

16 September 2020

The Manager
Company Announcements Office
Australian Securities Exchange
Level 4, 20 Bridge Street
Sydney NSW 2000

Dear Sir / Madam

Company announcement: Charter Hall Long WALE REIT (ASX: CLW) Notice under Section 1012DA(5)(e) of the Corporations Act 2001 – Cleansing Statement

This notice is given by Charter Hall WALE Limited (ABN 20 610 772 202), in its capacity as responsible entity ("**Responsible Entity**") of the managed investment schemes comprising Charter Hall Long WALE REIT ("**CLW**") under section 1012DA(5)(e) of the *Corporations Act* 2001 (Cth) ("**Act**").

CLW comprises the Charter Hall Direct Industrial Fund (ARSN 144 613 641) ("**DIF**") and LWR Finance Trust (ARSN 614 713 138) ("**Finance Trust**"). Stapled securities of CLW each comprise one ordinary unit in each of DIF and the Finance Trust ("**CLW Stapled Securities**"). The Responsible Entity advises that:

- (a) it has completed the issue and allotment to institutional investors of 12,320,329 fully paid CLW Stapled Securities ("**New Securities**") at a price of \$4.87 per security pursuant to a placement, the results of which were announced to ASX on Friday, 11 September 2020;
- (b) the New Securities were issued without a Product Disclosure Statement for the New Securities being prepared;
- (c) this notice is being given under section 1012DA(5)(e) of the Act;
- (d) as a disclosing entity, the Responsible Entity, in its capacity as responsible entity of each of DIF and the Finance Trust, and issuer of the New Securities, is subject to regular reporting and disclosure obligations;
- (e) as at the date of this notice, the Responsible Entity has complied with:
 - the provisions of Chapter 2M of the Act as they apply to each of DIF and the Finance Trust; and
 - section 674 of the Act as it applies to each of DIF and the Finance Trust; and
- (f) as at the date of this notice, there is no excluded information of the type referred to in sections 1012DA(7) and 1012DA(8) of the Act.

Yours sincerely,



Charisse Nortjé
Company Secretary

Charter Hall Long WALE REIT (ASX: [CLW](#))

Charter Hall Long WALE REIT is an Australian Real Estate Investment Trust (REIT) listed on the ASX and investing in high quality Australasian real estate assets that are predominantly leased to corporate and government tenants on long term leases. Charter Hall Long WALE REIT is managed by Charter Hall Group (ASX:CHC). With over 30 years' experience in property investment and funds management, we're one of Australia's leading fully integrated property groups. We use our property expertise to access, deploy, manage and invest equity across our core sectors – office, retail, industrial & logistics and social infrastructure.

Operating with prudence, Charter Hall Group as Manager of CLW has carefully curated a \$41.8 billion diverse portfolio of over 1300 high quality, long leased properties. Partnership and financial discipline are at the heart of our approach. Acting in the best interest of customers and communities, we combine insight and inventiveness to unlock hidden value. Taking a long term view, our \$6.8 billion development pipeline delivers sustainable, technologically enabled projects for our customers.

The impacts of what we do are far-reaching. From helping businesses succeed by supporting their evolving workplace needs, to providing investors with superior returns for a better retirement, we're powered by the drive to go further.

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