

Vicinity Centres¹

Appendix 4E - Results for announcement to the market



Financial reporting for the year ended 30 June 2023

	30-Jun-23 \$m	30-Jun-22 \$m	Increase/(Decrease) \$m	%
Revenue from ordinary activities	1,274.6	1,179.8	94.8	8.0
Net profit from ordinary activities after tax attributable to securityholders	271.5	1,215.2	(943.7)	(77.7)
Funds from operations ²	684.8	598.3	86.5	14.5

	30-Jun-23 \$	30-Jun-22 \$	Increase/(Decrease) \$	%
Net tangible assets ³ per security	2.30	2.36	(0.06)	(2.5)
Net assets per security	2.34	2.39	(0.05)	(2.1)

Distribution per stapled security

	Cents ⁴	Record date	Payment date
Interim distribution (unfranked)	5.75	21-Feb-23	07-Mar-23
Final distribution (unfranked)	6.25	22-Aug-23	11-Sep-23

Review of results

For further commentary on these results, refer to the following documents released to the ASX today: FY23 annual results announcement, FY23 annual results presentation and FY23 Annual Report (**Annual Report**).

Details of associates and joint venture entities (equity accounted investments), and entities over which control has been lost during the period

Refer to Note 5 of the Financial Report for the year ended 30 June 2023 (**Financial Report**) contained within the Annual Report.

The information presented above is based on the Financial Report which has been audited. The independent auditor's report is included in the Financial Report.

The remaining disclosures required to comply with listing rule 4.3A are contained in the Operating and Financial Review and Financial Report sections of the Annual Report.

Rohan Abeyewardene
Group Company Secretary
16 August 2023

Notes:

- Vicinity Centres is a stapled group comprising Vicinity Limited ABN 90 114 757 783 and Vicinity Centres Trust ARSN 104 931 928 (the **Trust**). The Responsible Entity of the Trust is Vicinity Centres RE Ltd ABN 88 149 781 322.
- A reconciliation between funds from operations (**FFO**) and net profit from ordinary activities attributable to securityholders is provided in Note 1(b) of the Financial Report for the year ended 30 June 2023.
- Calculated as Balance Sheet net assets less intangible assets, divided by the number of stapled securities on issue at period end. Includes all right of use assets and net investments in leases.
- Details of the full year tax components of distributions per stapled security will be sent to securityholders in September 2023.