

ASX Announcement – Australian Unity Office Fund

16 March 2020

Bidder's Statement received from Starwood

Australian Unity Investment Real Estate Limited (**AUIREL**), as Responsible Entity of Australian Unity Office Fund (ASX: **AOF**), acknowledges receipt of the Bidder's Statement from Legs Bid Co Services Pty Ltd in its capacity as trustee for Legs Bid Trust (**Starwood Bidder**), a member of the Starwood Capital Group, in relation to its unsolicited all-cash off-market takeover offer for all outstanding units in AOF for \$2.98 per unit reduced by any future distributions paid by AOF (**Offer**).

The independent board committee (**IBC**), established by AUIREL to consider the Offer, will provide its formal recommendation and the Target's Statement to AOF unitholders in due course.

No action is required by AOF unitholders at this time.

The IBC will keep AOF unitholders fully informed of any material developments.

The IBC is being advised by UBS AG, Australia Branch as financial adviser and Ashurst Australia as legal adviser.

Authorised by the AUIREL Disclosure Committee.

Contact information

James Freeman
Fund Manager – AOF
Phone: 0458 286 250

ASX code:

AOF

Issuer:

Australian Unity Investment Real Estate Limited

ABN 86 606 414 368

AFSL 477434

Enquiries:

Australian Unity Office Fund Investor Services

1300 721 637 or

+61 2 8016 2890

(outside Australia)

Contact details:

271 Spring Street

Melbourne VIC 3000

Tel: 13 29 39

About AOF

AOF is an ASX-listed REIT that wholly owns a diversified portfolio of nine office properties located across Australian metropolitan and CBD markets in Sydney, Adelaide, Melbourne, Brisbane and Canberra.

This announcement is issued by Australian Unity Investment Real Estate Limited ABN 86 606 414 368 AFSL 477434 (AUIREL). AUIREL is a wholly owned subsidiary of Australian Unity Limited ABN 23 087 648 888.

Australian Unity is a health, wealth and living organisation providing products and services designed to help people thrive. More than one million Australians have created a bright future with us. Our businesses span operations providing healthcare, financial services, and retirement and living services, employing more than 7,500 people across Australia.