

1 April 2015

ASX ANNOUNCEMENT

SCP Successfully Completes Unit Purchase Plan

Unit Purchase Plan Result

SCA Property Group (ASX: SCP) is pleased to announce the successful completion of the Unit Purchase Plan ("UPP") announced on 6 March 2015. The UPP provided eligible unitholders with the opportunity to acquire up to \$15,000 worth of SCP stapled units.

The UPP received strong investor support and was heavily oversubscribed, with approximately \$62 million valid applications received from approximately 6,300 Unitholders. While this amount was well above the \$20 million target, SCP's Directors have decided to accept all applications received (consistent with the terms of the UPP).

The Chairman, Mr Clark, said "we were very pleased with the strong support received from our retail investors and the Directors were keen to acknowledge their support".

The issue price of the new stapled units will be \$2.00 per stapled unit representing a discount to the closing price at the end of the pricing period of 1.5%. The issue price was determined as a 1.0% discount to the arithmetic average of the daily volume weighted average price of all sales of Stapled Units sold through a normal trade recorded on ASX for the last 10 ASX Trading Days of the Offer Period and rounded to the nearest whole cent.



Property Group

Level 5, 50 Pitt Street
Sydney NSW 2000
Tel: (02) 8243 4900
Fax: (02) 8243 4999
www.scaproperty.com.au

A total of approximately 31 million new stapled units will be issued on 9 April 2015, with holding statements to be dispatched to unitholders on 13 April 2015. The stapled units issued under the UPP will rank equally with existing stapled units.

Date UPP Closed	Monday, 30 March 2015
Allotment of UPP units	Thursday, 9 April 2015
ASX quotation of UPP units	Friday, 10 April 2015
Dispatch of holding statements	Monday, 13 April 2015

Use of UPP Proceeds

The UPP proceeds raised of approximately \$62 million will initially be applied to repay debt with the intention to re-draw these facilities to fund further acquisitions and to meet existing capital commitments.

In the absence of further acquisitions, we expect that our gearing as at 30 June 2015 will reduce to around 31%, toward the lower end of our 30% to 40% target range.

We remain on track to achieve a full year Distributable Earnings guidance of 12.6 cents per unit (on a weighted average units on issue basis) and a full year Distribution of 11.4 cents per unit.

ENDS

Media, institutional investor and analyst contact:

Mark Fleming
CFO
SCA Property Group
(02) 8243 4900

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