



Australian Securities Exchange – Company Announcements Platform

Centuria Capital Group

Centuria Enters Social and Affordable Housing Market Capital Management Initiatives

15, April 2019

Centuria Capital Group (ASX: **CNI** or **Centuria**) announces:

- **Social and affordable housing market partnership established - to be one of the largest in NSW**
- **The partnership has initial commitment to source, develop and deliver 192 dwellings**
- **Repayment of short term debt facilities**
- **Security Buy-Back of up to 10% of ordinary CNI stapled securities over the next 12 months**

Entry into Social and Affordable Housing Market

As part of the Commonwealth Government's National and Affordable Housing Agreement (NAHA) and the NSW State Government's Social and Affordable Housing Fund (SAHF), Centuria has partnered with Compass Housing and Tetris Capital, providers and owners of social and affordable housing, to source, develop and deliver 192 dwellings across four separate properties¹ throughout the Hunter and Central Coast regions.

Centuria has agreed to contribute circa \$20 million of equity towards the partnership.

Jason Huljich, Centuria Director and Head of Real Estate and Funds Management, said;

"This is a new growth opportunity for Centuria's real estate division. The projects have an upfront take-out party secured at a pre-agreed take-out price and the new partnership will be the largest provider of social and affordable housing in the Hunter region. We are focused on identifying further opportunities to establish similar models, which can be rolled out across projects in other NSW regions and other states."

Capital Management Initiatives

Deployment of Capital

Updating securityholders on the redeployment of the \$137 million cash consideration from the sale of its stake in Propertylink Group announced on 22 March 2019; Centuria has since retired \$40 million of short term debt and settled the acquisition of \$20 million of unlisted securities in the 111 St Georges Terrace Fund in Perth.

Settlement on the St Georges Terrace units represents satisfaction of the final obligation in respect of the 360 Capital platform acquisition.

¹ Terms agreed on final two projects, which are subject to final documentation



Centuria's announcement of a \$20 million contribution to the newly established Social and Affordable Housing partnership is a further deployment of the cash proceeds referred to above.

Security Buy-Back Program

Centuria announces its intention to commence an on-market buy-back of up to 10% of ordinary CNI stapled securities over the next 12 months (Buy-Back Program).

The Buy-Back Program is being undertaken as part of a suite of capital management and investment initiatives.

Please refer to the attached Appendix 3C for further information on the Buy-Back Program.

John McBain, Group CEO, said;

"The Social and Affordable Housing sector is well positioned to benefit from State and Commonwealth Government commitments towards providing affordable living solutions in NSW and other states.

"While Centuria retains a strong focus on its core property funds management and investment bond businesses, our investment in the Social and Affordable Housing sector is an example of a new business initiative with strong underlying fundamentals, good growth opportunities and the potential to be a strong, ongoing revenue contributor."

"The buy back program announced today will be funded through the cash proceeds referred to previously."

– Ends –

For more information or to arrange an interview, please contact:

John McBain

Group CEO

Centuria Capital Limited

Phone: 02 8923 8910

Email: john.mcbain@centuria.com.au

Tim Mitchell

Group Head of Investor Relations

Centuria Capital Limited

Phone: 02 8923 8923

Email: tim.mitchell@centuria.com.au

Gigi Shaw

Senior Consultant

BlueChip Communication

Phone: 02 9018 8603

Email: gigi@bluechipcommunication.com.au

About Centuria Capital Group

Centuria Capital Group (CNI) is an ASX-listed specialist investment manager with \$5.6 billion of assets under management. We offer a range of investment opportunities including listed and unlisted property funds as well as tax-effective investment bonds. Our drive, allied with our in-depth knowledge of these sectors and intimate understanding of our clients, allows us to transform opportunities into rewarding investments.

www.centuria.com.au

Centuria Capital Group

Consisting of:
Centuria Capital Limited ABN 22 095 454 336 and
Centuria Capital Fund ARSN 613 856 358

Level 39
100 Miller Street
North Sydney NSW 2060

PO Box 6274
North Sydney
NSW 2060

T: 02 8923 8923
F: 02 9460 2960
E: sydney@centuria.com.au
www.centuria.com.au