

ASX Announcement

29 April 2024

**Elanor Commercial Property Fund Q3FY24 Result  
Strong leasing performance and distribution guidance reaffirmed**

- Q3FY24 Distribution of 2.125 cents per security
- FY24 Distribution Guidance of 8.5 cents per security reaffirmed

Elanor Commercial Property Fund (“ECF” or “Fund”) is pleased to announce its distribution for the period from 1 January 2024 to 31 March 2024 (“Period” or “Q3FY24”).

**Highlights for the period**

- Distribution for the Period of 2.125 cents per security (annualised 12% yield)<sup>1</sup>
- Signed Heads of Agreement with DXC Technology for a six year lease extension over the entire Campus DXC property in Felixstow, Adelaide commencing September 2024
- Signed Heads of Agreement with key tenant, Thomson Reuters at 19 Harris St, Pyrmont, Sydney for a five year lease over approximately 2,000m<sup>2</sup>, commencing February 2025

**Distribution Timetable**

The timetable for the ECF distribution for the quarter ending 31 March 2024 is as follows:

- Ex-Date: 27 March 2024
- Record Date: 28 March 2024
- Payment Date: 3 May 2024

ENDS

This announcement has been authorised for release by the Elanor Funds Management Limited Board of Directors. For further information regarding this announcement, please contact:

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**About Elanor Commercial Property Fund**

Elanor Commercial Property Fund (ASX: ECF) is an externally managed real estate investment trust that invests in Australian commercial office assets.

[www.elanorinvestors.com/ECF](http://www.elanorinvestors.com/ECF)

<sup>1</sup> Based on an ECF Security price of \$0.715 as at 18 April 2024