

APN Property Group Limited  
ABN 30 109 846 068

Level 30, 101 Collins Street  
Melbourne, Victoria 3000 Australia

T +61 (0) 3 8656 1000  
F +61 (0) 3 8656 1010  
W [www.apngroup.com.au](http://www.apngroup.com.au)  
E [apn@apngroup.com.au](mailto:apn@apngroup.com.au)

10 June 2014

The Manager  
Company Announcements Office  
ASX Limited  
Level 4, Exchange Centre  
20 Bridge Street  
Sydney NSW 2000

Dear Sir/Madam

#### NEW DEBT FACILITY AGREEMENT

APN Property Group Limited (ASX: **APD**) is pleased to advise that it has executed a new \$5.0 million debt facility agreement (Facility Agreement) with Macquarie Bank Limited.

This facility enhances APN's balance sheet flexibility and ability to support growth initiatives, including the establishment of new managed funds and further investments in existing funds managed by the Group. The Group's substantial net tangible asset backing (ex. deferred tax assets) of \$41.4 million, as at 31 December 2013, is available to support this facility.

The key terms of the Facility Agreement are as follows:

- **Amount:** \$5.0 million
- **Expiry:** 31 August 2015 (Macquarie has the right to break on 30 days' notice)
- **Security:** Mortgage over nominated assets

The Facility Agreement is subject to covenants customary to a facility of this nature, including a Loan to Value ratio and a Distribution Cover ratio covenant.

Yours sincerely



John Freemantle  
**Company Secretary**

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#### About APN Property Group

APN Property Group Limited (ASX code: APD) is a specialist real estate investment manager.

Since 1996, APN has been actively investing in, developing and managing real estate and real estate securities on behalf of institutional and retail investors.

APN's focus is on delivering superior investment performance and outstanding service. Performance is underpinned by a highly disciplined investment approach and a deep understanding of commercial real estate.

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