

Announcement

8 December 2021

Australian Unity Diversified Property Fund (DPF) – ARSN 106 724 038

DPF Unitholder Meeting deferred to 11 February 2022

On 6 December 2021, Australian Unity Property Limited (AUPL), as Responsible Entity of Australian Unity Diversified Property Fund (DPF) announced its intention to seek orders from the NSW Supreme Court to adjourn the DPF Unitholder Meeting relating to the proposed merger of DPF with Australian Unity Office Fund (ASX: AOF) to create 'Australian Unity Property Fund' (AUPF) (the Proposal).

DPF can now confirm that the NSW Supreme Court has made orders approving the adjournment of the DPF Unitholder Meeting which is now proposed to be held on 11 February 2022. AOF is expected to also adjourn its own Unitholder Meeting in relation to consideration of the Proposal to 11 February 2022.

As announced previously, AOF is currently exploring various capital management initiatives and is actively engaging with its unitholders in relation to the Proposal. Upon AOF's resolution of these various items under consideration, and assessment by DPF and AOF of their impact (if any) on the Proposal, DPF intends to provide appropriate disclosure as it relates to any changes (if any) to the Proposal, or any changes in the financial, operations or strategy of DPF, AOF or AUPF arising from the resolution of these matters which are material to the consideration of the Proposal by DPF unitholders.

Accordingly, a Supplementary Unitholder Booklet, including any updated disclosure as well as a more detailed revised transaction timetable, is expected to be drafted and despatched to all DPF Unitholders ahead of the revised date for the DPF Unitholder Meeting.

More information

Should DPF unitholders have any queries in relation to the Proposal or this announcement, please contact the DPF Unitholder Information Line on 1300 671 080 (within Australia) or +61 2 9066 4084 (outside Australia), between 8.30am and 5.00pm Monday to Friday (Sydney time) or your financial adviser.

We regularly provide up to date information about DPF, including quarterly Fund Updates and continuous disclosure information. These contain current information about the Fund's gearing, interest cover, borrowings, Fund diversification, valuation policy, related party transactions, distribution practices and withdrawal rights.

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

Do we have your most up-to-date contact details?

Keeping your contact details up-to-date like your email address and mobile phone number, helps us make sure we're talking to the right person whenever you contact us. When your

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details are correct, it gives your account multiple layers of protection and helps us confirm your identity to keep your account safe and allows us to communicate fund information to you in a timely and more efficient way.

The easiest way to update your details is to log in to your account via australianunity.com.au/wealth/login, click on the Property & Managed Funds tab and then click the Investor Portal Login button. It's quick and easy to set up an online account if you don't have one. You'll need your account number, which can be found on your statement.

Alternatively, you can download and fill out a Change of details form via australianunity.com.au/wealth/forms-and-downloads from the tab Property & Managed Funds – administered by Iress and post it to the address on the form.

If you have any questions, please call us on 1300 997 774 or email australianunitywealth@unitregistry.com.au