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News Release

PEBBLEBROOK HOTEL TRUST SCHEDULES THIRD QUARTER 2026 EARNINGS RELEASE AND CONFERENCE CALL

BETHESDA, MD, SEPTEMBER 11, 2026 – Pebblebrook Hotel Trust (NYSE: PEB) (the “Company”) today announced that it will report its financial and operating results for the quarter ending September 30, 2026, on Thursday, October 29, 2026, after the market closes. The Company will conduct its quarterly conference call on Friday, October 30, 2026, at 9:00 AM ET.

To participate in the conference call, please follow the steps listed below:

On Friday, October 30, 2026, dial +1 (877) 407-3982 approximately ten minutes before the call begins (8:50 AM ET);

Tell the operator that you are calling for Pebblebrook Hotel Trust's Third Quarter 2026 Earnings Conference Call;

State your full name and company affiliation, and you will be connected to the call.

A live webcast of the Earnings Call will also be available through the Company's website. To access, log on to <http://www.pebblebrookhotels.com> ten minutes prior to the call. A replay of the conference call webcast will be archived and available online through the Investor Relations section of <http://www.pebblebrookhotels.com>.

About Pebblebrook Hotel Trust

Pebblebrook Hotel Trust (NYSE: PEB) is a publicly traded real estate investment trust (“REIT”) and the largest owner of urban and resort lifestyle hotels in the United States. The Company owns 43 hotels, totaling approximately 10,900 guest rooms across 14 urban and resort markets. For more information, visit www.pebblebrookhotels.com and follow [@PebblebrookPEB](https://twitter.com/PebblebrookPEB).

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*For additional information or to receive press releases via email, please visit
www.pebblebrookhotels.com*