



Charter Hall Office Management Limited

ABN 75 006 765 206

AFS Licence No. 247075

as responsible entity of

Charter Hall Office REIT

ASX/MEDIA ANNOUNCEMENT

DISTRIBUTION FOR THE HALF YEAR ENDING 31 DECEMBER 2011

Friday, 16 December 2011

Charter Hall Office Management Limited (the Manager), as responsible entity of Charter Hall Office REIT (ASX:CQO) announces a distribution of 11.0 cents per unit, which includes 7.2 cents per unit from the Australian operations, for the half year ending 31 December 2011.

Distribution:	11.0 cents per ordinary unit
Record date:	30 December 2011 (5:00pm)
Units trade ex-distribution:	22 December 2011
Payment date:	On or about 23 February 2012

The Manager advises that the Distribution Reinvestment Plan will remain suspended.

For further information please contact:

Investor enquiries:

Kylie Ramsden

Head of Listed Investor Relations

Charter Hall

Tel: +61 2 8295 1016

kylie.ramsden@charterhall.com.au

Media enquiries:

Rachel Mornington-West

Senior Communications Manager

Charter Hall

Tel: +61 2 8908 4093

rachel.mornington-west@charterhall.com.au

**About Charter Hall Office REIT**

Charter Hall Office REIT is a leading listed real estate investment trust focused on investing in high grade office buildings predominantly located in major business districts across Australia and the United States. A customer focused approach to asset management drives the leasing and refurbishment initiatives with a view to maximising returns of the underlying assets.

Charter Hall Office REIT is managed by Charter Hall Group (ASX: CHC), a specialist property funds management and development company, based in Sydney with offices in Melbourne, Brisbane, Perth, Adelaide, Warsaw and Chicago. Established in 1991 and listed on the ASX in 2005 as a stapled security, Charter Hall Group combines Charter Hall Limited with Charter Hall Property Trust, which owns and manages over \$10 billion in real estate assets. The Charter Hall Group has achieved a solid track record across its activities demonstrating a 19 year history of managing wholesale and retail capital, making it one of Australia's leading property fund managers. Charter Hall's success has been underpinned by a highly skilled and motivated management team with diverse expertise across property sectors and risk-return profiles.

For further information on Charter Hall Group and Charter Hall Office REIT go to www.charterhall.com.au