



The Manager  
Market Announcements Office  
ASX Limited

18 July 2016

Dear Sir / Madam

**Takeover bid by Growthpoint Properties Australia Limited for GPT  
Metro Office Fund  
Notice that defeating condition to takeover bid fulfilled**

We enclose, by way of service pursuant to section 630(5)(b) of the *Corporations Act 2001* (Cth) and as required by section 630(4) of the *Corporations Act 2001* (Cth), a notice declaring that the condition in section 13.8(p) (Growthpoint Security price) of the bidder's statement dated 1 July 2016 has been fulfilled.

Yours faithfully

A handwritten signature in dark ink, appearing to read 'Dion Andrews', written in a cursive style.

Dion Andrews  
**Company Secretary**

**Growthpoint Properties Australia Limited (ABN 33 124 093 901) as responsible entity for Growthpoint Properties Australia Trust (ARSN 120 121 002)**

## Notice that defeating condition to takeover bid fulfilled

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**To: GPT Metro Office Fund (ARSN 169 500 476)  
ASX Limited**

For the purposes of section 630(4) of the *Corporations Act 2001* (Cth), Growthpoint Properties Australia Limited (ABN 33 124 093 901) as responsible entity for Growthpoint Properties Australia Trust (ARSN 120 121 002) gives notice declaring that the condition to its takeover offers for all the ordinary units in GPT Metro Office Fund (ARSN 169 500 476) (**Offers**), set out in section 13.8(p) (Growthpoint Security price) of its bidder's statement dated 1 July 2016, has been fulfilled (so that the Offers have become free of that condition).

**Dated:** 18 July 2016