

DISTRIBUTION HISTORY - Centro Properties Group

Distribution Period (Six Months)	Date Paid	Trust Amount	Company Amount	Total Amount	Taxable												Index Method Capital Gain	Other Method Capital Gain	Other Method Capital Gain	Other Method Capital Gain	Franked Dividends	Unfranked Dividends	Tax Deferred	Foreign Income - Interest	Foreign Income - Modified Passive	Foreign Income - Other	Foreign Tax	Foreign Tax	Foreign Tax	Foreign Tax Credits - Other	Franking Credits	DRP Price
					Credits - Discounted Capital Gain Modified Passive	Credits - Interest	Credits - Modified Passive																									
		(Cents)	(Cents)	(Cents)	Taxable Interest	Other - Inc Dividend	Discounted Capital Gain - Australian TARP <sup>(6)</sup>	Discounted Capital Gain - Australian NTARP <sup>(7)</sup>	Discounted Capital Gain - Australian	Concession Capital Gain - Australian	Discounted Capital Gain - Foreign	Concession Capital Gain - Foreign	(Percent)	(Percent)	(Percent)	(Percent)	(Percent)	(Percent)	(Percent)	(Percent)	(Percent)	(Percent)	(Percent)	(Percent)	(For every \$ of Distribution)	(For every \$ of Distribution)	(For every \$ of Distribution)	(For every \$ of Distribution)	(For every \$ of Distribution)	\$		
30 June 2008	n/a	0.00	0.00	0.00	0.00	0.00	n/a	0.00	0.00	0.00	0.00	0.00	0.00	n/a	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	n/a <sup>(2)</sup>	
31 December 2007	n/a	0.00	0.00	0.00																											n/a <sup>(2)</sup>	
30 June 2007	30 August 2007	20.50	0.00	20.50	3.497735	0.00	n/a	8.510852	4.308427	12.819279	0.178523	0.178523	0.00	n/a	0.00	1.879652	0.000002	0.000489	65.381217	0.323962	1.716884	1.204455	0.00	0.00172328	0.00515780	0.00	0.0000007	8.0960	n/a <sup>(4)</sup>			
31 December 2006	27 February 2007	19.30	0.00	19.30																											n/a <sup>(4)</sup>	
Special <sup>(5)</sup>	30 November 2006	75.00	0.00	75.00	0.00	0.00	n/a	n/a	0.00	0.00	0.00	0.00	0.00	0.00	n/a	n/a	0.00	0.00	100.000000	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	n/a <sup>(3)</sup>		
30 June 2006	25 August 2006	19.00	0.00	19.00	34.962308	15.318075	6.893641	n/a	n/a	6.893641	5.051813	5.051813	0.00	0.00	n/a	n/a	0.00	0.00	24.324056	0.186972	1.201789	0.115892	0.03924223	0.00	0.00302872	0.00111899	0.00	6.9458	n/a <sup>(2)</sup>			
31 December 2005	24 February 2006	17.80	0.00	17.80																											6.2960	
30 June 2005	26 August 2005	17.60	0.00	17.60	22.103106	38.224232	6.362879	n/a	n/a	6.362879	0.00	0.00	0.00	4.333723	n/a	n/a	0.00	0.00	18.808360	0.009714	0.503504	3.291603	0.00	0.00	0.00	0.00409000	0.00	n/a <sup>(2)</sup>				
31 December 2004	25 February 2005	16.00	0.00	16.00																											5.4754	
30 June 2004	27 August 2004	15.80	0.00	15.80	24.972632	31.371666	1.257360	n/a	n/a	1.257360	0.00	0.00	0.00	0.772792	n/a	n/a	0.00	0.00	39.745770 <sup>(1)</sup>	0.622420 <sup>(1)</sup>	0.00	0.00	0.00	0.00	0.00	0.00	0.018328(#)	0.00	3.9768			
31 December 2003	27 February 2004	14.75	0.00	14.75																											3.9719	
30 June 2003	29 August 2003	14.15	0.00	14.15	45.403376	0.261897	0.00	n/a	n/a	0.00	0.00	0.00	0.00	21.779799	n/a	n/a	0.00	0.00	32.554928	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	4.0051		
31 December 2002	28 February 2003	13.25	0.00	13.25																											3.7087	
30 June 2002	30 August 2002	11.60	1.90	13.50	36.857472	29.371056	0.180484	n/a	n/a	0.180484	0.00	0.00	0.082592	0.041904	n/a	n/a	0.00	0.00	33.286008	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	3.6000		
31 December 2001	28 February 2002	10.00	2.75	12.75																											3.3810	

(1) To be adjusted for information provided to investors in September 2004

(2) DRP not active

(3) DRP available into Centro Direct Property Fund International only (as advised in letter dated 18 October 2006).

(4) DRP available into Centro Retail Trust only. DRP price of \$1.8443 (as advised in announcement dated 26 February 2007).

(5) If you were registered as a unit holder of Centro Properties Group stapled securities as at 12 October 2006, you will have been entitled to receive a special distribution of 75 cents per stapled security on 30 November 2006. The special distribution consisted entirely of a return of capital from Centro Property Trust. Consequently this amount should generally not be a taxable amount.

(6) This is the amount of the Capital Gain that relates to Taxable Australian Real Property (TARP).

(7) This is the amount of the Capital Gain that relates to Non-Taxable Australian Real Property (NTARP).

(#) Cents per security

Distribution Period (Six Months)	Date Paid	Trust Amount	Company Amount	Total Amount	Tax Free	Tax Deferred	Taxable Interest	Taxable Other	DRP Price
		(Cents)	(Cents)	(Cents)	(Cents)	(Cents)	(Cents)	(Cents)	\$
30 June 2001	31 August 2001	12.85	0.00	12.85	1.041099	1.969130	6.708305	3.131466	2.8080
31 December 2000	28 February 2001	9.57	2.68	12.25	0.569716	0.978311	5.849307	2.172666	2.8650
30 June 2000	31 August 2000	9.53	2.62	12.15	0.342489	0.529347	6.731089	1.917075	2.7340
31 December 1999	29 February 2000	8.39	3.36	11.75	0.340473	0.919289	5.931269	1.199005	2.5340
30 June 1999	31 August 1999	8.88	2.57	11.45	0.361724	1.746588	6.516646	0.258311	2.5780
31 December 1998	31 March 1999	8.42	2.88	11.30	0.328528	0.801406	6.696065	0.594001	2.6540
30 June 1998	30 September 1998	7.75	3.00	10.75	0.215450	1.474825	3.521600	2.538125	n/a
31 December 1997	31 March 1998	5.45	5.00	10.45	0.207100	1.111800	1.649837	2.481263	n/a
30 June 1997	3 October 1997	n/a	9.50	9.50	n/a	n/a	n/a	n/a	n/a

- Tax Free amounts are now no longer applicable (post 30 June 2001)

- Tax Deferred percentages are now only calculated on an annual basis, and declared after the end of the financial year (not at half year distribution payments)

**DISTRIBUTION HISTORY part two**

**CENTRO DIVIDENDS PER SHARE**

	1986	1987	1988	1989	1990	1991	1992	1993	1994	1995	1996
<b>Pre Consolidation</b>											
<b>Interim:</b>	1.50	2.00	2.00	2.50	2.60	3.00	3.00	2.80	n/a	n/a	n/a
<b>Final:</b>	2.00	2.00	2.50	2.50	2.60	3.00	3.00	2.80	n/a	n/a	n/a
<b>TOTAL:</b>	3.50	4.00	4.50	5.00	5.20	6.00	6.00	5.60	n/a	n/a	n/a
<b>Post Consolidation</b>											
<b>Interim:</b>	6.00	8.00	8.00	10.00	10.40	12.00	12.00	11.20	10.50	9.50	9.75
<b>Final:</b>	8.00	8.00	10.00	10.00	10.40	12.00	12.00	11.20	8.45	9.50	9.75
<b>TOTAL:</b>	14.00	16.00	18.00	20.00	20.80	24.00	24.00	22.40	18.95	19.00	19.50
<b>Average Franked Content:</b>	0%	0%	0%	44%	83%	32%	40%	48%	73%	47%	39%