



MEDIA RELEASE

22 February 2016

FOLKESTONE MAXIM A-REIT SECURITIES FUND ADDED TO BT WRAP

Folkestone Maxim Asset Management is pleased to announce that the Folkestone Maxim A-REIT Securities Fund has been added to the BT Wrap platform.

The addition by BT comes on the heels of the fund being upgraded to 4.25 Stars by SQM Research this month and continues to build the presence and availability of the Fund in the market. It is also available on Macquarie Wrap, Netwealth, Powerwrap, Symetry and HUB24.

Its approval for use on BT Wrap will enable a significant number of financial advisers and their clients to access one of Australia's best performing A-REIT Funds.

The Folkestone Maxim A-REIT Securities Fund has performed strongly over both the short and long term, delivering significant outperformance.

Fund Performance to 31 December 2015

	6 Months %	1 Year %	7 Years % p.a.
Total Return (After Fees but Before Tax)	+10.01	+16.84	+14.62
S&P/ASX 300 A-REIT Accumulation Index	+7.22	+14.37	+12.02
Value Add (After Fees but Before Tax)	+2.78	+2.47	+2.60

*Past performance is not a reliable indicator of future performance.

Mr Winston Sammut, Managing Director of Folkestone Maxim Asset Management said "we are pleased we can take our unique investment strategy to a broader audience through BT Wrap." A-REITs have performed strongly in recent years driven by falling bond yields and investor's strong appetite for yield. As a value-oriented investor, we believe given concerns about the future direction of bond yields, it will certainly be a stock picker's market. As a result, our portfolio will favour listed real estate securities with good management, high quality assets, sustainable earnings and distribution growth and appropriate capital structures."

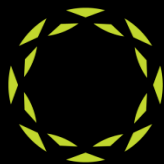
The Folkestone Maxim A-REIT Securities Fund is a high conviction fund providing access to a diversified portfolio of quality ASX listed real estate securities which own office, retail and industrial, residential and real estate related social infrastructure assets. The Fund's investment style follows an active management style coupled with a disciplined approach focusing on a top down/bottom-up process. Securities are selected on a concentrated portfolio basis built on individual merit and not benchmark weights.

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About Folkestone

Folkestone (ASX:FLK) is an ASX listed real estate funds manager and developer providing real estate wealth solutions. Folkestone's funds management platform, with more than \$964 million under management, offers listed unlisted real estate funds to private clients and select institutional investors, while its on balance sheet activities focus on value-add and opportunistic (development) real estate investments.

About Folkestone Maxim

Folkestone Maxim Asset Management is a wholly owned subsidiary of Folkestone and specialises in the management of A-REIT securities.

About SQM Research

SQM Research is an independent property advisory and forecasting research house which specialises in providing accurate property related advice, research and data to financial institutions, property developers and real estate investors.

Being a two pronged company, as well as its residential research division, SQM Research also contains a Ratings research division where the company awards star ratings to a wide array of managed investment schemes within the property sector.

Disclaimer

Investors should consider the product disclosure statement (PDS) issued by the Responsible Entity, One Managed Investment Funds Limited (ABN 47 117 400 987) (AFSL 297042) (OMIFL) is the responsible entity of the Folkestone Maxim A-REIT Securities Fund ARSN 116 193 563 (Fund). The information contained in this document was not prepared by OMIFL but was prepared by other parties. While OMIFL has no reason to believe that the information is inaccurate, the truth or accuracy of the information contained therein cannot be warranted or guaranteed. Anyone reading this report must obtain and rely upon their own independent advice and inquiries. Investors should consider the Product Disclosure Statement ("PDS") dated 11 June 2014 issued by OMIFL before making any decision regarding the Fund. The PDS contains important information about investing in the Fund and it is important investors obtain and read a copy of the PDS before making a decision about whether to acquire, continue to hold or dispose of units in the Fund. You should also consult a licensed financial adviser before making an investment decision in relation to the Fund. A copy of the PDS may be obtained from <http://oneinvestment.com.au> or <http://folkestone.com.au/>. Folkestone Maxim Asset Management Limited (ABN 25 104 512 978) (AFSL 238349) is the investment manager of the Fund (Folkestone Maxim). Neither OMIFL nor Folkestone Maxim guarantees the repayment of capital or the performance of any product or any particular rate of return referred to in this document. Past performance is not a reliable indicator of future performance. While every care has been taken in the preparation of this document, Folkestone Maxim makes no representation or warranty as to the accuracy or completeness of any statement in it including without limitation, any forecasts. This fact sheet has been prepared for the purpose of providing general information only, without taking account of any particular investor's objectives, financial situation or needs. Investors should, before making any investment decisions, consider the appropriateness of the information in this fact sheet, and seek professional advice, having regard to their objectives, financial situation and needs.