



Board of Directors
Augusta Funds Management Limited
Level 2, 30 Gaunt Street
Wynyard Quarter
Auckland 1010

14 July 2020

***CONSENT UNDER SECTION 60 OF THE FINANCIAL MARKETS
CONDUCT ACT 2013 – AUGUSTA PROPERTY FUND***

1. We refer to the Product Disclosure Statement (the *PDS*) for the public offer of units in Augusta Property Fund (the *Offer*) which Augusta Funds Management intends to make available to the public and register on the Disclose Register.
2. PricewaterhouseCoopers consents to:
 - a. being named in the Disclose Register as Investigating Accountant; and
 - b. the distribution of the Disclose Register with the inclusion of the Investigating Accountant's Report on the Prospective Financial Information of Augusta Property Fund in the form and context in which the report is included in the Disclose Register.
3. PricewaterhouseCoopers has made no statement that is included in the PDS, the Offer Register or any statement on which a statement made in the Disclose Register is based. PricewaterhouseCoopers expressly disclaims and takes no responsibility for any statements in or omissions from the Disclose Register.
4. This applies to the maximum extent permitted by law and does not apply to any matter to the extent to which consent is given above.
5. We have not been involved in the preparation of any part of the Product Disclosure Statement or Register Entry other than our Report and we have not authorised or caused the issue of the Product Disclosure Statement or Register Entry.
6. Our consent to the inclusion of the above statements in the Disclose Register will be treated as not having been withdrawn prior to the date of lodgement of the Disclose Register with the Registrar, unless we notify you in writing of the withdrawal of this consent before the relevant lodgement date.

Yours faithfully
PricewaterhouseCoopers

A handwritten signature in blue ink, appearing to read 'T. Florence', written over a light blue horizontal line.

Troy Florence
Partner