

September 2020 Distribution Declaration

SYDNEY (Wednesday, 16 September 2020) - Centuria Property Funds No. 2 Limited (**CPF2L**), as Responsible Entity of Centuria Industrial REIT (ASX: **CIP**) confirms that the distribution for the quarter ending 30 September 2020 will be 4.25 cents per unit. This distribution is consistent with the FY21 distribution guidance. There is no variation to the guidance.

CIP's Distribution Reinvestment Plan (**DRP**) will be activated for the September 2020 quarter distribution.

Units issued under the **DRP** will be priced based on the arithmetic average (rounded to four decimal places) of the daily volume weighted average market price of all units sold in the ordinary course of trading on the ASX automated trading system during the 10 trading day period starting on the third business day after the record date, being 5 October 2020, less a 1 per cent discount.

The key dates for the September 2020 distribution are:

Event	Date
Ex-distribution date	Tuesday, 29 September 2020
Record date	Wednesday, 30 September 2020
Distribution payment date	Friday, 30 October 2020 ¹

– Ends –

For more information or to arrange an interview, please contact:

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Authorised for release by Anna Kovarik, Company Secretary.

About Centuria Industrial REIT

CIP is Australia's largest domestic pure play industrial REIT and is included in the S&P/ASX 200 Index. CIP's portfolio of high-quality industrial assets is situated in key metropolitan locations throughout Australia and is underpinned by a quality and diverse tenant base. CIP is overseen by a hands on, active manager and provides investors with income and an opportunity for capital growth from a pure play portfolio of high quality Australian industrial assets.

Centuria Property Funds No. 2 Limited (CPF2L), is the Responsible Entity for the ASX-listed Centuria Industrial REIT (CIP). CPF2L, is a wholly owned subsidiary of Centuria Capital Group (CNI). CNI is an ASX-listed specialist investment manager with \$9.5 billion² in total assets under management and strong offerings across listed real estate investment trusts, unlisted real estate funds and investment bonds.

www.centuria.com.au

¹ Payment date is indicative only and subject to change

² Subject to the completion of asset acquisitions in Centuria Healthcare Property Fund