

DEXUS Property Group is listed on the Australian Securities Exchange (ASX). The ASX code is DXS. Security holders will need to use the services of a stockbroker or online broking facility to invest in DEXUS Property Group securities.

The stapled security is included in the top 100 listed entities in Australia in terms of market capitalisation and currently forms part of the following indices:

- All Ordinaries
- All Industrials
- The S&P/ASX100
- DJSI World Index
- FTSE4Good Index

Website

Information relating to the DEXUS Property Group can be found at www.dexus.com

The website contains information on our property portfolio and corporate information. The site also provides access to your investment details and other Group information including:

- ASX announcements
- Periodic reports
- Presentations
- Distributions
- Tax information
- Corporate responsibility and sustainability
- Corporate governance
- Research

Distribution history and timetable

DEXUS Property Group provides historical distribution information on our website at www.dexus.com/Investor-Centre/DXS/Investor-Information/Distributions.

Below is the anticipated 2009/10 distribution timetable. These dates are indicate and are subject to change without prior notice.

Distribution period end	Announcement date	Ex-distribution date	Record date	Payment date
31 December 2009	18 December 2009	23 December 2009	31 December 2009	26 February 2010
30 June 2010	21 June 2010	24 June 2010	30 June 2010	27 August 2010

Distribution policy and payments

The DEXUS Property Group's distribution policy is to distribute 70% of Funds From Operations.

Distributions are paid for the six months to December and June each year. Security holders will receive their distribution by direct credit into a nominated bank account or can elect to receive additional DEXUS securities via the distribution reinvestment plan (DRP). If you wish to change your method of payment or your DRP participation, you should contact the DEXUS Infoline on 1800 819 675.

Distribution reinvestment plan

DEXUS Property Group has a distribution reinvestment plan available to Australian and New Zealand security holders. The amount to be reinvested will be applied to acquire stapled securities in DEXUS Property Group. Where the amount to be realised does not equal a whole multiple of the issue price, the residual amount will be carried forward and added to the next reinvestment amount.

For further information on the DRP please go to our website at www.dexus.com/Investor-Centre/DXS/Investor-Information/Distributions.aspx

Unclaimed funds

If you believe you have unrepresented or unclaimed distributions, please contact the DEXUS Infoline on 1800 819 675. For monies outstanding more than seven years, you should contact the NSW Office of State Revenue on 1300 366 016 or go to their website at www.osr.nsw.gov.au and use their search facility for unclaimed monies.

Tax file number

You are not required by law to provide your tax file number, Australian Business Number (ABN) or Exemption. However if you do not provide your TFN, ABN or Exemption, withholding tax at the highest marginal rate, currently 46.5%, may be deducted from your distributions. If you have not supplied this information and wish to do so, please contact the DEXUS Infoline on 1800 819 675 or your sponsoring broker.

Annual tax statement

Following each financial year security holders will receive a tax statement. This statement summarises the distributions paid to you during the year and includes information required to complete your tax return.

Non-resident tax information

Estimates that make up the DEXUS Property Group's distributions are published on our website in the Investor Centre at www.dexus.com/dxs/tax

These estimates are updated for each distribution period prior to the distribution payment and are for non-resident security holders and custodians of non-resident security holders.

Apportionment percentages

Apportionment percentages for DEXUS Property Group stapled securities since stapling can be found on our website at www.dexus.com/dxs/tax or by contacting the DEXUS Infoline on 1800 819 675.

Capital gains taxation cost base information

Capital gains tax information is available on our website at www.dexus.com/dxs/tax

Complaints handling

Any security holder wishing to lodge a complaint should do so in writing and forward it to DEXUS Funds Management Limited at the address shown in the Directory.

DEXUS Funds Management Limited is a member of Financial Ombudsman Service (FOS), an independent dispute resolution scheme which may be contacted at:

Financial Ombudsman Service
GPO Box 3
Melbourne VIC 3001
Phone: 1300 780 808
Fax: +61 3 9613 6399
Email: info@fos.org.au
Website: www.fos.org.au

KEY DATES

2009 Annual Report released	30 September 2009
2009 CR&S Report released	23 October 2009
Annual General Meeting	26 October 2009
Half year results announcement	17 February 2010
Half year distribution payment	26 February 2010
Full year results announcement	18 August 2010
Full year distribution payment	27 August 2010