

Dexus (ASX: DXS)

ASX release



30 August 2021

30 June 2021 distribution payment

Dexus advises that the distribution for the six months ended 30 June 2021 will be paid to Security holders today.

The distribution statements and Attribution Managed Investment Trust Member Annual Statements (previously known as the Annual Taxation Statement) will be sent to Security holders (electronically or by mail) along with the enclosed letter.

Dexus's 2021 Annual reporting suite is now available at www.dexus.com/financialresults

Authorised by Brett Cameron, General Counsel and Company Secretary of Dexus Funds Management Limited

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About Dexus

Dexus (ASX: DXS) is one of Australia's leading fully integrated real estate groups, managing a high-quality Australian property portfolio valued at \$42.5 billion. We believe that the strength and quality of our relationships will always be central to our success and are deeply committed to working with our customers to provide spaces that engage and inspire. We invest only in Australia, and directly own \$17.5 billion of office, industrial and healthcare properties, and investments. We manage a further \$25.0 billion of office, retail, industrial and healthcare properties for third party clients. The group's \$14.6 billion development pipeline provides the opportunity to grow both portfolios and enhance future returns. Sustainability is integrated across our business, and our sustainability approach is the lens we use to manage emerging ESG risks and opportunities for all our stakeholders. Dexus is a Top 50 entity by market capitalisation listed on the Australian Securities Exchange and is supported by more than 30,000 investors from 23 countries. With over 35 years of expertise in property investment, funds management, asset management and development, we have a proven track record in capital and risk management and delivering superior risk-adjusted returns for investors.

www.dexus.com

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dexus.com



30 August 2021

Dear Security holder

Dexus released its annual results on 17 August 2021, achieving a distribution of 51.8 cents per security for the year to 30 June 2021.

In a complex operating environment, we maintained our focus on maximising property portfolio income and performance, while also supporting our small business customers impacted by the lockdowns and growing and diversifying the funds management business.

Further details relating to our achievements can be found in our 2021 Annual Report and other documents available www.dexus.com/financialresults

Please also find enclosed:

- Your distribution statement for the six months ended 30 June 2021
- Your Attribution Managed Investment Trust Member Annual Statement for the year ended 30 June 2021 (formerly known as Annual Taxation Statement)

Distribution payment

Distribution per security was 51.8 cents for the year to 30 June 2021, up 3% on the prior year and in line with the revised guidance provided on 31 May 2021, with the distribution payout remaining in line with free cash flow in accordance with Dexus's distribution policy. This resulted in a distribution of 23.0 cents per security for the six months ended 30 June 2021.

If you believe you have unclaimed distribution income or unpresented cheques from a prior distribution, please contact the Dexus Infoline on +61 1800 819 675.

Annual Report

The 2021 Annual report will be mailed to Security holders who have requested a printed copy in mid-September 2021 along with the Notice of Annual General Meeting. It is also available to download at www.dexus.com/financialresults

Reminder regarding direct credit arrangements

Dexus only makes distribution payments to Australian and New Zealand resident Security holders by direct credit. If you are an Australian or New Zealand resident Security holder, please ensure that your bank account details have been provided to ensure that you receive payment of future distributions.

Attribution Managed Investment Trust Member Annual Statement

Please retain your Attribution Managed Investment Trust Member Annual Statement for your records. It contains important information to assist you in the completion of your taxation return.

Determining the value of your Dexus holding

The value of your security holding on 30 June 2021 is provided on your distribution statement. Current price information is available on our website at www.dexus.com/investor-centre and is published daily in major Australian metropolitan newspapers.



Changing your details

You can access your Security holding information online to update your personal details via the Investor login link available at www.dexus.com/investor-centre. You can also nominate your preference in this section on the way we communicate with you. Email address notifications and Tax File Number and Australian Business Number notifications can also be updated in this facility. You will require your Holder Identification Number (HIN) or Security Holder Reference Number (SRN) to access your security holding.

Forms are available for details that cannot be updated directly in this facility. Download them by clicking on the Forms menu item when you are logged into your Security holding or from the Link Market Services website at linkmarketservices.com.au. Alternatively, you can contact the Dexus Infoline on +61 1800 819 675 or email dexus@linkmarketservices.com.au

Receive your communications electronically

We are committed to ensuring all investors have equal access to information about our business activities. You can elect to receive communications electronically by registering your email address using the enclosed email collection and online notification form.

In line with our commitment to the long-term integration of sustainable business practices, investor communications are also distributed via various electronic methods including:

- **Dexus website**

www.dexus.com – Our website provides a wide range of information for investors including easy access to information relating to your security holding, reports, ASX announcements, key dates, and security price information. Security holders can subscribe to alerts to receive communications immediately after release.

- **Social media**

Dexus engages with its followers on LinkedIn and Facebook. If you wish to be kept up to date on our social media activities, it is as simple as logging into your social media account and electing to follow Dexus.

If you have any questions concerning your security holding, please contact us on the Dexus Infoline on +61 1800 819 675.

Thank you for your continued investment in Dexus.

Yours faithfully

David Yates
Executive General Manager
Investor Relations, Communications & Sustainability