

30.08.16

Investa Office Fund (ASX:IOF)

IOF Taxation Components

Distribution for the half year ended 30 June 2016

The distribution for Investa Office Fund (ASX: IOF) is 9.80 cents per stapled unit for the half year ended 30 June 2016 and will be dispatched to unitholders on Wednesday 31 August 2016.

Detailed below are the estimated tax components for Australian managed investment trust non-resident withholding tax purposes for the distribution for the half year ended 30 June 2016 for Investa Office Fund (comprising Prime Credit Property Trust (PCP) and Armstrong Jones Office Fund (AJO)). Each of PCP and AJO is a managed investment trust for the year ended 30 June 2016.

June 2016 Half Year (cents per unit)			
	PCP	AJO	IOF
Net rental income	2.456095	2.912569	5.368664
Interest income	1.021022	0.014630	1.035652
Tax deferred amount	2.622883	0.772801	3.395684
Foreign income	0.000000	0.000000	0.000000
Total Distribution	6.100000	3.700000	9.800000

Calculation of Fund Payment amount

	PCP	AJO	IOF
Net rental income	2.456095	2.912569	5.368664
Add: Gross up for capital gains relating to disposals of taxable Australian property	2.467221	0.000000	2.467221
Total Fund Payment amount	4.923316	2.912569	7.835885

In accordance with section 12-395 of Schedule 1 of the Taxation Administration Act 1953 (Cth), this distribution includes a 'fund payment' amount as shown above in respect of the income year ended 30 June 2016.

The portion of the fund payment in respect of the half year ended 30 June 2016 which is attributable to a fund payment from a clean building Managed Investment Trust is NIL cents per unit.

Australian resident unitholders should not rely on this notice for the purposes of completing their income tax returns. Details of the full year tax components of distributions will be provided in the annual tax statement which will be sent to unitholders on Wednesday 31 August 2016 along with the distribution mailing mentioned above.

-ENDS-

About Investa Office Fund

Investa Office Fund (ASX code: IOF) is an ASX-listed real estate investment trust (A-REIT) and is included in the S&P/ASX100 index. IOF is a leading owner of investment grade office buildings and receives rental income from a tenant register comprised predominately of Government and blue chip tenants. IOF has total assets under management of AU\$3.6 billion with 22 investments located in core CBD markets throughout Australia. IOF's focus is on delivering attractive risk-adjusted returns to its unitholders from a portfolio of high quality assets located in the key CBD office markets of Australia.

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