

## R4,66-billion acquisitions for Growthpoint

In a R4,66-billion transaction, Growthpoint has acquired a 34.9% stake in Acucap Properties and a 31.5% stake in Sycom Property Fund, which will give Growthpoint around 38% of the merged entity.



CEO of Growthpoint Properties,  
Norbert Sasse

Norbert Sasse, CEO of Growthpoint Properties says, "This acquisition has secured strategic stakes in Acucap and Sycom, which are in the process of a proposed merger. As a major investor in both entities, Growthpoint supports the merger plans currently on the table. We are exploring options and alternatives available to us to eventually take control of the merged entity, which we intend to discuss with management and the board of Acucap when appropriate."

The unconditional acquisitions are by way of agreements with various institutional unitholders of Acucap and Sycom in exchange for Growthpoint shares. Growthpoint has agreed to acquire 64,045,367 Acucap linked units at a switch ratio of 1.900 Growthpoint ordinary shares for each Acucap linked unit acquired, and 63,036,096 Sycom participatory units at a switch ratio of 1.102 Growthpoint ordinary shares for each Sycom participatory unit acquired.

The issue and allotment of 148,852,638 Growthpoint shares will take place on Wednesday, 23 April 2014 and 42,299,337 Growthpoint shares on Tuesday, 13 May 2014. The new Growthpoint shares will be listed at an issue price of R24.36 per share, which is the spot price of a Growthpoint share at the close of business on Tuesday, 8 April 2014.

"This transaction has been under consideration for some time now. It furthers the company's strategy of making dividend enhancing acquisitions. It also provides it with a strategic interest in and indirect exposure to Acucap and Sycom's combined R18,4 billion retail and office portfolios. Together, they have one of the best retail portfolios in the market, which is aligned with the company's aim to grow its overall balance of retail property."

"The acquisition is complimentary and enhancing to the underlying quality of the company's own portfolio, with strong synergies that also offer a platform of appealing opportunities," concludes Sasse.

