

AMP CAPITAL CORE PROPERTY FUND

The Core Property Fund, established in 2005, seeks to generate income and capital growth on a rolling 3 year basis by investing in Australasian and US direct, and Australian and listed property. The Fund predominantly has a fund-of-fund structure and this document outlines the assets that the underlying Funds invest in.

Assets held in underlying funds

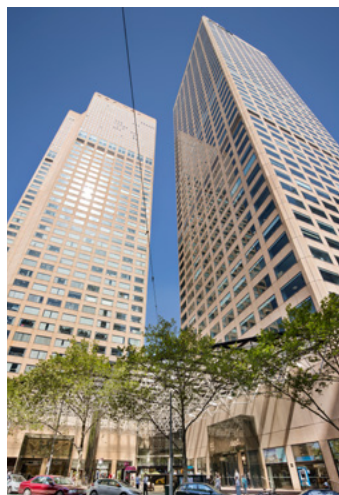
AMP Capital Wholesale Office Fund – Invests in over \$5 billion of quality office investments located primarily in Australian central business districts.

200 George Street
Sydney



OFFICE	NSW
VALUATION:	\$444m* (50% share)
LETTABLE AREA:	39,000 sqm
OCCUPANCY:	100%*
WALE**:	8.8 years*

Collins Place
Melbourne



OFFICE	VIC
VALUATION:	\$874.9m* (100% share)
LETTABLE AREA:	105,000 sqm
OCCUPANCY:	99.1%*
WALE**:	4.8 years*

700 Bourke Street
Melbourne



OFFICE	VIC
VALUATION:	\$548m* 100% share)
LETTABLE AREA:	66,000 sqm
OCCUPANCY:	100%*
WALE**:	10.3 years*

Quay Quarter
Sydney



OFFICE/RETAIL	NSW
VALUATION:	\$548m* 100% share)
LETTABLE AREA:	66,000 sqm
OCCUPANCY:	100%*
WALE**:	10.3 years*

AMP Capital will transform its landmark site at Circular Quay into a vibrant destination in keeping with its iconic location and supporting Sydney's future as a green, global and connected city. The development approval includes the new 49-floor premium commercial office quay quarter tower at 50 Bridge Street, in addition to three new mixed use buildings: 9-17 Young Street, 2-10 Loftus Street and 16-20 Loftus Street.

*As at 31 December 2017

Note: Valuation represents the Fund's share.

**WALE is the Weighted Average Lease Expiry, weighted by income.

AMP Capital Shopping Centre Fund – Provides investors with exposure to a core holding of regional shopping centre assets.



Macquarie Centre Sydney

RETAIL	NSW
VALUATION:	\$462.8m* (50% share)
LETTABLE AREA:	138,000 sqm
OCCUPANCY:	99.3%*



Indooroopilly Shopping Centre, Brisbane

RETAIL	QLD
VALUATION:	\$397.5m* (25% share)
LETTABLE AREA:	113,100 sqm
OCCUPANCY:	96.6%*



Rockingham Shopping Centre, Perth

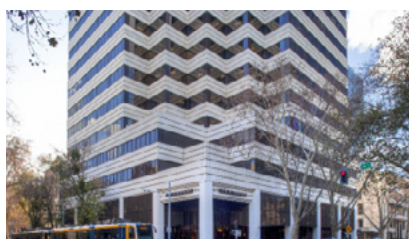
RETAIL	QLD
VALUATION:	\$305m* (50% share)
LETTABLE AREA:	62,300 sqm
OCCUPANCY:	96.2%*

AMP Capital US Plus Property Fund – Provides Australian superannuation funds with access to core and core plus direct real estate investment opportunities in large, liquid and transparent offshore markets.



12900 West Airport Blvd Houston

INDUSTRIAL	HOUSTON, USA
VALUATION:	US\$21m/\$26.8m*
LETTABLE AREA:	27,846 sqm
OCCUPANCY:	100%*
WALE**:	2.3 years*



770 L Street Sacramento USA

OFFICE	CA
VALUATION:	US\$37.8m/\$48.4m*
LETTABLE AREA:	15,908 sqm
OCCUPANCY:	91.4%*
WALE**:	4.3 years*

AMP Capital Global Property Securities Fund – Provides access to a diversified portfolio of real estate securities and real estate investment trusts (REITs) listed on equity markets around the world.



Empire State Realty Trust

The Empire State Building is a 102-storey skyscraper located in Midtown Manhattan on Fifth Avenue, between West 33rd and 34th Streets. With new investments in energy-efficiency and infrastructure upgrades, the Empire State Building attracts tenants in a diverse array of industries. The observatories on the 86th and 102nd floor provide 360° views of New York City and beyond.

LOCATION	OWNER
New York City, USA	Empire State Realty Trust



Les Quarte Temps

Les Quarte Temps is one of the largest malls in Europe, covering around 130,000 square metres. Opened in 1981, it is located in the main commercial centre in the business district of La Defense in Paris, France. The mall offers around 250 shops including a food section and a cinema complex.

LOCATION	OWNER
Paris, France	Unibail-Rodamco

*As at 31 December 2017

Note: Valuation represents the Fund's share.

**WALE is the Weighted Average Lease Expiry, weighted by income.

www.ampcapital.com

External fund manager – BlackRock Investment Management (Australia) Limited

**INSIGHTS
IDEAS
RESULTS**

Important note: Investors should consider the Product Disclosure Statement (PDS) available from AMP Capital Investors Limited (ABN 59 001 777 591, AFSL 232497) (AMP Capital) for the AMP Capital Core Property Fund (Fund) before making any decision regarding the Fund. The PDS contains important information about investing in the Fund and its important investors read the PDS before making a decision about whether to acquire, continue to hold or dispose of units in the Fund. The Trust Company (RE Services) Limited (ABN 45 003 278 831, AFSL 235150) (The Trust Company), a wholly owned subsidiary of The Trust Company Limited (ABN 59 004 027 749), is the responsible entity of the Fund and the issuer of units in the Fund. The Trust Company has not prepared this information and makes no representation or warranty as to the accuracy or completeness of any statement in it. Neither The Trust Company nor any company in the AMP Group (which includes AMP Capital and AMPCFM) 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, AMP Capital makes no representation or warranty as to the accuracy or completeness of any statement in it including without limitation, any forecasts. This information has been prepared for the purpose of providing general information, 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 document, and seek professional advice, having regard to the investor's objectives, financial situation and needs. This document is solely for the use of the party to whom it is provided and must not be provided to any other person or entity without the express written consent of AMP Capital.