

19 June 2006

**MULTIPLEX ACUMEN PROPERTY FUND
DISTRIBUTION FOR QUARTER ENDING 30 JUNE 2006**

The Directors of Acumen Capital Securities Limited, the Responsible Entity for the Multiplex Acumen Property Fund (the Fund), are pleased to announce the following distribution details for the quarter ending 30 June 2006:

ASX Code	MPF
Distribution Rate (cents per unit)	2.575
Ex-distribution date	26 June 2006
Record date	30 June 2006
Payment date (on or about)	28 July 2006

The distribution rate of 2.575 cents per unit for the June 2006 quarter represents an annualised rate of 10.3 cents per unit.

The Distribution Reinvestment Plan (DRP) is in operation for this distribution. Units issued under the DRP will be issued at a 2.5% discount to the volume weighted average trading price of units for the 10 ASX trading days commencing on the second ASX trading after the record date, and will rank equally with existing units on issue.

Notification of election to participate in the DRP must be lodged with Computershare Investor Services Pty Ltd by 5:00 pm on 30 June 2006 (the record date).

About the Fund

Multiplex Acumen Property Fund is a listed property trust that predominately invests in unlisted property securities, providing investors with exposure to strong returns from high yielding direct property and highly tax-advantaged distributions with the liquidity benefits of an ASX listing. The Fund is strongly diversified across three asset classes, five property sectors, ten geographic locations and 20 managers. Total Fund property investments of \$285 million are spread over a portfolio of 43 different property investments which reflect an average lease term to expiry of approximately 6.6 years.

For further information please contact:

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