

ASX Announcement
8 March 2022

US Student Housing REIT lists on ASX

Auctus Investment Group Limited (ASX: AVC) ('AVC', 'Auctus' or 'the Company') is pleased to provide an update following its previous announcement of 16 December 2021 in relation to the proposed listing on ASX of US Student Housing REIT (ASX: USQ) ('USQ' or 'the REIT').

The REIT has now closed its Offer with an issue price of \$1.38 per unit and trading in the REIT's securities will commence on ASX at 10.30am (AEDT) today, Tuesday 8 March 2022. The REIT will have a market capitalisation upon listing of A\$76.6M. The REIT will aim to deliver investors a stabilised yield of >6% p.a. paid quarterly to unitholders.

Auctus through its wholly owned subsidiary, Auctus Asset Management Pty Ltd (AAM), is the appointed Investment Manager of the REIT and receives a management fee of 0.60% p.a. of Gross Asset Value (GAV).

Auctus through its wholly owned subsidiary, Auctus Investment Holdings Pty Ltd (AIH), has invested A\$4.14 million into the REIT and is a 5.4% holder of units as alignment capital.

About USQ

US Student Housing REIT (www.usq-reit.com) will be a real estate investment trust listed on the ASX with a mandate to invest in off campus student housing at large public universities across the United States.

The REIT was established to acquire and manage high-quality purpose-built student housing assets located within close proximity to top-tier public universities across the United States, and drive value through operational strategy and capital upgrades.

About Auctus

Auctus Investment Group Limited ('Auctus') is an ASX listed global investment manager with in-excess of A\$450M Assets Under Management (AUM), focusing on opportunities across private equity, infrastructure and private real estate. Our core investment thesis is investing in sectors with strong tailwinds and potential to scale. Auctus provides access to these private market investments for wholesale, Family Office and sophisticated investors.

This announcement has been authorised for release by the Board of AVC.

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