



ASX Release

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360 Capital REIT (ASX: TOT)
Early repayment of Greenway Loan
Six sales at Gladesville, NSW – \$5.7m

8 April 2020

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In line with 360 Capital REIT's (**Fund** or **TOT**) strategy announced on 24 March 2020 of converting the Fund's loan book to cash, TOT is pleased to announce the early repayment of the Greenway loan in Canberra, ACT.

The Fund has also secured a further two sales in the Gladesville investment, taking total sales to date to six of the 23, with a combined sales value of \$5.7 million, averaging a 25.6% premium to the purchase price.

Post repayment of the Greenway loan, the Fund's current cash balance is approximately \$52 million and remains on track to increase to over \$100 million by June 2020 (equivalent to \$0.73 per security).

Authorised for release by Tony Pitt, Managing Director, 360 Capital Group.

More information on TOT can be found on the ASX's website at www.asx.com.au using ASX code "TOT", at our website www.360capital.com.au, by calling the TOT investor line: 1300 082 130 or by emailing investor.relations@360capital.com.au

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About 360 Capital REIT (ASX: TOT)

The Fund has a diversified portfolio of investments across real estate equity, debt and real estate based operating businesses with a demonstrated track record of consistent quarterly distributions, averaging 9.8cps per annum over five years through a selective and disciplined investment philosophy, combined with access to real estate-based investment opportunities available to TOT through the 360 Capital Group, the manager of the Fund.

About 360 Capital Group (ASX: TGP)

360 Capital Group is an ASX-listed, investment and funds management group, focused on strategic and active investment management of alternative assets.

Led by a highly experienced team, the Group operates in Australian and global markets investing across real estate, public and private equity and credit strategies. We partner with our stakeholders to identify, invest and realise on opportunities.
