



## INVESTMENT TRACK RECORD

Property 3: 70 Dalby Cecil Plains Road, Dalby QLD

DCP DIVERSIFIED PORTFOLIO TRUST (Comprises of 3 properties)

Tenant	Case IH, Avis Dealership (APP Management Pty Ltd)
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Lease Term Remaining	8.22 Years
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Option	2 X 5 Years
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Purchase Price	\$1,828,571
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Settlement Date	December 2019
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Initial Yield	8.75%
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Current Distribution	8.70% (total for the 3 properties)
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Current Distribution (paid monthly) 8.70%