, Jamaica, December 31, 2020** - Eppley Caribbean Property Fund Limited SCC – Value Fund (“ECPF”) announced that it has reached an agreement to acquire a controlling stake in Mall Plaza.

Under the agreement, ECPF purchased a 50% interest in Mall Plaza and assumed control of its management and operations.

Mall Plaza is a landmark commercial building consisting of over 69,000 square feet and 40 shops on a 2.3 acre parcel of prime land in Half Way Tree, Kingston.

In speaking about the acquisition Justin Nam, General Manager of Eppley Limited and ECPF’s fund manager commented, *“Mall Plaza is an iconic property in Kingston’s commercial landscape. Mall Plaza has been a feature in the lives of generations of Jamaican shoppers. Its location in the heart of Half Way Tree, close to critical transportation routes and growing residential developments makes it difficult to replicate and of enduring value. The building was recently renovated and is in excellent condition. We are privileged to add Mall Plaza to ECPF’s portfolio of high-quality commercial properties and look forward to working with our partners and tenants to take this important asset to the next level.”*

The acquisition follows a number of other significant investments in industrial, retail and office properties throughout the region which have diversified the portfolio and made it more resilient to changes in the economic landscape. The Net Asset Value of ECPF has more than doubled since Eppley assumed management two and half years ago.

ECPF is the largest listed real estate mutual fund in the Caribbean and trades on the Jamaica, Barbados and Trinidad and Tobago stock exchanges. At the completion of this acquisition, ECPF will own 14 buildings in Jamaica and Barbados comprising over 740,000 square feet.

For questions contact:

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