

## RAM ESSENTIAL SERVICES PROPERTY FUND (ASX CODE: REP)

### ASX Release

15 November 2023

#### **RAM Appointed as Investment Manager of the RAM Australia Healthcare Opportunity Fund and a New Joint Venture with a large South-East Asian Sovereign Wealth Fund to Invest in Australian Healthcare Real Estate**

A member of the Real Asset Management (**RAM**) Group of Companies has been appointed as the investment manager for a new vehicle, the RAM Australia Healthcare Opportunity Fund (**HOF**). HOF will joint venture with a large South-East Asian Sovereign Wealth Fund, investing in development opportunities within the Australian healthcare sector.

A copy of the announcement for the creation of HOF and RAM's role is set out in the Schedule below.

HOF is a separate fund from the RAM Essential Services Property Fund (**REP**), however the investment manager for both funds are related entities. The appointment of RAM as investment manager of HOF creates opportunities for REP by increasing RAM's presence as an investment manager in the healthcare real estate sector which will expand deal flow capabilities.

The Manager notes that RAM has robust conflict of interest and allocation policies in place to ensure that investor interests are always forefront of any decisions that RAM may make in the future, and that RAM will continue to operate with a high degree of transparency in regard to management of any conflicts.

## RAM AUSTRALIA HEALTHCARE OPPORTUNITY FUND (UNLISTED)

### Schedule

15 November 2023

#### RAM announces the creation of new RAM Australia Healthcare Opportunity Fund

The Real Asset Management (**RAM**) Group of Companies is delighted to announce the launch of the RAM Australia Healthcare Opportunity Fund (**HOF**) which will joint venture with a large South East Asian Sovereign Wealth Fund, investing in development opportunities within the Australian healthcare sector.

Matthew Strotton, RAM's Executive Director and Head of Real Estate, stated that RAM's objective is to position itself for a wider range of risk assets, to create operational synergy and to escalate development capabilities which in turn, will complement the RAM Essential Services Property Fund (ASX: REP).

"We are very pleased to broaden our reach into the healthcare sector. This targeted programme allows us to enhance our existing fund management strategy by exploring a wider range of opportunities. This will also allow REP greater access to deal flow pipeline and enhance operational capability. We are targeting to scale the programme up to A\$1 billion in asset value over the next several years." Strotton added.

RAM will invest a substantial amount alongside the new investment partner through its own balance sheet and its newly launched HOF. Strotton mentioned that RAM will leverage its experience, expertise, and established relationships with operating partners to offer opportunities to investors through the repositioning and development of high-quality healthcare assets.

REP investors should note that REP and RAM have in place robust conflict of interest and allocation policies to ensure that investor interests are always forefront of any decisions that RAM may make in the future.

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**For further information, please contact:**

**Investors**

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**About RAM Essential Services Property Fund (ASX: REP)**

RAM Essential Services Property Fund (REP) is a stapled real estate investment trust listed on the ASX. REP consists of a geographically diversified and defensive portfolio of medical and essential retail-based properties, underpinned by a high-quality tenant profile including leading national supermarkets and private hospital operators, and offers growth opportunities through significant value-add development potential. REP's objective is to provide Securityholders with stable and secure income with the potential for both income and capital growth through exposure to a high quality, defensive portfolio of assets with favourable sector trends.

RAM Property Funds Management Limited (ABN 28 629 968, AFSL 514484) as responsible entity of RAM Australia Retail Property Fund (ARSN 634 136 682) and RAM Australia Medical Property Fund (ARSN 645 964 601). Suite 3201, Level 32, Australia Square, 264 George Street, Sydney NSW 2000