

## LIGHTHOUSE CAPITAL LIMITED

(Incorporated in the Republic of Mauritius on 14 August 2014)

(Registration number C124756 C1/GBL)

SEM share code: GFP.N0000

JSE share code: LTE

ISIN: MU0461N00015

LEI: 549300UG27SWRF0X2U62

(“Lighthouse” or “the Company”)



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## DISPOSAL OF FORUM VISEU

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### Introduction

Shareholders are referred to the announcement dated 12 February 2020, wherein the Company advised that a bidder had finalised its due diligence process in relation to the acquisition of the Forum Viseu shopping centre in Viseu, Portugal (“Forum Viseu”). The Company has now concluded a sale of assets agreement with CA Património Crescente – Fundo de Investimento Imobiliário Aberto to dispose of the Forum Viseu shopping centre for a total cash consideration of EUR 39.70 million (the “Disposal”).

The effective date of the Disposal is 6 March 2020.

### Rationale for the Disposal and application of proceeds

The Company had designated Forum Viseu as a non-core investment and the net proceeds from the Disposal will be invested in terms of the Company’s investment policy, being investments in regionally dominant malls located in areas where there are large and/or growing populations benefitting from the global urbanisation trend.

### Property specific information

Property name	Forum Viseu
Location	Viseu, Portugal
Sector	Retail
Total GLA (m <sup>2</sup> )	18,687m <sup>2</sup>
Weighted average rental per m <sup>2</sup> per month	EUR 15.91
Disposal consideration	EUR 39.70 million
Transaction costs	EUR 0.34 million
Value attributable to the property	EUR 39.32 million
Net operating income for the year ended 30 September 2019	EUR 2.84 million

The property was valued at EUR 39.32 million at 30 September 2019 by JLL (Portugal), an independent external property valuer that is registered with the Royal Institute of Chartered Surveyors.

### Salient terms of the disposal and conditions precedent

The transaction is not subject to any conditions precedent.

### Classification of the disposal

Lighthouse Capital is listed on the JSE Limited (“JSE”) as an investment company and the disposal constitutes a transaction concluded in the ordinary course of business. The disposal is not categorised in terms of section 9 of the JSE Listings Requirements, but, as the quantum of the disposal proceeds amounts to in excess of 10% of the company’s market capitalisation, an announcement complying with section 9 of the JSE Listings Requirements is required.

The Company has primary listings on both the Official Market of the SEM and the Main Board of the JSE.

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6 March 2020

By order of the Board

This notice is issued pursuant to JSE Listing Requirements, SEM Listing Rule 11.3 and Rule 5(1) of the Securities (Disclosure Obligations of Reporting Issuers) Rules 2007. The Board accepts full responsibility for the accuracy of the information in this announcement.

For further information please contact:

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**JSE sponsor**

The logo for JAVACAPITAL features the word "JAVACAPITAL" in a grey, sans-serif font. A blue horizontal line with a slight curve underlines the letters "A", "V", and "A".

Tel: +27 11 722 3050

**SEM authorised representative  
and sponsor**

The logo for Perigeum Capital features the word "Perigeum" in a dark blue, sans-serif font, with a blue circular arc above it. Below "Perigeum" is the word "Capital" in a smaller, dark blue, sans-serif font.

Tel: +230 402 0890

**Company Secretary**

The logo for itl Intercontinental Trust Ltd features a stylized globe icon composed of small dots in shades of blue and green. To the right of the globe is the lowercase text "itl" in a bold, dark blue, sans-serif font. Below the globe and "itl" is the text "Intercontinental Trust Ltd" in a smaller, dark blue, sans-serif font.

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