

Announcement

28 August 2019

Australian Unity Property Income Fund – ARSN 094 220 498

New investment opportunities – unlisted funds

We are pleased to advise that the Australian Unity Property Income Fund (Fund) has invested into two new unlisted property trusts in late June 2019; Planum Footscray Fund (Wholesale) and the Elanor Waverly Gardens Syndicate.

Planum Footscray Fund

A \$9.93 million investment was made into the Planum Footscray Fund (wholesale) in late June 2019. This investment increases the overall yield and diversification of the Fund via exposure to a multi tenanted office building in metropolitan Melbourne. The 100% occupied building has a weighted average lease expiry of 6.2 years. The yield to investors is expected to be in the order of 7.5% p.a.

Elanor Waverly Gardens Syndicate

On 24 June 2019, a \$4 million investment was made into the Elanor Waverly Gardens Syndicate. The Fund is investing alongside a global cornerstone investor, the ASX listed Elanor and other wholesale investors in a sub-regional shopping centre. The Waverley Gardens shopping centre is to be repositioned with excess land to be sold, while offering investors a suitable running yield over the course of the investment period. The shopping centre is currently 97.1% occupied with yield to investors expected to be in the order of 6.8% p.a.

More information

We regularly provide up to date information about the Fund, including quarterly Fund updates and continuous disclosure information. These contain current information about the Fund's diversification, valuation policy, related party transactions, distribution practises and withdrawal rights.

Please refer to the 'Fund Information' section of this website or contact Investor Services on 13 29 39 for copies of these documents.