



14 October 2016

Dear Securityholder,

I am pleased to invite you to attend the 2016 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 **Thursday, 17 November 2016 at 10:00am (Australian Eastern Daylight Time ("AEDT"))** at the:

Swissôtel Sydney

Level 8, 68 Market Street
Sydney NSW 2000

Enclosed with this notice is your personalised voting form and a Securityholder question form which provides an opportunity for Securityholders to ask questions related to the items of business before the Meetings.

I encourage you to attend the Meetings. If you are attending the Meetings, please bring your voting form with you on the day to assist us in registering your attendance. The registration desks will be open from 9:00am (AEDT).

For those investors who are unable to attend this year's Meetings, we offer Securityholders the opportunity to lodge a direct vote. This allows Securityholders to lodge their votes directly with Mirvac as an alternative to voting at the Meetings, in person or by proxy.

If you are not able to attend the Meetings, we encourage you to lodge your vote electronically at vote.linkmarketservices.com/MGR or return your voting form in the envelope provided. To log in, you will need your holder number and postcode for your Securityholding. These can be found on the top right hand corner of your voting form. If you are intending to lodge your vote electronically or via the voting form you will need to ensure that it is lodged no later than **10:00am (AEDT) on Tuesday, 15 November 2016**. Any voting received after this deadline will be ineffective for the scheduled Meetings.

You are also able to lodge questions relating to the items of business electronically at vote.linkmarketservices.com/MGR or return your Securityholder question form in the envelope provided. All questions should be received no later than **5:00pm (AEDT) on Thursday, 10 November 2016**.

The Meetings will be webcast live on the day of the Meetings. For details on how to access the live webcast, please refer to Mirvac's homepage at www.mirvac.com.

Mirvac delivered a solid performance in FY16, reflecting the strength of the Group's well-defined urban strategy and the substantial transformation of the business that has taken place over the past four years. We have significantly improved the quality of our office, industrial and retail portfolios and our strong residential pipeline provides us with excellent visibility of future earnings, ensuring we are well-positioned to deliver growth to our securityholders in the years to come. I look forward to presenting some of our key achievements to you at the Meetings.

The Mirvac Board and Executive Leadership Team would like to invite Securityholders to join them for refreshments after the completion of the Meetings.

I would like to thank Securityholders for their 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 (AEDT) on business days.

Yours faithfully

A handwritten signature in black ink, appearing to read 'John Mulcahy'.

John Mulcahy
Chairman