

The Trust Company (RE Services) Limited
ACN 003 278 831
AFSL 235150
Level 18, 123 Pitt Street
Sydney, NSW, 2000



15 June 2021

The Manager
Company Notices Section
ASX Limited
Level 4, North Tower, Rialto Towers
525 Collins Street
MELBOURNE VIC 3000

Dear Sir/Madam

Qualitas Real Estate Income Fund (ASX: QRI) – notice under ASIC Corporations (Share and Interest Purchase Plans) Instrument 2019/547

This notice is given by The Trust Company (RE Services) Limited ACN 003 278 831 (**RE**) in its capacity as the responsible entity of the Qualitas Real Estate Income Fund ARSN 627 917 971 (**Trust**) under section 1012DA(5)(e) of the *Corporations Act 2001* (Cth) (**Corporations Act**) as required by paragraph 7(f)(ii) of *ASIC Corporations (Share and Interest Purchase Plans) Instrument 2019/547* (**ASIC Instrument**).

The RE announced on Tuesday, 15 June 2021 that it intends to offer eligible unitholders the opportunity to subscribe for up to A\$30,000 worth of new ordinary units in the Trust (**New Units**) under a unit purchase plan (**Offer**). The Offer documents will be despatched to eligible unitholders on Wednesday, 16 June 2021.

With respect to the Offer, the RE states that:

- (a) the RE will make offers to issue New Units without giving a Product Disclosure Statement under Division 2 of Part 7.9 of the Corporations Act;
- (b) this notice is being given in accordance with the ASIC Instrument;
- (c) as at the date of this notice, the RE has complied with:
 - (i) the provisions of Chapter 2M of the Corporations Act as they apply to the Trust; and
 - (ii) section 674 of the Corporations Act; and
- (d) as at the date of this notice, there is no excluded information of the type referred to in subsections 1012DA(7) and 1012DA(8) of the Corporations Act as if this notice were a notice under paragraph 1012DA(5)(e) of the Corporations Act.

Yours sincerely,

Saranya Balajeyagaran
Relationship Manager

The Trust Company (RE Services) Limited,
in its capacity as responsible entity for the
Qualitas Real Estate Income Fund