



EdR Announces 2015 Distribution Tax Treatment

MEMPHIS, Tenn., January 27, 2016 -- EdR (NYSE:EDR), a leader in the development, ownership and management of collegiate housing, today announced the final tax characterization for the company's total distributions of \$1.46 per common share (CUSIP: 28140H203) paid during the calendar year ended December 31, 2015.

Record Date	Payment Date	Total Dividend	Taxable Ordinary Dividend	Total Capital Gain Distribution	Non-Taxable Distribution (Return of Capital)
01/30/2015	02/13/2015	\$0.3600	\$0.2186	\$0.0007	\$0.1407
04/30/2015	05/15/2015	\$0.3600	\$0.2186	\$0.0007	\$0.1407
07/31/2015	08/14/2015	\$0.3700	\$0.2247	\$0.0007	\$0.1446
10/30/2015	11/13/2015	\$0.3700	\$0.2247	\$0.0007	\$0.1446

In accordance with IRS Code Section 6045B, the company has posted Form 8937, "Report of Organizational Actions Affecting Basis of Securities," which is available on our website at www.EdRtrust.com. This form will provide detailed information on the return of capital portion of the common share distributions.

About EdR

EdR (NYSE:EDR) is one of America's largest owners, developers and managers of collegiate housing. EdR is a self-administered and self-managed real estate investment trust that owns or manages 80 communities with more than 42,000

beds serving 51 universities in 23 states. EdR is a member of the Russell 2000 Index and the Morgan Stanley REIT indices. For details, please visit the Company's website at www.EdRtrust.com.

For more information, please contact:

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Safe Harbor Statement under the Private Securities Litigation Reform Act of 1995

Statements about the company's business that are not historical facts are "forward-looking statements." Forward-looking statements are based on current expectations. You should not rely on our forward-looking statements because the matters they describe are subject to known and unknown risks and uncertainties that could cause the company's future results, performance, or achievements to differ significantly from the results, performance, or achievements expressed or implied by such statements. Such risks are set forth under the captions "Item 1A. Risk Factors" and "Forward-Looking Statements" in our annual report on Form 10-K and under the caption "Item 2. Management's Discussion and Analysis of Financial Condition and Results of Operations" (or similar captions) in our quarterly reports on Form 10-Q, and as described in our other filings with the Securities and Exchange Commission. Forward-looking statements speak only as of the dates on which they are made, and the company undertakes no obligation to update publicly or revise any guidance or other forward-looking statement, whether as a result of new information, future developments, or otherwise, unless required by law.