

Appendix 4E

Preliminary final report Year ended 30 June 2003

Name of entity

INVESTA PROPERTY GROUP

ABN

Half yearly
(tick)

Preliminary
final (tick)


Half year/financial year ended

54 084 407 241

✓

30 JUNE 2003

Results for announcement to the market

				\$A'000
2.1 Revenues from ordinary activities	Up	102%	to	413,830
2.2 Profit from ordinary activities after tax attributable to members	Up	45%	to	128 227
2.3 Net Profit for the period attributable to members	Up	45%	to	128,227
2.4 Dividends (distributions)		Amount per security		Franked amount per security
Distributions paid/payable:				
September 2002		3.80¢		0.50¢
December 2002		3.90¢		0.45¢
March 2003		3.95¢		0.40¢
June 2003*		3.95¢		0.25¢
		15.60¢		1.60¢
* to be paid on 22 August 2003				
2.5 Record date for determining entitlements to the dividend.		30 June 2003		
2.6 A brief explanation of any of the figures in 2.1 to 2.4 necessary to enable the figures to be understood:				
	2.1 Revenue for the year ended 30 June 2003 includes \$145,031,000 in proceeds from the sale of investments.			
	2.2 Net profit before revaluations has increased 57% from the corresponding period.			
REFER TO THE ATTACHED FINANCIAL REPORT FOR FURTHER DETAILS				
				
Brian McGarry Company Secretary				Date: 29 July 2003