

## Appendix 4D Half-year Financial Report

**Centuria Capital Limited**  
**ABN: 22 095 454 336**

<b>1</b>	<b>Reporting period:</b>	<b>Six months ended 31 December 2014</b>		
	<b>Previous corresponding period:</b>	<b>Six months ended 31 December 2013</b>		
<b>2</b>	<b>Results for announcement to the market</b>	<b>Six months ended 31 Dec 14</b>	<b>Six months ended 31 Dec 13</b>	
		<b>\$'000</b>	<b>\$'000</b>	<b>% Change</b>
<b>2.1(a)</b>	Revenue from ordinary activities	26,385	22,665	16.41%
<b>2.1(b)</b>	Revenue from shareholder activities (refer to section 2.6 below for more details)	22,332	20,574	8.54%
<b>2.2</b>	Profit from ordinary activities after tax attributable to members	7,604	4,999	52.11%
<b>2.3</b>	Net profit for the period attributable to members	7,604	4,999	52.11%
<b>2.4</b>	<b>Dividends</b>	<b>Amount per share</b>	<b>Franked amount per share</b>	<b>Record date</b>
	Interim dividend 2015	2.00 cents	2.00 cents	5-Mar-15
	Final dividend 2014 (paid 29 October 2014)	1.50 cents	1.50 cents	12-Sep-14
<b>2.5</b>	Refer to section 2.4 for the record date for determining entitlement to dividends			
<b>2.6</b>	This Appendix 4D is based on information which has been reviewed by KPMG.			
	For a brief explanation of the figures above please refer to the Interim Financial Report released concurrently with this Appendix 4D for further information.			
<b>3</b>	<b>Net Tangible Assets and Net Assets per Share</b>	<b>31-Dec-14</b>	<b>31-Dec-13</b>	
	Number of Ordinary Shares	78,130,764	78,130,764	
	Net tangible assets (\$'000's)	58,396	48,123	
	Net tangible assets per share (\$)	0.75	0.62	
	Net assets (\$'000's)	111,421	101,149	
	Net assets per share (\$)	1.43	1.29	
<b>4</b>	<b>Details of entities over which control has been gained or lost during the period</b>			
	Centuria Capital Limited disposed of all the shares in it's subsidiary, Over Fifty Insurance Pty Ltd ("OFI") for \$5.2 million on 1 October 2014. OFI contributed \$0.171m profit after tax for the period ending 31 December 2014 and \$0.315m for the period ended 31 December 2013. Further details are contained in Note 3 in the accompanying Interim Financial Report.			
	Centuria Capital Limited acquired Centuria Capital Private Limited, an entity incorporated in Singapore, on 22 July 2014.			
<b>5</b>	<b>2014 Final Dividend</b>			
	Date paid	29-Oct-14		
	Amount of dividends paid (\$'000)	\$ 1,172		
	Amount per share of foreign sourced dividend (cents)	0.00		
	<b>2015 Interim Dividend</b>			
	Date dividend payable	26-Mar-15		
	Amount of dividend payable per share	2.00 cents		
	Amount of dividends payable (\$'000)	\$ 1,563		
	Amount per share of foreign sourced dividend (cents)	0.00		
<b>6</b>	The Dividend Reinvestment Plan remains suspended.			
<b>7</b>	The Group holds a combined 44% interest in Centuria Direct Property Fund ("DPF"). The Group's interest is held by the following entities:			
	- Centuria Capital Limited: 5%			
	- Centuria Income Accumulation Fund: 16%			
	- Centuria Growth Bond Fund: 23%			
	Although the Group holds a combined 44% investment in DPF, it does not control the voting rights. Centuria Capital Limited accounts for its direct investment in DPF as an 'Investment in Associate' and equity accounts for it's 5% interest. The investments held by the Income Accumulation Fund and the Centuria Growth Bond Fund are accounted for at fair value.			
<b>8</b>	Not applicable - Centuria Capital Limited is not a foreign entity.			
<b>9</b>	The Appendix 4D is based on an Interim Financial Report which has been reviewed by the Group's auditors.			
	The Interim Financial Report is not subject to a modified opinion, emphasis of matter or any other matter.			