

Redcape Hotel Group

Announcement

December quarter 2022 Liquidity Facility

20 December 2022

Redcape Hotel Group Management Ltd, as responsible entity ("**Responsible Entity**") of Redcape Hotel Group ("**Redcape**", "**Fund**"), is writing to confirm details of the Liquidity Facility ("**Liquidity Facility**") for the quarter ending 31 December 2022.

December Liquidity Facility

Under the Product Disclosure Statement dated 2 November 2021 ("**PDS**"), Redcape's Liquidity Facility is generally capped to 2.5% of the Directors' Net Asset Value ("**NAV**") as at the end of the relevant quarter.

The total amount of December quarter 2022 withdrawal requests has exceeded the 2.5% limit of Directors' NAV. Consistent with the scale-back provisions outlined in the PDS, the Responsible Entity has determined that it is in the best interests of investors to proportionately scale back redemptions in line with the policy.

The Responsible Entity believes that its policy of applying the Liquidity Facility limit provides a stable and predictable capital structure for all fund investors and maintains liquidity for those investors seeking to redeem over a period of time.

Investors can expect to receive approximately 40% of their requested withdrawal, subject to final rounding and any small unit holding adjustments that the Responsible Entity may apply.

Payments to investors are expected to be made by 13 January 2023. The redemption price will be determined by reference to the value of Directors' NAV on 31 December 2022 less a 2.5% discount.

Investors will be advised of the final details of their withdrawal request, including the number of units processed for withdrawal and the withdrawal price in a statement issued by Boardroom.

Subject to the Liquidity Facility terms outlined in the PDS, investors who have opted to carry forward any unfulfilled withdrawal amount will be included in future Liquidity Facilities until such time as their withdrawal request has been fulfilled or amended or withdrawn at the investors' request.

Further information on the Liquidity Facility is detailed in the PDS.

Enquiries: If you have any questions regarding your investment, please speak to your financial adviser or contact Client Services via MAclientservices@MAFinancial.com or +61 2 8288 5594.

This statement has been issued by Redcape Hotel Group Management Ltd (ACN 610 990 004) (AFSL 505932), the issuer and responsible entity of the Redcape Hotel Group Fund (which comprises the Redcape Hotel Trust I, ARSN 629 354 614 and the Redcape Hotel Trust II, ARSN 629 354 696) ("Fund"). MA Hotel Management Pty Ltd (ACN 619 297 228) is the appointed Manager of the Fund. This is provided for informational purposes only.