

Specialist Disability Accommodation Fund

Australian Unity raises \$30.5 million to expand specialist disability housing portfolio

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Australian Unity has closed a \$30.5 million equity raise to expand its Specialist Disability Accommodation (SDA) Fund portfolio. Australian Ethical, an investor in Australian Unity's SDA fund since its inception, served as a cornerstone participant in the raise.

Jacob Edwards, Fund Manager, SDA Fund, said the capital raised will support the fund's pipeline of strategic opportunities to acquire or develop high-quality accommodation for Australians living with disability.

"We are delighted with the strong support received from new and existing investors, including Australian Ethical, that will enable us to accelerate our pursuit of high-quality accommodation opportunities for Australians living with disability," Mr Edwards said.

"Over the last 18-months, our portfolio of market-leading, participant centric SDA assets has continued to grow across the Eastern seaboard and now exceeds \$50 million.

"The capital raised will be deployed in accordance with our fund's strategy to improve the wellbeing of Australians living with disability, delivering both social impact and strong returns for investors."

Ryan Banting, Australian Unity General Manager Social Infrastructure, said the strong support from investors reflects the significant growth potential of the disability housing sector.

"Across the property market, few growth opportunities have matched that of Australia's disability housing sector, which over the last five years has emerged from the ground-up to reach \$2.5 billion," Mr Banting said.

"The attraction is reflective of the sector's risk appropriate yields and the opportunity to make a measurable difference to the lives of Australians living with disability."

Australian Ethical Chief Investment Officer, David Macri said its investment in the fund reflected a commitment to generating superior investment performance while also generating a positive impact.



180
YEARS



“The SDA sector – set to reach more than \$10 billion – presents an opportunity for our customers to access a sector that will continue to thrive while making a tangible difference to the lives of vulnerable Australians,” Mr Macri said.

“As Australia’s leading ethical investor, we have a history of partnering with other leading organisations to help our customers create wealth with meaningful outcomes for people, planet and animals.

“Australian Unity is a leader in the SDA sector. We are thrilled to increase our existing investment in its Specialist Disability Accommodation Fund and excited for the opportunities that lie ahead.”

Mr Banting said the SDA fund is a critical component of Australian Unity’s broader commitment to investing in social infrastructure assets, which includes a national portfolio of hospitals, medical centres, retirement and aged care accommodation, disability housing, and student accommodation.

Invest in SDA

Australian Unity’s [Specialist Disability Accommodation Fund](#) invests in high-quality Specialist Disability Accommodation in attractive locations to support Australians living with a disability.

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