

ASX Announcement

31 August 2016

SETTLEMENT OF FINAL TSA SALE CONTRACT

Unity Pacific Limited (ASX: UPG) (Unity Pacific) announces that its final contract for the sale of 374m² of transferrable development rights (known as TSAs) which attach to the 308 Queen Street, Brisbane heritage building has now settled.

Settlement of this contract has resulted in Unity Pacific receiving proceeds, and realising a profit, of \$0.6 million.

The purchaser of 308 Queen Street/88 Creek Street, Brisbane agreed that Unity Pacific would remain entitled to any proceeds received from the settlement of this TSA sale contract.

As announced on 22 August 2016, the amount receivable pursuant to this contract was not included in Unity Pacific's 30 June 2016 results or net tangible assets (NTA) per security due to the conditional nature of the contract at that date. Settlement of this contract increases Unity Pacific's NTA per security by 1.7 cents, prior to allowing for operating expenses and transaction costs since 30 June 2016.

An update in relation to the timetable for the Off-Market Takeover Offer will be announced separately.

For further information, contact:

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