

US Dollar Financial Information

RNY PROPERTY TRUST

Consolidated Balance Sheet (Unaudited)

As at 30 June 2015

	Consolidated US\$'000
Current assets	
Cash and cash equivalents	52
Trade and other receivables	25
Other current assets	10
Total current assets	87
Non-current assets	
Investments held in US LLC	
Share of US LLC's investment properties	305,100
Share of US LLC's liabilities	(211,889)
Share of US LLC's other net assets	23,055
Investment in US LLC	116,266
Total non-current assets	116,266
Total assets	116,353
Current liabilities	
Related party payables	4,101
Trade and other payables	566
Total current liabilities	4,667
Non current liabilities	
Preferred shares	125
Total non-current liabilities	125
Total liabilities	4,792
Net assets	111,561
Unitholders' Equity	
Units on issue	193,058
Reserves	(2,032)
Accumulated deficit	(79,465)
TOTAL EQUITY	111,561

The above Balance Sheet should be read in conjunction with the accompanying note.
Please note that this unaudited information is presented for information purposes only.

US Dollar Financial Information

RNY PROPERTY TRUST

Consolidated Statement of Comprehensive Income (Unaudited)

For the half year ended 30 June 2015

	Consolidated US\$'000
CONTINUING OPERATIONS	
Share of net loss of US LLC	
Rental income from investment properties	21,137
Property related expenses	(12,416)
Net rental income	8,721
Other income	538
Loss on sale of investment property	(56)
Borrowing costs	(7,466)
Other expenses	(1,013)
Net income from US LLC before fair value adjustments	724
Loss from investment property revaluations	(3,909)
Total share of net loss from US LLC	(3,185)
Interest income	1
Total loss and other income	(3,184)
EXPENSES	
Administration expenses	72
Finance costs	126
Management fees	702
Other expenses	108
Total expenses	1,008
Loss from continuing operations before tax expense	(4,192)
Income tax	-
NET LOSS FROM CONTINUING OPERATIONS AFTER TAX	(4,192)
Basic and diluted earnings per unit attributable to RNY unitholders (cents)	(1.59)

The above Income Statement should be read in conjunction with the accompanying note.

Please note that this unaudited information is presented for information purposes only.

US Dollar Financial Information
RNY PROPERTY TRUST
Consolidated Distribution Statement (Unaudited)
For the half year ended 30 June 2015

DISTRIBUTION STATEMENT	Consolidated US\$'000
Net loss for the year from continuing operations attributable to unitholders of RNY	(4,192)
<i>Adjusted for RNY's share of:</i>	
Loss from investment property revaluations	3,909
Straightlining of rental income	23
Mortgage cost amortisation	411
Leasing cost amortisation	1,032
INCOME AVAILABLE FOR DISTRIBUTION	1,183
Other amounts retained	(1,183)
DISTRIBUTION PAYABLE	-
Distribution per unit (cents)	-

The above Distribution Statement should be read in conjunction with the accompanying note.
Please note that this unaudited information is presented for information purposes only.

NOTES TO THE US DOLLAR FINANCIAL INFORMATION

RNY PROPERTY TRUST

For the half year ended 30 June 2015

1. BASIS OF PREPARATION

The additional US dollar information has been extracted from the consolidated financial report of RNY Property Trust for the year ended 30 June 2015 before conversion to Australian dollars. Australian dollar denominated assets and liabilities have been translated from Australian dollars at the rate of exchange current at the balance date. Australian dollar denominated income and expenditure has been translated at the exchange rate ruling at the date of the transaction or the average exchange rate for the period.