



**Eureka Group Holdings Ltd**

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For immediate release to the market

Eureka Group Holdings Limited

ASX Code EGH

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**Eureka Group Holdings Limited Announces Further Acquisition**  
**Settlement of Management Rights**

Eureka Group Holdings Limited (“Eureka”) has executed a contract to acquire the underlying freehold land and buildings for the 51-unit seniors rental village in Smithfield, Cairns for \$3,125,000. The Cairns Village contract is conditional on finance for 60 days with settlement 60 days after finance approval is obtained.

Eureka has managed this village for six years on behalf of the current owner and is pleased to have received the opportunity to purchase the village. Eureka has had preliminary meetings with its financier with regard to the acquisition of the Cairns Village and is confident of an approval on commercial terms.

This acquisition builds on Eureka’s recent strategy that has seen the company sell certain stand-alone management rights and reinvest those funds in actual freehold high performing seniors rental villages that the company already manages, which should improve overall financial returns to the company over the next 12 months.

Eureka also advises that the sale of management rights at its Chermside Brisbane village has settled. Gross proceeds of \$575,000 are in excess of book value.

For further information contact Robin Levison (Chairman) on 07 5568 0205.