

The Manager
 Australian Securities Exchange Limited
 Corporate Announcement Officer
 Level 4, 20 Bridge St
 Sydney NSW 2000

Suite 2, Level 17
 IBM Centre
 60 City Road
 Southbank VIC 3006
 (03) 9038 1774

ABN 25 010 330 515

14 December 2023

**Hotel Property Investments (ASX Code: HPI)
 Expected Distribution for Half Year Ending 31 December 2023**

Hotel Property Investments today announces an expected distribution of 9.5 cents per stapled security for the half year ending 31 December 2023, an increase of 3.2% on the corresponding period ending December 2022.

The expected distribution comprises:

Trust Distributions	9.5 cents
Company Dividend	Nil
Total Stapled Security Distribution	9.5 cents

Distribution Reinvestment Plan (DRP)

In accordance with Listing Rule 10.8, HPI has determined that the DRP will be suspended and will not operate in respect of this distribution. The DRP will remain suspended until further notice.

While the DRP is suspended, participants in the DRP will receive cash distributions. Securityholders should review and, if necessary, update their bank account details with the Security Registrar.

No action is required by Securityholders in relation to the DRP. Should the suspension of the DRP be lifted in the future, Rule 9.4 of the DRP Rules will apply and each Securityholder's existing DRP status will be reinstated and will continue to apply until a new valid DRP Application or Cancellation is lodged.

Key Dates:

Ex Entitlement date	Thu 28 December 2023
Record Date	Fri 29 December 2023
Half Year Results Announcement	Thu 15 February 2024
Issue of Tax Components of Distribution	Thu 15 February 2024
Estimated Payment Date	Fri 1 March 2024

Distribution Guidance for the Year Ending 30 June 2024

HPI advises that it expects to pay a final distribution of 9.5 cents per stapled security for the half year ending 30 June 2024, resulting in a full year distribution of 19.0 cents per stapled security.

This ASX announcement was authorised by the Hotel Property Investments Limited Board.

Blair Strik
Company Secretary
Hotel Property Investments Limited