

ASX ANNOUNCEMENT

23 August 2017

GDI PROPERTY GROUP – DISTRIBUTION FOR THE PERIOD ENDED 30 June 2017

This announcement is relevant to custodians and other intermediary investors in respect of non-resident securityholders. Australian resident securityholders should not rely on this notice for the purposes of completing their income tax returns. Details of the full year tax components of distributions paid will be provided in the annual tax statement which will be sent to securityholders in August 2017.

We confirm that GDI Property Group's¹ distribution for the six month period ended 30 June 2017 will be dispatched to securityholders on Thursday 31st August 2017. The distribution amount is 3.875 cents per security.

In accordance with Section 12A-B of Schedule 1 of the Taxation Administration Act 1953, the distribution for the six month period ended 30 June 2017 includes a 'fund payment' amount of 3.479153 cents per security and a distribution of interest income. Detailed below are the tax components for the six month period ended 31 December 2016 and 30 June 2017.

	December 2016	June 2017	Total
Components	Fund Payment / Interest Income		
Other Income	1.185370	0.338557	1.523927
Capital Gains 50% Discount – TARP	1.707438	1.570298	3.277736
Capital Gains Concession Amount - TARP	1.707438	1.570298	3.277736
Total Fund Payment	4.600246	3.479153	8.079399
Interest Income – Australian Sourced	0.012063	0.027165	0.039228
Tax deferred amount	0.000000	0.000000	0.000000
Total Cash Distribution	3.875000	3.875000	7.750000

Any difference between the actual distribution amount and components listed in the table above represent amounts in relation to TARP capital gains² (which includes the CGT concession amount).

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1. GDI Property Group comprises the stapled entities GDI Property Group Limited (ACN 166 479 189) and GDI Property Trust (ARSN 166 598 161).
2. TARP capital gains refers to capital gains that are in respect of taxable Australian real property.