

19 October 2020

KCR Residential REIT plc

("KCR" or the "Company")

Director's Share Purchase

KCR Residential REIT plc has been notified that on 16 October 2020 Dominic White, Chief Executive of the Company, purchased 50,000 ordinary shares of 10p each in the Company ("Shares") at a price of 25p per Share.

Following this purchase, Mr White has a beneficial interest in 1,245,932* Shares, representing approximately 4.5 per cent. of the Company's issued share capital.

* 645,299 Shares are held by White Amba Pension Scheme of which Mr White is a beneficiary.

Contacts:

KCR Residential REIT plc

info@kcrreit.com

Dominic White, Chief Executive

+44 20 3793 5236

Arden Partners plc

+44 20 7614 5900

Richard Johnson

Benjamin Cryer

Notes to Editors:

KCR's objective is to build a substantial residential property portfolio that generates secure income flow for shareholders. The Directors intend that the group will acquire, develop and manage residential property assets in a number of jurisdictions including the UK.

The notifications below are made in accordance with the requirements of the EU regulation on market abuse.

Template for notification and public disclosure of transactions by persons discharging managerial responsibilities and persons closely associated with them

1	Details of the person discharging managerial responsibilities / person closely associated	
a)	Name	Dominic White
2	Reason for the notification	
a)	Position/status	Director (Chief Executive)

b)	Initial notification /Amendment	Initial notification				
3	Details of the issuer, emission allowance market participant, auction platform, auctioneer or auction monitor					
a)	Name	K&C Residential REIT PLC				
b)	LEI	213800NTHWVFLSB9CX32				
4	Details of the transaction(s): section to be repeated for (i) each type of instrument; (ii) each type of transaction; (iii) each date; and (iv) each place where transactions have been conducted					
a)	Description of the financial instrument, type of instrument Identification code	Ordinary Shares of 10p nominal value ISIN: GB00BYWK1Q82				
b)	Nature of the transaction	Acquisition				
c)	Price(s) and volume(s)	<table border="1"> <thead> <tr> <th>Price(s)</th> <th>Volume(s)</th> </tr> </thead> <tbody> <tr> <td>25p</td> <td>50,000</td> </tr> </tbody> </table>	Price(s)	Volume(s)	25p	50,000
Price(s)	Volume(s)					
25p	50,000					
d)	Aggregated information - Aggregated volume - Price - Aggregated total	 50,000 25p £12,500				
e)	Date of the transaction	16 October 2020				
f)	Place of the transaction	London Stock Exchange, AIM Market (XLON)				