



**INVESTA**  
Property Group

Investa Properties Limited  
ABN 54 084 407 241  
Level 17, 135 King Street  
Sydney NSW 2000  
GPO Box 4180  
Sydney NSW 2001  
Tel: 02 8226 9300

11 August 2003

The Manager  
Company Announcements  
Australian Stock Exchange Limited  
20 Bridge Street  
Sydney NSW 2000

Dear Madam

### **INVESTA PRICE INCREASE BECOMES UNCONDITIONAL**

On 7 August 2003, Investa Properties Limited (**Investa**) announced that it would increase the consideration under its off-market takeover offer (**Offer**) for Principal Office Fund (**POF**) by an additional 4 cents cash for each POF Unit if it received further acceptances to its Offer to increase its relevant interest in POF units to not less than 37.5%.

Investa is pleased to announce that following the receipt of further acceptances to its Offer, Investa has increased its relevant interest in POF Units to 39.70%. Consequently, Investa will now put in place the steps necessary to formally vary the Offer in accordance with the Corporations Act.

The increased Offer consideration will be 7 Investa securities and \$5.70 cash for each 12 POF Units.

Yours faithfully

**Brian McGarry**  
**Company Secretary**

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