

12 September 2016

ASX Limited
Level 4, Rialto North Tower
525 Collins Street
Melbourne VIC 3000

Dear Sirs

Industria REIT (ASX Code: IDR)

Notice under sections 708A(5)(e) and 1012DA(5)(e) of the Corporations Act 2001 (Cth)

On 1 September 2016, APN Funds Management Limited (ACN 080 674 479) (**APN FM**) as responsible entity of Industria Trust No. 1, Industria Trust No. 2, Industria Trust No. 3 and Industria Trust No. 4 (**Trusts**) and Industria Company No. 1 Limited (ACN 010 794 957) (**Company**) (the Company and APN FM together the **Issuers**) announced an institutional placement of stapled securities each comprising one unit in each of the Trusts and one share in the Company (together, **New Securities**).

The New Securities are being issued today.

The Issuers advise that:

- (a) the New Securities will be offered without disclosure to investors under Part 6.2D of the *Corporations Act 2001 (Cth)* (**Corporations Act**) and without a product disclosure statement for the New Securities being prepared;
- (b) this notice is being given under sections 708A(5)(e) and 1012DA(5)(e) of the Corporations Act as modified by ASIC;
- (c) as disclosing entities, the Issuers are subject to regular reporting and disclosure obligations;
- (d) as at the date of this notice, the Issuers have complied with:
 - (i) the provisions of Chapter 2M of the Corporations Act as they apply to each of the Trusts and the Company respectively; and
 - (ii) section 674 of the Corporations Act as it applies to each of the Trusts and the Company respectively; and
- (e) as at the date of this notice, there is no excluded information of the type referred to in sections 708A(7) and 708A(8) or sections 1012DA(7) and 1012DA(8) of the Corporations Act that is required to be set out in this notice.

Yours faithfully,



John Freemantle
Company Secretary