

ASX ANNOUNCEMENT

GROWTHPOINT PROPERTIES AUSTRALIA (ASX Codes: GOZ and GOZN)

11 December 2013

GOZN Top 20 Holders and Range of Units

Growthpoint Properties Australia ("**Growthpoint**") confirms that 40,830,314 stapled securities under its renounceable rights offer announced to the market on 30 October 2013 ("**Rights Offer**") have been allotted. These "**New Stapled Securities**" were issued at \$2.45 each raising just over \$100 million.

Trading in the New Stapled Securities is expected to commence tomorrow (Thursday, 12 December 2013) under the code 'GOZN' to reflect that these securities will be entitled to a pro-rata share of any distributions for the half year ending 31 December 2013. "GOZN" stapled securities collapse into "GOZ" on 23 December 2013.

Holding statements for the New Stapled Securities are expected to be despatched tomorrow (Thursday, 12 December 2013).

As the Rights Offer was significantly oversubscribed, excess applications were subject to a scaleback in consultation with the underwriter, Merrill Lynch Equities (Australia) Limited. Securityholders should confirm their holding before trading in New Stapled Securities. Any securityholder who sells New Stapled Securities before receiving confirmation of their holding in the form of a holding statement does so at their own risk.

Reports showing the range of units and the top 20 holders of the New Stapled Securities follows.

The Rights Offer follows Growthpoint's \$50 million placement on 30 October 2013 (also heavily oversubscribed). Placement securities are currently trading under the code 'GOZNA' to reflect that they will be entitled to a pro-rata share of any distributions for the half year ending 31 December 2013. "GOZNA" stapled securities collapse into "GOZ" on 23 December 2013.

Following the collapse of "GOZN" and "GOZNA" on 23 December 2013, a total of 475,705,269 GOZ stapled securities will be on issue.

Following the placement and Rights Offer, Growthpoint Properties Limited of South Africa's holding in Growthpoint has now reduced to approximately 63.5%. Growthpoint Properties Limited followed its rights under the Rights Offer but did not participate in the placement.

www.growthpoint.com.au

Media and investor enquiries should be directed to:

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Growthpoint Properties Australia

Growthpoint Properties Australia is a publicly traded ASX listed A-REIT (ASX Code: GOZ) that specialises in the ownership and management of quality investment property. GOZ owns interests in a diversified portfolio of 48 office and industrial properties throughout Australia valued at approximately \$1.8 billion and has an investment mandate to invest in office, industrial and retail property sectors.

GOZ aims to grow its portfolio over time and diversify its property investment by asset class, geography and tenant exposure through individual property acquisitions, portfolio transactions and corporate activity (M&A transactions) as opportunities arise.

CRM/COMPUTERSHARE INVESTOR SERVICES PTY LTD ***
 GROWTHPOINT PROPERTIES AUSTRALIA/GOZ

Range Of Units Summary
 RUN NUMBER 1861 11/12/2013

*** (RSP510:08.04:111213)
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	1	1001	5001	10001	100001	* TOTAL *
	to	to	to	to	to	
	1000	5000	10000	100000	(MAX)	
FPR	/NEW STAPLED SECURITIES GOZN					
Holder						
Issuer	92	30	11	8	2	143
Chess	626	409	62	38	11	1146
Total	718	439	73	46	13	1289
Unit						
Issuer	27693	70613	83271	226451	29536658	29944686
Chess	277430	952273	418539	1155211	8082175	10885628
Total	305123	1022886	501810	1381662	37618833	40830314

TOTAL HOLDERS FOR CLASSES SELECTED

1289

TOTAL UNITS " " "

40830314

CRM/COMPUTERSHARE INVESTOR SERVICES PTY LTD ***
GROWTHPOINT PROPERTIES AUSTRALIA/GOZ

T O P 2 0
RUN NUMBER 1861

H O L D E R S
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CLASS: FPR/NEW STAPLED SECURITIES GOZN
HOLDER NO NAME AND ADDRESS

	UNITS	% I/C	RANK
GROWTHPOINT PROPERTIES LIMITED	27,094,881	66.36	1
NATIONAL NOMINEES LIMITED	2,934,809	7.19	2
STRATEGIC REAL ESTATE MANAGERS (PTY) LTD <EMIRA PROPERTY FUND A/C>	2,441,777	5.98	3
J P MORGAN NOMINEES AUSTRALIA LIMITED	1,123,510	2.75	4
HSBC CUSTODY NOMINEES (AUSTRALIA) LIMITED	1,113,622	2.73	5
CITICORP NOMINEES PTY LIMITED	1,074,967	2.63	6
BNP PARIBAS NOMS PTY LTD <DRP>	486,182	1.19	7
MORGAN STANLEY AUSTRALIA SECURITIES (NOMINEE) PTY LIMITED <NO 1 ACCOUNT>	393,618	0.96	8
RBC INVESTOR SERVICES AUSTRALIA NOMINEES PTY LIMITED <APN A/C>	320,487	0.78	9
UBS WEALTH MANAGEMENT AUSTRALIA NOMINEES PTY LTD	189,803	0.46	10
CS FOURTH NOMINEES PTY LTD	157,693	0.39	11
JP MORGAN NOMINEES AUSTRALIA LIMITED <CASH INCOME A/C>	148,986	0.36	12
ABN AMRO CLEARING SYDNEY NOMINEES PTY LTD <CUSTODIAN A/C>	138,498	0.34	13
MR HERMANUS JACOBUS MARAIS <THE PAARL A/C>	100,000	0.24	14
HSBC CUSTODY NOMINEES	88,330	0.22	15

(AUSTRALIA) LIMITED - A/C 3			
HSBC CUSTODY NOMINEES (AUSTRALIA) LIMITED-GSCO ECA	87,280	0.21	16
GABA PTY LTD <SUPER FUND A/C>	75,000	0.18	17
TALSTON PTY LTD <THE TALSTON A/C>	61,478	0.15	18
MR GIDEON VAN ZYL & PIETER EDUARD VAN ZYL	53,061	0.13	19
MR THOMAS CHARLES DAFFY & MRS DEBORAH ANNE BROWN <LBD SUPERANNUATION A/C>	51,025	0.12	20
*** REPORT TOTAL ***	38,135,007	93.40	
*** REMAINDER ***	2,695,307	6.60	

*** GRAND TOTAL ***	40,830,314	100.00	
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TOTAL CURRENT HOLDERS MEETING CRITERIA FOR THIS REPORT: 1289
