

## GOLDEN AGE MACQUARIE PARK DEVELOPMENT FUND

### Investment Managers Report to Investors

25<sup>th</sup> July 2018

Dear Investors,

Golden Age Capital, as Investment Manager of the Golden Age Macquarie Park Development Fund, is pleased to present this update for the Golden Age Macquarie Park Development Fund.

As defined within the Investment Mandate, the capital raised has been fully deployed as a loan to the Park One project, located within Macquarie Park, Sydney. This will be the only project that the Fund invests into. As detailed below the project is performing well being on time and on budget and as such the fund investment is performing well.

### PROJECT DESCRIPTION

Park One is a superb collection of premier parkside residences ideally positioned in the true heart of Macquarie Park. For Luxury and location, this unique city oasis is simply unrivalled, overlooking the splendour of Sydney's Lane Cove National Park, and delivered by the nationally renowned Golden Age.

From the buzzing energy of the ground floor to the quiet refinement of the rooftop dining terrace, every element works in harmony with an organic sense of contemporary design. With its elevated position, subtle curves, shimmering façade and a lush green border, Park One is a striking architectural landmark.

Park One incorporates 412 units over two 2 buildings, residents are welcomed home by a magnificent Jacaranda as the centrepiece to a special botanic garden and every window overlooks a mass of flowering natives and lush greenery.

<b>Project Address</b>	80 Waterloo Road, Macquarie Park, NSW, 2113
<b>No. of Storeys</b>	21
<b>Expected Completion</b>	Q4 2019
<b>Project Type</b>	Residential

### PROJECT STATUS

The head contractor, Icon, has been progressing well through the excavation and construction of the basement and is currently tracking to complete the development in the 4th quarter of 2019. Both tower cranes have now been installed, the excavation is complete with only minor works to be finalised at the southern end of the site, the basement structure is well advanced with 2 of the 3 basement levels (B3 & B2) completed on the northern half of the site and the final basement level (B1) to be completed by the end of July.

If you have any queries relating to you Investment within the Golden Age Macquarie Park Development Fund, or you wish to enquire about other Funds, please do not hesitate to contact us.



Regards,

Chris Crighton  
Executive Director