

PERIODIC STATEMENT FOR THE YEAR ENDED 30 JUNE 2020

This statement contains information required by section 1017D of the *Corporations Act 2001 (Cth)*. Stapled securityholders should not rely on this information for the purpose of preparing their income tax returns. Following the end of each financial year, each stapled securityholder receives a tax statement in August which contains information required to complete an Australian income tax return. Each stapled securityholder will also receive an individual periodic statement relating to their investment from Boardroom.

Information in relation to the number of stapled securities you held in Redcape Hotel Group (**Redcape**) during the period is available at www.investorserve.com.au or by contacting Boardroom on +61 1300 737 760. Information in relation to the prices at which you may have traded in Redcape securities can be obtained through your broker or financial adviser.

Total Fees and Indirect Costs

The approximate amounts below include all the fees and costs which have affected your investment during the period. These approximate amounts have been deducted from your investment and covers amounts that have reduced the return on your investment but are not charged to you directly as a fee.

	30-Jun-20
Average stapled securities on issue	552,195,195
Direct costs	-
Indirect costs ¹	\$8,915,103
Indirect costs per stapled security ²	\$0.016
Indirect costs per 1,000 stapled securities	\$16.14

Stapled securityholders can calculate their own estimated Indirect Costs by multiplying the 'Indirect Costs per stapled security' (from the table above) by their average holding balance during the year ended 30 June 2020.

Distributions

	Cents per stapled security	Distribution (\$'000)
Quarter ended 30 September 2019	2.199	12,137
Quarter ended 31 December 2019	2.211	12,211
Quarter ended 31 March 2020	-	-
Quarter ended 30 June 2020	0.310	1,712
Total	4.720	26,060

¹ Indirect costs represent management and administrative expenses of Redcape which are not charged directly to you as a fee. The Hotel Operator fee has not been included as an indirect cost as it is consistent with market rates and not considered a management cost.

² Indirect costs per stapled securityholder may vary marginally as it is calculated based on the daily market value of holdings multiplied by the Indirect Cost ratio over the relevant period.

Security Price Performance

Below is a summary of Redcape's security price performance over the year based on the relevant ASX closing price for Redcape's stapled securities.

Date	ASX closing price	Security price gain/loss during FY20
30th June 2019	\$1.12	
31st July 2019	\$1.09	-2.24%
31st August 2019	\$1.09	-2.24%
30th September 2019	\$1.08	-3.59%
31st October 2019	\$1.07	-4.04%
30th November 2019	\$1.12	0.00%
31st December 2019	\$1.11	-0.45%
31st January 2020	\$1.13	1.35%
29th February 2020	\$1.10	-1.35%
31st March 2020	\$0.63	-43.95%
30th April 2020	\$0.62	-44.39%
31st May 2020	\$0.80	-28.70%
30th June 2020	\$0.82	-26.91%

Additional information regarding Redcape's financial and operating performance (including in relation to applicable investment objectives) can be found in Redcape's Annual Financial Report for the year ending 30 June 2020 which is available on the Redcape website: www.redcape.com.au, and its related ASX market announcements.

Further Information

If you have any questions or require further information in relation to your investment, please contact your financial planner, or our security registry Boardroom Pty Limited. Visit www.boardroomlimited.com.au or telephone our Response Centre on 1300 737 760 (8.00am to 5.30pm Sydney time, Monday to Friday).

For Investor Enquiries, please contact:

Tim Fawaz
Redcape Hotel Group
(02) 9719 4088 (Australia) or +61 2 9719 4088 (International)

If you have a complaint concerning your investment, please call the investor enquiries contact listed below. If you are dissatisfied with the response, you may raise the matter directly with the Australian Financial Complaints Authority, GPO Box 3, Melbourne VIC 3001 (Tel 1800 931 678).

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