

APN | Property Group

10 July 2020

Distribution Statement and FY2021 Distribution Guidance

APN Nowra Property Fund

Dear Investor

Please find enclosed the distribution statement for your investment in the APN Nowra Property Fund ("Fund") for the period ending 30 June 2020.

A monthly distribution of 0.6667 cents per unit was paid for the month ended 30 June 2020 and a total of 2.00 cents per unit has been paid for the quarter ending 30 June 2020. For FY2020, the Fund has provided investors a total annual distribution of 8.00 cents per unit representing an 8.0% distribution yield (on the original \$1.00 per unit issue price).

The June 2020 monthly distribution was deposited into your nominated bank account on or around 10 July 2020. If you do not receive the amount indicated in the attached distribution statement, please contact APN Investor Services on 1800 996 456.

If withholding tax has been deducted from your distribution you are either a non-resident investor or you have not supplied us with a Tax File Number (TFN) or an Australian Business Number (ABN). Please provide us with your TFN or ABN if you wish to avoid future deductions of withholding tax.

We are also pleased to announce that the distribution rate of FY2021 will be increasing to 8.25 cents per unit representing an 8.25% distribution yield (on the original \$1.00 per unit issue price). A Fund update will be provided following the completion of the year end accounts in August.

You can view all the Funds investor communications by visiting our website at <https://apngroup.com.au/fund/apn-nowra-property-fund/>. You can also find topical articles that we regularly publish on our APN Blog at <http://blog.apngroup.com.au/>.

If you have any queries, please contact APN Investor Services on 1800 996 456 between 8.30am – 5.30pm Melbourne time or email us at apnpg@apngroup.com.au.

Yours sincerely



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APN Property Group

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