

## **IOF completes major lease at Mort St, Canberra**

Investa Office Fund ("IOF" or the "Fund"), today announces that it has successfully executed an Agreement for Lease with Telstra at 16 – 18 Mort St, Canberra.

Telstra will enter into a 12 year lease to start in November 2013, and will occupy all 6 floors of office accommodation of the building, representing approximately 13,250sqm.

The building will be comprehensively refurbished, upgrading the large 2,200sqm floor plates to provide highly specified office accommodation. The refurbishment program includes substantial upgrades to the lifts and mechanical and electrical systems to meet Telstra's specific workplace requirements. The ground floor will provide additional amenity including a new Telstra store and café.

Toby Phelps, Fund Manager of IOF said: "Investa's ongoing focus on providing market leading, customer focussed service for our tenants via tailored office space solutions has resulted in us being selected to deliver Telstra's new office and commercial centre in Canberra, in a well located and newly refurbished A-grade building, and within a month of the previous tenant moving out of the building.

De-risking this asset with a 12 year lease in a competitive leasing environment is an excellent outcome and underpins our ability to preserve value for IOF unitholders."

Vito Chiodo, Telstra Property Director said: "Working in partnership with Investa has enabled us to create a new Canberra headquarters for Telstra with a state-of-the-art office environment that will promote staff collaboration and communication, and reflects the high-tech and customer-focused nature of our organisation."

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## About Investa Office Fund (formerly ING 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. The Fund 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\$2.5billion with investments located in core CBD markets throughout Australia and select offshore markets in Europe. IOF's strategy is to reposition the portfolio to an Australian only focus.

## About Investa Property Group

Investa is one of Australia's largest owners and managers of quality real estate controlling assets worth more than AU\$8 billion across the commercial, industrial and residential sectors. Investa's integrated property platform incorporates property services, funds management, portfolio management, asset management, development and sustainability.

With a long history of managing institutional grade office buildings in core CBD markets, Investa's office portfolio comprises more than 44 buildings and is valued at over AU\$7 billion. Investa's development pipeline exceeds AU\$2.6 billion and includes more than 9,000 residential lots, and over 580 hectares of industrial land. Funds under management in its listed and unlisted funds total AU\$4.4 billion, managed on behalf of over 17,500 investors.

Investa is a global leader in sustainability and is committed to responsible property investment, and the ongoing pursuit of sustainable building management, ownership and development.

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