

FIXED INCOME FUND

6.95% p.a*

*per annum for the first 6 months returning to 6.5% per annum thereafter

FROM THE MANAGER

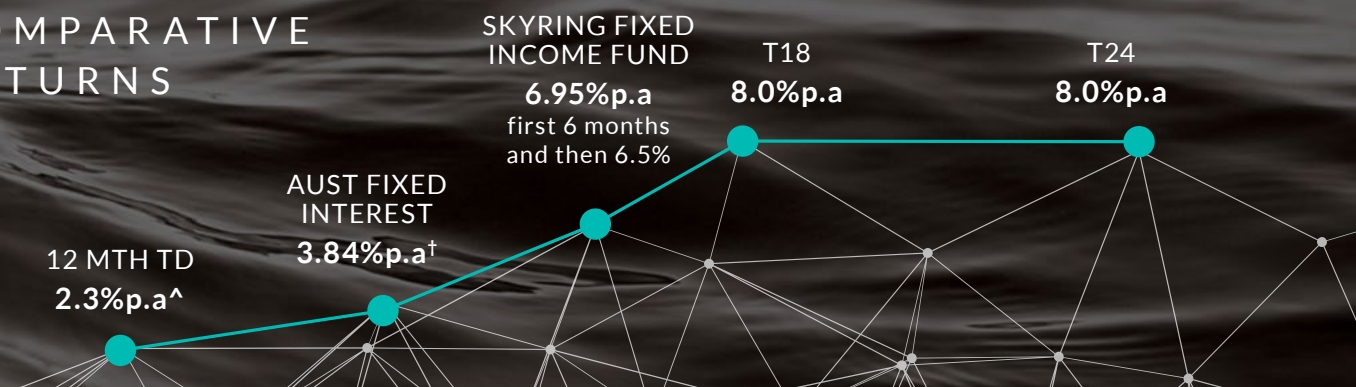
We are delighted to share with our investors more of the consistent returns they have come to expect from the Skyring suite of products. Economic factors such as continued tightening of lending by the banks is providing us with an incredible chance to continue to seek high quality opportunities supporting Australian business growth while rewarding our loyal investors with market leading returns.

The New Year saw the Skyring Fixed Income Fund offer 6.95%pa for the first 6 months returning to 6.5%pa thereafter for all new investments.

T12 will be launched during March 2019 providing investors an opportunity to fund the final tranche of Sierra Nuvo Residences in Highgate Hill providing fixed income returns of 7% pa.

We look forward to guiding our investors through another prosperous year.

COMPARATIVE RETURNS



INVESTMENT PERFORMANCE

*Excludes application distribution of 2.75% for retail investors.
[^]Fund commenced 13 July 2018.

Net Returns	Previous Months Net Rate
T24	8%p.a
T18	8%p.a
Skyring Fixed Income Fund ^A	6.5%p.a
Skyring Fixed Income Fund Bonus	6.72%p.a*

SKYRING FIXED INCOME FUND (OPEN)

6.95% p.a*

- Pooled vehicle
- Monthly Income
- Capital stable
- Diversified asset base

T18 (CLOSING SOON)

8% p.a

18 month term

Secured against high end property development due for completion 2019

Monthly Income

T12 (OPENING SOON)

7% p.a

12 month term

Secured against high end property development due for completion 2019

Monthly Income

T24 (FULLY SUBSCRIBED)

8% p.a

24 month term

Secured against high end property development due for completion 2019

Monthly Income

Skyring Asset Management Limited ACN 156 533 041 Australian Financial Services Licence 422902 is the issuer and manager of the Skyring Fixed Income Fund ARSN 622 775 464 and the Skyring Income Fund ARSN 160 006 824. It is important for you to consider the Product Disclosure Statement for individual funds in deciding whether to invest, or to continue to invest, in the Fund. You can read the PDS on our website or ask for a copy by telephoning us. Returns on our investments are variable and paid monthly. Past performance is not a reliable indicator of future performance. The rates of return from the Funds are not guaranteed, and may be lower than expected. Investors risk losing some or all of their principal investment. An investment in the Funds are not a bank deposit. Withdrawal rights are subject to liquidity and may be delayed or suspended. *Indicative rate for the first 6 months only, returning to 6.5%p.a thereafter. Refer to PDS for further details. Visit our website for further information. [^]12 month term deposit Westpac Banking Corporation 24/09/2018. [†]S&P ASX Australian Fixed Interest Index 01/03/2019.