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## **ASX ANNOUNCEMENT**

### **Acquisition of Clemton Park Shopping Centre Sydney**

SCA Property Group ("SCP") has acquired Clemton Park Shopping Village, a neighbourhood shopping centre within an integrated mixed use project being developed by Australand, in joint venture with LaSalle Investment Management ("Joint Venture").

The centre is located 13km south-west of Sydney CBD. Upon completion (estimated second half 2016), the centre will comprise a single stratum lot of basement parking and retail shops at ground level, anchored by a Coles supermarket (20 year lease), one mini major and 16 specialty retailers.

The purchase price is \$48 million at a cap rate of 7.39% with a three year rental guarantee in place.

A deposit of \$2.4m has been paid, with the balance of the purchase price of \$45.6 million payable on completion of the development, expected to be in the second half of 2016.

## **ENDS**

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***Unitholders should contact SCP Information Line on 1300 318 976 (or +61 3 9415 4881 from outside Australia) with any queries.***