

# 360 Capital Industrial Fund

23 September 2014

## **SEPTEMBER 2014 QUARTER ESTIMATED DISTRIBUTION**

360 Capital Industrial Fund (ASX:TIX) (Fund) advises in accordance with Listing Rules 3.20 and Appendices 3A (1) and 6A (1):

1. It is estimated that the Fund's distribution for the quarter ending 30 September 2014 will be 4.80 cents per Unit, consistent with a forecast full year distribution for FY15 of 19.20 cents per Unit.
2. The actual distribution amount will be confirmed on the date the distribution is paid to Unitholders, scheduled to be on or about Friday 24 October 2014.
3. The record date to determine Unitholders' entitlements to the distribution for the quarter ending 30 September 2014 will be 7.00pm on Tuesday 30 September 2014.
4. The Fund's Units will be quoted ex-distribution on Friday 26 September 2014.
5. For the September 2014 quarter, the Fund's Distribution Reinvestment Plan (DRP) **will be** in operation
  - Under the DRP, Units will be priced at a 1.50% discount to the DRP Issue Price
  - The DRP will be fully underwritten.
  - To participate in the DRP, Unitholders are advised to read the DRP Booklet which contains all terms and conditions complete a DRP Election Form and return the form to the Unit Registrar by 1 October 2014 (the DRP record date). The DRP Booklet and DRP Election Form are available at [www.360capital.com.au](http://www.360capital.com.au)

Summary of proposed distribution:

Quarterly Distribution rate	4.80 cents per Unit
Record date	Tuesday 30 September 2014 (7:00pm)
Units trade ex-distribution	Friday 26 September 2014
Payment date	On or about Friday 24 October 2014

More information on the Fund can be found on the ASX's website at [www.asx.com.au](http://www.asx.com.au) using the Fund's ASX code "TIX", on the Fund's website [www.360capital.com.au](http://www.360capital.com.au) by calling the 360 Capital investor enquiry line on 1800 182 257, emailing [investor.relations@360capital.com.au](mailto:investor.relations@360capital.com.au) or contacting:

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### **About 360 Capital Industrial Fund (ASX code TIX)**

360 Capital Industrial Fund is an ASX-listed Fund focused on passive rent collecting from warehouse and logistics properties in Australia in the \$10.0 million plus range. The Fund has strong, defensive, income-focused investment fundamentals via a diversified \$462.1 million portfolio of eighteen quality assets, a weighted average lease expiry of 6.1 years, occupancy of 96.7%, appropriate gearing of 44.7% and a forecast FY15 distribution of 19.20cpu. The Fund is externally managed by 360 Capital Group, a leading ASX-listed real estate investor and fund manager that operates under a transparent fee structure and is the largest unitholder in the Fund to ensure ongoing alignment of interests with Unitholders

### **About 360 Capital Group (ASX code TGP)**

360 Capital Group is an ASX-listed, property investment and funds management group concentrating on strategic investment and active investment management of property assets. The company actively invests in direct property assets, property securities and various corporate real estate acquisitions within Australian real estate markets on a private equity basis. 360 Capital Group's 21 full time staff have significant property, funds and investment management experience. 360 Capital Group manages eight investment vehicles holding assets valued at approximately \$1.0 billion on behalf of almost 10,000 investors, has over \$126 million worth of co-investments across the 360 Capital Group platform and owns a direct asset valued at \$38.5 million.