

Continuous Disclosure Notice

NEWMARK HARDWARE TRUST (ARSN 161 274 111)

3 December 2020

ASSET VALUATION UPDATE

Newmark Capital is pleased to advise that new internal valuations, as instructed by the Newmark Capital Board of Directors, for two of the properties held by the Newmark Hardware Trust (**Trust**) have resulted in the following changes at 1 December 2020:

- **Lake Haven:** the property valuation increases approximately 5% from \$46.5 million at 30 June 2020 to \$49.0 million at 1 December 2020.
- **Maroochydore:** the property valuation increases approximately 8% from \$63.5 million at 30 June 2020 to \$68.5 million at 1 December 2020.

The increase in valuation of both properties is in response to recent market transactions.

The valuations of the two other properties held by the Trust, located in Warragul and Launceston, remain unchanged at \$53.0 million and \$54.0 million, respectively, at 1 December 2020.

Unit price change

The unit price for the Trust increased approximately 7% to \$1.7815 at 1 December 2020, from \$1.6689 at 30 June 2020.

Independent valuations

Independent valuations of all Trust assets will be conducted in January 2021 and reported to unitholders.

Contact us

If you have any questions about the Trust or your unitholding, please visit our [website](#), contact us on 03 9066 3966 or email investor@newmarkcapital.com.au.

Important information

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