

9 October 2007



Property Fund Managers

BSX Announcements
By Email: announcements@bsx.com.au

PFA DIVERSIFIED PROPERTY TRUST - BSX CODE: PFD
SETTLEMENT OF 657 PACIFIC HIGHWAY, ST LEONARDS, NSW

Property Funds Australia Limited ("PFA"), as responsible entity for The PFA Diversified Property Trust ("Trust") announce the settlement of its previously announced acquisition of 657 Pacific Highway, St Leonards, NSW for \$19.050M occurred on 8 October 2007 in accordance with the previously advised contractual terms.

A handwritten signature in black ink, appearing to read 'Michael White', written over a horizontal line.

Michael White
Company Secretary

mwhite@pfaltd.com.au

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