



ASX Announcement

US Residential Fund (ASX: USR)

30 December 2016

Successful sale of properties in accordance with new strategic direction

US Residential Fund (“USR” or “the Fund”) is pleased to announce the sale of 28 single family houses in Atlanta, Georgia. The 28 properties were sold for US\$3.95 million consistent with fair value.

As a result of the sales, the Fund has paid down US\$2.2 million in debt.

Prior to this transaction USR held 122 single family rental properties across the states of Georgia, Ohio and Texas.

USR single family portfolio pre- and post-sales

Markets	Number of single family houses prior to sales	% of portfolio	Number of single family houses post-sales	% of portfolio
Dallas & Houston, Texas	48	39%	48	52%
Atlanta, Georgia	51	42%	23	24%
Cleveland, Ohio	23	19%	23	24%
Total	122	100%	94	100%

Commenting on the sales, Andrew Meakin, Managing Director of USR, said: “The sale forms part of USR’s strategy to increase its weighting to multifamily apartment complexes, which we have begun pursuing through the acquisition of the [Patriot’s Pointe property in Hillsborough, North Carolina](#), which is expected to settle at the end of January 2017.”

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About US Residential Fund: US Residential Fund is an Australian publically traded vehicle which offers investors exposure to attractive, Institutional quality US multifamily real estate assets. Additional information about US Residential Fund can be found at www.usresi.com

For further information:

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