

Company Wynnstay Properties PLC
TIDM WSP
Headline Transaction in Own Shares
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 Wynnstay Properties PLC
 05 March 2010

Wynnstay Properties plc
("Wynnstay" or "the Company")
Purchase of Own Shares

In accordance with the Company's general share buyback authority, Wynnstay (EPIC: WSP.L) announces that it has made the following purchase of its ordinary shares of 25 pence per share ("Ordinary Shares") from Channel Hotels & Properties Limited ("Channel Hotels") (the "Transaction"):

Date	Number of ordinary shares	Price
5 March 2010	302,650	350 pence

The total consideration, including stamp duty and commission for the share acquisition is £1,064,571, which has been satisfied in cash from a new banking facility provided by Svenska Handelsbanken AB.

These shares will be held in treasury.

Background to and reasons for the Transaction

As announced within the Company's interim results announcement on 5 November 2009, the Company's latest published net asset value per share was 421 pence at 29 September 2009. The Directors believe that the Transaction will help to address the prevailing share price to net asset value discount.

The Directors also believe that, in its current position, the purchase by the Company of its own shares represents good use of the Company's available cash resources, and, by increasing earnings per share and net asset value per share, will maximise shareholder value.

Related Party Transaction

Prior to the Transaction, Channel Hotels was the beneficial holder of 307,500 Ordinary Shares, representing 10.20 per cent. of the total voting rights of the Company. Channel Hotels is therefore deemed a substantial shareholder of the Company and is considered to be a related party as defined under the AIM Rules for Companies (the "AIM Rules"). The Transaction constitutes a "related party transaction" under AIM Rule 13. Accordingly, the Directors, having consulted with Charles Stanley Securities, the Company's Nominated Adviser, consider the terms of the transaction to be fair and reasonable insofar as the Company's shareholders are concerned.

Total Voting Rights

Wynnstay has issued share capital comprising 3,155,267 Ordinary Shares at the date of this notice of which, following this purchase, 443,650 shares are held in treasury.

Wynnstay does not have any other shares which have voting rights and therefore the total number of voting rights, being the total shares in issue minus the shares held in treasury, is 2,711,617 and this figure may be used by shareholders as the denominator for the calculations by which they will determine if they are required to notify their

interest in, or a change to their interest in the Company, under the Disclosure and Transparency Rules.

Directors' Interests

Following the Transaction, the interests in the Total Voting Rights (excluding options over shares) of the Directors and immediate families, related trusts and persons connected with them were as follows:

	Number of Ordinary Shares	% of Total Voting Rights
Philip G. H. Collins *	850,836	31.4
C. Paul Williams	-	-
Charles H. Delevingne	5,000	0.2
Toby J. C. Parker	-	-
Terence J. Nagle	13,000	0.5

* Mr Philip G. H. Collins', the Chairman of the Company, holding is shown above as the number of Ordinary Shares held directly by him and his immediate family excluding the other persons deemed to be members of the Concert Party (as detailed in the circular posted to shareholders on 17 December 2009 and available for download on the Company's website www.wynnstayproperties.co.uk) whose holdings are shown in below:

	Number of Ordinary Shares	% of Total Voting Rights
Mr Philip Collins and his immediate family:		
Philip Geoffrey Hugh Collins	403,257	14.9
Diana Rosemary Collins (Mr Collins' wife)	217,983	8.0
Philip Geoffrey Hugh Collins and Diana Rosemary Collins as bare trustees for Mr and Mrs Collins' children	229,596	8.5
	<hr/> 850,836	<hr/> 31.4
Siblings of Mr Philip Collins and their spouses considered to be members of the Concert Party		
Nicholas Philip Collins	1,600	0.1
Anna Mary Collins	1,600	0.1
Robert Percy Bayley	25,100	0.9
Veronica Mary Murray	19,634	0.7
Diana Alison Collins	20,221	0.7
Barbara Joan Murray	19,264	0.7
Michael David Murray	3,200	0.2
David Edward Murray	280	0.0
	<hr/> 941,735	<hr/> 34.8

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