



FOLKESTONE MAXIM A-REIT SECURITIES FUND ADDED TO ASGARD

Folkestone Maxim is pleased to announce that the Folkestone Maxim A-REIT Securities Fund has been added to the Asgard platform.

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.

Mr Winston Sammut, Portfolio Manager of the Folkestone Maxim A-REIT Securities Fund said "the addition reflects growing interest in, and support for, an A-REIT securities fund that looks outside the mainstream S&P/ASX 300 A-REIT Index for investment opportunities. The Index is highly concentrated with the top two A-REITs, Westfield and Scentre, comprising 36% of the Index and the top 8 comprising 85% of the Index. Our high conviction approach to investing in the sector has rewarded investors with the Fund generating a total return in the year to 31 August 2016 of 29.71% (after fees, before tax), outperforming the Index return of 25.95% by 3.76%.

"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 that given the market's 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."

Mr Adrian Harrington, Head of Funds Management, said "over the last two years, we have been growing our presence in the retail market with the Fund now available on BT Wrap, Hub 24, Macquarie Wrap, Netwealth and Powerwrap. In addition we have an SMA with Mason Stevens and are running MDAs for a financial advisory group and a number of family offices.

WINSTON SAMMUT

Managing Director
Folkestone Maxim Asset Management
Tel: 02 8667 2825

ADRIAN HARRINGTON

Head of Funds Management
Folkestone Limited
Tel: 02 8667 2882



Folkestone

MAXIM A-REIT SECURITIES FUND

About Folkestone and Folkestone Maxim

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 \$1.0 billion under management, offers listed unlisted real estate funds to private clients and select institutional investors.

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

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) as 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 media release, and seek professional advice, having regard to their objectives, financial situation and needs. Information in this document is current as at 31 August 2016.

**Folkestone Maxim Asset
Management Limited**
ABN 25 104 512 978

e: office@folkestone.com.au
www.folkestone.com.au

Sydney Office
Level 10, 50 Carrington Street
Sydney NSW 2000
t: +61 2 8667 2800
f: +61 2 8667 2880

Melbourne Office
Level 14, 357 Collins Street
Melbourne Vic 3000
t: +61 3 9046 9900
f: +61 3 9046 9999