



PRESS RELEASE
For immediate release

BTB Announces its Distribution for the Month of January 2022

Montréal (Québec) January 5th, 2022: BTB Real Estate Investment Trust (TSX: BTB.UN) (“BTB” or the “REIT”) announced today that the monthly cash distribution for the month of January 2022 is **\$0.025** per unit, representing **\$0.30** per unit on an annualized basis. The cash distribution will be paid February 15th, 2022, to unitholders of record on January 31st, 2022.

ABOUT BTB

BTB is a real estate investment trust listed on the Toronto Stock Exchange. BTB is an important property owner, active in eastern and western Canada and owns **71** properties totaling approximately **5.6 million** square feet representing a total asset value of approximately **\$1.1 billion**.

BTB'S OBJECTIVES

- (1) Generate stable monthly cash distributions that are reliable and fiscally beneficial to unitholders;
- (2) Grow the Trust's assets through internal growth and accretive acquisitions in order to increase distributable income and therefore refund distributions;
- (3) Optimize the value of its assets through the dynamic management of its properties in order to maximize the long-term value of its properties and therefore, its units.

BTB offers a distribution reinvestment plan to unitholders whereby the participants may elect to have their monthly cash distribution reinvested in additional units of BTB at a price based on the weighted average price for BTB's Units on the Toronto Stock Exchange for the five trading days immediately preceding the distribution date, discounted by 3%.

For more detailed information, visit BTB's website at www.btbreit.com.

FOR FURTHER QUESTIONS:

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