



15 October 2019

Dear Securityholder,

I am pleased to invite you to attend the 2019 Annual General and General Meetings of Mirvac ("Meetings"). Concurrent Meetings are being held for Mirvac Limited ("ML") and Mirvac Property Trust ("MPT") as they have identical Securityholders following the stapling of the shares in ML with the units in MPT. The Meetings will be held on **Tuesday, 19 November 2019 at 11:00am (Brisbane Time)** at the:

Hilton Brisbane
Queens Ballroom
Level 5, 190 Elizabeth Street
Brisbane QLD 4000

Enclosed with this notice is your personalised voting form and an AGM question form which provides an opportunity for you to ask questions related to the items of business before the Meetings. I encourage you to attend. If you are attending, please bring your voting form with you on the day to assist us in registering your attendance. The registration desks will be open from 10:00am (Brisbane time).

If you are unable to attend the Meetings in person or by proxy, you have the option to view the Meetings, lodge votes and ask questions in real-time via an online platform at agmlive.link/MGR19. To access the online platform, you will need your holder identifier which is printed at the top of your voting form. More information about online participation in the Meetings is available in the enclosed Notice of Meetings, and in the Online Platform Guide available at www.mirvac.com/2019-agm.

Votes can be lodged by you, or your appointed proxy, at vote.linkmarketservices.com/MGR or by returning your voting form in the envelope provided. Electronic and paper votes will need to be lodged no later than **10:00am (Sydney time) on Tuesday, 19 November 2019**, after which deadline voting will be ineffective for the scheduled Meetings.

The Meetings will be broadcast via webcast which can be viewed at vote.linkmarketservices.com/MGR. After the Meetings, you can also watch an archived recording on the Mirvac website at www.mirvac.com/2019-agm. Any questions you may have relating to the items of business at the Meetings can be submitted at vote.linkmarketservices.com/MGR or by returning the AGM question form in the envelope provided.

FY19 was another outstanding year for Mirvac. The Group achieved a statutory profit of over \$1 billion for the fourth consecutive year and successfully delivered at the top end of guidance, maintaining the impressive growth trajectory of recent years. The sustained growth can be attributed to the ongoing success of our urban asset creation strategy, the strength and resilience of our diversified model and our team's unwavering commitment to our purpose to reimagine urban life.

Susan Lloyd-Hurwitz and I look forward to presenting our FY19 performance highlights, as well as sharing an overview of your Board's commitment to upholding best-practice corporate governance policies and procedures. These are the cornerstone of Mirvac's ability to continue to drive value for our Securityholders.

You are invited to join the Mirvac Board and Executive Leadership Team for refreshments after the completion of the Meetings. I would like to thank you for your support during the year and I look forward to your attendance at this year's Meetings. If you require additional information please contact Mirvac's Investor Information line on +61 1800 356 444 (within or outside Australia) between 8:30am and 5:30pm (Sydney time) on business days.

Yours faithfully,

A handwritten signature in black ink, appearing to read 'John Mulcahy', written in a cursive style.

John Mulcahy
Chairman