

Good Morning,

**Notice of termination: Australian Unity Industrial Property Trust (APIR Code: YOC006AU)**

This email provides important information about your holding in the Australian Unity Industrial Property Trust (Trust).

Back in September 2012, we notified investors of Australian Unity Property Limited's (Responsible Entity) decision to sell the remaining properties in the Trust. The decision was made after considering the subdued market interest in industrial assets and investors' demand for withdrawals, with the intention to terminate the Trust subsequently.

Since that time, we have progressively sold all properties in the Trust and repaid the Trust's borrowings. In December 2013, we paid investors an initial special distribution from the net proceeds of the property sales.

As the Trust no longer holds any property and has accomplished its purpose, the board of the Responsible Entity has approved the termination of the Trust.

**Termination process**

In accordance with legal requirements, investors have the right to call a unitholder meeting to consider the proposed termination and vote on any extraordinary resolution members propose about the termination of the Trust.

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A unitholder meeting will be called at the request of either:

1. members holding at least 5% of votes; or
2. at least 100 members who are entitled to vote.

The Responsible Entity will be permitted to wind up the Trust unless a meeting is called within 28 days of the Responsible Entity giving notice to members.

Accordingly, if you wish for a unitholder meeting to be held, you should return the completed form on or before 3 July 2014. [A sample of the form is here.](#)

**If you are in agreement with the proposal to terminate the Trust, no further action is required to be taken and the termination will commence following expiry of the notification period.**

Upon termination, investors will receive a capital distribution, less any costs and taxes associated with the termination, in their final payment. A confirmation statement will be sent after the final payment.

**Kind Regards**