

# Announcement

21 August 2018

## Australian Unity Retail Property Fund – ARSN 133 632 765

### Expression of interest sought on Waurm Ponds Shopping Centre

The Waurm Ponds Shopping Centre is a strong performing, dominant sub regional shopping centre in Victoria. It is anchored by leading retailers Kmart, Target, Woolworths, Coles and Reading Cinemas, offering the superior consolidation of these retailers across the total trade area following the redevelopment of the property in 2014.

The Centre has a strong patronage within the total trade area, currently receiving approximately 8 million visits from customers each year.

Adjacent to the Centre is a significant 6.5ha vacant site that is zoned Residential Growth Zone, offering the potential for development in the future.

Based on recent transactional evidence, we are seeing strong investment demand for properties. As a result, we believe now may be an opportune time to secure a strong sale outcome for the Fund's 50% interest in the Waurm Ponds Shopping Centre property, which has increased substantially in value during the Funds ownership.

Colliers International has been appointed to conduct an Expression of Interest campaign for the sale of the property. The marketing campaign is scheduled to commence this week.

We will provide an update to investors at the conclusion of the marketing campaign.

### More information

We regularly provide up-to-date information about the Fund, including 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 these documents.

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**Applicable to:** Australian Unity Retail Property Fund

**Retail Units** YOC0007AU **Wholesale Units** YOC0008AU