



ASX Release

REAL ASSETS
PRIVATE EQUITY
PUBLIC EQUITY
CREDIT

360 Capital REIT (ASX: TOT)
Repayment of Childcare Loan Investment

21 August 2020

Page 1 of 1

360 Capital REIT (**TOT**) is pleased to announce the full repayment of its \$23.14 million childcare loan investment, which delivered the Fund a 11.5% Internal Rate of Return (**IRR**) per annum, including the Fund's share of AMF Finance fees.

TOT is reporting its FY20 results on 31 August 2020.

Authorised for release by Tony Pitt, Managing Director, 360 Capital Group.

More information on TOT can be found on the ASX's website at www.asx.com.au using ASX code "TOT", at our website www.360capital.com.au, by calling the TOT investor line: 1300 082 130 or by emailing investor.relations@360capital.com.au.

Alternatively, please contact:

James Storey
Head of Real Assets
360 Capital Group
+61 2 8405 8860

About 360 Capital REIT (ASX: TOT)

The Fund has a diversified portfolio of investments across real estate equity, debt and real estate based operating businesses with a demonstrated track record of consistent quarterly distributions, averaging 9.8cps per annum over five years through a selective and disciplined investment philosophy, combined with access to real estate-based investment opportunities available to TOT through the 360 Capital Group, the manager of the Fund.

About 360 Capital Group (ASX: TGP)

360 Capital Group is an ASX-listed, investment and funds management group, focused on strategic and active investment management of alternative assets. Led by a highly experienced team, the Group operates in Australian and global markets investing across real estate, public and private equity and credit strategies. We partner with our stakeholders to identify, invest and realise on opportunities.
