

ASX Announcement

28 July 2010

Multiplex Acumen Property Fund (ASX: MPF) Launch of \$30 million Fully Underwritten Rights Issue

Brookfield Multiplex Capital Management Limited (BMCML), the Responsible Entity of Multiplex Acumen Property Fund (the Fund), today launched the \$30 million Fully Underwritten Rights Issue announced previously to the market.

The Rights Issue is open to all Unitholders with a registered address in Australia and New Zealand on the Record Date of 7.00pm AEST on 6 August 2010, to participate in a 3 for 1 fully underwritten Rights Issue at an issue price of 5 cents per unit. The new units will rank equally with existing units in the Fund.

Proceeds from the Rights Issue will be used predominantly to repay part of the Fund's debt facility, to meet costs associated with the Rights Issue and to provide working capital to the Fund.

The Rights Issue is fully underwritten by a wholly owned subsidiary of the Brookfield Multiplex Property Trust. Credit Suisse (Australia) Limited has been appointed by BMCML to identify co-underwriters and sub-underwriters to the Rights Issue. Details of any sub-underwriting or co-underwriting arising after today will be announced to the market promptly.

The timetable and important dates for the Rights Issue are set out below.

Launch of Rights Issue	28 July 2010
Units quoted on ex basis and Rights trading commences (ASX: MPFR)	30 July 2010
Record Date	6 August 2010
Date Offer Booklet sent to Unitholders	9 August 2010
Rights trading ends	16 August 2010
Rights Issue closes	23 August 2010
Allotment Date	31 August 2010

BMCML reserves the right subject to the Corporations Act, ASX Listing Rules and other applicable laws, to vary the dates of the Rights Issue including extending the dates for closing the Rights Issue.

The terms of the Rights Issue are set out in the accompanying Offer Booklet. Also released today to ASX is a Rights Issue presentation, a Cleansing Statement under Section 1012DAA(2)(f) of the Corporations Act 2001 and an Appendix 3B.

Unitholders are encouraged to read the Rights Issue Offer Booklet in full before deciding whether to invest in the Rights Issue. In particular, Unitholders should consider the risk factors (summarised in the Rights Issue Offer Booklet) that may affect the financial performance and position of the Fund in light of their investment objectives, financial situation and particular needs (including financial and tax considerations) and seek investment advice from financial or other professional advisers.

For the information of Unitholders the audited accounts for the Fund for the year ended 30 June 2010 are anticipated to be finalised and released to ASX on or after 26 August 2010. Unitholders should refer to the Fund's website www.brookfieldmultiplex.com and to ASX for any announcements made by the Fund prior to the release of the accounts for the year ended 30 June 2010.

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Lawrence Wong
Fund Manager
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Media:
Kerrie Muskens
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About the Manager

Brookfield Multiplex is an Australian-based, fully integrated property and funds management business with activities in commercial, retail, and residential property development, construction, management services, and infrastructure. Brookfield Multiplex is a wholly-owned subsidiary of Brookfield Asset Management, a global asset manager focused on property, power and infrastructure with over US\$100 billion of assets under management and listed on the New York and Toronto Stock Exchanges under the symbols BAM and BAM.A, respectively, and on NYSE Euronext under the symbol BAMA. For more information, please visit the Company's website at www.brookfieldmultiplex.com.

28 July 2010

NOTICE UNDER SECTION 1012DAA(2)(f) OF THE CORPORATIONS ACT 2001

This notice is given by Brookfield Multiplex Capital Management Limited (ACN 094 936 866) ("**Brookfield Multiplex**"), in its capacity as responsible entity of the Multiplex Acumen Property Fund (ARSN 104 341 988) ("**MPF**"), under section 1012DAA(2)(f) of the *Corporations Act 2001 (Cwlth)* ("**Act**").

Brookfield Multiplex today announced a renounceable rights issue ("**Rights Issue**") of 3 ordinary fully paid units ("**New Units**") for every MPF unit held at 7:00pm (AEST) on 6 August 2010 by unitholders with registered addresses in Australia or New Zealand ("**Eligible Unitholders**"), at an issue price of 5 cents per New Unit.

The Rights Issue is fully underwritten by Brookfield Multiplex Capital Securities Limited (ACN 103 736 081) as trustee of Brookfield Multiplex PPF Investment No 2 Trust ("**Underwriter**") subject to the appointment of co-underwriters by Brookfield Multiplex and the requirement of the Underwriter to appoint sub-underwriters, to the extent that they are able to be located.

An offer booklet, has been released to ASX and is also available on the Brookfield Multiplex website at www.brookfieldmultiplex.com. Brookfield Multiplex confirms that:

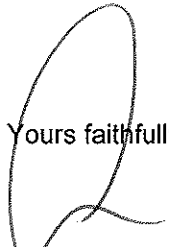
- (a) the New Units offered under the Rights Issue will be issued without a product disclosure statement for the New Units being prepared;
- (b) this notice is being given under section 1012DAA(2)(f) of the Act;
- (c) as a disclosing entity, Brookfield Multiplex, in its capacity as responsible entity of MPF and issuer of the New Units, is subject to regular reporting and disclosure obligations;
- (d) as at the date of this notice, Brookfield Multiplex has complied with:
 - the provisions of Chapter 2M of the Act as they apply to MPF; and
 - section 674 of the Act as it applies to MPF;
- (e) as at the date of this notice, there is no excluded information of the type referred to in sections 1012DAA(8) and 1012DAA(9) of the Act; and
- (f) the potential effect the Rights Issue will have on the control of MPF, and the consequences of that effect, will depend on a number of factors including the extent to which eligible unitholders partake in the Rights Issue. Depending on the extent of eligible unitholders' participation in the Rights Issue, the Brookfield Multiplex Group's holding in MPF will remain the same or increase in accordance with the following table:

Non-Brookfield Multiplex Group participation in the Rights Issue	Post Rights Issue Interest	
	Brookfield Multiplex Group	Other MPF unitholders
100%	21.4%	78.6%
75%	36.1%	63.9%
50%	50.9%	49.1%
0%	80.3%	19.7%

Brookfield

Note that if a sub-underwriter or co-underwriter is appointed in relation to the Rights Issue, the potential increase in the relevant interest of the Brookfield Multiplex Group will be lower than that shown in the above table. Details of any sub-underwriters or co-underwriters appointed in relation to the Rights Issue after the release of this notice, together with an update of the Post Rights Issue Interest of the Brookfield Multiplex Group, will be announced promptly.

Yours faithfully



Neil Olofsson
Company Secretary
Brookfield Multiplex Capital Management Limited

Appendix 3B

New issue announcement, application for quotation of additional securities and agreement

Information or documents not available now must be given to ASX as soon as available. Information and documents given to ASX become ASX's property and may be made public.

Introduced 1/7/96. Origin: Appendix 5. Amended 1/7/98, 1/9/99, 1/7/2000, 30/9/2001, 11/3/2002, 1/1/2003, 24/10/2005.

Name of entity

Brookfield Multiplex Capital Management Limited as responsible entity of Multiplex Acumen Property Fund (ARSN 104 341 988) (ASX: MPF)

ABN

90 556 790 110

We (the entity) give ASX the following information.

Part 1 - All issues

You must complete the relevant sections (attach sheets if there is not enough space).

- | | | |
|---|--|------------------|
| 1 | *Class of *securities issued or to be issued | Ordinary units |
| 2 | Number of *securities issued or to be issued (if known) or maximum number which may be issued | 608,582,790 |
| 3 | Principal terms of the *securities (eg, if options, exercise price and expiry date; if partly paid *securities, the amount outstanding and due dates for payment; if *convertible securities, the conversion price and dates for conversion) | Fully paid units |

<p>4 Do the ⁺securities rank equally in all respects from the date of allotment with an existing ⁺class of quoted ⁺securities?</p> <p>If the additional securities do not rank equally, please state:</p> <ul style="list-style-type: none"> • the date from which they do • the extent to which they participate for the next dividend, (in the case of a trust, distribution) or interest payment • the extent to which they do not rank equally, other than in relation to the next dividend, distribution or interest payment 	<p>Yes, the units will rank equally in all respects from the date of allotment</p>				
<p>5 Issue price or consideration</p>	<p>\$0.05</p>				
<p>6 Purpose of the issue (If issued as consideration for the acquisition of assets, clearly identify those assets)</p>	<p>To raise \$30.4 million under the Rights Issue announced by MPF on 10 June 2010, with proceeds used to predominantly repay amounts owing under Tranche B of the Fund's Debt Facility and to meet costs associated with Rights Issue.</p>				
<p>7 Dates of entering ⁺securities into uncertificated holdings or despatch of certificates</p>	<p>31 August 2010</p>				
<p>8 Number and ⁺class of all ⁺securities quoted on ASX (including the securities in clause 2 if applicable)</p>	<table border="1"> <thead> <tr> <th style="text-align: left;">Number</th> <th style="text-align: left;">⁺Class</th> </tr> </thead> <tbody> <tr> <td>811,443,720</td> <td>Ordinary fully paid units</td> </tr> </tbody> </table>	Number	⁺ Class	811,443,720	Ordinary fully paid units
Number	⁺ Class				
811,443,720	Ordinary fully paid units				

⁺ See chapter 19 for defined terms.

9	Number and ⁺ class of all ⁺ securities not quoted on ASX (including the securities in clause 2 if applicable)	Number	⁺ Class
		Nil	N/A
10	Dividend policy (in the case of a trust, distribution policy) on the increased capital (interests)	Refer to section 4 above. Future distributions by the Fund will be subject to the terms of the Fund's constitution, prevailing market conditions and the financial position of the Fund at the relevant time.	

Part 2 - Bonus issue or pro rata issue

11	Is security holder approval required?	No
12	Is the issue renounceable or non-renounceable?	Renounceable
13	Ratio in which the ⁺ securities will be offered	3 New Units for every 1 existing Units held as at the Record Date
14	⁺ Class of ⁺ securities to which the offer relates	Ordinary units
15	⁺ Record date to determine entitlements	6 August 2010 7.00pm AEST
16	Will holdings on different registers (or subregisters) be aggregated for calculating entitlements?	No
17	Policy for deciding entitlements in relation to fractions	N/A
18	Names of countries in which the entity has ⁺ security holders who will not be sent new issue documents <small>Note: Security holders must be told how their entitlements are to be dealt with. Cross reference: rule 7.7.</small>	The offer of the ordinary fully paid units is being made only to existing unitholders in the Fund with a registered address in Australia and New Zealand, as at the Record Date, that date being 6 August 2010 7.00pm AEST.
19	Closing date for receipt of acceptances or renunciations	23 August 2010 5:00pm AEST

⁺ See chapter 19 for defined terms.

20	Names of any underwriters	Brookfield Multiplex Capital Securities Limited (ACN 103 736 081) (as trustee for Brookfield Multiplex PPF Investment No 2 Trust) (“Underwriter”).
21	Amount of any underwriting fee or commission	\$956,931.68 (ex GST)
22	Names of any brokers to the issue	N/A
23	Fee or commission payable to the broker to the issue	N/A
24	Amount of any handling fee payable to brokers who lodge acceptances or renunciations on behalf of +security holders	N/A
25	If the issue is contingent on +security holders’ approval, the date of the meeting	N/A
26	Date entitlement and acceptance form and prospectus or Product Disclosure Statement will be sent to persons entitled	9 August 2010
27	If the entity has issued options, and the terms entitle option holders to participate on exercise, the date on which notices will be sent to option holders	N/A
28	Date rights trading will begin (if applicable)	30 July 2010
29	Date rights trading will end (if applicable)	16 August 2010
30	How do +security holders sell their entitlements <i>in full</i> through a broker?	Refer to sections 6.5, 6.6 and 6.7 of the Offer Booklet
31	How do +security holders sell <i>part</i> of their entitlements through a broker and accept for the balance?	Refer to sections 6.5, 6.6 and 6.7 of the Offer Booklet

+ See chapter 19 for defined terms.

- 32 How do ⁺security holders dispose of their entitlements (except by sale through a broker)? Refer to sections 6.5, 6.6 and 6.7 of the Offer Booklet
- 33 ⁺Despatch date 31 August 2010

Part 3 - Quotation of securities

You need only complete this section if you are applying for quotation of securities

- 34 Type of securities
(tick one)
- (a) Securities described in Part 1
- (b) All other securities
Example: restricted securities at the end of the escrowed period, partly paid securities that become fully paid, employee incentive share securities when restriction ends, securities issued on expiry or conversion of convertible securities

Entities that have ticked box 34(a)

Additional securities forming a new class of securities

Tick to indicate you are providing the information or documents

- 35 If the ⁺securities are ⁺equity securities, the names of the 20 largest holders of the additional ⁺securities, and the number and percentage of additional ⁺securities held by those holders
- 36 If the ⁺securities are ⁺equity securities, a distribution schedule of the additional ⁺securities setting out the number of holders in the categories
1 - 1,000
1,001 - 5,000
5,001 - 10,000
10,001 - 100,000
100,001 and over
- 37 A copy of any trust deed for the additional ⁺securities

Entities that have ticked box 34(b)

38 Number of securities for which
+quotation is sought

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39 Class of +securities for which quotation
is sought

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40 Do the +securities rank equally in all
respects from the date of allotment with
an existing +class of quoted +securities?

If the additional securities do not rank
equally, please state:

- the date from which they do
- the extent to which they participate
for the next dividend, (in the case of
a trust, distribution) or interest
payment
- the extent to which they do not rank
equally, other than in relation to the
next dividend, distribution or interest
payment

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41 Reason for request for quotation now

Example: In the case of restricted securities,
end of restriction period

(if issued upon conversion of another
security, clearly identify that other
security)

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	Number	+Class
42	Number and +class of all +securities quoted on ASX (including the securities in clause 38)	

+ See chapter 19 for defined terms.

Quotation agreement

1 +Quotation of our additional +securities is in ASX's absolute discretion. ASX may quote the +securities on any conditions it decides.

2 We warrant the following to ASX.

- The issue of the +securities to be quoted complies with the law and is not for an illegal purpose.
- There is no reason why those +securities should not be granted +quotation.
- An offer of the +securities for sale within 12 months after their issue will not require disclosure under section 707(3) or section 1012C(6) of the Corporations Act.

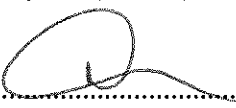
Note: An entity may need to obtain appropriate warranties from subscribers for the securities in order to be able to give this warranty

- Section 724 or section 1016E of the Corporations Act does not apply to any applications received by us in relation to any +securities to be quoted and that no-one has any right to return any +securities to be quoted under sections 737, 738 or 1016F of the Corporations Act at the time that we request that the +securities be quoted.
- If we are a trust, we warrant that no person has the right to return the +securities to be quoted under section 1019B of the Corporations Act at the time that we request that the +securities be quoted.

3 We will indemnify ASX to the fullest extent permitted by law in respect of any claim, action or expense arising from or connected with any breach of the warranties in this agreement.

4 We give ASX the information and documents required by this form. If any information or document not available now, will give it to ASX before +quotation of the +securities begins. We acknowledge that ASX is relying on the information and documents. We warrant that they are (will be) true and complete.

Sign here:


.....
(Director/Company secretary)

Date: 28.07.10.....

Print name:

..Neil Olofsson.....

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