

ASX ANNOUNCEMENT

GROWTHPOINT PROPERTIES AUSTRALIA (ASX Code: GOZ)

18 December 2013

Successful completion of property acquisition

Further to its ASX announcement on 30 October 2013, Growthpoint Properties Australia ("**Growthpoint**") is pleased to announce the completion of its acquisition of 213-215 Robinsons Road, Ravenhall for a total consideration of \$23.2 million, providing an initial yield of 8.5%.

With a net lettable area of 21,092m², the building comprises open plan office accommodation, warehouse and production facilities and was completed in July 2010. The property is fully leased to Fuji Xerox, one of Australia's leading document printing and copying companies, for 15 years from July 2010 with two renewal options each of 5-years.

The property is located in the new, master-planned Orbis Business Park 20 kilometres west of the Melbourne CBD strategically located at and proximate to the Deer Park Bypass, providing ready access to the Western Freeway, Princes Highway and the Western Ring Road.

Growthpoint Managing Director, Timothy Collyer, commented:

"This acquisition continues our strategy of acquiring high quality, modern industrial assets, located in prime markets with long lease terms and fixed annual rental increases. Growthpoint continues to look for assets like this to underpin growth in distributable income."

Ends

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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 over \$1.8 billion (including recently announced acquisitions at their value on completion) 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.