

ASX ANNOUNCEMENT

22 August 2022

GDI PROPERTY GROUP – DISTRIBUTION FOR THE PERIOD ENDED 30 June 2022

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 2022.

We confirm that GDI Property Group's¹ distribution for the six month period ended 30 June 2022 will be dispatched to securityholders on Wednesday, 31 August 2022. 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 2022 includes a 'fund payment' amount of 6.024920 cents per security and a distribution of interest income. Detailed below are the tax components for the six month period ended 30 June 2022.

30 June 2022	Fund Payment / Interest Income
Components	Cents per security
Other Income	0.537924
Capital Gains 50% Discount – TARP	2.743498
Capital Gains Concession Amount - TARP	2.743498
Total Fund Payment	6.024920
Interest Income – Australian Sourced	0.011970
Tax deferred amount	0.000000
Total Cash Distribution	3.875000

The cash distribution does not equal the Fund Payment attributed to unitholders under Section 12A-B of Schedule 1 of the Tax Administration Act 1953.

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Authorised for release by David Williams, Company Secretary

1. GDI Property Group comprises the stapled entities GDI Property Group Limited (ACN 166 479 189) and GDI Property Trust (ARSN 166 598 161).