

**APPENDIX 4D
GOODMAN PLUS TRUST
RESULTS FOR ANNOUNCEMENT TO THE MARKET
FOR THE PERIOD 1 JULY 2009 TO 31 DECEMBER 2009**

The Appendix 4D is based on interim financial statements which have been reviewed by KPMG.

Highlights of results	31 Dec 2009	31 Dec 2008	Change	
Revenue and other income (\$'000)	8,577.0	15,550.0	down	(44.8%)
Profit attributable to Ordinary Unitholder (\$'000)	2.0	15.0	down	86.7%
Profit attributable to Goodman PLUS Unitholders (\$'000)	8,575.0	15,535.0	down	(44.8%)
Net assets (\$'000)	327,499.0	327,454.0	-	-
Net tangible assets per Ordinary unit (\$000)	327,499.0	327,454.0	-	-
Net tangible assets per Goodman PLUS unit (\$)	100.2	100.1	up	0.1%
Basic earnings per Ordinary unit (cents)	171,504.0	1,508,716.0	up	88.6%
Basic earnings per Goodman PLUS unit (cents)	262.3	475.1	-	-
Distributions paid in respect of Goodman PLUS units (cents per unit)				
– 21 September 2009	128.0	242.5		
– 21 December 2009	129.2	233.7		
	257.2	476.2	down	(46.0%)
Distributions paid in respect of Goodman PLUS units (\$'000)				
– 21 September 2009	4,186.0	7,930.0		
– 21 December 2009	4,225.0	7,641.0		
	8,411.0	15,571.0	down	(46.0%)
Franked amount per Goodman PLUS unit (cents)	-	-	-	-
Controlled entities acquired or disposed				
Not applicable				
Associates and joint venture entities				
Not applicable				