
Centro Properties Group Supplemental Information

Half Year FY09
(Period ended 31 Dec 2008)

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Glossary

Currency	In the Australasian Portfolio section all ABR and NOI figures are presented in Australian dollars. In the US Portfolio section all ABR and NOI figures are provided in US dollars.
Time period	All data in this report is provided for the first half of the Australian financial year 2009.
GLA	GLA refers to Gross Lettable Area. In the Australian Portfolio section the GLA is provided in square metres. In the US Portfolio section the GLA is provided in square feet.
ABR	Annual Base Rent
PSM	Per Square Metre
PSF	Per Square Foot
NOI	Net Operating Income
Stabilised	All properties not currently under redevelopment.
SCCA	Shopping Centre Council of Australia
DDS	Discount Department Store

Centro Managed Funds

CNP	Centro Properties Group
CER	Centro Retail Trust
CAWF	Centro Australia Wholesale Fund
CAF	Centro America Fund
DPF	Centro Direct Property Fund
DPFI	Centro Direct Property Fund International
CMCS	Centro MCS (Syndicates)

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Australasian Portfolio

Supplemental Information
Half Year FY09
(Period ended 31 Dec 2008)

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Australasian Supplemental Portfolio Data - Half Ended 31 December 2008

Property Type Summary - Total Portfolio

	Number of Properties	GLA	Percent Leased	Leased GLA	ABR	NOI Half Ended 31/12/08
Stabilised Properties						
Regional Centres	7	466,669	98.9%	461,328	\$ 194,290,563	\$ 85,308,147
Sub Regional Centres	47	917,931	99.6%	913,976	275,754,234	117,649,602
Convenience Centres	57	457,971	98.8%	452,700	135,764,509	54,257,466
Bulky Goods Centres	3	58,832	98.7%	58,090	9,319,772	4,326,875
CBD Retail Centres	5	67,478	99.4%	67,067	38,058,655	16,152,194
Other	4	97,102	99.9%	96,972	12,721,323	5,816,027
	<u>123</u>	<u>2,065,983</u>	<u>99.2%</u>	<u>2,050,133</u>	<u>\$ 665,909,056</u>	<u>\$ 283,510,310</u>
Redevelopment Properties						
There are currently no redevelopment properties						
	<u>0</u>	<u>0</u>	<u>0.0%</u>	<u>0</u>	<u>\$ -</u>	<u>\$ -</u>
New Development Properties						
There are currently no development properties						
	<u>0</u>	<u>0</u>	<u>0.0%</u>	<u>0</u>	<u>\$ -</u>	<u>\$ -</u>
TOTAL PORTFOLIO	123	2,065,983	99.2%	2,050,133	\$ 665,909,056	\$ 283,510,310

TOTAL STABILISED PROPERTIES	123	2,065,983	99.2%	2,050,133	\$ 665,909,056
				ABR	
	Leased GLA	Percent of Shopping Centers Leased GLA	Amount	PSM	Percent of Shopping Centers ABR
Anchor Retailers	1,133,362	55.3%	\$ 196,598,755	\$ 173.47	29.5%
Non-anchor Retailers	916,771	44.7%	469,310,301	511.92	70.5%
	2,050,133	100.0%	\$ 665,909,056	\$ 324.81	100.0%

*Centro Properties Group**Australasian Supplemental Portfolio Data - Half Ended 31 December 2008**Properties by State - Total Portfolio*

State / Country	Number of Properties	Percent Leased	GLA	Leased GLA	ABR	Percent of GLA	Percent of ABR
New South Wales	26	98.3%	438,681	431,169	\$ 161,035,710	21.2%	24.2%
Queensland	27	99.3%	363,289	360,745	116,290,979	17.6%	17.5%
Victoria	27	99.7%	476,049	474,422	154,766,600	23.0%	23.2%
Western Australia	20	99.8%	351,595	350,878	122,617,940	17.0%	18.4%
South Australia	11	99.2%	266,575	264,575	62,263,586	12.9%	9.4%
Tasmania	7	99.1%	51,851	51,392	14,753,052	2.5%	2.2%
Australian Capital Territory	1	99.6%	75,813	75,507	26,182,797	3.7%	3.9%
Northern Territory	2	98.9%	14,361	14,206	3,940,138	0.7%	0.6%
New Zealand	2	98.1%	27,768	27,238	4,058,253	1.3%	0.6%
	123	99.2%	2,065,983	2,050,133	\$ 665,909,056	100.0%	100.0%

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Australasian Supplemental Portfolio Data - Half Ended 31 December 2008

Redevelopments

Property Name	Fund	Location	State	Project Description	Adjusted GLA	Construction		Expected Total Project Cost (1)	Expected Stabilised Return on Cost (2)	
						Expected Start Date (Quarter Ended)	Expected Completion Date (Quarter Ended)			
Redevelopment Activities										
There are currently no redevelopment properties										
TOTAL CURRENT DEVELOPMENT ACTIVITIES / WEIGHTED AVERAGE								\$ -	0.0%	
Completed 2008/09 Redevelopment Activities										
Regional										
1	Centro Bankstown	50% CAWF / 50% CMCS 28	Bankstown	NSW	Stage 2 - New Myer store plus two specialty malls.	86,859	Sep-07	Sep-08	52,921,000	8.7%
2	Centro Galleria	50% CER / 50% CAWF	Morley	WA	Target expansion, drainage works and additional car parking	73,332	Mar-07	Sep-08	4,440,000	7.7%
Total / Weighted Average								\$ 57,361,000	8.6%	
Sub Regional										
1	Centro Pirie	CMCS 34	Port Pirie	SA	Coles extension, 8 new specialty stores, realignment of car parking and upgrade of existing mall.	11,040	Dec-06	Dec-08	12,296,000	7.7%
Total / Weighted Average								\$ 12,296,000	7.7%	
Convenience										
1	Centro Oakleigh	CMCS 12	Oakleigh	VIC	Extension of Woolworths supermarket.	13,845	Jun-07	Sep-08	5,956,000	7.5%
2	Centro Toormina	CMCS 16	Toormina	NSW	Development of DDS (Kmart), expansion of Woolworths, retention of Coles, construction of new mini major and construction of a new auto service centre	21,537	Sep-07	Dec-08	43,581,000	6.8%
3	Centro Lutwyche	50% CMCS 33 / 50% CNP	Lutwyche	QLD	Surrender of existing Bi Lo lease and redevelopment of the site into an Aldi store.	19,176	Mar-08	Dec-08	4,265,000	10.3%
Total / Weighted Average								\$ 53,802,000	7.2%	
TOTAL COMPLETED DEVELOPMENT ACTIVITIES / WEIGHTED AVERAGE								\$ 117,119,000	8.3%	

(1) Expected total project cost includes the costs incurred in acquiring the property, fees and interest charged over the duration of the project.

(2) Stabilised yield for these projects is computed as incremental projected income (new income less existing income) / incremental total project costs.

Centro Properties Group

Australasian Supplemental Portfolio Data - Half Ended 31 December 2008

New Developments Activities

Property Name	Fund	Location	State	Project Description	Adjusted GLA	Construction		Expected Total Project Cost (1)	Expected Stabilised Return on Cost (2)
						Expected Start Date (Quarter Ended)	Expected Completion Date (Quarter Ended)		
New Development Activities									
There are currently no new development properties									
TOTAL CURRENT DEVELOPMENT ACTIVITIES / WEIGHTED AVERAGE								\$ -	0.0%
Completed 2008/09 New Development Activities									
Convenience									
1 Centro Somerville	CNP	Somerville	VIC	Greenfield development of a new neighbourhood centre which is expected to comprise a supermarket, DDS, 3 mini-majors and 30 specialty shops	17,605	Dec-07	Dec-08	71,596,000	4.7%
Total / Weighted Average								71,596,000	4.7%
TOTAL COMPLETED DEVELOPMENT ACTIVITIES / WEIGHTED AVERAGE								\$ 71,596,000	4.7%

(1) Expected total project cost includes the costs incurred in acquiring the property, fees and interest charged over the duration of the project.

(2) Stabilised yield for these projects is computed as incremental projected income (new income less existing income) / incremental total project costs.

Centro Properties Group**Australasian Supplemental Portfolio Data - Half Ended 31 December 2008****Top Ten Retailers Ranked by ABR**

Retailer	Number of Leases	GLA	GLA as a Percentage of Total Portfolio GLA	ABR	ABR as a Percentage of Total Portfolio ABR
1 Woolworths / Safeway	61	205,107	10.0%	\$ 51,379,495	7.7%
2 Coles	68	224,245	10.9%	43,198,271	6.5%
3 Kmart	31	202,185	9.9%	26,969,763	4.1%
4 Target	20	127,334	6.2%	15,521,413	2.3%
5 Big W	13	88,898	4.3%	14,641,681	2.2%
6 Myer	5	71,081	3.5%	9,124,578	1.4%
7 David Jones	3	49,870	2.4%	8,798,539	1.3%
8 Millers	57	11,209	0.5%	4,883,680	0.7%
9 Metcash Trading	3	58,790	2.9%	4,865,773	0.7%
10 The Reject Shop	25	14,644	0.7%	4,776,206	0.7%
	286	1,053,363	51.4%	\$ 184,159,399	27.7%

*Centro Properties Group**Australasian Supplemental Portfolio Data - Half Ended 31 December 2008**Lease Expiration Schedule - Total Portfolio*

	Number of Leases Expiring	Leased GLA	Percent of GLA	ABR PSM	Percent of Total ABR
Holdover	403	106,639	5.3%	\$ 294.46	4.7%
FY2009	417	56,198	2.8%	496.57	4.2%
FY2010	1,039	177,975	8.8%	428.27	11.5%
FY2011	1,202	216,628	10.7%	419.68	13.7%
FY2012	1,194	247,291	12.3%	364.82	13.6%
FY2013	1,217	194,197	9.6%	442.76	12.9%
FY2014	747	167,595	8.3%	383.39	9.7%
FY2015	349	104,966	5.2%	363.83	5.7%
FY2016	230	174,612	8.7%	199.88	5.2%
FY2017	112	85,696	4.2%	256.07	3.3%
FY2018+	238	486,497	24.1%	212.29	15.5%
	<u>7,148</u>	<u>2,018,294</u>	<u>100.0%</u>	<u>\$ 329.59</u>	<u>100.0%</u>

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Australasian Supplemental Portfolio Data - Half Ended 31 December 2008

New and Renewal Lease Summary - Total Portfolio

	Number	GLA	Total New Gross Rent	Total New Gross Rent PSM	Total Former Gross Rent	Total Former Gross Rent PSM	Percent Increase
<i>Six months ended 31 December 2008</i>							
Maintenance Leases - Comparable							
New leases - occupied	127	27,979	\$ 13,467,616	\$ 481.35	\$ 12,537,596	\$ 448.11	7.4%
Renewal leases	350	58,426	30,064,984	514.58	28,355,310	485.32	6.0%
	477	86,405	\$ 43,532,600	\$ 503.82	\$ 40,892,906	\$ 473.27	6.5%
Maintenance Leases - Non Comparable							
New leases - prior vacancy	128	12,386	\$ 8,393,181	\$ 677.65			
New leases - new GLA	61	2,126	1,497,164	704.08	-	-	-
	189	14,512	\$ 9,890,345	\$ 681.52	\$ -	\$ -	-
<i>Total Maintenance Leases</i>	666	100,917	\$ 53,422,945	\$ 529.38	\$ 40,892,906	\$ 405.21	
Development Leases							
New leases	45	5,982	3,068,667	512.98			
TOTAL	711	106,899	\$ 56,491,612	\$ 528.46	\$ 40,892,906	\$ 382.54	

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Australasian Supplemental Portfolio Data - Half Ended 31 December 2008

Same Property NOI Analysis - Total Portfolio

Excludes Non-Comparable Properties

(Dollars in thousands)

	Half Ended		Percent
	31-Dec-08	31-Dec-07	Change
Analysis Specific Property Statistics:			
Number of properties included in analysis	101	101	
Gross leasable area	1,678,390	1,678,390	
SAME PROPERTY NOI	\$ 223,041	\$ 217,688	2.5%

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Australasian Supplemental Portfolio Data - Half Ended 31 December 2008

Same Property NOI Analysis - Total Portfolio

Includes Redevelopment Properties

(Dollars in thousands)

	Half Ended		Percent Change
	31-Dec-08	31-Dec-07	
<i>Analysis Specific Property Statistics:</i>			
Number of properties included in analysis	116	116	
Gross leasable area	2,004,010	2,004,010	
<i>SAME PROPERTY NOI</i>	<u>\$ 274,891</u>	<u>\$ 263,686</u>	<u>4.2%</u>

Centro Properties Group
Australasian Supplemental Portfolio Data - Half Ended 31 December 2008

Acquisitions

Property Name	Property Type (1)	Fund	Location	State	Purchase Date	Purchase Amount	Cap- Rate	GLA	Anchor Tenants
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IH 2009
No transactions for this period

IH 2009 Total Acquisitions	\$	-	-	-
FY2009 Total Acquisitions	\$	-	-	-

(1) S - Shopping Centre

Centro Properties Group

Australasian Supplemental Portfolio Data - Half Ended 31 December 2008

Dispositions

Property Name	Property Type (1)	Fund	Location	State	Sale Date	Sale Amount (2)	Book Value	Gain / Loss	Cap-Rate	GLA
1H 2009										
Charles St Plaza/JM Car Park	S	CMCS 2	Adelaide	SA	18-Sep-08	\$ 47,685,000	-	-	-	4,058
Meadowlands Plaza (3)	S	CER	Howick, Auckland	NZ	16-Sep-08	41,649,295	-	-	-	5,362
Barrington Mall (3)	S	CER	Somerfield, Christchurch	NZ	26-Sep-08					11,573
Centro Southport	S	50% CER / 50% CAWF	Southport	QLD	20-Oct-08	68,000,000	-	-	-	19,320
Hamilton Central	S	CMCS 9	Hamilton	VIC	19-Dec-08	17,250,000	-	-	-	9,263
Raintrees Shopping Centre	S	CMCS 9	Manunda	QLD	22-Dec-08	29,000,000	-	-	-	20,566
1H 2009 Total Dispositions						\$ 203,584,295	\$ 225,299,587	\$ (21,715,292)	8.4%	70,141

(1) S - Shopping Centre

(2) Figures shown against NZ properties have been converted to AUD for the purposes of this report. A rate of AUD\$1 = NZD\$1.1993 has been used

(3) Due to confidentiality, sale amount, book value, loss and cap-rate shown for Meadowlands Plaza are the combine values for Meadowlands Plaza and Barrington Mall

Centro Properties Group
Australasian Supplemental Portfolio Data - Half Ended 31 December 2008

Property Portfolio

Property Name	Fund	Suburb	State	Year Built (1)	Date Acquired	GLA (2)	Percent Leased	ABR (3)	Anchor Tenant
TOTAL PORTFOLIO									
Stabilised Properties									
Regional Centres									
1 Centro Bankstown	50% CAWF / 50% CMCS 28	Bankstown	NSW	2008	2003	83,251	94%	41,591,390	Myer, Big W, Woolworths, Franklins, Kmart, Spotlight, Target
2 Centro Colonnades	50% CER / 50% CAWF	Noarlunga	SA	2007	2003	66,166	100%	22,967,998	Myer, Big W, Kmart, Coles, Woolworths
3 Centro Galleria	50% CER / 50% CAWF	Morley	WA	1994	2003	72,832	100%	35,940,832	Coles, Kmart, Myer, Target, Woolworths
4 Centro Roselands	50% CAWF / 50% CMCS 21	Roselands	NSW	2000	2003	61,625	100%	23,364,892	Coles, Food for Less, Myer, Target
5 Centro The Glen	50% CER / 50% CAWF	Glen Waverley	VIC	2005	1994	58,731	100%	27,933,763	Coles, David Jones, Safeway, Target
6 Centro Toombul	50% CER / 50% CAWF	Toombul	QLD	2003	2003	48,252	100%	16,308,891	Aldi, Bi Lo, Coles, David Jones, Kmart
7 Tuggeranong Hyperdome	50% CAWF / 50% JV	Tuggeranong	ACT	1998	2005	75,813	100%	26,182,797	Coles, Kmart, Myer, Target, Woolworths
						466,669	98.9%	\$194,290,563	
Sub Regional Centres									
1 Alice Springs Kmart	CMCS 10	Alice Springs	NT	2005	2003	7,191	100%	n/a	Kmart
2 Belmont Shopping Centre	CMCS 5	Belmont	VIC	1970	2003	13,227	100%	3,173,571	Coles, Kmart
3 Burnie Kmart Plaza	CMCS 33	Burnie	TAS	1982	2003	8,651	100%	1,270,302	Coles, Kmart
4 Centro Albury	CMCS 37	Albury	NSW	2000	2005	15,847	100%	4,388,885	Coles, Kmart, Liquorland
5 Centro Armidale	50% CER / 50% CNP	Armidale	NSW	2007	2007	15,265	99%	3,914,202	Big W, Woolworths
6 Centro Arndale	50% CAWF / 50% CMCS 33	Kilkenny	SA	1999	2004	40,167	100%	10,560,285	Big W, Woolworths, Coles, Harris Scarfe
7 Centro Box Hill North	50% CER / 50% CAWF	Box Hill	VIC	2007	2001	14,239	99%	5,561,937	Coles, Harris Scarfe, Priceline, House
8 Centro Box Hill South	50% CER / 50% CAWF	Box Hill	VIC	1998	2000	23,752	100%	8,518,337	Safeway, Target
9 Centro Brandon Park	CMCS 6	Mulgrave	VIC	2003	2003	22,398	100%	9,625,148	Coles, Aldi, Kmart
10 Centro Buranda	50% CER / 50% CNP	Buranda	QLD	2005	2000	11,584	99%	3,426,306	Woolworths, Target
11 Centro Cranbourne	50% CER / 50% CAWF	Cranbourne	VIC	1998	2000	33,807	100%	10,528,704	Coles, Safeway, Kmart, Harris Scarfe, Best & Less, Liquorland
12 Centro Dubbo	CMCS 23	Dubbo	NSW	1993	2003	12,741	100%	3,511,036	Coles Target
13 Centro Goulburn	50% CER / 50% CAWF	Goulburn	NSW	2005	2000	13,917	98%	4,738,571	Coles, Kmart
14 Centro Hervey Bay	50% CAWF / 50% JV	Pialba	QLD	1995	2002	15,569	100%	4,667,090	Supa IGA, Target
15 Centro Hollywood	CMCS 9	Salisbury Downs	SA	2001	2003	31,212	98%	7,974,757	Coles, Target, Woolworths
16 Centro Karingal	50% CER / 50% CAWF	Frankston	VIC	2006	1985	41,567	100%	15,754,962	Big W, Safeway, Safeway, Village Cinema
17 Centro Karratha	50% CAWF / 50% CMCS 25	Karratha	WA	2005	2003	23,851	100%	6,743,834	Coles, Kmart, Target Country, Woolworth
18 Centro Keilor	CMCS 33	Keilor Downs	VIC	2004	1990	19,348	99%	6,391,413	Aldi, Coles/Liquorland, Kmar
19 Centro Kurralt	CMCS 5	Kurralt Park	SA	2000	2003	10,675	100%	2,114,920	Coles, Kmart
20 Centro Lake Macquarie	CMCS 24	Mout Hutton	NSW	2008	2003	16,700	100%	5,678,865	Big W, Woolworths
21 Centro Lansell	50% CER / 50% CNP	Kangaroo Flat	VIC	1999	2000	18,142	99%	3,560,108	Coles, Kmart, Safeway
22 Centro Launceston	CMCS 5	Launceston	TAS	2000	2003	10,361	100%	2,083,976	Coles, Kmart
23 Centro Lavington	50% CER / 50% CAWF	Lavington	NSW	2006	1994	20,106	99%	6,051,045	Aldi, Big W, Safeway
24 Centro Maddington	76.4% CMCS 26 / 23.6% JV	Maddington	WA	2004	2002	29,084	100%	7,897,682	Best & Less, Coles, Kmart, Woolworth
25 Centro Mandurah	50% CER / 50% CAWF	Mandurah	WA	1995	1985	39,559	100%	15,885,014	Big W, Coles, Kmart, Woolworths
26 Centro Mildura	50% CER / 50% CAWF	Mildura	VIC	2005	1998	19,678	99%	7,524,402	Centro Mildura Pharmacy, Target, Woolworth
27 Centro Mornington	50% CER / 50% CAWF	Mornington	VIC	2000	1999	11,670	100%	4,179,664	Coles, Target
28 Centro Mount Gambier	CER	Mount Gambier	SA	1986	2007	12,782	100%	3,894,497	IGA, Kmart
29 Centro Nepean	CMCS 3	Penrith	NSW	1999	2003	23,390	99%	7,427,968	Coles, Kmart
30 Centro New Town	CMCS 5	New Town	TAS	2000	2003	11,448	100%	2,100,728	Coles, Kmart
31 Centro Newton	CMCS 37	Newton	SA	2004	2000	13,599	99%	2,036,646	Foodland, Target
32 Centro Northgate	CMCS 8	Geralton	WA	2000	2003	15,903	100%	4,010,258	Coles, Target
33 Centro Pirie	CMCS 34	Port Pirie	SA	1981	2000	10,145	97%	1,322,285	Coles, Kmart
34 Centro Ringwood	CMCS 15	Ringwood	VIC	2002	2003	16,494	100%	3,591,170	1st Choice Liquor, Aldi, Coles, Target
35 Centro Springwood	50% CER / 50% CAWF	Springwood	QLD	2002	1998	15,446	100%	4,477,281	Target, Woolworths
36 Centro Taigum	50% CER / 50% CAWF	Taigum	QLD	2001	1998	22,101	99%	7,175,156	Best & Less, Big W, Woolworths
37 Centro Toormina	CMCS 16	Toormina	NSW	1987	2003	21,562	98%	7,228,973	Coles, Kmart, Woolworths
38 Centro Townsville	CMCS 17	Townsville	QLD	2005	2003	13,666	100%	3,375,895	Coles, Kmart
39 Centro Tweed Mall	50% CER / 50% CAWF	Tweed Heads	NSW	2005	1998	18,596	99%	7,575,668	Coles, Target
40 Centro Warriewood	50% CER / 50% CAWF	Warriewood	NSW	1999	1996	22,125	100%	10,005,790	Coles, Kmart, Woolworths
41 Centro Warwick	50% CER / 50% CAWF	Warwick	WA	2003	2001	32,489	100%	10,814,430	Best & Less, Coles, Harvey Norman, Kmart, Woolworth
42 Centro Westside	50% CER / 50% CNP	Broken Hill	NSW	2004	2000	16,678	99%	3,753,039	Big W, Woolworths
43 Centro Whitsunday	50% CER / 50% CAWF	Cannonvale	QLD	2006	2005 (4)	21,728	100%	4,953,406	Big W, Woolworths
44 Centro Wodonga	50% CER / 50% CNP	Wodonga	VIC	1996	2000	17,583	100%	3,931,956	Coles, Safeway, Target
45 Maitland Hunter Mall	CMCS 10	Maitland	NSW	2002	2003	14,545	99%	2,640,243	Bi Lo, Kmart
46 Sunshine Marketplace	CMCS 27	Sunshine	VIC	2004	2003	33,747	100%	9,003,902	Big W, Safeway
47 Victoria Gardens	50% CAWF / 50% JV	Richmond	VIC	2003	2003	31,120	100%	11,057,248	Coles, Hoyts, Kmart
						925,456	99.5%	\$276,101,557	

Centro Properties Group
Australasian Supplemental Portfolio Data - Half Ended 31 December 2008

Property Portfolio

Property Name	Fund	Suburb	State	Year Built (1)	Date Acquired	GLA (2)	Percent Leased	ABR (3)	Anchor Tenant
Convenience Centres									
1 Albion Park Village Shopping Centre	CMCS 17	Albion Park	NSW	1998	2003	5,570	98%	1,505,066	Woolworths, Altone Continental
2 Altona Park Shopping Centre	CMCS 19 UT	Beechboro	WA	2007	2003	7,784	99%	1,711,864	Woolworths
3 Centrepont Shopping Centre	CMCS 19 UT	Warragul	VIC	2001	2003	4,614	100%	n/a	Coles
4 Centro Albany (QLD)	CMCS 8	Albany Creek	QLD	2001	2003	10,221	100%	3,560,573	Coles
5 Centro Albany (WA)	CER	Albany	WA	2007	2007	11,914	100%	2,171,543	Woolworths
6 Centro Birallee	50% CER / 50% CNP	Wodonga	VIC	2002	2001	5,687	99%	1,333,577	Coles
7 Centro Croydon	CMCS 8	Croydon	VIC	2000	2003	9,753	100%	2,713,687	Aldi, Coles
8 Centro Dianella	CMCS 9	Dianella	WA	2002	2003	22,369	99%	5,678,936	Progressive Supa IGA, Woolworths
9 Centro Flinders	CMCS 33	Yokine	WA	2007	2004	5,821	100%	1,097,967	Coles
10 Centro Gladstone	CMCS 19 (30% NZ / 70% UT)	Gladstone	QLD	1971	2003	6,110	100%	1,837,689	Woolworths
11 Centro Glenorchy	CMCS 12	Glenorchy	TAS	2007	2003	6,879	100%	2,002,577	Woolworths
12 Centro Gympie	CMCS 9	Gympie	QLD	2007	2003	14,037	100%	5,288,423	Big W, Woolworths
13 Centro Halls Head	50% CER / 50% CAWF	Halls Head	WA	2001	2001	6,037	100%	1,549,369	IGA Progressive
14 Centro Hilton	CMCS 18	Hilton	SA	1998	2003	4,442	100%	1,502,138	Woolworths
15 Centro Kalamunda	CMCS 14	Kalamunda	WA	2002	2003	8,231	100%	2,023,415	Coles
16 Centro Lennox	CMCS 10	Emu Plains	NSW	2002	2003	9,029	99%	3,924,683	Aldi, Woolworths
17 Centro Lutwyche	50% CMCS 33 / 50% CNP	Lutwyche	QLD	2003	2001	19,067	99%	6,511,551	Aldi, Coles
18 Centro Meadow Heights	CMCS 18	Meadow Heights	VIC	1994	2003	5,373	99%	1,275,062	Morgans IGA Supermarket
19 Centro Meadow Mews	CMCS 15	Kings Meadow	TAS	2003	2003	7,640	99%	2,713,854	Coles
20 Centro Milton	CMCS 33	Milton	QLD	1974	2000	2,780	100%	1,796,212	IGA Milton
21 Centro Murray Bridge	54.5% CNP / 45.5% JV	Murray Bridge	SA	2001	2002	8,321	98%	2,450,991	Target Country, Woolworths
22 Centro Nerang	50% CER / 50% CNP	Nerang	QLD	2006	1999	9,987	98%	3,338,521	Aldi, Coles
23 Centro Newcomb	CMCS 17	Geelong	VIC	2007	2003	8,618	100%	2,430,486	Aldi, Safeway
24 Centro North Shore	CNP	Pacific Paradise	QLD	2003	2005	4,039	100%	1,364,827	Bi Lo
25 Centro Oakleigh	CMCS 12	Oakleigh	VIC	2003	2003	13,777	100%	4,050,071	Coles, Safeway
26 Centro Oxenford	CMCS 25	Oxenford	QLD	2001	2003	5,808	100%	2,065,692	Woolworths
27 Centro Pinelands	CMCS 34	Sunnybank	QLD	1998	2000	5,895	98%	2,795,481	Coles
28 Centro Raymond Terrace	CMCS 25	Raymond Terrace	NSW	2000	2003	7,231	98%	2,255,185	Woolworths
29 Centro Seven Hills	CMCS 4	Seven Hills	NSW	2003	2003	19,547	100%	8,643,835	Aldi, Coles, Woolworths
30 Centro Somerville	CNP	Somerville	VIC	2008	2006 (4)	16,108	98%	2,572,559	Coles, Target
31 Centro Stirlings	CMCS 14	Geralton	WA	2001	2003	6,738	99%	2,251,980	Woolworths
32 Centro Victoria Park	CNP	Dianella	WA	2004	2004	5,478	100%	2,201,973	Woolworths
33 Centro Warners Bay	CMCS 19 (30% NZ / 70% UT)	Warners Bay	NSW	2001	2003	5,086	100%	2,119,537	Coles
34 Centro Warrnambool	CNP	Warrnambool	VIC	2007	2006 (4)	4,445	100%	1,096,141	Coles
35 Centro Whites Hill (incl. Samuel Village)	CMCS 37	Camp Hill	QLD	2003	2005	5,272	94%	2,052,715	Woolworths
36 Centro Woodcroft	CMCS 34	Woodcroft	NSW	1993	2000	4,671	99%	1,937,677	Coles
37 Centro Woodlands	CMCS 30	Deeragun	QLD	1985	2003	4,952	100%	1,553,573	Woolworths
38 Coles Morwell	CMCS 34	Morwell	VIC	1998	2001	5,266	100%	n/a	Coles
39 Deniliquin Plaza	CMCS 19 UT	Deniliquin	NSW	1997	2004	4,212	100%	779,938	Coles
40 Emerald Market Plaza	50% CMCS 25 / 50% CMCS 34	Emerald	QLD	1997	2000	6,510	100%	1,545,376	Coles, Target Country
41 Emerald Village	50% CMCS 25 / 50% CMCS 34	Emerald	QLD	1995	2001	7,289	100%	2,058,165	Woolworths
42 Goldfields Plaza Shopping Centre	CNP	Gympie	QLD	2001	2006	8,304	98%	2,324,901	Coles
43 Katherine Oasis Shopping Centre	CNP	Katherine	NT	2002	2006	7,170	98%	2,346,911	Woolworths
44 Kelston Shopping Centre	CMCS 20	Kelston, Auckland	NZ	1996	2003	9,813	95%	1,715,600	Foodtown
45 Kiama Fair Shopping Centre	CMCS 19 UT	Kiama	NSW	1998	2003	5,208	99%	1,653,583	Woolworths
46 Kincumber Village Shopping Centre	CMCS 14	Kincumber	NSW	1986	2003	5,054	93%	2,071,771	Coles
47 Lismore Central	CMCS 34	Lismore	NSW	1986	2000	8,357	96%	2,045,791	Woolworths
48 Maddington Village	CNP	Maddington	WA	2005	2006	4,246	93%	1,117,340	Farmer Jacks
49 Melville Plaza Shopping Centre	CMCS 19 UT	Melville	WA	1999	2003	8,807	100%	2,142,847	Coles
50 Monier Village	CMCS 37	Darra	QLD	2004	2005	4,004	95%	1,077,592	Woolworths
51 Mount Hutton	CMCS 24	Moutn Hutton	NSW	1982	2006	4,709	100%	1,058,076	Coles
52 Rosebud Village	CMCS 18	Rosebud	VIC	1984	2003	5,080	100%	1,138,791	Safeway
53 St Agnes Shopping Centre	CMCS 12	St Agnes	SA	2002	2003	10,274	95%	2,573,296	Coles
54 The Gateway Shopping Village	CMCS 18	Langwarrin	VIC	1998	2003	10,067	100%	2,627,339	Coles
55 Tweed Supermarket	CMCS 26	Tweed Heads	NSW	2008	2003	3,660	100%	n/a	Woolworths
56 Warnbro Fair	CER	Warnbro	WA	1998	2007	11,326	100%	3,921,664	Coles, Woolworths
57 Warringal Shopping Centre	CMCS 14	Heidelberg	VIC	2007	2003	11,760	100%	3,419,510	Aldi, Coles, Dimmays
						450,446	98.9%	\$130,997,924	

Centro Properties Group
Australasian Supplemental Portfolio Data - Half Ended 31 December 2008
Property Portfolio

Property Name	Fund	Suburb	State	Year Built (1)	Date Acquired	GLA (2)	Percent Leased	ABR (3)	Anchor Tenant
Bulky Goods									
1 Centro Home Gladstone	CMCS 37	Gladstone	QLD	2007	2006 (4)	21,791	97%	2,385,695	Bunnings Warehouse
2 Centro Indooroopilly	CMCS 26	Indooroopilly	QLD	2003	2003	19,085	100%	4,474,369	The Warehouse
3 Porirua MegaCentre	CMCS 20	Wellington	NZ	1999	2003	17,955	100%	2,603,277	
						58,832	98.7%	\$9,463,341	
CBD Retail									
1 Centro Cat & Fiddle	CMCS 19 (30% NZ / 70% UT)	Hobart	TAS	1994	2003	4,484	95%	2,964,476	Woolworths
2 Centro Surfers Paradise	CMCS 11	Surfers Paradise	QLD	2001	2003	23,095	100%	18,096,252	
3 City Central Perth	50% CMCS 28 / 50% CNP	Perth	WA	2002	2006	13,435	100%	6,258,877	Woolworths
4 David Jones Perth	CMCS 28	Perth	WA	2002	2003	24,076	100%	n/a	David Jones
5 Elizabeth Plaza	50% CMCS 19UT / 50% JV	Hobart	TAS	1970	2005	2,388	96%	1,617,140	
						67,478	99.4%	\$28,936,745	
Other									
1 Chapman Way Arcade	CMCS 14	Geralton	WA	1974	2006	1,616	100%	76,204	Burleigh Town Tavern, Club Hotel Waterford, Mansfield Tavern, Royal Mail Hotel Tingalpa
2 Four Hotels	CMCS 8		QLD	n/a	2003	10,821	100%	2,357,699	
3 Kidman Park	CMCS 22	Kidman Park	SA	2002	2003	58,790	100%	n/a	Aspley Hotel, Brown Plains Hotel, Koala Tavern, Morayfield Tavern, Newnham Hotel, Runaway Bay Hotel, Sands Hotel, Wallaby Hotel
4 Liquorland Outlets	CMCS 17		QLD	n/a	2003	25,875	99%	5,421,647	
						97,102	99.9%	\$7,855,550	
						2,065,983	99.2%	\$647,645,680	
REDEVELOPMENT PROPERTIES									
						0	0.0%	\$0	
DEVELOPMENT PROPERTIES									
						0		\$0	
						2,065,983	99.2%	\$647,645,680	
TOTAL PROPERTY PORTFOLIO									

(1) Year of most recent redevelopment or year built if no redevelopment has occurred

(2) GLA for the property represents current GLA for the property at this point in time; ABR is based on leases executed

(3) Total ABR presented in this table will not match total ABR shown in previous tables due to the exclusion of centres with less than 5 retailers due to the commercial sensitivity of this information.

(4) Land only acquired in this year.

Centro Properties Group
Australasian Supplemental Portfolio Data - Half Ended 31 December 2008
CNP Direct Property Portfolio

Property Name	Fund	Suburb	State	Year Built (1)	Date Acquired	GLA (2)	Percent Leased	ABR (3)	Anchor Tenant
TOTAL PORTFOLIO									
Stabilised Properties									
Sub Regional Centres									
1 Centro Armidale	50% CER / 50% CNP	Armidale	NSW	2007	2007	15,265	99%	3,914,202	Big W, Woolworths
2 Centro Buranda	50% CER / 50% CNP	Buranda	QLD	2005	2000	11,584	99%	3,426,306	Woolworths, Target
3 Centro Lansell	50% CER / 50% CNP	Kangaroo Flat	VIC	1999	2000	18,142	99%	3,560,108	Coles, Kmart, Safeway
4 Centro Westside	50% CER / 50% CNP	Broken Hill	NSW	2004	2000	16,678	99%	3,753,039	Big W, Woolworths
5 Centro Wodonga	50% CER / 50% CNP	Wodonga	VIC	1996	2000	17,583	100%	3,931,956	Coles, Safeway, Target
						79,252	99.2%	\$18,585,611	
Convenience Centres									
1 Centro Birallee	50% CER / 50% CNP	Wodonga	VIC	2002	2001	5,687	99%	1,333,577	Coles
2 Centro Lutwyche	50% CMCS 33 / 50% CNP	Lutwyche	QLD	2003	2001	19,067	99%	6,511,551	Aldi, Coles
3 Centro Murray Bridge	54.5% CNP / 45.5% JV	Murray Bridge	SA	2001	2002	8,321	98%	2,450,991	Target Country, Woolworths
4 Centro Nerang	50% CER / 50% CNP	Nerang	QLD	2006	1999	9,987	98%	3,338,521	Aldi, Coles
5 Centro North Shore	CNP	Pacific Paradise	QLD	2003	2005	4,039	100%	1,364,827	Bi Lo
6 Centro Somerville	CNP	Somerville	VIC	2008	2006 (4)	16,108	98%	2,572,559	Coles, Target
7 Centro Victoria Park	CNP	Dianella	WA	2004	2004	5,478	100%	2,201,973	Woolworths
8 Centro Warrnambool	CNP	Warrnambool	VIC	2007	2006 (4)	4,445	100%	1,096,141	Coles
9 Goldfields Plaza Shopping Centre	CNP	Gympie	QLD	2001	2006	8,304	98%	2,324,901	Coles
10 Katherine Oasis Shopping Centre	CNP	Katherine	NT	2002	2006	7,170	98%	2,346,911	Woolworths
11 Maddington Village	CNP	Maddington	WA	2005	2006	4,246	93%	1,117,340	Farmer Jacks
						92,852	98.3%	\$26,659,294	
CBD Retail									
1 City Central Perth	50% CMCS 28 / 50% CNP	Perth	WA	2002	2006	13,435	100%	6,258,877	Woolworths
						13,435	100.0%	\$6,258,877	
						STABILISED PROPERTIES			
						185,539	98.8%	\$51,503,782	
Redevelopment Properties									
There are currently no redevelopment properties									
						REDEVELOPMENT PROPERTIES			
						0	0.0%	\$0	
Development Properties									
There are currently no development properties									
						DEVELOPMENT PROPERTIES			
						0		\$0	
						TOTAL PROPERTY PORTFOLIO			
						185,539	98.8%	\$51,503,782	

(1) Year of most recent redevelopment or year built if no redevelopment has occurred.

(2) GLA for the property represents current GLA for the property at this point in time; ABR is based on leases executed.

(3) Total ABR presented in this table will not match total ABR shown in previous tables due to the exclusion of centres with less than 5 retailers due to the commercial sensitivity of this information.

(4) Land only acquired in this year.

Centro Properties Group

US Portfolio

Supplemental Information
Half Year FY09
(Period ended 31 Dec 2008)

Centro Properties Group

US Supplemental Portfolio Data - Half Year Ended December 31, 2008

Property Type Summary - Total Portfolio

	Number of Properties	GLA	Percent Leased	Leased GLA	ABR	NOI Half Year Ended 12/31/08
Stabilized Properties						
Community and Neighborhood Shopping Centers	584	93,943,180	91.2%	85,675,742	\$ 880,299,908	\$ 395,031,943
Malls and Lifestyle Centers	7	3,414,557	77.6%	2,649,436	34,678,378	17,572,688
Miscellaneous Properties	10	330,749	71.1%	235,188	3,559,562	1,276,038
Miscellaneous Land	8	-	-	-	-	(18,760)
	<u>609</u>	<u>97,688,486</u>	<u>90.7%</u>	<u>88,560,366</u>	<u>\$ 918,537,847</u>	<u>\$ 413,861,909</u>
Redevelopment Properties						
Community and Neighborhood Shopping Centers	19	4,273,798	77.0%	3,289,738	\$ 32,374,004	\$ 12,153,163
Malls and Lifestyle Centers	2	802,714	85.4%	685,174	10,213,811	2,580,395
	<u>21</u>	<u>5,076,512</u>	<u>78.3%</u>	<u>3,974,912</u>	<u>\$ 42,587,815</u>	<u>\$ 14,733,559</u>
New Development Properties						
Community and Neighborhood Shopping Centers	3	-	-	-	-	\$ 239,627
TOTAL PORTFOLIO	633	102,764,998	90.0%	92,535,278	\$ 961,125,663	\$ 428,835,094

TOTAL COMMUNITY AND NEIGHBORHOOD SHOPPING CENTERS	606	98,216,978	90.6%	88,965,480	\$ 912,673,913
				ABR	
	Leased GLA	Percent of Shopping Centers Leased GLA	Amount	PSF	Percent of Shopping Centers ABR
Anchor Tenants (1)	56,690,696	63.7%	\$ 431,610,860	\$ 7.61	47.3%
Non-anchor Tenants	32,274,784	36.3%	481,063,054	14.91	52.7%
	88,965,480	100.0%	\$ 912,673,913	\$ 10.26	100.0%

(1) Anchor tenants include 1) major discount stores, 2) major grocers, 3) tenants with square footage greater than 10,000 square feet if the shopping center GLA is less than 125,000 square feet and tenants with square footage greater than 25,000 square feet if the shopping center GLA is greater than 125,000 square feet and 4) tenants with square footage greater than 10 percent of the shopping center GLA, but not less than 5,000 square feet, whose lease term is greater than one year.
Includes 100 percent of properties owned by unconsolidated joint ventures.

Centro Properties Group
US Supplemental Portfolio Data - Half Year Ended December 31, 2008
Properties by State - Total Portfolio

State	Number of Properties	Percent Leased	GLA	Leased GLA	ABR	Percent of GLA	Percent of ABR
1 Alabama	8	81.5%	1,623,436	1,323,721	\$ 12,062,810	1.6%	1.3%
2 Arizona	5	90.2%	804,791	725,881	6,499,324	0.8%	0.7%
3 Arkansas	1	55.5%	180,519	100,261	700,652	0.2%	0.1%
4 California	29	93.9%	5,785,497	5,432,508	72,949,820	5.6%	7.6%
5 Colorado	7	93.1%	1,812,402	1,687,514	19,816,276	1.8%	2.1%
6 Connecticut	24	91.5%	3,775,976	3,456,083	45,024,954	3.7%	4.7%
7 Delaware	1	100.0%	191,855	191,855	1,723,172	0.2%	0.2%
8 Florida	45	90.4%	7,591,752	6,866,313	76,721,112	7.4%	8.0%
9 Georgia	44	92.1%	6,495,871	5,982,614	52,993,648	6.3%	5.5%
10 Illinois	27	91.0%	5,123,335	4,660,027	50,088,269	5.0%	5.2%
11 Indiana	14	87.7%	2,140,008	1,876,183	15,668,840	2.1%	1.6%
12 Iowa	5	93.1%	776,576	723,108	4,702,382	0.8%	0.5%
13 Kansas	3	83.6%	466,518	389,828	3,341,082	0.5%	0.3%
14 Kentucky	16	93.4%	2,990,685	2,794,340	24,312,502	2.9%	2.5%
15 Louisiana	5	85.0%	624,850	531,095	3,008,827	0.6%	0.3%
16 Maine	3	100.0%	561,539	561,539	3,369,872	0.5%	0.4%
17 Maryland	4	77.0%	561,946	432,501	5,004,035	0.5%	0.5%
18 Massachusetts	11	90.7%	1,845,799	1,674,263	17,107,121	1.8%	1.8%
19 Michigan	26	85.1%	4,043,052	3,440,359	30,369,596	3.9%	3.2%
20 Minnesota	14	92.9%	2,094,602	1,945,749	19,316,051	2.0%	2.0%
21 Mississippi	4	95.5%	501,436	478,974	4,131,978	0.5%	0.4%
22 Missouri	9	79.7%	1,727,123	1,376,146	12,375,003	1.7%	1.3%
23 Nebraska	1	-	-	-	-	-	-
24 Nevada	5	86.9%	826,513	718,499	9,882,326	0.8%	1.0%
25 New Hampshire	5	94.5%	769,147	727,088	6,596,151	0.7%	0.7%
26 New Jersey	18	88.6%	2,896,926	2,567,279	33,416,829	2.8%	3.5%
27 New Mexico	3	99.4%	212,512	211,232	1,971,006	0.2%	0.2%
28 New York	44	93.3%	5,752,860	5,366,726	70,508,605	5.6%	7.3%
29 North Carolina	26	90.9%	5,267,275	4,788,058	49,210,542	5.1%	5.1%
30 Ohio	36	78.7%	7,474,490	5,885,633	55,089,149	7.3%	5.7%
31 Oklahoma	2	89.8%	481,464	432,143	5,231,024	0.5%	0.5%
32 Pennsylvania	44	92.3%	7,175,698	6,620,418	71,207,574	7.0%	7.4%
33 Rhode Island	1	93.2%	148,126	138,126	1,386,695	0.1%	0.1%
34 South Carolina	9	85.9%	1,498,968	1,287,726	10,642,724	1.5%	1.1%
35 Tennessee	21	93.0%	3,817,043	3,550,023	30,612,981	3.7%	3.2%
36 Texas	85	92.5%	10,813,855	10,005,823	103,526,518	10.5%	10.8%
37 Vermont	1	97.0%	224,514	217,694	1,819,966	0.2%	0.2%
38 Virginia	15	90.4%	1,976,012	1,786,297	15,839,312	1.9%	1.6%
39 West Virginia	3	98.8%	357,606	353,486	2,499,321	0.3%	0.3%
40 Wisconsin	8	91.7%	1,197,399	1,098,111	9,493,640	1.2%	1.0%
41 Wyoming	1	83.9%	155,022	130,054	903,971	0.2%	0.1%
	633	90.0%	102,764,998	92,535,278	\$ 961,125,663	100.0%	100.0%

Includes 100 percent of properties owned by unconsolidated joint ventures.

Centro Properties Group
US Supplemental Portfolio Data - Half Year Ended December 31, 2008
Redevelopment / Outparcel Development

						Construction			
					Adjusted	Expected	Expected	Expected	Expected
Property Name	Fund	Location	Region	Project Description	GLA	Start Date	Completion Date	Total	Stabilized Return
						(Quarter Ended)	(Quarter Ended)	Project Cost	on Cost (1)
In-Process Redevelopment Activities									
Community and Neighborhood Shopping Centers									
1 Midway Crossing	CNP (Super LLC)	Elyria, OH	Midwest	Redevelopment of former 20,338 SF Kids R Us and development of pad site into a 10,000 SF Darden restaurant	165,253	Mar-05	Jun-09	\$ 1,942,547	13.1%
2 Liberty Plaza	CER (Super LLC)	Randallstown, MD	Mid-Atlantic	Redevelopment of shopping center with the addition of a 162,000 SF Wal-Mart Supercenter	220,800	Sep-05	Dec-09	18,356,845	8.7%
3 Rising Sun Towne Centre	CNP (Super LLC)	Rising Sun, MD	Mid-Atlantic	Construction of a 73,000 SF Martin's Food and 9,000 SF of retail shops	149,105	Dec-05	Jun-09	12,252,057	10.0%
4 Surrey Square Mall	CNP (Super LLC)	Norwood, OH	Midwest	Redevelopment of partially enclosed shopping center into a large multi-anchored community center with a 76,000 SF Kroger	176,433	Dec-05	Dec-09	13,436,468	9.0%
5 Wabash Crossing	CER (Super LLC)	Wabash, IN	Midwest	Redevelopment of shopping center with the addition of a 176,000 SF Wal-Mart Supercenter, a 26,369 SF Dunham's Sports and 22,000 SF of new retail shops	146,393	Mar-06	Sep-09	6,340,588	10.2%
6 Stateline Square	CNP-JV (Super LLC)	Southaven, MS	Southeast	Redevelopment of former SuperK into a community shopping center anchored by an 80,000 SF Burlington Coat Factory	178,000	Mar-06	Jun-10	7,526,030	10.1%
7 Dillsburg Shopping Center	CER (Super LLC)	Dillsburg, PA	Mid-Atlantic	Demolition of the north end of shopping center for construction of a 24,000 SF Tractor Supply and 7,500 SF of new outparcel retail shops	139,913	Mar-06	Dec-09	2,355,441	10.4%
8 Germantown Square	CNP-JV (Super LLC)	Cordova, TN	Southeast	Redevelopment of former SuperK into a community shopping center anchored by a 54,000 SF Incredible Pizza, a 27,550 SF Hastings and a Red Robin outparcel	178,000	Mar-06	Dec-09	11,560,079	9.3%
9 Riverdale Square	CNP-JV (Super LLC)	Memphis, TN	Southeast	Redevelopment of former SuperK into a community shopping center	148,000	Mar-06	Dec-09	9,904,133	10.1%
10 Green Acres	CER*	Saginaw, MI	Midwest	Addition of a new 72,000 SF Kroger and a freestanding 14,500 SF Rite Aid	277,187	Sep-06	Mar-09	6,976,329	8.8%
11 Hillcrest	CER (Super LLC)	Spartanburg, SC	Southeast	Phase II redevelopment with conversion of a section of the shopping center into a lifestyle / entertainment wing	351,687	Sep-06	Dec-09	13,853,386	9.3%
12 Southland Shopping Center	CER*	Middleburg Heights, OH	Midwest	Construction of an 85,500 SF Giant Eagle; remerchandising of former 62,180 SF Giant Eagle into a multi-anchor retail space and façade improvements	718,248	Mar-07	Mar-09	11,740,212	9.8%
13 Lagniappe Village	CNP (Super LLC)	New Iberia, LA	Southwest	Redevelopment of former Wal-Mart into a 58,424 SF Palais Royal and two 25,000 SF junior anchors and façade improvements	213,108	Jun-07	Dec-09	4,141,991	8.5%
14 League City	CNP (Super LLC)	League City, TX	Southwest	Redevelopment of former H.E.B Pantry into a 25,000 SF Bealls, a 15,400 SF junior anchor and façade improvements	99,021	Jun-07	Mar-09	4,279,893	8.1%
15 Western Hills Plaza	CNP (Super LLC)	Cincinnati, OH	Midwest	Redevelopment of shopping center with the addition of a 137,494 SF Target and façade improvements	430,399	Sep-07	Sep-09	6,409,227	9.5%
16 Mall at 163rd Street	CER (Super LLC)	Miami, FL	South	Construction of an 83,159 SF Burlington Coat Factory on two levels and façade improvements	332,220	Dec-07	Sep-09	21,046,999	8.2%
17 Speedway Super Center	CMCS 40 (Super LLC)	Speedway, IN	Central	Expansion of Kroger to 118,000 SF prototype	564,279	Dec-07	Sep-09	1,472,575	9.0%
18 Merchants Park	CNP (Super LLC)	Houston, TX	Southwest	Expansion of Kroger to 80,000 SF prototype and construction of 11,500 SF of retail space	241,742	Dec-07	Sep-09	5,071,393	8.1%
19 Hilltop Plaza	CER*	Virginia Beach, VA	Mid-Atlantic	Redevelopment of former Haynes Furniture into a 27,000 SF PetSmart, a 13,000 SF Trader Joe's and 6,000 SF of retail space and façade improvements	152,025	Dec-07	Mar-09	7,935,208	9.0%
Total / Weighted Average								\$ 166,601,400	9.2%
Malls and Lifestyle Centers									
1 Westgate	CNP-JV (Super LLC)	Fairview Park, OH	-	Redevelopment of existing enclosed mall into a large multi-anchored community shopping center, including an existing Kohl's and a 126,000 SF Target	399,357	Jun-05	Dec-09	\$ 75,150,195	8.4%
2 Pointe Orlando	CNP/CER (Super LLC)	Orlando, FL	-	Remerchandise and significantly renovate property, including the creation of feature plazas on International Drive and the addition of restaurant anchors	420,000	Sep-05	Dec-09	51,888,000	7.6%
Total / Weighted Average								\$ 127,038,195	8.1%
Outparcel Development Activities									
1 Rollins Crossing	CNP	Round Lake Beach, IL	Central	Construction of a 42,000 SF LA Fitness	148,117	Sep-07	Jun-09	\$ 7,093,618	9.3%
2 Farmington Crossroads	CER (Super LLC)	Farmington, MI	Midwest	Construction of 2,135 SF of retail shops	86,414	Jun-08	Jun-09	1,126,871	8.8%
Total / Weighted Average								\$ 8,220,489	9.2%
TOTAL IN-PROCESS REDEVELOPMENT / OUTPARCEL DEVELOPMENT ACTIVITIES / WEIGHTED AVERAGE								\$ 301,860,084	8.7%

Centro Properties Group
US Supplemental Portfolio Data - Half Year Ended December 31, 2008
Redevelopment / Outparcel Development

						Construction		Expected	Expected
Property Name	Fund	Location	Region	Project Description	Adjusted GLA	Start Date (Quarter Ended)	Completion Date (Quarter Ended)	Total Project Cost	Stabilized Return on Cost (1)
Completed Redevelopment Activities - Half Year Ended December 31, 2008									
Community and Neighborhood Shopping Centers									
1 Atlantic Plaza	CNP (Super LLC)	Satellite Beach, FL	South	Redevelopment of an existing 36,400 SF Publix into a 44,600 SF Publix prototype and façade improvements	120,213	Dec-06	Dec-08	\$ 5,996,129	9.8%
2 Stockbridge Village	CER (Super LLC)	Stockbridge, GA	Southeast	Redevelopment and remerchandising of shopping center and façade improvements	188,203	Mar-08	Dec-08	1,986,229	8.2%
3 Clinton Crossing	CNP (Super LLC)	Clinton, MS	Southwest	Redevelopment of former 46,000 SF Winn-Dixie into an 83,000 SF Kroger and façade improvements	112,148	Sep-06	Dec-08	6,793,620	12.5%
4 Miracle Mile Shopping Plaza	CNP (Super LLC)	Toledo, OH	Midwest	Expansion of Kroger into a new 105,000 SF prototype and shopping center renovation	318,174	Mar-06	Dec-08	1,552,687	10.2%
5 Stone Mill Plaza	CNP (Super LLC)	Lancaster, PA	Mid-Atlantic	Expansion of Giant Foods to 76,000 SF and construction of a 2,640 SF Lancaster State Bank	79,423	Mar-07	Dec-08	2,223,866	10.4%
Total / Weighted Average								\$ 18,552,531	10.7%
Outparcel Development Activities									
1 Southgate	CNP/CER (Super LLC)	New Port Richey, FL	South	Construction of 12,500 SF of new retail shops and a Cracker Barrel restaurant on an outparcel	241,370	Mar-06	Dec-08	\$ 5,626,679	10.9%
2 The Quentin Collection	CER (Super LLC)	Kildeer, IL	Central	Construction of 5,864 SF of retail shops	157,446	Dec-06	Dec-08	2,800,068	13.5%
3 Kenworthy Crossing	CER (Super LLC)	El Paso, TX	West	Construction of a 3,200 SF AT&T store	70,969	Mar-08	Dec-08	1,055,661	9.3%
Total / Weighted Average								\$ 9,482,408	11.5%
TOTAL COMPLETED REDEVELOPMENT / OUTPARCEL DEVELOPMENT ACTIVITIES / WEIGHTED AVERAGE								\$ 28,034,939	11.0%
TOTAL REDEVELOPMENT / OUTPARCEL DEVELOPMENT ACTIVITIES / WEIGHTED AVERAGE								\$ 329,895,023	8.9%

* 95% of asset held by CER outside of Super LLC with remaining 5% ownership interest of asset held by CNP within Super LLC.

(1) Incremental projected income (new income less existing income) / incremental cost. Where a space is vacant and generating no current income, the estimated "as is" market rent is deducted from the projected new rent to determine incremental income. Does not include peripheral impacts, such as the impact on the long-term value of the property. Includes 100 percent of properties owned by unconsolidated joint ventures.

Centro Properties Group
US Supplemental Portfolio Data - Half Year Ended December 31, 2008
New Development Activities

Property Name	Fund	Location	Region	Project Description	Adjusted GLA	Construction		Expected Total Project Cost (1)	Expected Stabilized Return on Cost (2)
						Expected Start Date (Quarter Ended)	Expected Completion Date (Quarter Ended)		
In-Process New Development Activities									
Community and Neighborhood Shopping Centers									
1 Apopka Commons	CNP (Super LLC)	Apopka, FL	South	Develop 64,000 SF of retail shops anchored by Home Depot	64,000	Sep-05	Dec-09	\$ 11,398,019	10.0%
2 the Shoppes at Cinnaminson	CER (Super LLC)	Cinnaminson, NJ	Mid-Atlantic	Develop 330,000 SF of retail shops anchored by ShopRite	330,000	Sep-06	Dec-09	63,076,267	8.3%
3 Lakes Crossing	CNP-JV	Norton Shores, MI	Midwest	Develop 216,107 SF of retail shops anchored by Circuit City, Jo-Ann Fabrics and Shoe Carnival	216,107	-	-	-	-
TOTAL IN-PROCESS NEW DEVELOPMENT ACTIVITIES / WEIGHTED AVERAGE								\$ 74,474,286	8.5%

Property Name	Fund	Location	Region	Project Description	Adjusted GLA	Construction		Expected Total Project Cost (1)	Expected Stabilized Return on Cost (2)
						Start Date (Quarter Ended)	Completion Date (Quarter Ended)		
Completed New Development Activities - Half Year Ended December 31, 2008 (3)									
Community and Neighborhood Shopping Centers									
1 Brandt Pike Place	CNP (Super LLC)	Dayton, OH	Midwest	Develop 21,000 SF of retail shops and 19,500 SF on three outparcels adjacent to a 69,000 SF Kroger	3,600	Dec-05	Sep-08	\$ 4,632,975	10.1%
TOTAL COMPLETED NEW DEVELOPMENT ACTIVITIES / WEIGHTED AVERAGE								\$ 4,632,975	10.1%
TOTAL NEW DEVELOPMENT ACTIVITIES / WEIGHTED AVERAGE								\$ 79,107,261	8.6%

(1) Expected total project cost includes the costs incurred in acquiring the property

(2) Projected income / expected total project cost.

(3) Adjusted GLA excludes newly created development square footage not yet placed in service

Includes 100 percent of properties owned by unconsolidated joint venture

Centro Properties Group
US Supplemental Portfolio Data - Half Year Ended December 31, 2008
Top Ten Retailers Ranked by ABR

Retailer	Number of Leases	GLA	GLA as a Percentage of Total Portfolio GLA	ABR	ABR as a Percentage of Total Portfolio ABR
1 The TJX Companies (1)	104	3,286,897	3.2%	\$ 29,304,477	3.0%
2 The Kroger Co. (2)	69	4,044,733	3.9%	26,608,331	2.8%
3 Sears Holding Corporation (3)	46	3,550,815	3.5%	15,950,594	1.7%
4 Wal-Mart Stores, Inc. (4)	29	3,625,637	3.5%	15,491,665	1.6%
5 Ahold USA, Inc. (5)	23	1,384,174	1.3%	15,360,028	1.6%
6 Dollar Tree Stores, Inc. (6)	119	1,312,770	1.3%	11,799,924	1.2%
7 Safeway, Inc. (7)	21	1,141,522	1.1%	10,942,499	1.1%
8 Staples, Inc.	42	946,172	0.9%	10,465,346	1.1%
9 Circuit City Stores Inc.	23	788,792	0.8%	10,078,444	1.0%
10 Best Buy Co., Inc. (8)	18	736,577	0.7%	9,463,645	1.0%
	494	20,818,089	20.3%	\$ 155,464,953	16.2%

(1) Includes A.J. Wright, HomeGoods, Marshalls and T.J. Maxx.

(2) Includes Dillons, Food 4 Less, King Soopers, Kroger, Pay Less, Ralphs and Smith's.

(3) Includes Kmart, Sears, Sears Essentials, Sears Hardware, Sears Outlet and Sears Portrait Studio.

(4) Includes Discount Stores, Sam's Club and Supercenters.

(5) Includes Giant Food, Martin's, Stop & Shop and Super Stop & Shop.

(6) Includes Deal\$, Dollar Bills and Dollar Tree.

(7) Includes Dominick's, Genuardi's, Randalls, Tom Thumb and Vons.

(8) Includes Best Buy and Pacific Sales.

Includes 100 percent of properties owned by unconsolidated joint ventures.

Centro Properties Group
US Supplemental Portfolio Data - Half Year Ended December 31, 2008

Lease Expiration Schedule - Total Portfolio

	Number of Leases Expiring	Leased GLA	Percent of GLA	ABR PSF	Percent of Total ABR
2009	2,576	10,139,456	11.0%	\$ 10.67	11.3%
2010	1,901	11,182,044	12.1%	10.64	12.4%
2011	1,906	11,526,862	12.5%	10.78	12.9%
2012	1,513	9,733,234	10.5%	11.54	11.7%
2013	1,336	10,327,500	11.2%	10.38	11.2%
2014	653	7,499,559	8.1%	9.80	7.6%
2015	370	5,424,924	5.9%	9.95	5.6%
2016	333	5,341,777	5.8%	10.17	5.7%
2017	262	4,180,561	4.5%	10.14	4.4%
2018+	934	17,179,361	18.6%	9.66	17.3%
	<u>11,784</u>	<u>92,535,278</u>	<u>100.0%</u>	<u>\$ 10.39</u>	<u>100.0%</u>

Calendar year.

Does not assume exercise of renewal options or base rent escalations over lease term.

Includes 100 percent of properties owned by unconsolidated joint ventures.

Centro Properties Group

US Supplemental Portfolio Data - Half Year Ended December 31, 2008

New and Renewal Lease Summary - Total Portfolio

	Number	GLA	Total New ABR	Total New ABR PSF	Total Former ABR	Total Former ABR PSF	Percent Increase
2H 2009							
Comparable Space (1)							
New leases	189	820,207	\$ 11,206,603	\$ 13.66	\$ 10,661,375	\$ 13.00	5.1%
Renewal leases (2)	627	3,272,798	38,168,770	11.66	36,100,480	11.03	5.7%
	816	4,093,005	49,375,373	12.06	46,761,855	11.42	5.6%
Non-comparable Space							
New leases	126	518,721	7,368,169	14.20	-	-	-
TOTAL	942	4,611,726	\$ 56,743,542	\$ 12.30	-	-	-

(1) Includes only those spaces that were occupied within the prior two years.

(2) Renewal leases include expiring leases renewed with the same tenant and the exercise of options. All other leases are categorized as new

Data includes all leases in effect at September 30, 2008 and December 31, 2008, including those that are fully executed, but not yet open.

Includes 100 percent of properties owned by unconsolidated joint ventures.

Centro Properties Group
US Supplemental Portfolio Data - Half Year Ended December 31, 2008

Same Property NOI Analysis - Total Portfolio

Excludes Non-Comparable Properties

(Dollars in thousands)

	Half Year Ended		Percent Change
	12/31/08	12/31/07	
Analysis Specific Property Statistics:			
Number of properties included in analysis	542	542	
Gross leasable area	87,124,387	87,124,387	
Percent leased	91.5%	93.5%	-2.0%
SAME PROPERTY NOI	\$ 367,894	\$ 378,307	-2.8%

Centro Properties Group
US Supplemental Portfolio Data - Half Year Ended December 31, 2008

Same Property NOI Analysis - Total Portfolio

Includes Redevelopment Properties

(Dollars in thousands)

	Half Year Ended		Percent Change
	12/31/08	12/31/07	
Analysis Specific Property Statistics:			
Number of properties included in analysis	593	593	
Gross leasable area	96,285,577	96,285,577	
Percent leased	90.6%	92.1%	-1.5%
SAME PROPERTY NOI	\$ 398,543	\$ 407,924	-2.3%

Acquisitions

There were no acquisitions completed in the half year ended December 31, 2008.

Centro Properties Group

US Supplemental Portfolio Data - Half Year Ended December 31, 2008

Dispositions

Property Name	Property Type (1)	Fund	Location	Region	Sale Date	Sale Amount	Book Value	Gain / (Loss)	Cap-Rate	GLA / Acres
IH 2009 (2)										
Skytop Pavilion	S	CNP-JV (Super LLC)	Cincinnati, OH	Midwest	07/17/08	\$ 18,250,000	-	-	-	133,631
County Market (3)	M	CNP (Super LLC)	Pine Bluff, AR	Southwest	08/01/08	32,700,000	-	-	-	60,842
Eagles Park (3)	S	CNP (Super LLC)	St. Petersburg, FL	South	08/01/08	-	-	-	-	124,411
Piccadilly Square (3)	S	CNP (Super LLC)	Louisville, KY	Midwest	08/01/08	-	-	-	-	96,370
University IV (3)	S	CNP (Super LLC)	Spring Lake Park, MN	Central	08/01/08	-	-	-	-	55,715
Cortlandville Plaza (3)	S	CNP (Super LLC)	Cortland, NY	Northeast	08/01/08	-	-	-	-	111,850
Transit Road Plaza (3)	S	CNP (Super LLC)	Lockport, NY	Northeast	08/01/08	-	-	-	-	134,526
Hillcrest Square (3)	S	CNP (Super LLC)	Cincinnati, OH	Midwest	08/01/08	-	-	-	-	150,468
Laurel Mall (3)	S	CNP (Super LLC)	Connellsville, PA	Mid-Atlantic	08/01/08	-	-	-	-	305,706
Shelby Square (3)	S	CNP (Super LLC)	Memphis, TN	Southeast	08/01/08	-	-	-	-	155,969
Antoine Square (3)	S	CNP (Super LLC)	Houston, TX	Southwest	08/01/08	-	-	-	-	59,927
Land at Creekwood Village	O	CER (Super LLC)	Rex, GA	Southeast	08/13/08	450,000	-	-	-	1.0 acre
Village Shoppes of East Cherokee	S	CNP-JV (Super LLC)	Woodstock, GA	Southeast	08/22/08	18,300,000	-	-	-	128,667
Northwoods Plaza (4)	S	CER*	Albemarle, NC	Southeast	09/18/08	5,000,000	-	-	-	32,705
58 Crossing (4)	S	CER*	Chattanooga, TN	Southeast	09/18/08	-	-	-	-	49,984
Hannaford Plaza	S	CER*	Saratoga Springs, NY	Northeast	10/10/08	23,000,000	-	-	-	179,909
Red Robin at Germantown Square (5)	B	CNP-JV (Super LLC)	Cordova, TN	Southeast	10/29/08	1,350,000	-	-	-	6,350
McDonald's at New Garden Shopping Center (6)	O	CNP (Super LLC)	Kennett Square, PA	Mid-Atlantic	11/06/08	300,000	-	-	-	1.3 acres
Hampton Plaza	S	CER*	Tampa, FL	South	11/18/08	2,600,000	-	-	-	44,420
Riverview Plaza (7)	S	CNP (Super LLC)	Gadsden, AL	South	11/20/08	17,500,000	-	-	-	148,860
St. Elmo Central (7)	S	CNP (Super LLC)	Chattanooga, TN	Southeast	11/20/08	-	-	-	-	74,978
Pershing Plaza (7)	S	CNP (Super LLC)	Decatur, IL	Central	11/20/08	-	-	-	-	90,109
Burger Street at Bardin Place Center	O	CER (Super LLC)	Arlington, TX	Southwest	11/26/08	330,000	-	-	-	0.5 acres
Chapel Square	S	CNP (Super LLC)	Kannapolis, NC	Southeast	12/02/08	2,400,000	-	-	-	45,450
Hampton Square	S	CNP (Super LLC)	Southampton, PA	Mid-Atlantic	12/05/08	5,850,000	-	-	-	62,933
Easton Village	S	CER*	Easton, MA	Northeast	12/05/08	18,000,000	-	-	-	101,099
Foothills Market	S	CNP (Super LLC)	Jonesville, NC	Southeast	12/12/08	2,200,000	-	-	-	49,630
Harwood Central Village	S	CNP (Super LLC)	Bedford, TX	Southwest	12/22/08	10,000,000	-	-	-	119,742
Northridge Plaza	S	CER*	Hilton Head, SC	South	12/24/08	6,000,000	-	-	-	79,570
Charter Oak Marketplace	S	CER*	Hartford, CT	Northeast	12/30/08	16,500,000	-	-	-	262,456
Retail Building	M	CNP (Super LLC)	Clearfield, PA	Mid-Atlantic	12/30/08	400,000	-	-	-	31,170
Saddletree Village (8)	S	CNP (Super LLC)	Columbia, TN	Southeast	12/31/08	12,000,000	-	-	-	45,800
West Towne Square (8)	S	CNP (Super LLC)	Elizabethton, TN	Southeast	12/31/08	-	-	-	-	92,499
Stone East Plaza (8)	S	CER*	Kingsport, TN	Southeast	12/31/08	-	-	-	-	46,259
Apison Crossing (8)	S	CNP (Super LLC)	Ooltewah, TN	Southeast	12/31/08	-	-	-	-	79,048
Madison Street Station (8)	S	CNP (Super LLC)	Shelbyville, TN	Southeast	12/31/08	-	-	-	-	56,766
						\$ 193,130,000	\$ 203,570,762	\$ (10,440,762)	8.4%	3,217,819
										/ 4.5 acres

Centro Properties Group

US Supplemental Portfolio Data - Half Year Ended December 31, 2008

Property Portfolio

Property Name	Fund	City	State	Region	Year Built (1)	Year Acquired	GLA (2)	Percent Leased (3)	ABR	Anchor Tenant (4)	Anchor Tenant Not Owned (4)
Stabilized Properties											
Community and Neighborhood Shopping Centers											
1 Grants Mill Station	CNP (Super LLC)	Irondale	AL	S	1991	2007	226,837	85%	\$	549,754	Garden Ridge, Southeastern Salvage
2 The Shoppes at Letson Farms	CER*	McCalla	AL	S	2004	2007	95,092	97%		1,249,317	Food World
3 Springdale	CER*	Mobile	AL	S	2004	2007	612,616	81%		3,273,484	Best Buy, Burlington Coat Factory, McRae's
4 The Plaza at EastChase	CNP-JV (Super LLC)	Montgomery	AL	S	2003	2007	112,485	96%		1,452,654	Cost Plus World Market, PetSmart, Pier 1 Imports, Ross Dress for Less
5 Payton Park	CER (Super LLC)	Sylacauga	AL	S	1995	2007	231,820	100%		1,510,806	Wal-Mart Supercenter
6 Conway Towne Center	CER*	Conway	AR	SW	2008	2007	180,519	56%		700,652	JC Penney
7 Glendale Galleria	CER*	Glendale	AZ	W	1991	2007	119,525	91%		1,205,553	Food City
8 Broadway Mesa	CER (Super LLC)	Mesa	AZ	W	1985	2007	182,933	95%		584,600	Furniture Factory, Kmart
9 Southern Village Mesa	CER*	Mesa	AZ	W	1987	2007	84,054	92%		744,558	Food City
10 Metro Marketplace	CNP (Super LLC)	Phoenix	AZ	W	2001	2007	249,694	79%		2,223,446	OfficeMax, Toys"R"Us
11 Northmall Centre	CER (Super LLC)	Tucson	AZ	W	1996	2007	168,585	100%		1,741,166	Cost Plus World Market, JC Penney Home Store, Pacific Sales, Stein Mart
12 Bakersfield Plaza	CER (Super LLC)	Bakersfield	CA	W	2007	2007	236,678	92%		2,490,020	Burlington Coat Factory, Circuit City, Lassen's Natural Foods, Longs Drugs
13 Carmen Plaza	CER (Super LLC)	Camarillo	CA	W	2000	2007	129,173	98%		1,776,494	24 Hour Fitness, CVS, Michaels
14 Cudahy Plaza	CER (Super LLC)	Cudahy	CA	W	1994	2007	144,820	100%		1,246,126	Big Lots, Kmart
15 University Mall	CMCS 32/CER	Davis	CA	W	1999	2003	98,505	96%		1,604,458	Cost Plus World Market, Gottschalk
16 Felicita Plaza	CMCS 32/CER	Escondido	CA	W	2001	2003	98,912	91%		1,081,984	Escondido Workout, Vons
17 Arbor Faire	CER (Super LLC)	Fresno	CA	W	1993	2007	191,456	100%		2,225,018	Home Depot, PetSmart, Smart & Final
18 Broadway Faire	CNP (Super LLC)	Fresno	CA	W	1995	2007	61,178	93%		1,066,301	United Artists Theatres
19 Lompoc Shopping Center	CMCS 32/CER	Lompoc	CA	W	2001	2007	179,495	99%		1,705,036	Big Lots, Michaels, Staples, Vons
20 Briggsmore Plaza	CER (Super LLC)	Modesto	CA	W	1998	2007	101,745	90%		854,654	Big Lots, Dunhill Furniture, Grocery Outlet
21 Montebello Plaza	CER (Super LLC)	Montebello	CA	W	1996	2007	288,590	96%		3,485,654	99¢ only, Albertsons, Circuit City, CVS, Office Depot
22 California Oaks Center	CMCS 32/CER	Murrieta	CA	W	1990	2003	127,122	99%		1,789,936	Ralphs
23 Esplanade Shopping Center	CMCS 32/CER	Oxnard	CA	W	2002	2003	355,952	97%		6,187,364	Bally Total Fitness, Bed Bath & Beyond, Circuit City, Nordstrom Rack, T.J. Maxx
24 Pacoima Center	CMCS 32/CER	Pacoima	CA	W	1995	2003	202,773	92%		1,595,098	Big Lots, Food 4 Less, Target
25 Paradise Plaza	CER*	Paradise	CA	W	1997	2007	198,323	99%		858,804	Kmart, Rite Aid, Save Mart
26 Metro 580	CNP (Super LLC)	Pleasanton	CA	W	2004	2007	176,510	100%		2,520,726	Borders, Kohl's, Sports Chalet
27 Rose Pavilion	CNP (Super LLC)	Pleasanton	CA	W	2005	2007	293,428	70%		4,229,706	Golfsmith, Macy's Home Store
28 Puente Hills Town Center	CMCS 32/CER	Rowland Heights	CA	W	1984	2003	259,162	92%		4,499,874	Marshalls
29 San Bernardino Center	CMCS 32/CER	San Bernardino	CA	W	2003	2003	143,082	100%		936,204	Big Lots, Target
30 Ocean View Plaza	CMCS 32/CER	San Clemente	CA	W	1997	2003	169,963	97%		3,623,919	CVS, Fitness Elite for Women, Ralphs, Trader Joe's
31 Mira Mesa Mall	CMCS 32/CER	San Diego	CA	W	2003	2003	411,550	97%		6,958,098	Bed Bath & Beyond, Marshalls, Mervyn's, Mira Mesa Lanes, Vons
32 San Dimas Plaza	CER*	San Dimas	CA	W	1986	2007	119,161	96%		2,380,635	T.J. Maxx
33 Bristol Plaza	CER (Super LLC)	Santa Ana	CA	W	2003	2007	111,403	100%		2,068,460	Big Lots, PETCO, Rite Aid, Trader Joe's
34 Gateway Plaza	CMCS 32/CER	Santa Fe Springs	CA	W	2002	2003	289,268	100%		3,216,421	Bodega Latina, LA Fitness, Wal-Mart
35 Santa Paula Shopping Center	CMCS 32/CER	Santa Paula	CA	W	1995	2003	187,275	98%		1,421,339	Big Lots, Heritage Hardware, Vons
36 Vail Ranch Center	CER*	Temecula	CA	W	2003	2007	203,904	84%		2,383,328	Stater Bros., Stein Mart
37 Country Hills Shopping Center	CMCS 32/CER	Torrance	CA	W	1977	2007	56,750	93%		570,432	Ralphs
38 Gateway Plaza	CMCS 32/CER	Vallejo	CA	W	1991	2003	398,049	85%		4,845,074	Century Theaters, Marshalls, Old Navy, Ross Dress for Less
39 Vallejo Corners	CMCS 32/CER	Vallejo	CA	W	1983	2005	90,480	85%		1,641,903	Hancock Fabrics
40 Arvada Plaza	CER (Super LLC)	Arvada	CO	W	1994	2007	98,272	94%		484,962	Arc Thrift Store, King Soopers
41 Arapahoe Crossings	CNP-JV (Super LLC)	Aurora	CO	W	2003	2007	466,363	94%		6,249,508	Borders, Colorado Theaters, King Soopers, Kohl's, Marshalls, Old Navy, Ross Dress for Less
42 Aurora Plaza	CER*	Aurora	CO	W	1996	2007	176,191	97%		1,024,050	Cinema Latino, King Soopers
43 Villa Monaco	CNP (Super LLC)	Denver	CO	W	1978	2007	122,213	81%		1,000,406	King Soopers
44 Westland Town Center	CMCS 38	Lakewood	CO	W	1993	2007	328,243	97%		2,467,870	Gordmans, Lowe's
45 Superior Marketplace	CNP/CER (Super LLC)	Superior	CO	W	2004	2007	273,790	95%		4,018,671	Ross Dress for Less, Sports Authority, T.J. Maxx, Whole Foods Market
46 Westminster City Center	CER*	Westminster	CO	W	2005	2007	347,330	90%		4,570,808	Babies"R"Us, Barnes & Noble, Circuit City, Gordmans
47 Enfield Commons	CER*	Enfield	CT	NE	1990	2007	252,096	88%		2,706,246	Barnes & Noble, Bob's Stores, Marshalls, Office Depot
48 Freshwater - Stateline Plaza	CER*	Enfield	CT	NE	2004	2007	295,528	96%		2,597,859	Circuit City, Costco, Dick's Sporting Goods
49 Stop & Shop Plaza	CER*	Enfield	CT	NE	1988	2007	122,718	87%		1,380,065	Super Stop & Shop
50 The Shoppes at Fox Run	CNP (Super LLC)	Glastonbury	CT	NE	2008	2007	100,329	87%		1,698,407	Whole Foods Market
51 Grotton Square	CER	Groton	CT	NE	1987	2005	196,802	100%		2,519,946	Kohl's, Super Stop & Shop
52 Parkway Plaza	CMCS 38	Hamden	CT	NE	2006	2005	72,353	100%		927,110	Price Rite

Centro Properties Group

US Supplemental Portfolio Data - Half Year Ended December 31, 2008

Property Portfolio

Property Name	Fund	City	State	Region	Year Built (1)	Year Acquired	GLA (2)	Percent Leased (3)	ABR	Anchor Tenant (4)	Anchor Tenant Not Owned (4)
53 Killingly Plaza	CMCS 36	Killingly	CT	NE	1990	2005	75,376	91%	936,287	-	
54 Crossroads I, II & III	CMCS 39	Manchester	CT	NE	1994	2006	174,412	99%	2,681,625	Borders, Office Depot, Sports Authority	Home Depot, SAM'S CLUB, Wal-Mart
55 Hale Road	CAF	Manchester	CT	NE	2001	2006	103,931	100%	1,480,401	A.C. Moore, Babies"R"Us, Bed Bath & Beyond, Thomasville Furniture	
56 Northern Hills	CMCS 40 (Super LLC)	Manchester	CT	NE	1994	2006	12,000	100%	390,900	Men's Warehouse, Omni Fitness, The Vitamin Shoppe	Lowe's, Target
57 Slater Street	CMCS 39	Manchester	CT	NE	1996	2006	51,370	100%	846,620	Ipatty, Tweeter	Best Buy
58 Chamberlain Plaza	CER*	Meriden	CT	NE	2004	2007	55,264	69%	713,250	Circuit City	
59 New London Mall	CNP-JV (Super LLC)	New London	CT	NE	2000	2007	259,818	96%	3,296,301	HomeGoods, Marshalls, ShopRite	
60 Turnpike Plaza	CER*	Newington	CT	NE	2004	2007	150,741	99%	2,231,102	Dick's Sporting Goods, Price Chopper	
61 North Haven Crossing	CER*	North Haven	CT	NE	1993	2007	104,612	99%	1,783,275	Barnes & Noble, Bernie's, PETCO, Staples	
62 Christmas Tree Plaza	CMCS 36	Orange	CT	NE	1996	2005	132,791	90%	1,909,388	A.C. Moore, Christmas Tree Shops	
63 Queen Plaza	CER*	Southington	CT	NE	2004	2007	171,989	97%	1,822,508	Bed Bath & Beyond, Bob's Discount Furniture, T.J. Maxx	
64 Stratford Square	CER	Stratford	CT	NE	1984	2005	161,539	99%	1,712,971	Bally Total Fitness, Marshalls, Regal Cinemas	
65 Torrington Plaza	CMCS 40 (Super LLC)	Torrington	CT	NE	1994	2006	125,729	91%	1,222,084	Fashion Bug, Staples, T.J. Maxx	
66 Waterbury Plaza	CER*	Waterbury	CT	NE	2000	2007	197,206	96%	2,132,636	Pretty Woman, Super Stop & Shop	Target
67 Waterford Commons	CER*	Waterford	CT	NE	2004	2007	237,082	86%	3,580,903	Babies"R"Us, Dick's Sporting Goods	Best Buy, Raymour & Flanigan
68 Goff Brook Shops	CER*	Wethersfield	CT	NE	1988	2007	71,493	84%	743,518	Office Depot, Old Country Buffet	
69 North Dover Shopping Center	CMCS 38	Dover	DE	MA	1989	2005	191,855	100%	1,723,172	Acme, Staples, T.J. Maxx, Toys"R"Us	
70 Brooksville Square	CNP (Super LLC)	Brooksville	FL	S	2006	2007	147,061	70%	1,233,983	Publix	
71 Coastal Landing (5)	CER*	Brooksville	FL	S	2008	2007	148,292	81%	1,812,922	Marshalls, Michaels, Old Navy, PETCO	
72 Coastal Way	CER*	Brooksville	FL	S	2004	2007	218,621	99%	1,483,594	Belk, Sears	
73 Clearwater Mall	CNP/CER (Super LLC)	Clearwater	FL	S	2003	2007	301,578	84%	5,075,266	Ross Dress for Less	Costco, Lowe's, SuperTarget
74 Coconut Creek	CER (Super LLC)	Coconut Creek	FL	S	2005	2007	265,671	73%	2,667,054	Big Lots, Publix	
75 Century Plaza Shopping Center	CMCS 38	Deerfield Beach	FL	S	2006	2005	90,523	86%	1,446,423	Broward County Library	
76 Northgate S.C.	CER (Super LLC)	DeLand	FL	S	1993	2007	186,396	97%	1,256,593	Publix, Sears Essentials	
77 Morse Shores	CER*	Ft. Myers	FL	S	2001	2007	169,545	97%	1,224,378	Bealls Outlet, Big Lots, Publix	
78 Sun Plaza	CER (Super LLC)	Ft. Walton Beach	FL	S	2004	2007	158,118	100%	1,491,994	Circuit City, Office Depot, Publix, T.J. Maxx	
79 Normandy Square	CER*	Jacksonville	FL	S	1996	2007	87,240	100%	668,765	CVS, Family Dollar, Winn-Dixie	
80 Regency Park	CNP/CER (Super LLC)	Jacksonville	FL	S	2006	2007	333,942	93%	2,902,523	American Signature Furniture, Babies"R"Us, Hobby Lobby	
81 Riverplace Shopping Center	CNP-JV (Super LLC)	Jacksonville	FL	S	2008	2007	258,359	95%	2,462,268	Sears, Stein Mart, T.J. Maxx	
82 The Shoppes at Southside	CER (Super LLC)	Jacksonville	FL	S	2004	2007	109,113	100%	2,193,744	Best Buy, David's Bridal, Sports Authority	
83 Plaza 66	CER (Super LLC)	Kenneth City	FL	S	1995	2007	95,320	91%	731,844	Sweetbay Supermarket	
84 Ventura Downs	CER (Super LLC)	Kissimmee	FL	S	2005	2007	98,191	100%	1,125,335	Bealls Outlet, Publix Sabor	
85 Marketplace at Wycliffe	CER*	Lake Worth	FL	S	2002	2007	133,520	92%	2,135,197	Walgreens, Winn-Dixie	
86 Venetian Isle Shopping Ctr	CAF	Lighthouse Point	FL	S	1992	2006	183,867	95%	1,784,138	Publix, Rec Warehouse Pools and Spas, Staples, T.J. Maxx	
87 Miami Gardens	CER (Super LLC)	Miami	FL	S	1996	2007	244,719	100%	2,430,921	Ross Dress for Less, Sears Essentials, Winn-Dixie	
88 Freedom Square	CER (Super LLC)	Naples	FL	S	1995	2007	211,839	98%	1,765,859	Kmart, Publix	
89 Naples Shopping Center	CMCS 39	Naples	FL	S	1997	2006	198,843	100%	2,216,908	Marshalls, Office Depot, Publix	
90 Park Shore Shopping Center	CMCS 39	Naples	FL	S	1993	2006	231,830	94%	1,779,002	HomeGoods, Hudson Furniture, Kmart, The Fresh Market	
91 Southgate	CNP/CER (Super LLC)	New Port Richey	FL	S	2004	2007	241,370	72%	1,335,781	Big Lots, Publix	
92 Presidential Plaza	CNP (Super LLC)	North Lauderdale	FL	S	2006	2007	88,306	85%	711,321	Family Dollar, Sedano's	
93 Fashion Square	CER*	Orange Park	FL	S	1996	2007	36,029	76%	602,938	Carrabba's Italian Grill, Miller's Orange Park Ale House, Ruby Tuesday, Takeya Japanese Steakhouse	American Flooring
94 Colonial Marketplace	CER (Super LLC)	Orlando	FL	S	2006	2007	141,140	100%	2,070,785	LA Fitness, OfficeMax	Target
95 23rd Street Station	CNP (Super LLC)	Panama City	FL	S	1995	2007	98,827	92%	1,018,424	Publix	
96 Panama City Square	CER*	Panama City	FL	S	1992	2007	289,119	87%	1,760,360	Michaels, Sports Authority, T.J. Maxx, Wal-Mart	
97 Pensacola Square	CER (Super LLC)	Pensacola	FL	S	1995	2007	142,501	97%	1,227,437	Circuit City, Ethan Allen, OfficeMax	Books-A-Million, Hobby Lobby
98 Shopper's Haven Shopping Ctr	CAF	Pompano Beach	FL	S	1998	2006	206,330	92%	2,126,351	A.C. Moore, Bed Bath & Beyond, Winn-Dixie	
99 Riverwood	CER*	Port Orange	FL	S	1996	2007	93,506	94%	515,374	Walgreens, Winn-Dixie	
100 Shoppes of Victoria Square	CNP (Super LLC)	Port St. Lucie	FL	S	1990	2007	95,243	92%	957,653	Winn-Dixie	
101 Cobblestone Village I and II	CER*	Royal Palm Beach	FL	S	2005	2007	39,404	88%	911,781	Crispers	SuperTarget
102 Sarasota Village	CNP (Super LLC)	Sarasota	FL	S	1998	2007	168,600	97%	1,231,296	Big Lots, Gold's Gym, HomeGoods, Publix	
103 Atlantic Plaza	CNP (Super LLC)	Satellite Beach	FL	S	2008	2007	120,213	93%	1,149,813	Publix	
104 Seminole Plaza	CER (Super LLC)	Seminole	FL	S	1995	2007	146,579	99%	922,298	Burlington Coat Factory, T.J. Maxx	
105 Cobblestone Village	CER*	St. Augustine	FL	S	2003	2007	261,081	97%	3,241,056	Beall's, Publix, Ross Dress for Less	
106 Rutland Plaza	CER (Super LLC)	St. Petersburg	FL	S	2002	2007	149,562	99%	1,207,942	Big Lots, Winn-Dixie	
107 Skyway Plaza	CER (Super LLC)	St. Petersburg	FL	S	2002	2007	110,799	97%	923,241	Dollar Tree, Sweetbay Supermarket, Walgreens	
108 Tyrone Gardens	CER/CNP/JV (Super LLC)	St. Petersburg	FL	S	1998	2007	209,337	89%	1,512,008	Big Lots, Winn-Dixie	
109 Downtown Publix	CER (Super LLC)	Stuart	FL	S	2000	2007	153,246	90%	1,408,057	Publix	
110 Tarpon Mall	CER (Super LLC)	Tarpon Springs	FL	S	2003	2007	145,524	98%	1,811,247	Publix, T.J. Maxx	
111 Albany Plaza	CER*	Albany	GA	S	1995	2007	114,169	94%	675,232	Big Lots, Harveys	

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Property Portfolio

Property Name	Fund	City	State	Region	Year Built (1)	Year Acquired	GLA (2)	Percent Leased (3)	ABR	Anchor Tenant (4)	Anchor Tenant Not Owned (4)
112 Mansell Crossing	CMCS 35	Alpharetta	GA	SE	2005	2004	377,547	100%	4,372,669	AMC Theatres, Barnes & Noble, Sports Authority, T.J. Maxx	HomeGoods, Michaels, Toys"R"Us
113 Perlis Plaza	CER*	Americus	GA	S	1972	2007	165,315	85%	794,926	Belk	
114 Northeast Plaza	CER (Super LLC)	Atlanta	GA	SE	2004	2007	441,829	94%	4,134,898	Atlanta Ballroom, Goodwill, Mercado Del Pueblo	
115 Augusta West Plaza	CNP (Super LLC)	Augusta	GA	SE	2006	2007	207,823	81%	1,135,188	Burlington Coat Factory, Dollar Tree	
116 Sweetwater Village	CER (Super LLC)	Austell	GA	SE	1985	2007	66,197	94%	443,629	Family Dollar, Food Depot	
117 Cedar Plaza	CER (Super LLC)	Cedartown	GA	SE	1994	2007	83,300	100%	636,788	Gold's Gym, Kroger	
118 Covered Bridge	CNP (Super LLC)	Clayton	GA	SE	2001	2007	61,375	91%	419,216	Family Dollar	
119 Conyers Crossroads	CNP-JV (Super LLC)	Conyers	GA	SE	2000	2007	458,895	96%	4,686,410	Circuit City, Eastwynn Cinemas, Kohl's, Old Navy	
120 Conyers Plaza	CER*	Conyers	GA	SE	2001	2007	171,374	92%	1,667,070	American Furniture Company, Appliance Recycling Center of America, PetSmart	Home Depot, Wal-Mart Supercenter
121 Cordele Square	CER*	Cordele	GA	S	2002	2007	127,953	97%	870,006	Belk, Goody's, Harveys	
122 Habersham Crossing	CER (Super LLC)	Cornelia	GA	SE	1990	2007	161,278	99%	841,265	Peebles, Wal-Mart	
123 Covington Gallery	CER (Super LLC)	Covington	GA	SE	1991	2007	174,857	97%	1,100,367	Ingles, Kmart	
124 Northside	CER*	Dalton	GA	SE	2001	2007	73,931	94%	552,674	BI-LO, Family Dollar	
125 Cosby Station	CER*	Douglasville	GA	SE	1994	2007	77,811	97%	779,910	Publix	
126 Midway Village	CER (Super LLC)	Douglasville	GA	SE	1989	2007	83,908	91%	492,618	-	
127 Park Plaza	CMCS 36	Douglasville	GA	SE	1986	2006	46,495	83%	546,216	-	Kroger
128 Westgate	CER (Super LLC)	Dublin	GA	S	2004	2007	118,938	89%	641,517	Beall's, Big Lots, Southern Family Markets	Home Depot
129 Venture Pointe	CMCS 35	Duluth	GA	SE	1995	2004	147,025	100%	1,384,675	American Signature Furniture, Broyhill Furniture Gallery	
130 Banks Station	CNP (Super LLC)	Fayetteville	GA	SE	2006	2007	176,451	81%	1,221,046	Cinemark, Food Depot, Staples	
131 Village Shoppes of Flowery Branch	CNP-JV (Super LLC)	Flowery Branch	GA	SE	2002	2007	92,985	99%	1,230,144	Publix	
132 Barrett Place	CMCS 35	Kennesaw	GA	SE	1994	2004	218,818	100%	2,359,887	Best Buy, Broyhill Furniture Gallery, OfficeMax, PetSmart, Sports Authority	
133 Mableton Walk	CER (Super LLC)	Mableton	GA	SE	1994	2007	105,742	96%	1,117,375	Piccadilly Cafeteria, Publix	
134 The Village @ Mableton	CMCS 38	Mableton	GA	SE	1998	2005	239,474	86%	1,142,196	Kmart, The Shoppes at Mableton	
135 North Park	CMCS 36	Macon	GA	SE	1998	2005	195,355	91%	1,260,173	Kmart, Kroger	
136 Marshalls at Eastlake	CER (Super LLC)	Marietta	GA	SE	1982	2007	55,193	100%	487,599	Marshalls	
137 Merchants Exchange	CER*	Marietta	GA	SE	1997	2007	130,013	100%	1,887,839	Casabella, LA Fitness, Picture Show	
138 New Chastain Corners	CER (Super LLC)	Marietta	GA	SE	2004	2007	113,079	86%	978,284	Kroger	
139 Pavilions at Eastlake	CER (Super LLC)	Marietta	GA	SE	1996	2007	156,853	87%	1,716,320	J. Christopher's, Kroger	
140 Village at Southlake	CNP (Super LLC)	Morrow	GA	SE	1983	2007	53,384	100%	457,950	Family Dollar, Marshalls	
141 Merchants Crossing	CNP (Super LLC)	Newnan	GA	SE	2008	2007	174,059	54%	638,725	Hastings, Kroger	
142 Shenandoah Plaza Shopping Center	CNP	Newnan	GA	SE	1987	2006	146,121	96%	895,274	Big Lots, Dollar General, Lason Systems	
143 Perry Marketplace	CER*	Perry	GA	S	2004	2007	179,973	84%	900,068	Ace Hardware, Beall's Outlet, Kroger	
144 Creekwood Village	CER (Super LLC)	Rex	GA	SE	1990	2007	69,778	95%	582,546	Food Depot	
145 Shops of Riverdale	CNP (Super LLC)	Riverdale	GA	SE	1995	2007	16,808	82%	222,868	-	Wal-Mart Supercenter
146 Holcomb Bridge Crossing	CMCS 36	Roswell	GA	SE	1988	2006	105,420	77%	745,846	PGA Golf & Tennis Pro Shop	
147 Eisenhower Square	CER (Super LLC)	Savannah	GA	S	1997	2007	125,712	98%	964,616	Eisenhower Cinema, Food Lion	
148 Victory Square	CNP (Super LLC)	Savannah	GA	SE	2007	2007	114,291	95%	1,577,246	Citi Trends, Dollar Tree, Staples, Trademark Cinemas	Home Depot, Target
149 Wisteria Village	CER*	Snellville	GA	SE	2004	2007	173,152	99%	1,101,930	Hobby Lobby, Kmart	
150 Bulloch Plaza	CER*	Statesboro	GA	S	1970	2007	39,264	100%	216,935	Harveys	
151 University Commons	CNP (Super LLC)	Statesboro	GA	S	1994	2007	59,814	100%	586,695	-	
152 Stockbridge Village	CER (Super LLC)	Stockbridge	GA	SE	2008	2007	188,203	82%	2,238,608	Kroger	
153 Stone Mountain Festival	CNP (Super LLC)	Stone Mountain	GA	SE	2006	2007	347,091	98%	2,024,055	Hobby Lobby, Wal-Mart Supercenter	
154 Tift-Town	CNP (Super LLC)	Tifton	GA	S	1965	2007	58,818	87%	264,148	Beall's Outlet, DaVita Dialysis, Family Dollar, Salvation Army	
155 Davenport Retail Center	CMCS 39	Davenport	IA	C	1996	2006	62,588	100%	673,446	Factory Card Outlet, PetSmart, Staples	SuperTarget
156 Kimberly West Shopping Center	CMCS 39	Davenport	IA	C	1987	2006	113,713	91%	665,072	Hy-Vee	
157 Haymarket Mall	CNP (Super LLC)	Des Moines	IA	C	2002	2007	240,708	92%	1,024,126	Burlington Coat Factory, Hobby Lobby	
158 Haymarket Square	CER*	Des Moines	IA	C	2002	2007	269,465	92%	1,618,355	Big Lots, Dahl's Foods, Northern Tool, Nova Cinema, Office Depot	
159 Warren Plaza	CMCS 39	Dubuque	IA	C	1993	2006	90,102	97%	721,383	Hy-Vee	Target
160 Annex of Arlington	CER (Super LLC)	Arlington Heights	IL	C	1999	2007	197,328	74%	1,991,923	Barnes & Noble, PetSmart, Sports Authority, Trader Joe's	
161 Ridge Plaza	CER*	Arlington Heights	IL	C	2000	2007	151,643	78%	1,684,968	Bang & Olufsen, XSport Fitness	Kohl's
162 Bartonville Square	CAF	Bartonville	IL	C	2001	2006	61,678	98%	294,402	Kroger	
163 Festival Center	CNP (Super LLC)	Bradley	IL	C	2006	2007	63,796	77%	252,220	Big Lots, Dollar General	
164 Southfield Plaza	CER (Super LLC)	Bridgeview	IL	C	2006	2007	198,331	100%	2,155,210	Hobby Lobby, Rich's Foods	
165 Commons of Chicago Ridge	CAF	Chicago Ridge	IL	C	1998	2006	324,530	99%	3,817,307	Home Depot, Marshalls, Office Depot, XSport Fitness	
166 Rivercrest Shopping Center	CMCS 39	Crestwood	IL	C	1999	2006	488,680	95%	4,877,028	Best Buy, Kmart, PetSmart, T.J. Maxx	Kohl's, Target
167 The Commons of Crystal Lake	CMCS 39	Crystal Lake	IL	C	1998	2006	273,060	86%	2,813,483	Jewel-Osco, Marshalls, Toys"R"Us	Dinorex, Hobby Lobby
168 Elk Grove Town Center	CER (Super LLC)	Elk Grove Village	IL	C	1998	2007	131,849	94%	1,981,854	Dominick's, Walgreens	
169 Crossroads Centre	CMCS 39	Fairview Heights	IL	C	1975	2006	242,320	95%	1,512,738	KM Fairview Heights, T.J. Maxx	
170 Freepoint Plaza	CER (Super LLC)	Freepoint	IL	C	2000	2007	87,846	100%	502,193	Cub Foods, Stone's Hallmark	

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171 Westview Center	CMCS 39	Hanover Park	IL	C	1989	2006	325,507	92%	3,337,938	LA Fitness, The Family Store, Ultra Foods	Value City
172 The Quentin Collection	CER (Super LLC)	Kildeer	IL	C	2006	2007	157,446	100%	2,526,036	Best Buy, DSW, PetSmart, Stein Mart, The Fresh Market	
173 Butterfield Square	CMCS 39	Libertyville	IL	C	1997	2006	106,755	88%	1,341,893	Sunset Foods	
174 High Point Centre	CMCS 40 (Super LLC)	Lombard	IL	C	1992	2006	239,892	94%	2,113,233	Babies"R"Us, Office Depot, Ultra Foods	
175 Marketplace at Matteson	CER*	Matteson	IL	C	2000	2007	309,864	84%	1,830,315	A.J. Wright, Advance Auto, Burlington Coat Factory	
176 Long Meadow Commons	CMCS 39	Mundelein	IL	C	1997	2006	118,470	89%	1,590,808	Dominick's	
177 Heritage Square	CAF	Naperville	IL	C	1992	2006	210,752	76%	2,177,520	Carson Furniture, Circuit City, DSW	
178 Westridge Court	CNP/CER (Super LLC)	Naperville	IL	C	2002	2007	453,666	87%	4,810,278	Borders, Macy's Furniture Outlet, Marshalls, Nova Cinema	
179 Olympia Corners	CER (Super LLC)	Olympia Fields	IL	C	1988	2007	113,070	93%	993,941	Jewel-Osco	
180 Sterling Bazaar	CMCS 39	Peoria	IL	C	1992	2006	84,438	94%	775,445	Kroger	
181 Rollins Crossing	CNP	Round Lake Beach	IL	C	1998	2006	148,117	100%	1,238,091	Regal Cinemas, Sears Outlet	Kmart
182 Twin Oaks Shopping Center	CMCS 40 (Super LLC)	Silvis	IL	C	1991	2006	98,197	99%	708,942	Eye Surgeon Associate, Hy-Vee	
183 Fairhills Mall	CNP	Springfield	IL	C	2007	2006	107,502	81%	526,050	Cub Country Market	
184 Parkway Pointe	CMCS 39	Springfield	IL	C	1994	2006	38,737	100%	555,173	Cara Mongolian Barbecue, Dress Barn, Family Christian Stores, Shoe Party Tree, Target, Wal-Mart Carnival	
185 Sangamon Center North	CMCS 40 (Super LLC)	Springfield	IL	C	1996	2006	139,907	98%	1,230,238	Schnucks, U.S. Post Office	
186 Tinley Park Plaza	CER (Super LLC)	Tinley Park	IL	C	2005	2007	249,954	95%	2,449,041	T.J. Maxx, Walt's	
187 Meridian Village Plaza	CMCS 40 (Super LLC)	Carmel	IN	C	1990	2006	130,774	87%	1,117,348	Godby Home Furnishings, O'Malia's Food Markets	
188 Columbus Center	CER (Super LLC)	Columbus	IN	C	2005	2007	143,200	99%	1,374,168	Big Lots, MC Sports, OfficeMax, T.J. Maxx	Target
189 Elkhart Plaza West	CNP (Super LLC)	Elkhart	IN	MW	1997	2007	81,651	100%	678,977	CVS, Martin's Super Market	
190 Apple Glen Crossing	CAF	Fort Wayne	IN	MW	2002	2006	150,446	97%	1,816,447	Best Buy, Dick's Sporting Goods, PetSmart	Kohl's, Wal-Mart
191 Elkhart Market Centre	CER (Super LLC)	Goshen	IN	MW	1994	2007	362,470	94%	2,049,986	SAM'S CLUB, Wal-Mart	
192 Marwood Plaza	CER*	Indianapolis	IN	C	1992	2007	107,080	79%	520,695	Fashion Bug Plus, Kroger	
193 Westlane Shopping Center	CER*	Indianapolis	IN	C	1982	2007	71,490	100%	461,947	Family Dollar, Marsh Supermarket	
194 Valley View Plaza	CNP (Super LLC)	Marion	IN	MW	1997	2007	29,974	96%	318,427	-	Goody's, Wal-Mart Supercenter
195 Bittersweet Plaza	CMCS 40 (Super LLC)	Mishawaka	IN	MW	2000	2006	91,798	93%	666,773	CVS, Martin's Super Market	
196 Lincoln Plaza	CMCS 39	New Haven	IN	MW	1968	2006	103,938	85%	715,304	Kroger	
197 Knox Plaza	CNP (Super LLC)	Vincennes	IN	C	1989	2007	72,914	82%	251,654	Ashley Jordan's Furniture Store	
198 Sagamore Park Centre	CMCS 40 (Super LLC)	West Lafayette	IN	C	2003	2006	118,436	90%	954,235	Pay Less	Walgreens
199 Garden City Plaza	CER*	Garden City	KS	SW	2004	2007	102,648	94%	932,210	Deb Shops, JC Penney, Maurice's	Sears
200 Westchester Square	CMCS 40 (Super LLC)	Lenexa	KS	C	1987	2006	164,838	89%	1,242,253	Hy-Vee	
201 West Loop Shopping Center	CMCS 39	Manhattan	KS	C	1976	2006	199,032	73%	1,166,619	American Academy Hair Design, Dillons	
202 Green River Plaza	CER*	Campbellsville	KY	MW	1989	2007	203,239	92%	1,023,142	Goody's, JC Penney, Kroger	
203 Kmart Plaza	CER*	Elizabethtown	KY	MW	1992	2007	130,466	100%	833,679	Kmart, Staples	
204 Florence Plaza	CNP (Super LLC)	Florence	KY	MW	1985	2007	170,274	94%	1,240,962	Harbor Freight Tools, Hobby Lobby, Steve & Barry's	Toys"R"Us
205 Florence Square	CNP/CER (Super LLC)	Florence	KY	MW	2000	2007	381,628	96%	4,356,661	HomeGoods, Kroger, National Amusement, Staples, T.J. Maxx	H.H. Gregg Appliance
206 Highland Commons	CER (Super LLC)	Glasgow	KY	MW	1992	2007	130,466	98%	747,007	Food Lion, Kmart	
207 Harrodsburg Marketplace	CNP	Harrodsburg	KY	MW	1990	2005	60,048	88%	395,886	Kroger	Wal-Mart
208 Jeffersontown Commons	CER (Super LLC)	Jeffersontown	KY	MW	2005	2007	208,596	85%	1,457,363	King Pin Lanes, Louisville Athletic Club	
209 Mist Lake Plaza	CER (Super LLC)	Lexington	KY	MW	1993	2007	217,292	98%	1,542,127	Gabriel Brothers, Wal-Mart	
210 London Marketplace	CER*	London	KY	MW	1994	2007	169,032	100%	1,075,617	Goody's, Kmart, Kroger	
211 Eastgate Shopping Center	CNP (Super LLC)	Louisville	KY	MW	2002	2007	167,037	77%	1,243,017	Kroger	
212 Plainview Village	CMCS 40 (Super LLC)	Louisville	KY	MW	1997	2006	164,367	85%	1,097,909	Kroger	
213 Stony Brook I & II	CMCS 40 (Super LLC)	Louisville	KY	MW	1988	2006	137,012	96%	1,691,663	Kroger	H.H. Gregg Appliance
214 Springhurst Towne Center	CER*	Louisville	KY	MW	1997	2007	422,035	92%	4,763,192	Books-A-Million, Cinemark, Dick's Sporting Goods, Kohl's, Liquor Barn, T.J. Maxx	Meijer, Target
215 Chestnut Hills	CER*	Murray	KY	MW	1982	2007	68,364	94%	327,353	JC Penney	
216 Towne Square North	CER (Super LLC)	Owensboro	KY	MW	1988	2007	163,161	98%	1,082,986	Books-A-Million, Hobby Lobby, Office Depot	
217 Lexington Road Plaza	CER (Super LLC)	Versailles	KY	MW	2007	2007	197,668	100%	1,433,938	Kmart, Kroger	
218 Karam Shopping Center	CER*	Lafayette	LA	SW	1998	2007	100,238	100%	367,017	Conn Appliances, Super 1 Foods	
219 Iberia Plaza	CNP (Super LLC)	New Iberia	LA	SW	1992	2007	132,465	78%	539,269	Super 1 Foods	
220 The Pines	CNP (Super LLC)	Pineville	LA	SW	1991	2007	179,039	100%	1,058,427	Kmart, Super 1 Foods	
221 Points West	CNP/CER (Super LLC)	Brockton	MA	NE	2007	2007	139,255	89%	1,116,268	Ocean State Job Lot, PriceRite	
222 Burlington Square I, II & III	CNP	Burlington	MA	NE	1992	2006	86,290	65%	1,804,542	Pyara Salon, Staples	
223 Chicopee Marketplace	CER*	Chicopee	MA	NE	2005	2007	150,959	100%	2,332,619	Dollar Tree, Marshalls, Staples	Home Depot, Wal-Mart Supercenter
224 Holyoke Shopping Center	CER (Super LLC)	Holyoke	MA	NE	2000	2007	201,875	87%	1,120,672	Super Stop & Shop	
225 WaterTower Plaza	CMCS 39	Leominster	MA	NE	2000	2006	296,320	80%	3,445,794	Shaw's, T.J. Maxx	
226 Lunenburg Crossing	CER*	Lunenburg	MA	NE	1994	2007	25,515	100%	340,525	Fashion Bug	Hannaford Bros., Wal-Mart
227 Lynn Marketplace	CAF	Lynn	MA	NE	1968	2006	78,092	100%	722,682	Rainbow, Shaw's	
228 Greatwoods Marketplace	CER*	Norton	MA	NE	1989	2007	117,827	75%	935,853	Fashion Bug, Roche Bros.	
229 Berkshire Crossing	CAF	Pittsfield	MA	NE	1994	2006	442,334	100%	2,683,757	Home Depot, Price Chopper, Staples, Wal-Mart	

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Property Portfolio

Property Name	Fund	City	State	Region	Year Built (1)	Year Acquired	GLA (2)	Percent Leased (3)	ABR	Anchor Tenant (4)	Anchor Tenant Not Owned (4)
230 Westgate Plaza	CMCS 40 (Super LLC)	Westfield	MA	NE	1996	2006	103,903	91%	991,131	Ocean State Job Lot, Staples, T.J. Maxx	
231 Perkins Farm Marketplace	CER	Worcester	MA	NE	1998	2006	203,429	100%	1,613,279	A.J. Wright, Building 19, Super Stop & Shop	
232 Campus Village	CMCS 38	College Park	MD	MA	1986	2005	25,529	100%	602,914	-	
233 Fox Run	CER	Prince Frederick	MD	MA	1997	2005	292,849	92%	2,670,188	Giant Food, Kmart, Peebles	
234 Brunswick Plaza	CER*	Brunswick	ME	NE	2005	2007	169,793	100%	864,000	Lowe's	Wal-Mart Supercenter
235 BJ's Plaza	CER*	Portland	ME	NE	1991	2007	104,233	100%	750,477	BJ's Wholesale Club	
236 Pine Tree Shopping Center	CMCS 39	Portland	ME	NE	1958	2006	287,513	100%	1,755,395	Big Lots, Lowe's, Marden's	
237 Maple Village	CER (Super LLC)	Ann Arbor	MI	MW	2000	2007	296,415	88%	2,083,296	Dunham's Sports, Kmart, Plum Markets	
238 Grand Crossing	CER (Super LLC)	Brighton	MI	MW	2005	2007	82,989	94%	777,196	ACO Hardware, VG'S	
239 Farmington Crossroads	CER (Super LLC)	Farmington	MI	MW	1986	2007	86,414	95%	651,188	Dollar Tree, Harvest Fresh Market	
240 Silver Lake	CNP (Super LLC)	Fenton	MI	MW	1996	2007	77,302	100%	1,030,939	Glik's, VG's	Kmart
241 Silver Pointe Shopping Center	CER (Super LLC)	Fenton	MI	MW	1996	2007	86,141	79%	816,716	Dunham's Sports	
242 Fremont	CNP (Super LLC)	Fremont	MI	MW	2007	2007	42,604	92%	178,920	Dunham's Sports, Glik's, Peebles	
243 Cascade East	CER (Super LLC)	Grand Rapids	MI	MW	1983	2007	99,529	89%	700,071	D&W Food Center, Powerhouse Gym	
244 Kentwood	CNP (Super LLC)	Kentwood	MI	MW	1987	2007	78,007	70%	240,771	Dollar Tree, Family Fare Supermarkets	
245 Delta Center	CER*	Lansing	MI	MW	2005	2007	186,246	77%	1,403,985	Bed Bath & Beyond, Gift & Bible Center, Hobby Lobby	
246 Musicland	CNP	Livonia	MI	MW	1988	2005	80,000	50%	250,000	Dunham's Sports	
247 Meridian Towne Centre	CNP-JV (Super LLC)	Okemos	MI	MW	2004	2007	86,891	77%	801,099	David's Bridal, Marshalls, Pier 1 Imports	Kroger, Target
248 Redford Plaza	CMCS 39	Redford	MI	MW	1992	2006	293,847	93%	2,315,690	A.J. Wright, Bally Total Fitness, Burlington Coat Factory, Kroger	
249 Hampton Village Centre	CER (Super LLC)	Rochester Hills	MI	MW	2004	2007	459,300	95%	4,920,001	Best Buy, Kohl's, Star Theatre, T.J. Maxx	Target
250 Fashion Corner	CER*	Saginaw	MI	MW	2004	2007	187,832	90%	1,464,939	Bed Bath & Beyond, Best Buy, Dunham's Sports	
251 Hall Road Crossing	CER (Super LLC)	Shelby Township	MI	MW	1999	2007	175,763	97%	1,882,647	Gander Mountain, Michaels, Old Navy, T.J. Maxx	
252 Southfield Plaza	CNP/CER (Super LLC)	Southfield	MI	MW	2002	2007	106,948	47%	667,210	Dollar Castle	Burlington Coat Factory, Marshalls, Staples
253 18 Mile & Ryan	CNP/CER (Super LLC)	Sterling Heights	MI	MW	1997	2007	98,758	94%	1,334,374	Murray's Auto Parts, VG'S True Value	
254 Delco Plaza	CER (Super LLC)	Sterling Heights	MI	MW	1996	2007	154,853	88%	752,384	Babies"R"Us, Bed Bath & Beyond, Dunham's Sports	
255 Harvest Place	CER (Super LLC)	Stevensville	MI	MW	1994	2007	61,965	100%	568,083	Martin's Super Market	
256 Grand Traverse Crossing	CMCS 40 (Super LLC)	Traverse City	MI	MW	1996	2006	383,400	98%	2,646,002	Borders, Home Depot, Toys"R"Us, Wal-Mart	
257 West Ridge Shopping Center	CER (Super LLC)	Westland	MI	MW	1989	2007	163,131	55%	849,097	Tile Shop	Burlington Coat Factory, Target
258 Westland Crossing	CNP (Super LLC)	Westland	MI	MW	1999	2007	141,738	74%	998,201	Grand Prix of America, Michaels	Toys"R"Us
259 Roundtree Place	CER*	Ypsilanti	MI	MW	1992	2007	201,227	94%	1,180,880	Wal-Mart	
260 Washtenaw Fountain Plaza	CER*	Ypsilanti	MI	MW	2005	2007	123,390	97%	773,277	Dollar Tree, Dunham's Sports, Planet Fitness, Save-A-Lot	
261 Southport Centre I - VI	CMCS 40 (Super LLC)	Apple Valley	MN	C	1985	2006	124,937	100%	1,722,487	Best Buy, Dollar Tree, Walgreens	Target
262 Austin Town Center	CNP	Austin	MN	C	1999	2006	110,680	100%	660,079	Aldi, Minnesota Warehouse Furniture, Staples	Target
263 Brookdale Square	CNP	Brooklyn Center	MN	C	1994	2006	185,883	53%	272,507	Blue Star Productions, Brookdale 8 Theater, Doug Stanton Ministries, Pep Boys	
264 Central Valu Center	CMCS 40 (Super LLC)	Columbia Heights	MN	C	1961	2006	126,665	100%	871,583	Rainbow Foods, Slumberland Clearance Center	
265 Burning Tree Plaza	CMCS 40 (Super LLC)	Duluth	MN	C	1987	2006	182,969	98%	1,732,685	Best Buy, Dunham's Sports, T.J. Maxx	
266 Elk Park Center	CAF	Elk River	MN	C	1999	2006	204,992	92%	1,595,976	Cub Foods, OfficeMax	
267 Westwind Plaza	CMCS 40 (Super LLC)	Minnetonka	MN	C	2007	2006	87,933	100%	1,291,040	Northern Tool & Equipment, Walgreens	Cub Foods
268 Oakdale Village Shopping Center	CER	Oakdale	MN	C	2006	2006	164,928	97%	2,531,969	Best Buy, HomeGoods, Sports Authority	
269 Richfield Hub & West Shopping Center	CAF	Richfield	MN	C	1992	2006	215,345	96%	2,364,971	Bally Total Fitness, Marshalls, Michaels, Rainbow	
270 Terrace Center	CMCS 40 (Super LLC)	Robbinsdale	MN	C	1993	2006	135,023	90%	1,000,363	Nothern Memorial Medical Center, Rainbow Foods	
271 Roseville Center	CMCS 40 (Super LLC)	Roseville	MN	C	2000	2006	76,894	99%	936,243	Hancock Fabrics, Synder Drug Store	Rainbow Foods
272 Marketplace @ 42	CMCS 39	Savage	MN	C	1999	2006	117,873	95%	1,372,661	Rainbow Foods	
273 Sun Ray Shopping Center	CMCS 40 (Super LLC)	St. Paul	MN	C	2003	2006	287,385	98%	2,319,032	Bally Total Fitness, Cub Foods, T.J. Maxx, Valu Thrift Store	
274 White Bear Hills Shopping Center	CAF	White Bear Lake	MN	C	1996	2006	73,095	98%	644,456	Dollar Tree, Festival Foods	
275 Ellisville Square	CMCS 39	Ellisville	MO	C	1989	2006	146,052	99%	1,392,603	Kmart, Lukas Liquors	
276 Clocktower Place	CNP	Florissant	MO	C	1987	2006	214,198	51%	1,121,841	Office Depot	
277 Prospect Plaza	CMCS 39	Gladstone	MO	C	1999	2006	189,996	94%	1,360,945	Hobby Lobby, Price Chopper, Salvation Army	
278 Hub Shopping Center	CMCS 40 (Super LLC)	Independence	MO	C	1995	2006	160,423	100%	842,889	Price Chopper	
279 Marketplace Shopping Center	CNP	Independence	MO	C	1998	2006	241,896	65%	1,326,548	Price Chopper	
280 Watts Mill Plaza	CMCS 40 (Super LLC)	Kansas City	MO	C	1997	2006	161,717	94%	1,332,187	Ace Hardware, Price Chopper	
281 Liberty Corners	CMCS 40 (Super LLC)	Liberty	MO	C	1987	2006	124,808	97%	944,999	Fashion Bug, Price Chopper	Sutherlands
282 Maplewood Square	CAF	Maplewood	MO	C	1998	2006	71,590	100%	552,381	Shop 'n Save	
283 Clinton Crossing	CNP (Super LLC)	Clinton	MS	SW	2008	2007	112,148	98%	566,602	Kroger	
284 County Line Plaza	CAF	Jackson	MS	SW	1997	2006	221,567	91%	2,710,920	Haverty's Furniture, Office Depot, Old Navy	Circuit City
285 Jacksonian Plaza	CER*	Jackson	MS	SW	1990	2007	87,721	100%	400,855	Books-A-Million, Georgia Carpet Outlet, Office Depot	Kroger
286 Devonshire Place	CER*	Cary	NC	SE	1996	2007	104,441	100%	1,337,283	Borders, Dollar Tree, Golf Galaxy, Lowes Foods	Lifestyle Fitness, Monkey Joe's
287 The Commons at Chancellor Park	CMCS 39	Charlotte	NC	SE	2005	2006	348,604	97%	2,453,816	Circuit City, Hobby Lobby, Home Depot, Marshalls, Value City Furniture	
288 McMullen Creek Market	CMCS 39	Charlotte	NC	SE	2007	2006	283,271	89%	2,946,823	Burlington Coat Factory	

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Property Portfolio

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289 Macon Plaza	CER (Super LLC)	Franklin	NC	SE	2001	2007	92,787	100%	444,569	BI-LO, Peebles	
290 Franklin Square	CAF	Gastonia	NC	SE	2007	2006	318,435	92%	3,099,156	Bed Bath & Beyond, Best Buy, Ross Dress for Less	Wal-Mart Supercenter
291 Wendover Place	CMCS 40 (Super LLC)	Greensboro	NC	SE	2000	2006	406,774	100%	4,602,407	Babies"R"Us, Dick's Sporting Goods, Kohl's, PetSmart, Ross Dress for Less	Target
292 University Commons	CMCS 39	Greenville	NC	SE	2007	2006	232,820	99%	2,799,579	Barnes & Noble, Circuit City, Kroger, T.J. Maxx	Target
293 Henderson Square	CER*	Henderson	NC	SE	1995	2007	165,929	81%	930,021	Belk, JC Penney	Wal-Mart Supercenter
294 Longview Crossing	CER*	Hickory	NC	SE	1988	2007	40,598	91%	178,250	Food Lion	
295 Springs Crossing	CER*	Hickory	NC	SE	1996	2007	43,071	100%	323,460	Family Dollar, Food Lion	
296 Valley Crossing	CER*	Hickory	NC	SE	1988	2007	186,088	77%	1,288,135	Dollar Tree, Goody's, Office Depot, T.J. Maxx	
297 Kinston Pointe	CER (Super LLC)	Kinston	NC	SE	2001	2007	250,580	100%	812,789	Dollar Tree, Wal-Mart Supercenter	
298 Magnolia Plaza	CMCS 36	Morganton	NC	SE	1990	2005	104,539	65%	526,767	Ingles	Wal-Mart
299 Wakefield Commons	CNP-JV (Super LLC)	Raleigh	NC	SE	2005	2007	160,949	100%	2,225,250	Kroger, Marquee Cinemas	
300 Roxboro Square	CNP (Super LLC)	Roxboro	NC	SE	2005	2007	97,226	97%	1,107,895	Person County	
301 Innes Street Market	CAF	Salisbury	NC	SE	2002	2005	349,433	100%	3,309,615	Food Lion, Lowe's, Marshalls, Old Navy, Tinsletown	
302 Siler Crossing	CNP (Super LLC)	Siler City	NC	SE	1988	2007	132,639	66%	335,230	Belk, Mighty Dollar	
303 Crossroads Center	CER (Super LLC)	Statesville	NC	SE	1997	2007	340,190	97%	1,949,660	Big Lots, Wal-Mart Supercenter	
304 Thomasville Crossing	CNP (Super LLC)	Thomasville	NC	SE	1996	2007	78,509	97%	679,042	Lowes Foods, Rite Aid	
305 Anson Station	CNP (Super LLC)	Wadesboro	NC	SE	1988	2007	132,353	65%	521,322	Food Lion, Peebles, Tractor Supply	
306 Roanoke Landing	CER (Super LLC)	Williamston	NC	SE	1991	2007	156,561	63%	472,200	-	Belk
307 New Centre Market	CAF	Wilmington	NC	SE	1998	2006	143,762	99%	1,718,971	Marshalls, OfficeMax, PetSmart	Target
308 University Commons	CMCS 39	Wilmington	NC	SE	2007	2006	235,345	97%	2,710,528	HomeGoods, Lowes Foods, T.J. Maxx	
309 Parkway Plaza	CER*	Winston-Salem	NC	SE	2005	2007	283,830	90%	2,518,779	Citi Trends, Office Depot, Super Compare Foods	
310 Stratford Commons	CER*	Winston-Salem	NC	SE	1995	2007	72,308	100%	1,012,202	Funigans, Golf Galaxy, Mattress Firm, OfficeMax	
311 Bedford Grove	CAF	Bedford	NH	NE	1989	2006	216,941	100%	1,297,503	Hannaford Bros., Wal-Mart	
312 Capitol Shopping Center	CMCS 39	Concord	NH	NE	2001	2006	182,821	95%	1,364,934	Burlington Coat Factory, Market Basket, Marshalls	
313 Willow Springs Plaza	CER*	Nashua	NH	NE	1990	2007	130,748	100%	1,929,732	JC Penney Home Store, Jordan's Warehouse, Namco Pool and Patio, PETCO	Home Depot
314 Seacoast Shopping Center	CER*	Seabrook	NH	NE	1991	2007	91,690	92%	1,120,112	Jo-Ann Fabrics, Shaw's	Wal-Mart
315 Tri-City Plaza	CMCS 40 (Super LLC)	Somersworth	NH	NE	1990	2006	146,947	82%	883,870	Market Basket, T.J. Maxx	
316 Laurel Square	CNP (Super LLC)	Brick	NJ	MA	2003	2007	246,235	93%	2,118,019	Kmart, Pathmark	
317 Collegetown Shopping Center	CER	Glassboro	NJ	MA	1995	2005	250,515	99%	1,567,969	Acme, Kmart, Staples	
318 Hamilton Plaza-Kmart Plaza	CER (Super LLC)	Hamilton	NJ	MA	1972	2007	149,060	99%	822,522	Kmart	
319 Suburban Plaza	CNP	Hamilton Township	NJ	MA	1999	2005	244,718	12%	320,713	-	
320 Bennetts Mills Plaza	CER (Super LLC)	Jackson	NJ	MA	2002	2007	127,230	97%	1,505,537	Stop & Shop	
321 Lakewood Plaza	CMCS 38	Lakewood	NJ	MA	1966	2005	203,547	99%	3,045,110	ShopRite	
322 Marlton Crossing I & II	CER	Marlton	NJ	MA	2001	2005	311,294	94%	4,310,474	Burlington Coat Factory, DSW, HomeGoods, T.J. Maxx	
323 Middletown Plaza	CNP (Super LLC)	Middletown	NJ	MA	2002	2007	197,466	99%	3,180,069	ShopRite	
324 Old Bridge Gateway	CAF	Old Bridge	NJ	MA	1995	2006	235,995	94%	3,274,968	Bayshore Fitness & Wellness Center, Marshalls, Modell's	
325 Morris Hills Shopping Center	CAF	Parsippany	NJ	MA	1994	2006	159,230	99%	2,557,556	Clearview Cinema Group, HomeGoods, Marshalls, Michaels	
326 Rio Grande Plaza	CMCS 36	Rio Grande	NJ	MA	1997	2005	141,355	86%	1,284,606	JC Penney, Peebles, PetSmart	ShopRite
327 Ocean Heights Shopping Center	CER	Somers Point	NJ	MA	2006	2005	173,011	98%	2,924,149	ShopRite, Staples	
328 Tinton Falls Plaza	CER (Super LLC)	Tinton Falls	NJ	MA	2006	2007	99,013	90%	1,185,650	Dollar Tree, Summit Youth Development, WOW Fitness	A&P
329 Cross Keys Commons	CMCS 39	Turnersville	NJ	MA	1996	2006	216,428	92%	2,908,816	Marshalls, Ross Dress for Less, Staples	Wal-Mart Supercenter
330 Dover Park Plaza	CER*	Yardville	NJ	MA	2005	2007	56,808	100%	803,424	CVS	
331 Ladera	CER*	Albuquerque	NM	W	1982	2007	128,712	99%	1,105,612	Dollar Tree, John Brooks Supermart	
332 St Francis Plaza	CMCS 39	Santa Fe	NM	W	1993	2006	35,800	100%	405,594	Walgreens, Whole Foods Market	
333 Galleria Commons	CER*	Henderson	NV	W	2005	2007	275,013	98%	2,803,546	Babies"R"Us, Burlington Coat Factory, Stein Mart, T.J. Maxx	
334 Montecito Marketplace I and II	CNP-JV (Super LLC)	Las Vegas	NV	W	2006	2007	190,434	97%	3,450,167	Smith's, T.J. Maxx	
335 Renaissance Center East	CER (Super LLC)	Las Vegas	NV	W	2006	2007	144,216	90%	1,441,930	Albertsons	
336 Tenaya Village	CNP-JV (Super LLC)	Las Vegas	NV	W	2007	2007	49,554	89%	1,312,257	Quarter's Bar & Grill	
337 Kietzke Center	CNP (Super LLC)	Reno	NV	W	2008	2007	167,296	55%	874,426	Kietzke Furniture	Ashley Furniture, Sportsman Warehouse
338 University Mall	CER*	Canton	NY	NE	1967	2007	81,027	100%	403,520	Hackett's, Rexford's Hardware	
339 Parkway Plaza	CMCS 40 (Super LLC)	Carle Place	NY	NE	1993	2006	89,704	95%	2,027,926	Minado, T.J. Maxx	
340 Kmart Plaza	CNP (Super LLC)	Dewitt	NY	NE	1970	2007	115,500	99%	581,925	Kmart, OfficeMax	
341 Unity Plaza	CER (Super LLC)	East Fishkill	NY	NE	2005	2007	67,462	100%	1,343,300	A&P Fresh	
342 Suffolk Plaza	CAF	East Setauket	NY	NE	1998	2006	84,480	100%	871,694	Waldbaum's	Kohl's
343 Three Village Shopping Center	CAF	East Setauket	NY	NE	1991	2006	77,458	100%	1,598,397	Ace Hardware, King Kullen	Wild By Nature
344 Elmira Plaza	CNP (Super LLC)	Elmira	NY	NE	2001	2007	50,803	100%	195,972	Big Lots, Dollar General, Rent Way	
345 Stewart Plaza	CNP (Super LLC)	Garden City	NY	NE	1990	2007	193,622	88%	2,304,119	Burlington Coat Factory, K&G Men's Center	
346 Genesee Valley Shopping Center	CER*	Geneseo	NY	NE	2007	2007	191,284	100%	1,348,846	Peebles, Staples, Tractor Supply, Wegmans	
347 Pyramid Mall	CNP (Super LLC)	Geneva	NY	NE	2006	2007	198,596	65%	1,079,394	Big Lots, Tops	

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Property Portfolio

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348 McKinley Plaza	CER*	Hamburg	NY	NE	1991	2007	93,144	97%	1,077,948	A.C. Moore, T.J. Maxx	
349 Dalewood I, II & III Shopping Center	CMCS 40 (Super LLC)	Hartsdale	NY	NE	1995	2006	189,285	98%	4,622,575	Christmas Tree Shops, Morton Williams, Pathmark, T.J. Maxx	
350 Hornell Plaza	CER*	Hornell	NY	NE	2005	2007	253,813	96%	1,786,191	Wal-Mart, Wegmans	
351 Greenport Towne Center	CER*	Hudson	NY	NE	1993	2007	75,525	100%	767,250	Fashion Bug, Price Chopper	Wal-Mart
352 Turnpike Plaza	CNP	Huntington Station	NY	NE	1995	2006	52,950	100%	796,485	Rite Aid, Waldbaum's	
353 Cayuga Mall	CNP/CER (Super LLC)	Ithaca	NY	NE	1969	2007	203,888	97%	1,311,268	P&C, Rite Aid, T.J. Maxx	
354 Kings Park Shopping Center	CAF	Kings Park	NY	NE	1985	2006	71,940	100%	1,098,100	Key Food Marketplace, T.J. Maxx	
355 DSW Plaza at Lake Grove	CNP-JV (Super LLC)	Lake Grove	NY	NE	1997	2007	251,263	98%	4,296,163	Bally Total Fitness, DSW	
356 Falcaro's Plaza	CAF	Lawrence	NY	NE	2008	2006	61,295	100%	1,189,226	Auto Barn, Hollywood Video, OfficeMax	
357 Shops at Seneca Mall	CER*	Liverpool	NY	NE	2005	2007	231,024	100%	1,318,589	Big Lots, Kmart	
358 Village Square	CER	Mamaroneck	NY	NE	1981	2006	17,000	100%	378,721	Trader Joe's	
359 Sunshine Square	CNP/CER (Super LLC)	Medford	NY	NE	2007	2007	228,054	89%	2,274,826	Steve & Barry's, Super Stop & Shop, Ultimate Fitness	
360 Wallkill Plaza	CER (Super LLC)	Middletown	NY	MA	2005	2007	203,800	76%	1,249,388	Ashley Furniture	
361 Cortlandt Towne Center	CER*	Mohegan Lake	NY	NE	1997	2007	641,797	85%	8,554,087	A&P, Barnes & Noble, Best Buy, Marshalls, PetSmart, United Artists Home Depot Theatres, Wal-Mart	
362 Monroe ShopRite Plaza	CER (Super LLC)	Monroe	NY	MA	1985	2007	122,394	87%	1,458,418	ShopRite, US Postal	
363 Rockland Plaza	CNP/CER (Super LLC)	Nanuet	NY	MA	2006	2007	250,008	99%	5,815,277	Marshalls	
364 North Ridge Plaza	CMCS 36	New Rochelle	NY	NE	1971	2005	42,131	96%	1,161,003	Harmon Discount	
365 Nesconset Shopping Center	CMCS 39	Port Jefferson Station	NY	NE	1988	2006	122,996	93%	1,736,086	Everything 99 Cents, HomeGoods	
366 Roanoke Plaza	CMCS 39	Riverhead	NY	NE	2002	2006	99,131	98%	1,410,332	Best Yet Market, CVS, T.J. Maxx	
367 Rockville Centre	CAF	Rockville Centre	NY	NE	1975	2006	44,131	100%	612,979	HomeGoods, Rite Aid	
368 Mohawk Acres	CER (Super LLC)	Rome	NY	NE	2005	2007	159,583	93%	1,354,637	Price Chopper	
369 College Plaza	CMCS 40 (Super LLC)	Selden	NY	NE	1994	2006	175,086	96%	1,610,548	Bob's Stores, Marshalls, Rite Aid	
370 Village Center	CER (Super LLC)	Smithtown	NY	NE	2005	2007	97,401	97%	1,625,436	Rite Aid, Uncle Giuseppe's Marketplace	
371 Campus Plaza	CMCS 38	Vestal	NY	NE	2003	2005	160,661	97%	1,431,742	Olum's Furniture & Appliances, Staples	
372 Parkway Plaza	CMCS 38	Vestal	NY	NE	1995	2005	167,376	100%	1,807,526	Bed Bath & Beyond, Kohl's, PetSmart	Circuit City, Target
373 Pier 1 Shopping Center	CMCS 38	Vestal	NY	NE	1995	2005	13,497	83%	254,818	Pier 1 Imports	
374 Shoppes at Vestal	CMCS 38	Vestal	NY	NE	2000	2005	92,328	100%	1,314,132	HomeGoods, Michaels, Old Navy	
375 Town Square Mall	CMCS 38	Vestal	NY	NE	1991	2005	279,583	91%	3,469,087	Barnes & Noble, Dick's Sporting Goods, Lowes Cinemas, T.J. Maxx	SAM'S CLUB, Wal-Mart Supercenter
376 The Plaza at Salmon Run	CNP	Watertown	NY	NE	1993	2006	68,761	100%	1,157,133	Hannaford Bros., Pier 1 Imports	Kmart, Lowe's
377 Highridge Plaza	CMCS 36	Yonkers	NY	NE	1977	2005	88,501	94%	1,529,722	Pathmark	
378 Brunswick Town Center	CER (Super LLC)	Brunswick	OH	MW	2004	2007	122,989	94%	1,654,129	Giant Eagle	Home Depot
379 30th Street Plaza	CMCS 40 (Super LLC)	Canton	OH	MW	1999	2005	157,055	95%	1,546,546	Giant Eagle, Marc's	
380 Springbrook Plaza	CNP (Super LLC)	Canton	OH	MW	1989	2007	174,353	79%	1,266,987	Circuit City, OfficeMax	
381 Brentwood Plaza	CNP (Super LLC)	Cincinnati	OH	MW	2004	2007	225,152	85%	1,852,604	Conway Stores, Kroger	
382 Delhi Shopping Center	CNP (Super LLC)	Cincinnati	OH	MW	2002	2007	166,316	83%	1,280,029	Cheap Bed and Furniture, Kroger	
383 Harpers Station	CER (Super LLC)	Cincinnati	OH	MW	2000	2007	240,681	89%	1,582,553	Bova Furniture, HomeGoods, LA Fitness, Stein Mart, T.J. Maxx	
384 Western Village	CER (Super LLC)	Cincinnati	OH	MW	2005	2007	115,117	96%	988,894	Kroger	
385 Crown Point	CER (Super LLC)	Columbus	OH	MW	1998	2007	147,275	100%	1,343,411	Kroger, Lombards	
386 Greentree Shopping Center	CER (Super LLC)	Columbus	OH	MW	2005	2007	130,012	93%	1,123,068	Arlington Café, Kroger	
387 Karl Plaza	CNP (Super LLC)	Columbus	OH	MW	1992	2007	101,566	81%	680,440	Staples, Super Seafood Buffet	
388 Brandt Pike Place (5)	CNP (Super LLC)	Dayton	OH	MW	2008	2007	3,600	56%	43,500	-	Kroger
389 South Towne Centre	CNP (Super LLC)	Dayton	OH	MW	2008	2007	329,274	94%	3,697,819	Burlington Coat Factory, Health Foods Unlimited, Jo-Ann Fabrics, Value City Furniture	
390 The Vineyards	CNP (Super LLC)	Eastlake	OH	MW	1989	2007	144,820	92%	746,738	Valu King	Wal-Mart
391 Midway Market Square	CER (Super LLC)	Elyria	OH	MW	2001	2007	234,670	85%	2,397,356	Circuit City, Dick's Sporting Goods, Giant Eagle	Home Depot, Target
392 Southland South	CER*	Middleburg Heights	OH	MW	1970	2007	56,170	66%	266,697	Laser Adventure	
393 Napoleon Center	CER*	Napoleon	OH	MW	1991	2007	60,795	98%	466,153	Chief Supermarket, Rite Aid	
394 New Boston	CNP (Super LLC)	New Boston	OH	MW	2000	2007	236,988	70%	958,528	-	
395 Tops Plaza	CER*	North Olmstead	OH	MW	2002	2007	70,003	90%	976,557	-	
396 Tops Plaza	CER*	North Ridgeville	OH	MW	2002	2007	60,830	98%	788,859	-	
397 Great Eastern Shopping Plaza	CNP (Super LLC)	Northwood	OH	MW	1956	2007	339,394	55%	899,192	Aldi, Rite Aid	
398 Market Place	CER (Super LLC)	Piqua	OH	MW	2007	2007	176,884	60%	503,526	Kroger	
399 Brice Park	CER*	Reynoldsburg	OH	MW	1989	2007	158,565	87%	1,470,669	Ashley Furniture, Michaels, Old Navy	
400 Streetsboro Crossing	CER*	Streetsboro	OH	MW	2002	2007	77,900	98%	584,950	Giant Eagle	Lowe's, Target
401 Starlite Plaza	CNP (Super LLC)	Sylvania	OH	MW	2000	2007	220,871	75%	1,283,455	-	
402 Alexis Park	CNP (Super LLC)	Toledo	OH	MW	1988	2007	258,942	34%	401,735	Sears Hardware	
403 Miracle Mile Shopping Plaza	CNP (Super LLC)	Toledo	OH	MW	2008	2007	318,174	74%	1,395,244	Big Lots, Kroger	
404 Southland Shopping Plaza	CNP (Super LLC)	Toledo	OH	MW	1988	2007	290,892	74%	1,368,598	Big Lots, Kroger	
405 Northgate Plaza (5)	CNP (Super LLC)	Westerville	OH	MW	2008	2007	7,200	100%	163,200	-	Home Depot, Kroger

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Property Portfolio

Property Name	Fund	City	State	Region	Year Built (1)	Year Acquired	GLA (2)	Percent Leased (3)	ABR	Anchor Tenant (4)	Anchor Tenant Not Owned (4)
406 Quail Springs Marketplace	CNP-JV (Super LLC)	Oklahoma City	OK	SW	2003	2007	294,613	99%	3,944,812	Books-A-Million, Office Depot, Old Navy, Ross Dress for Less, Ultimate Electronics	Lowe's
407 Marketplace	CNP/CER (Super LLC)	Tulsa	OK	SW	1992	2007	186,851	75%	1,286,212	Drysdale's, PetSmart, Sports Authority	Best Buy, JC Penney Home Store
408 Village West	CER	Allentown	PA	MA	1999	2005	133,611	98%	2,037,228	Giant Food	
409 Park Hills Plaza	CMCS 36	Altoona	PA	MA	1985	2005	279,856	96%	2,003,908	Dunham's Sports, Superpetz, Toys"R"Us, Weis Markets	
410 Bensalem Square	CMCS 36	Bensalem	PA	MA	1986	2005	72,466	100%	872,915	-	
411 Bethel Park	CER (Super LLC)	Bethel Park	PA	MA	2004	2007	218,714	100%	1,577,314	Giant Eagle, Wal-Mart	
412 Bethlehem Square	CER	Bethlehem	PA	MA	1994	2005	389,450	100%	3,300,165	Giant Food, Home Depot, T.J. Maxx, Wal-Mart	
413 Lehigh Shopping Center	CMCS 40 (Super LLC)	Bethlehem	PA	MA	2003	2006	373,123	97%	2,732,520	Giant Food, Mega Marshalls, Wells Fargo Financial	
414 Boyertown Shopping Center	CNP	Boyertown	PA	MA	1961	2006	83,229	91%	389,940	CVS	
415 Bradford Mall	CNP	Bradford	PA	MA	1993	2005	205,593	36%	333,532	Big Lots, Dollar Tree, Peebles	
416 Bristol Park	CER	Bristol	PA	MA	2003	2005	272,681	73%	1,614,449	Wal-Mart	
417 Bristol Plaza	CER*	Bristol	PA	MA	1989	2007	145,356	97%	1,378,943	Big Lots, Pathmark	
418 Chalfont Village Shopping Center	CMCS 36	Chalfont	PA	MA	1989	2005	46,051	96%	421,631	Better Bodies Cross Training Center	
419 New Britain Village Square	CER (Super LLC)	Chalfont	PA	MA	1989	2007	143,716	93%	2,191,872	Genuardi's	
420 Collegeville Shopping Center	CMCS 36	Collegeville	PA	MA	2004	2005	110,696	98%	1,059,688	Acme, Annie Sez	
421 Whitemarsh Shopping Center	CMCS 36	Conshohocken	PA	MA	2002	2005	67,478	100%	1,999,366	Giant Food, Wine & Spirits Shoppe	
422 Valley Fair	CER	Devon	PA	MA	2001	2005	110,300	100%	1,568,799	Chuck E. Cheese, Oskar Huber Furniture, Tuesday Morning	
423 Dickson City Crossings	CER (Super LLC)	Dickson City	PA	MA	1997	2007	301,462	100%	2,973,089	Circuit City, Dick's Sporting Goods, Home Depot, PetSmart, T.J. Maxx	
424 Barn Plaza	CER	Doylestown	PA	MA	2002	2005	237,688	100%	2,991,028	Kohl's, Mega Marshalls, Regal Cinemas	
425 Pilgrim Gardens	CNP	Drexel Hill	PA	MA	1955	2005	82,332	87%	917,200	Dollar Tree, Loehmann's	
426 Market Street Square	CER*	Elizabethtown	PA	MA	1993	2007	169,856	97%	1,389,029	Kmart, Weis Markets	
427 Gilbertsville Shopping Center	CMCS 36	Gilbertsville	PA	MA	2002	2005	85,748	99%	677,581	Weis Markets	
428 Mount Carmel Plaza	CMCS 36	Glenside	PA	MA	1975	2005	14,504	28%	75,991	Dollarland	
429 Colonial Commons	CMCS 39	Harrisburg	PA	MA	2003	2006	433,362	79%	4,935,354	AMC Theaters 9, Dick's Sporting Goods, Giant Food, Marshalls, Ross Dress for Less	
430 Kline Plaza	CMCS 36	Harrisburg	PA	MA	1952	2005	220,288	80%	1,664,541	Giant Food	
431 Johnstown Galleria Outparcel	CER*	Johnstown	PA	MA	1993	2007	61,968	100%	409,131	Chuck E. Cheese, Dunham's Sports, Staples	
432 New Garden Shopping Center	CNP (Super LLC)	Kennett Square	PA	MA	2001	2007	143,720	93%	691,613	Big Lots	
433 Stone Mill Plaza	CNP (Super LLC)	Lancaster	PA	MA	2008	2007	79,423	95%	1,080,235	Giant Food, Rent-To-Own	
434 Woodbourne Square	CMCS 36	Langhorne	PA	MA	1984	2005	29,821	100%	481,530	Ameri-Kick Karate, Plato's Closet, Sandy's Beef & Ale, Schoeneman Beauty Supply	
435 North Penn Market Place	CMCS 36	Lansdale	PA	MA	1977	2005	58,458	92%	653,601	Goodwill	Weis Markets
436 New Holland Shopping Center	CMCS 36	New Holland	PA	MA	1995	2005	65,878	95%	375,315	Amelia's Grocery Outlet, Family Dollar, Fashion Bug	
437 Village at Newtown	CER	Newtown	PA	MA	1989	2005	177,181	99%	3,858,671	Genuardi's	
438 Cherry Square	CMCS 36	Northampton	PA	MA	1989	2005	75,005	100%	777,969	Redner's Warehouse Market	
439 Ivyridge	CNP (Super LLC)	Philadelphia	PA	MA	2006	2007	107,316	97%	1,908,443	Super Fresh	
440 Roosevelt Mall	CNP/CER (Super LLC)	Philadelphia	PA	MA	1988	2007	561,799	96%	6,569,945	Macy's	
441 Shoppes at Valley Forge	CER	Phoenixville	PA	MA	2003	2005	176,772	98%	1,252,582	French Creek Outfitters, Redner's Warehouse Market, Staples	
442 County Line Plaza	CMCS 36	Souderton	PA	MA	1998	2005	177,279	97%	1,062,706	-	Outlet Marketplace
443 69th Street Plaza	CMCS 36	Upper Darby	PA	MA	1994	2005	41,711	100%	477,440	National Wholesale Liquidators, Super Dollar City	Pathmark
444 Warminster Towne Center	CMCS 39	Warminster	PA	MA	1997	2006	237,234	100%	3,184,274	A.C. Moore, PetSmart, Ross Dress for Less, ShopRite	
445 Chesterbrook Village Shopping Center	CER	Wayne	PA	MA	1995	2005	118,565	78%	1,233,275	Genuardi's	
446 Shops at Prospect	CER*	West Hempfield	PA	MA	1994	2007	63,392	100%	667,791	Hallmark, Musser's Markets	Kmart
447 Whitehall Square	CER	Whitehall	PA	MA	2006	2005	315,192	98%	3,006,488	Raymour & Flanigan Furniture, Redner's Warehouse Market, Ross Dress for Less, Sports Authority	
448 Wilkes-Barre Township Marketplace	CER*	Wilkes-Barre	PA	MA	2004	2007	307,610	100%	2,002,501	Wal-Mart Supercenter	
449 Hunt River Commons	CER (Super LLC)	North Kingstown	RI	NE	1989	2007	148,126	93%	1,386,695	Marshalls, Ocean State Job Lot, Super Stop & Shop	
450 Park Centre	CNP	Columbia	SC	SE	2000	2005	226,705	100%	1,360,052	BCBS of SC, Stein Mart	
451 Circle Center	CER (Super LLC)	Hilton Head	SC	S	2000	2007	65,213	97%	740,161	BI-LO	
452 Island Plaza	CER*	James Island	SC	SE	2004	2007	171,224	82%	1,006,423	Dollar Tree, Food Lion, Gold's Gym	
453 Lexington Town Square	CNP (Super LLC)	Lexington	SC	SE	1995	2007	75,763	87%	395,067	Dollar General, Food Lion, Musicians Supply	Kmart
454 Festival Centre	CNP (Super LLC)	North Charleston	SC	SE	2004	2007	325,347	92%	1,851,782	Fred's, Hamrick's, Intercontinental Hotels, Piggly Wiggly, Steve & Barry's	
455 Remount Village Shopping Center	CER*	North Charleston	SC	SE	1996	2007	60,238	100%	546,010	BI-LO	
456 Fairview Corners I & II	CMCS 40 (Super LLC)	Simpsonville	SC	SE	2003	2006	131,002	96%	1,626,883	Ross Dress for Less, T.J. Maxx	Target
457 East Main Centre	CMCS 36	Spartanburg	SC	SE	2000	2005	56,792	43%	223,095	Tractor Supply	Lowe's
458 Shoppes at Hickory Hollow	CER (Super LLC)	Antioch	TN	SE	1986	2007	144,469	85%	1,396,653	Kroger	
459 Congress Crossing	CNP (Super LLC)	Athens	TN	SE	1990	2007	180,305	94%	1,247,609	Kmart	
460 East Ridge Crossing	CER*	Chattanooga	TN	SE	1999	2007	58,950	98%	594,803	Food Lion	

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461 Watson Glen Shopping Center	CMCS 40 (Super LLC)	Franklin	TN	SE	1988	2006	265,027	100%	2,148,039	Aldi, Franklin Athletic Club, Goody's, Kmart, Trees n Trends	
462 Williamson Square	CAF	Franklin	TN	SE	1993	2005	330,226	89%	2,316,620	Hobby Lobby, Kroger, New River Fellowship, USA Baby	
463 Greenville Commons	CER (Super LLC)	Greenville	TN	SE	2002	2007	228,618	96%	1,543,938	Belk, Kmart	
464 Hazel Path Commons	CNP (Super LLC)	Hendersonville	TN	SE	1989	2007	162,962	92%	774,645	Food Lion, Sears Outlet	
465 Oakwood Commons	CMCS 40 (Super LLC)	Hermitage	TN	SE	2005	2006	278,017	93%	2,396,378	Peebles, Publix, Ross Dress for Less	
466 Kimball Crossing	CER (Super LLC)	Kimball	TN	SE	2007	2007	280,476	96%	1,937,465	Goody's, Wal-Mart Supercenter	
467 Chapman-Ford Crossing	CNP (Super LLC)	Knoxville	TN	SE	2007	2007	224,270	83%	782,767	First Tennessee Bank, Steve & Barry's, The Rush Fitness Complex	
468 Kingston Overlook	CER*	Knoxville	TN	SE	1996	2007	119,360	100%	974,532	American Signature Furniture, Babies"R"Us, Michaels	
469 Suburban Plaza	CER*	Knoxville	TN	SE	1997	2007	127,239	92%	1,319,141	Barnes & Noble, Toys"R"Us	
470 Farrar Place	CNP (Super LLC)	Manchester	TN	SE	1989	2007	43,220	95%	345,483	Dollar General, Food Lion	The Crystal Company
471 The Commons	CER (Super LLC)	Memphis	TN	SE	1997	2007	336,638	79%	2,868,890	Circuit City Superstore, T.J. Maxx, Value City Furniture	Home Depot, Toys"R"Us
472 Wolfcreek	CMCS 40 (Super LLC)	Memphis	TN	SE	1996	2006	325,836	94%	3,879,076	Best Buy, Office Depot, PetSmart, Sports Authority	Haverty's, Target
473 Georgetown Square	CER (Super LLC)	Murfreesboro	TN	SE	2003	2007	104,117	98%	1,021,636	Kroger	
474 Lion's Head Village	CER*	Nashville	TN	SE	2000	2007	99,165	100%	1,321,478	OfficeMax, Stein Mart	
475 Commerce Central	CER (Super LLC)	Tullahoma	TN	SE	1995	2007	182,401	100%	1,228,082	Wal-Mart Supercenter	
476 Merchant's Central	CER*	Winchester	TN	SE	1997	2007	208,123	96%	1,180,125	Wal-Mart Supercenter	
477 Palm Plaza	CNP (Super LLC)	Aransas	TX	SW	2002	2007	52,100	92%	336,780	Bealls (Stage), Family Dollar	
478 Bardin Place Center	CER (Super LLC)	Arlington	TX	SW	1993	2007	310,184	96%	2,889,351	Hemispheres, Sports Authority	Hobby Lobby
479 Parmer Crossing	CNP (Super LLC)	Austin	TX	SW	2004	2007	169,517	91%	1,355,471	Big Lots, Room Store	Fry's Electronics
480 Baytown Shopping Center	CNP (Super LLC)	Baytown	TX	SW	1987	2007	96,146	93%	877,002	24 Hour Fitness	
481 Cedar Bellaire	CER (Super LLC)	Bellaire	TX	SW	1994	2007	50,967	100%	505,506	H-E-B, ICI Paints	
482 El Camino	CNP (Super LLC)	Bellaire	TX	SW	2008	2007	71,575	98%	447,161	El Ahorro Supermarket, Family Dollar, Hancock Fabrics	
483 Brenham Four Corners	CER (Super LLC)	Brenham	TX	SW	1997	2007	114,571	100%	870,841	CVS, H-E-B, Palais Royal	
484 Bryan Square	CNP (Super LLC)	Bryan	TX	SW	2008	2007	59,029	100%	307,410	99¢ only, Citi Trends, Dollar Floor Store, Firestone	
485 Townshire	CNP (Super LLC)	Bryan	TX	SW	2002	2007	136,693	84%	723,096	Tops Printing	
486 Plantation Plaza	CER*	Clute	TX	SW	1997	2007	99,141	98%	812,495	Kroger, Walgreens	
487 Central Station	CER (Super LLC)	College Station	TX	SW	2008	2007	176,784	75%	1,643,078	Dollar Tree	Kohl's
488 Rock Prairie Crossing	CER (Super LLC)	College Station	TX	SW	2002	2007	119,000	100%	1,176,191	CVS, Kroger	
489 Carmel Village	CNP (Super LLC)	Corpus Christi	TX	SW	1993	2007	85,633	86%	623,007	Bay Area Dialysis, Bealls (Stage), Tuesday Morning	
490 Five Points	CNP (Super LLC)	Corpus Christi	TX	SW	1993	2007	276,593	81%	1,715,455	Bealls (Stage), Hobby Lobby, Sutherland Lumber	
491 Claremont Village	CER (Super LLC)	Dallas	TX	SW	1976	2007	66,980	90%	406,575	Family Dollar, Minyard Food Stores	
492 Jeff Davis	CER (Super LLC)	Dallas	TX	SW	1975	2007	69,562	96%	514,188	Blockbuster, Carnival Food Stores, Family Dollar, Mama Rosa	
493 Skillman Abrams	CNP	Dallas	TX	SW	1981	2005	133,088	91%	1,418,240	Tom Thumb	
494 Stevens Park Village	CNP (Super LLC)	Dallas	TX	SW	1974	2007	45,492	100%	432,196	Minyard Food Stores, O'Reilly's Auto Parts	
495 Webb Royal	CER (Super LLC)	Dallas	TX	SW	1992	2007	108,545	93%	769,334	Family Dollar, Super Plaza	
496 Wynnewood Village	CNP (Super LLC)	Dallas	TX	SW	2006	2007	438,663	94%	3,797,963	Fallas Paredes, Kroger, Ross Dress for Less	
497 Parktown	CER (Super LLC)	Deer Park	TX	SW	1999	2007	121,388	100%	871,402	Burke's Outlet, Food Town, Walgreens	
498 Kenworthy Crossing	CER (Super LLC)	El Paso	TX	W	2003	2007	70,969	98%	547,817	Albertsons	
499 Marketplace at Flower Mound	CER*	Flower Mound	TX	SW	1998	2007	117,513	94%	1,447,131	Boomerang, Dollar Tree, Sprouts Farmers Market	
500 The Centre at Preston Ridge	CNP/CER (Super LLC)	Frisco	TX	SW	2003	2007	730,025	91%	11,807,054	Best Buy, DSW, Gatti Town, Marshalls, Old Navy, Ross Dress for Less, Stein Mart, T.J. Maxx	SuperTarget
501 The Market at Preston Ridge	CER (Super LLC)	Frisco	TX	SW	2003	2007	50,326	92%	917,744	Sheplers	
502 Forest Hills	CER (Super LLC)	Ft. Worth	TX	SW	1968	2007	69,651	100%	331,963	Family Dollar, Foodland Markets, Hi Style Fashion	
503 Ridglea Plaza	CNP (Super LLC)	Ft. Worth	TX	SW	1990	2007	171,519	97%	1,648,951	Stein Mart, Tom Thumb	
504 Trinity Commons	CMCS 40 (Super LLC)	Ft. Worth	TX	SW	1998	2006	197,423	100%	3,083,297	DSW, Tom Thumb	
505 Westcliff	CNP (Super LLC)	Ft. Worth	TX	SW	1999	2007	133,705	94%	751,273	Cook Children's Health Foundation	
506 Village Plaza	CER (Super LLC)	Garland	TX	SW	2002	2007	89,241	88%	793,561	Truong Nguyen Grocer	
507 North Hills Village	CNP (Super LLC)	Haltom City	TX	SW	1998	2007	43,299	68%	171,281	Rent-A-Center, Save-A-Lot	
508 Highland Village Town Center	CNP/CER (Super LLC)	Highland Village	TX	SW	1996	2007	99,341	87%	944,176	Kroger	
509 Bay Forest	CER (Super LLC)	Houston	TX	SW	2004	2007	71,667	100%	682,043	Kroger	
510 Beltway South	CER*	Houston	TX	SW	1998	2007	107,174	98%	907,574	Kroger	
511 Braes Heights	CER (Super LLC)	Houston	TX	SW	2003	2007	101,002	100%	1,721,294	CVS, Shoe Cents	
512 Braes Link	CNP (Super LLC)	Houston	TX	SW	1999	2007	38,997	100%	599,070	Walgreens	
513 Braes Oaks	CNP (Super LLC)	Houston	TX	SW	1992	2007	46,720	82%	336,269	H-E-B	
514 Braesgate	CER (Super LLC)	Houston	TX	SW	1997	2007	91,382	96%	513,029	Food Town	
515 Broadway	CER (Super LLC)	Houston	TX	SW	2006	2007	74,942	100%	668,225	Fallas Paredes, Save-A-Lot, The Worksource	
516 Clear Lake Camino South	CER (Super LLC)	Houston	TX	SW	2004	2007	102,643	96%	1,426,960	24 Hour Fitness, Hancock Fabrics, Mr. Gatti's Pizza, Spec's Liquors	
517 Hearthstone Corners	CER (Super LLC)	Houston	TX	SW	1998	2007	208,147	97%	1,731,977	Big Lots, Kroger, Stein Mart	
518 Huntington Village	CER (Super LLC)	Houston	TX	SW	2007	2007	111,887	71%	741,232	Family Dollar, Save-A-Lot	
519 Inwood Forest	CER*	Houston	TX	SW	1997	2007	77,553	90%	680,703	Foodarama	
520 Jester Village	CER (Super LLC)	Houston	TX	SW	1988	2007	64,285	79%	451,313	H-E-B	

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521 Jones Plaza	CER*	Houston	TX	SW	2000	2007	111,206	88%	1,127,298	24 Hour Fitness, Hancock Fabrics	
522 Jones Square	CER*	Houston	TX	SW	1999	2007	169,003	98%	1,168,875	Big Lots, Hobby Lobby	
523 Lazybrook	CNP (Super LLC)	Houston	TX	SW	1988	2007	10,745	93%	108,615	-	
524 Maplewood Mall	CER (Super LLC)	Houston	TX	SW	2004	2007	94,871	92%	640,942	Burke's Outlet, Family Dollar, Foodarama	
525 Mount Houston Square	CER*	Houston	TX	SW	1996	2007	173,080	96%	1,260,237	Fallas Paredes, FAMSA	
526 North 45 Plaza	CNP (Super LLC)	Houston	TX	SW	1975	2007	132,239	88%	864,199	Harbor Freight Tools	
527 Northgate	CNP (Super LLC)	Houston	TX	SW	1972	2007	40,244	84%	237,828	Affordable Furniture, Firestone	
528 Northshore East	CNP/CER (Super LLC)	Houston	TX	SW	2001	2007	90,820	93%	1,272,344	Office Depot, River Oaks Imaging & Diagnostic	
529 Northshore West	CNP (Super LLC)	Houston	TX	SW	1997	2007	144,548	99%	1,248,099	Conn Appliances, PETCO, Sellers Bros.	
530 Northtown Plaza	CER (Super LLC)	Houston	TX	SW	1990	2007	195,134	99%	1,843,522	Big Lots, Factory 2 U, Fallas Paredes	
531 Northwood	CER (Super LLC)	Houston	TX	SW	1972	2007	137,947	100%	1,098,044	Food City	
532 Orange Grove	CER*	Houston	TX	SW	2005	2007	189,201	97%	1,671,144	24 Hour Fitness, FAMSA, Floor Décor	
533 Pinemont Shopping Center	CNP (Super LLC)	Houston	TX	SW	1999	2007	73,577	93%	846,293	Family Dollar, Houston Community College	
534 Royal Oaks Village	CAF	Houston	TX	SW	2001	2006	145,286	96%	2,841,834	H-E-B	
535 Sharpstown Plaza	CNP (Super LLC)	Houston	TX	SW	2005	2007	43,630	95%	610,582	-	
536 Tanglewilde	CNP (Super LLC)	Houston	TX	SW	1998	2007	84,185	100%	843,437	Ace Hardware, Party City, Salon In The Park, USA Baby	
537 Tidwell Place	CNP (Super LLC)	Houston	TX	SW	1991	2007	41,855	83%	402,249	Family Dollar, North Houston Birth Center, Value+Pawn	
538 Westheimer Commons	CNP/CER (Super LLC)	Houston	TX	SW	1995	2007	249,656	89%	1,912,779	Marshalls	
539 Las Colinas	CMCS 39	Irving	TX	SW	2001	2006	104,682	90%	1,921,248	Staples	
540 Crossing at Fry Road	CER*	Katy	TX	SW	2005	2007	234,004	100%	2,045,664	Hobby Lobby, Kroger, Palais Royal, Stein Mart	
541 Washington Square	CER (Super LLC)	Kaufman	TX	SW	1978	2007	64,230	85%	270,820	Auto Zone, Bealls (Stage), Family Dollar	
542 Jefferson Park	CER (Super LLC)	Mount Pleasant	TX	SW	2001	2007	134,441	88%	714,452	Bealls (Stage), Super 1 Foods	
543 Crossroads Center	CER (Super LLC)	Pasadena	TX	SW	1997	2007	134,006	94%	1,388,838	Kroger, Office Depot, Sears Hardware	
544 Parkview East	CNP (Super LLC)	Pasadena	TX	SW	2002	2007	38,186	89%	317,368	Hancock Fabrics	
545 Parkview West	CNP (Super LLC)	Pasadena	TX	SW	2005	2007	39,739	73%	298,174	Family Dollar	
546 Spencer Square	CER (Super LLC)	Pasadena	TX	SW	1998	2007	194,512	94%	2,216,960	Kroger	
547 Pearland Plaza	CNP (Super LLC)	Pearland	TX	SW	1995	2007	156,661	94%	1,053,655	Kroger, Palais Royal	
548 Market Plaza	CNP/CER (Super LLC)	Plano	TX	SW	2002	2007	161,453	68%	2,503,829	Central Market	
549 Northshore Plaza	CER*	Portland	TX	SW	2000	2007	152,144	92%	817,762	Bealls (Stage), H-E-B	Kmart
550 Winwood Town Center	CER (Super LLC)	Odessa	TX	SW	2002	2007	346,603	100%	2,335,229	H-E-B, Hastings, Office Depot, Ross Dress for Less, Target	
551 Klein Square	CER (Super LLC)	Spring	TX	SW	1999	2007	80,857	97%	745,101	Family Dollar, Food Town	
552 Keegan's Meadow	CER*	Stafford	TX	SW	1999	2007	125,491	90%	1,069,164	Palais Royal, Randalls	
553 Texas City Bay	CER (Super LLC)	Texas City	TX	SW	2005	2007	228,676	93%	1,763,460	BP, Kroger	
554 Windvale	CNP (Super LLC)	The Woodlands	TX	SW	2002	2007	101,088	94%	1,041,704	Randalls	
555 Tomball Parkway Plaza	CER*	Tomball	TX	SW	2005	2007	133,629	96%	965,488	Big Lots, Palais Royal	Hobby Lobby
556 The Centre at Navarro	CER (Super LLC)	Victoria	TX	SW	2005	2007	47,960	100%	709,588	Hastings, Walgreens	
557 Baybrook Gateway	CNP-JV (Super LLC)	Webster	TX	SW	2008	2007	236,854	87%	3,609,461	Barnes & Noble, Michaels, Old Navy	
558 Spradlin Farm	CMCS 40 (Super LLC)	Christiansburg	VA	MA	2000	2006	181,055	97%	2,191,820	Barnes & Noble, Goody's, Michaels, T.J. Maxx	Home Depot, Target
559 Culpeper Town Square	CMCS 36	Culpeper	VA	MA	1999	2005	132,883	100%	1,074,282	Food Lion, Goodwill, Mountain Run Bowling, Tractor Supply	
560 Westpark Shopping Center	CNP-JV (Super LLC)	Glen Allen	VA	MA	2005	2007	176,973	98%	2,347,701	Tile Shop, Ukrop's, Victory Lady	
561 Hanover Square	CER (Super LLC)	Mechanicsville	VA	MA	1991	2007	129,987	83%	1,273,297	Ukrop's, Victory Lady	Kohl's
562 Jefferson Green	CNP (Super LLC)	Newport News	VA	MA	1988	2007	54,945	56%	563,529	-	
563 VA-KY Regional S.C.	CNP (Super LLC)	Norton	VA	MA	1996	2007	229,414	76%	634,835	Ingles, Magic Mart	
564 Tuckernuck Square	CER*	Richmond	VA	MA	1994	2007	86,010	97%	1,035,662	Babies"R"Us, Chuck E. Cheese	
565 Cave Spring Corners	CER (Super LLC)	Roanoke	VA	MA	2005	2007	147,133	99%	992,896	Hamrick's, Kroger	
566 Hunting Hills	CER*	Roanoke	VA	MA	1989	2007	166,207	91%	894,803	Wal-Mart	
567 Lakeside Plaza	CER (Super LLC)	Salem	VA	MA	1989	2007	82,033	91%	710,668	CVS, Kroger	
568 Valley Commons	CER*	Salem	VA	MA	1988	2007	45,580	85%	298,709	Food Lion	
569 Lake Drive Plaza	CER (Super LLC)	Vinton	VA	MA	2008	2007	160,213	99%	1,084,943	Big Lots, Goodwill, Kroger	
570 Strawbridge	CER*	Virginia Beach	VA	MA	1997	2007	43,764	100%	579,873	Regal Cinemas	
571 Ridgeview Centre	CNP (Super LLC)	Wise	VA	MA	2005	2007	190,242	89%	1,093,428	Grand Home Furnishings, Kmart	Belk
572 Rutland Plaza	CMCS 40 (Super LLC)	Rutland	VT	NE	1997	2006	224,514	97%	1,819,966	Price Chopper, T.J. Maxx, Wal-Mart	
573 Fox River Plaza	CMCS 40 (Super LLC)	Burlington	WI	C	1987	2006	169,883	91%	691,640	Kmart, Pick 'n Save	
574 Packard Plaza	CER*	Cudahy	WI	C	1992	2007	125,247	79%	469,492	Aldi, Dunham's Sports, Jo-Ann Fabrics, Merchandise Outlet	
575 Fitchburg Ridge Shopping Ctr	CMCS 39	Fitchburg	WI	C	2003	2006	50,555	96%	491,252	Wisconsin Dialysis, YES Buffet	
576 Spring Mall	CAF	Greenfield	WI	C	2003	2006	188,861	96%	1,520,765	Pick 'n Save, T.J. Maxx	
577 Mequon Pavilions	CAF	Mequon	WI	C	2004	2006	213,436	93%	3,033,342	Sendik's Food Market	
578 Northridge Plaza	CER*	Milwaukee	WI	C	1996	2007	152,665	88%	1,086,878	Circuit City	Target, Wal-Mart
579 Moorland Square Shopping Ctr	CAF	New Berlin	WI	C	1990	2006	98,303	96%	849,525	Pick 'n Save	Wal-Mart
580 Paradise Pavilion	CER (Super LLC)	West Bend	WI	C	2000	2007	198,449	95%	1,350,747	Hobby Lobby, Kohl's	ShopKo
581 Moundsville Plaza	CER*	Moundsville	WV	MW	2004	2007	176,156	98%	1,184,113	Big Lots, Kroger	

US Supplemental Portfolio Data - Half Year Ended December 31, 2008

Property Portfolio

	Property Name	Fund	City	State	Region	Year Built (1)	Year Acquired	GLA (2)	Percent Leased (3)	ABR	Anchor Tenant (4)	Anchor Tenant Not Owned (4)
582	Grand Central Plaza	CER*	Parkersburg	WV	MW	1986	2007	75,192	100%	735,250	Office Depot, T.J. Maxx	
583	Kmart Plaza	CER*	Vienna	WV	MW	1975	2007	106,258	99%	579,958	Kmart	
584	Cheyenne Plaza	CNP (Super LLC)	Cheyenne	WY	W	1995	2007	155,022	84%	903,971	Big Lots, Murdoch's Ranch & Home Supply	Hobby Lobby
								93,943,180	91%	\$ 880,299,908		
Malls and Lifestyle Centers												
1	The Shoppes at EastChase	CNP-JV (Super LLC)	Montgomery	AL	ML	2002	2007	250,257	80%	\$ 4,026,794	-	Dillard's
2	Eagle Rock Plaza	CMCS 38	Los Angeles	CA	ML	2007	2006	460,790	95%	3,686,755	Macy's, Target	
3	Enfield Square Mall	CMCS 38	Enfield	CT	ML	2003	2006	625,597	80%	5,406,620	Enfield 12 Cinemas, Macy's Men's & Home, Sears, Target	Macy's
4	West Park Mall	CMCS 38	Cape Girardeau	MO	ML	1981	2006	416,443	67%	3,500,611	Barnes & Noble, Macy's	JC Penney
5	Independence Mall	CMCS 38	Wilmington	NC	ML	2001	2006	506,233	82%	8,906,793	JC Penney	Belk, Dillard's, Sears
6	Midway Mall	CMCS 38	Elyria	OH	ML	1990	2007	753,399	58%	5,626,057	Atlas Cinemas, Best Buy, JC Penney, Staples	Macy's, Sears
7	Richland Mall	CMCS 38	Mansfield	OH	ML	1998	2006	401,838	93%	3,524,748	JC Penney, Macy's	Sears
								3,414,557	78%	\$ 34,678,378		
Miscellaneous Properties												
1	Muscle Shoals Plaza	CNP (Super LLC)	Muscle Shoals	AL	S	1982	2007	52,199	0%	-	-	
2	Kroger	CNP (Super LLC)	Scottsboro	AL	S	1982	2007	42,130	0%	-	-	
3	Milford Center	CMCS 36	Milford	CT	NE	1966	2006	25,200	100%	\$ 304,931	Xpect Discounts	
4	ShopRite Supermarket	CMCS 36	Springfield	NJ	MA	1965	2005	32,209	100%	363,800	ShopRite	
5	A&P Fresh Market	CER (Super LLC)	Clark	NJ	MA	2007	2007	52,812	100%	1,243,447	A&P Fresh	
6	Smith's	CNP (Super LLC)	Socorro	NM	W	1976	2007	48,000	100%	459,800	Smith's	
7	A & P Mamaroneck	CMCS 36	Mamaroneck	NY	NE	1976	1900	24,978	100%	177,000	A&P	
8	Port Washington	CMCS 36	Port Washington	NY	NE	1968	2005	19,600	100%	106,820	North Shore Farms	
9	Commerce Bank	CMCS 36	Plymouth Meeting	PA	MA	2005	2005	3,800	100%	180,000	Commerce Bank	
10	Plymouth Plaza Office Building	CMCS 38	Plymouth Meeting	PA	MA	1994	2005	29,821	96%	723,764	-	
								330,749	71%	\$ 3,559,562		
Miscellaneous Land												
1	Nine Mile Square	CNP (Super LLC)	Pensacola	FL	S	2008	2007	-	-	\$ -	-	Home Depot
2	Denham Springs Plaza	CNP (Super LLC)	Denham Springs	LA	SW	2008	2007	-	-	-	-	Home Depot
3	La Vista	CNP-JV	La Vista	NE	SW	-	2005	-	-	-	-	
4	North Central Avenue	CNP (Super LLC)	Hartsdale	NY	NE	-	2007	-	-	-	-	
5	Riverhead	CNP-JV	Riverhead	NY	NE	-	2006	-	-	-	-	
6	Akron Land	CNP (Super LLC)	Akron	OH	MW	-	2007	-	-	-	-	
7	Undeveloped land parcels (6)	CNP-JV	Frisco	TX	SW	-	2007	-	-	-	-	
8	Undeveloped land parcels (7)	CNP-JV	Frisco	TX	SW	-	2007	-	-	-	-	
								-	-	\$ -		
								-	-	\$ -		
								-	-	\$ -		
STABILIZED PROPERTIES								97,688,486	91%	\$ 918,537,847		
Development Properties												
Community and Neighborhood Shopping Centers												
1	Mall at 163rd Street	CER (Super LLC)	Miami	FL	S	2008	2007	372,205	83%	\$ 4,611,879	Marshalls, Ross Dress for Less, Steve & Barry's	Home Depot, Wal-Mart Supercenter
2	Speedway Super Center	CMCS 40 (Super LLC)	Speedway	IN	C	2008	2006	538,154	82%	4,224,976	A.J. Wright, Kohl's, Kroger, Sears Outlet	
3	Wabash Crossing	CER (Super LLC)	Wabash	IN	MW	2008	2007	137,683	62%	517,904	Dunham's, Tractor Supply	Wal-Mart Supercenter
4	Lagniappe Village	CNP (Super LLC)	New Iberia	LA	SW	2008	2007	213,108	69%	1,044,114	Citi Trends, Stage Stores	
5	Liberty Plaza	CER (Super LLC)	Randallstown	MD	MA	2008	2007	103,866	40%	284,988	Marshalls	
6	Rising Sun Towne Centre	CNP (Super LLC)	Rising Sun	MD	MA	2008	2007	139,702	68%	1,445,945	Family Dollar, Martin's	
7	Green Acres	CER*	Saginaw	MI	MW	2008	2007	288,362	60%	1,082,630	Powerhouse Gym	
8	Stateline Square	CNP-JV (Super LLC)	Southaven	MS	SE	2008	2007	80,000	100%	453,600	Burlington Coat Factory	
9	Western Hills Plaza	CNP (Super LLC)	Cincinnati	OH	MW	2008	2007	307,060	100%	2,958,613	Bed Bath & Beyond, Old Navy, Sears, Staples, T.J. Maxx	
10	Midway Crossing	CNP (Super LLC)	Elyria	OH	MW	2008	2007	175,385	60%	835,923	Dunham's Sports, Jo-Ann Fabrics	Toys"R"Us
11	Southland Shopping Center	CER*	Middleburg Heights	OH	MW	2008	2007	718,840	73%	4,885,588	BJ's Wholesale Club, Burlington Coat Factory, Giant Eagle, Marc's	
12	Surrey Square Mall	CNP (Super LLC)	Norwood	OH	MW	2008	2007	99,009	94%	888,330	Kroger	
13	Dillsburg Shopping Center	CER (Super LLC)	Dillsburg	PA	MA	2008	2007	146,193	71%	1,504,219	Giant Food	
14	Hillcrest	CER (Super LLC)	Spartanburg	SC	SE	2008	2007	386,684	73%	2,893,252	Marshalls, Publix, Ross Dress for Less, Stein Mart	
15	Germantown Square	CNP-JV (Super LLC)	Cordova	TN	SE	2008	2007	117,624	100%	1,335,622	Hastings, Incredible Pizza, L'Ecole Culinare	
16	Riverdale Square	CNP-JV (Super LLC)	Memphis	TN	SE	2008	2007	0	0%	-	-	
17	Merchants Park	CNP (Super LLC)	Houston	TX	SW	2008	2007	201,893	93%	1,801,753	Big Lots, Kroger, Ross Dress for Less	

Centro Properties Group

US Supplemental Portfolio Data - Half Year Ended December 31, 2008

Property Portfolio

				Year	Year	Percent					
Property Name	Fund	City	State	Region	Built (1)	Acquired	GLA (2)	Leased (3)	ABR	Anchor Tenant (4)	Anchor Tenant Not Owned (4)
18 League City	CNP (Super LLC)	League City	TX	SW	2008	2007	98,457	71%	541,802	Family Dollar, Jo-Ann Fabrics, Palais Royal	
19 Hilltop Plaza	CER*	Virginia Beach	VA	MA	2008	2007	149,573	84%	1,062,866	Office Depot	
							4,273,798	77%	\$ 32,374,004		
Malls and Lifestyle Centers											
1 Pointe Orlando (8)	CNP/CER (Super LLC)	Orlando	FL	ML	2008	2007	410,243	71%	\$ 5,575,358	Regal Cinemas	
2 Westgate	CNP-JV (Super LLC)	Fairview Park	OH	ML	2008	2007	392,471	100%	4,638,453	Kohl's, Lowe's, Marshalls	Target
							802,714	85%	\$ 10,213,811		
							5,076,512	78%	\$ 42,587,815		
REDEVELOPMENT PROPERTIES											
Development Properties											
Community and Neighborhood Shopping Centers											
1 Apopka Commons	CNP (Super LLC)	Apopka	FL	S	2008	2007	-	-	\$ -	-	Home Depot
2 Lakes Crossing	CNP-JV	Norton Shores	MI	MW	2008	2004	-	-	-	-	Kohl's
3 the Shoppes at Cinnaminson	CER (Super LLC)	Cinnaminson	NJ	MA	2008	2007	-	-	-	-	
							-	0%	\$ -		
TOTAL PORTFOLIO							102,764,998	90%	\$ 961,125,663		

* 95% of asset held by CER outside of Super LLC with remaining 5% ownership interest of asset held by CNP within Super LI

(1) Year of most recent redevelopment or year built if no redevelopment has occurred.

(2) Includes building square footage for ground leases.

(3) Includes all leases in effect on December 31, 2008, including those that are fully executed, but not yet open.

(4) Anchor tenants include 1) major discount stores, 2) major grocers, 3) tenants with square footage greater than 10,000 square feet if the shopping center GLA is less than 125,000 square feet and tenants with square footage greater than 25,000 square feet if the shopping center GLA is greater than 125,000 square feet and 4) tenants with square footage greater than 10 percent of the shopping center GLA, but not less than 5,000 square feet, whose lease term is greater than one year.

(5) Excludes newly created development square footage not yet placed in service.

(6) Comprised of approximately 6.6 acres of undeveloped land.

(7) Comprised of approximately 10.3 acres of undeveloped land.

(8) GLA for the property represents expected GLA when redevelopment is complete; ABR is based on leases executed.

Includes 100 percent of properties owned by unconsolidated joint ventures.

Centro Properties Group

US Supplemental Portfolio Data - Half Year Ended December 31, 2008

Property Portfolio - CNP Owned

BU#	Property Name	Fund	City	State	Region	Year Built (1)	Year Acquired	GLA (2)	Percent Leased (3)	ABR	Anchor Tenant (4)	Anchor Tenant Not Owned (4)
Stabilized Properties												
Community and Neighborhood Shopping Centers												
1 1298	Grants Mill Station	CNP (Super LLC)	Irondale	AL	S	1991	2007	226,837	85%	\$ 549,754	Garden Ridge, Southeastern Salvage	
2 61102	The Plaza at EastChase	CNP-JV (Super LLC)	Montgomery	AL	S	2003	2007	112,485	96%	1,452,654	Cost Plus World Market, PetSmart, Pier 1 Imports, Ross Dress for Less	Kohl's, Target
3 1186	Metro Marketplace	CNP (Super LLC)	Phoenix	AZ	W	2001	2007	249,694	79%	2,223,446	OfficeMax, Toys"R"Us	
4 1272	Broadway Faire	CNP (Super LLC)	Fresno	CA	W	1995	2007	61,178	93%	1,066,301	United Artists Theatres	
5 1282	Metro 580	CNP (Super LLC)	Pleasanton	CA	W	2004	2007	176,510	100%	2,520,726	Borders, Kohl's, Sports Chalet	Wal-Mart
6 1291	Rose Pavilion	CNP (Super LLC)	Pleasanton	CA	W	2005	2007	293,428	70%	4,229,706	Golfsmith, Macy's Home Store	Longs Drugs
7 1343	Arapahoe Crossings	CNP-JV (Super LLC)	Aurora	CO	W	2003	2007	466,363	94%	6,249,508	Borders, Colorado Theaters, King Soopers, Kohl's, Marshalls, Old Navy, Ross Dress for Less	
8 1515	Villa Monaco	CNP (Super LLC)	Denver	CO	W	1978	2007	122,213	81%	1,000,406	King Soopers	
9 1331	Superior Marketplace	CNP/CER (Super LLC)	Superior	CO	W	2004	2007	273,790	95%	4,018,671	Ross Dress for Less, Sports Authority, T.J. Maxx, Whole Foods Market	Costco, Ethan Allen, SuperTarget
10 1388	The Shoppes at Fox Run	CNP (Super LLC)	Glastonbury	CT	NE	2007	2007	100,329	87%	1,698,407	Whole Foods Market	
11 607	New London Mall	CNP-JV (Super LLC)	New London	CT	NE	2000	2007	259,818	96%	3,296,301	HomeGoods, Marshalls, ShopRite	
12 1180	Brooksville Square	CNP (Super LLC)	Brooksville	FL	S	2006	2007	147,061	70%	1,233,983	Publix	
13 1347	Clearwater Mall	CNP/CER (Super LLC)	Clearwater	FL	S	2003	2007	301,578	84%	5,075,266	Ross Dress for Less	Costco, Lowe's, SuperTarget
14 1140	Regency Park	CNP/CER (Super LLC)	Jacksonville	FL	S	2006	2007	333,942	93%	2,902,523	American Signature Furniture, Babies"R"Us, Hobby Lobby	
15 605	Riverplace Shopping Center	CNP-JV (Super LLC)	Jacksonville	FL	S	2007	2007	258,359	95%	2,462,268	Sears, Stein Mart, T.J. Maxx	
16 1145	Southgate	CNP/CER (Super LLC)	New Port Richey	FL	S	2004	2007	241,370	72%	1,335,781	Big Lots, Publix	
17 1134	Presidential Plaza	CNP (Super LLC)	North Lauderdale	FL	S	2006	2007	88,306	85%	711,321	Family Dollar, Sedano's	
18 1294	23rd Street Station	CNP (Super LLC)	Panama City	FL	S	1995	2007	98,827	92%	1,018,424	Publix	
19 3008	Shoppes of Victoria Square	CNP (Super LLC)	Port St. Lucie	FL	S	1990	2007	95,243	92%	957,653	Winn-Dixie	
20 3007	Sarasota Village	CNP (Super LLC)	Sarasota	FL	S	1998	2007	168,600	97%	1,231,296	Big Lots, Gold's Gym, HomeGoods, Publix	
21 3006	Atlantic Plaza	CNP (Super LLC)	Satellite Beach	FL	S	2007	2007	120,213	93%	1,149,813	Publix	
22 3090	Tyrone Gardens	CER/CNP/JV (Super LLC)	St. Petersburg	FL	S	1998	2007	209,337	89%	1,512,008	Big Lots, Winn-Dixie	
23 3036	Augusta West Plaza	CNP (Super LLC)	Augusta	GA	SE	2006	2007	207,823	81%	1,135,188	Burlington Coat Factory, Dollar Tree	
24 1607	Covered Bridge	CNP (Super LLC)	Clayton	GA	SE	2001	2007	61,375	91%	419,216	Family Dollar	
25 602	Conyers Crossroads	CNP-JV (Super LLC)	Conyers	GA	SE	2000	2007	458,895	96%	4,686,410	Circuit City, Eastwinn Cinemas, Kohl's, Old Navy	
26 3038	Venture Pointe	CNP (Super LLC)	Fayetteville	GA	SE	2006	2007	176,451	81%	1,221,046	Cinemark, Food Depot, Staples	
27 604	Village Shoppes of Flowery Branch	CNP-JV (Super LLC)	Flowery Branch	GA	SE	2002	2007	92,985	99%	1,230,144	Publix	
28 1153	Village at Southlake	CNP (Super LLC)	Morrow	GA	SE	1983	2007	53,384	100%	457,950	Family Dollar, Marshalls	
29 1630	Merchants Crossing	CNP (Super LLC)	Newnan	GA	SE	2007	2007	174,059	54%	638,725	Hastings, Kroger	
30 4198	Shenandoah Plaza Shopping Center	CNP	Newnan	GA	SE	1987	2006	146,121	96%	895,274	Big Lots, Dollar General, Lason Systems	
31 1265	Shops of Riverdale	CNP (Super LLC)	Riverdale	GA	SE	1995	2007	16,808	82%	222,868	-	Wal-Mart Supercenter
32 1077	Victory Square	CNP (Super LLC)	Savannah	GA	SE	2007	2007	114,291	95%	1,577,246	Citi Trends, Dollar Tree, Staples, Trademark Cinemas	Home Depot, Target
33 1269	University Commons	CNP (Super LLC)	Statesboro	GA	S	1994	2007	59,814	100%	586,695	-	
34 1516	Stone Mountain Festival	CNP (Super LLC)	Stone Mountain	GA	SE	2006	2007	347,091	98%	2,024,055	Hobby Lobby, Wal-Mart Supercenter	
35 1061	Tift-Town	CNP (Super LLC)	Tifton	GA	S	1965	2007	58,818	87%	264,148	Beall's Outlet, DaVita Dialysis, Family Dollar, Salvation Army	
36 1117	Haymarket Mall	CNP (Super LLC)	Des Moines	IA	C	2002	2007	240,708	92%	1,024,126	Burlington Coat Factory, Hobby Lobby	
37 1612	Festival Center	CNP (Super LLC)	Bradley	IL	C	2006	2007	63,796	77%	252,220	Big Lots, Dollar General	
38 1143	Westridge Court	CNP/CER (Super LLC)	Naperville	IL	C	2002	2007	453,666	87%	4,810,278	Borders, Macy's Furniture Outlet, Marshalls, Nova Cinema	
39 4155	Rollins Crossing	CNP	Round Lake Beach	IL	C	1998	2006	148,117	100%	1,238,091	Regal Cinemas, Sears Outlet	Kmart
40 4137	Fairhills Mall	CNP	Springfield	IL	C	2007	2006	107,502	81%	526,050	Cub County Market	
41 1611	Elkhart Plaza West	CNP (Super LLC)	Elkhart	IN	MW	1997	2007	81,651	100%	678,977	CVS, Martin's Super Market	
42 1176	Valley View Plaza	CNP (Super LLC)	Marion	IN	MW	1997	2007	29,974	96%	318,427	-	Goody's, Wal-Mart Supercenter
43 1626	Knox Plaza	CNP (Super LLC)	Vincennes	IN	C	1989	2007	72,914	82%	251,654	Ashley Jordan's Furniture Store	
44 1614	Florence Plaza	CNP (Super LLC)	Florence	KY	MW	1985	2007	170,274	94%	1,240,962	Harbor Freight Tools, Hobby Lobby, Steve & Barry's	Toys"R"Us
45 1351	Florence Square	CNP/CER (Super LLC)	Florence	KY	MW	2000	2007	381,628	96%	4,356,661	HomeGoods, Kroger, National Amusement, Staples, T.J. Maxx	H.H. Gregg Appliance
46 4033	Harrodsburg Marketplace	CNP	Harrodsburg	KY	MW	1990	2005	60,048	88%	395,886	Kroger	Wal-Mart
47 1097	Eastgate Shopping Center	CNP (Super LLC)	Louisville	KY	MW	2002	2007	167,037	77%	1,243,017	Kroger	
48 1432	Iberia Plaza	CNP (Super LLC)	New Iberia	LA	SW	1992	2007	132,465	78%	539,269	Super 1 Foods	
49 3032	The Pines	CNP (Super LLC)	Pineville	LA	SW	1991	2007	179,039	100%	1,058,427	Kmart, Super 1 Foods	
50 1645	Points West	CNP/CER (Super LLC)	Brockton	MA	NE	2007	2007	139,255	89%	1,116,268	Ocean State Job Lot, PriceRite	
51 4222	Burlington Square I, II & III	CNP	Burlington	MA	NE	1992	2006	86,290	65%	1,804,542	Pyara Salon, Staples	

Centro Properties Group

US Supplemental Portfolio Data - Half Year Ended December 31, 2008

Property Portfolio - CNP Owned

BU#	Property Name	Fund	City	State	Region	Year Built (1)	Year Acquired	GLA (2)	Percent Leased (3)	ABR	Anchor Tenant (4)	Anchor Tenant Not Owned (4)
52 1336	Silver Lake	CNP (Super LLC)	Fenton	MI	MW	1996	2007	77,302	100%	1,030,939	Glik's, VG's	Kmart
53 1337	Fremont	CNP (Super LLC)	Fremont	MI	MW	2007	2007	42,604	92%	178,920	Dunham's Sports, Glik's, Peebles	
54 1338	Kentwood	CNP (Super LLC)	Kentwood	MI	MW	1987	2007	78,007	70%	240,771	Dollar Tree, Family Fare Supermarkets	
55 4051	Musicland	CNP	Livonia	MI	MW	1988	2005	80,000	50%	250,000	Dunham's Sports	
56 610	Meridian Towne Centre	CNP-JV (Super LLC)	Okemos	MI	MW	2004	2007	86,891	77%	801,099	David's Bridal, Marshalls, Pier 1 Imports	Kroger, Target
57 1148	Southfield Plaza	CNP/CER (Super LLC)	Southfield	MI	MW	2002	2007	106,948	47%	667,210	Dollar Castle	Burlington Coat Factory, Marshalls, Staples
58 1339	18 Mile & Ryan	CNP/CER (Super LLC)	Sterling Heights	MI	MW	1997	2007	98,758	94%	1,334,374	Murray's Auto Parts, VG's True Value	
59 1164	Westland Crossing	CNP (Super LLC)	Westland	MI	MW	1999	2007	141,738	74%	998,201	Grand Prix of America, Michaels	Toys"R"Us
60 4178	Austin Town Center	CNP	Austin	MN	C	1999	2006	110,680	100%	660,079	Aldi, Minnesota Warehouse Furniture, Staples	Target
61 4191	Brookdale Square	CNP	Brooklyn Center	MN	C	1994	2006	185,883	53%	272,507	Blue Star Productions, Brookdale 8 Theater, Doug Stanton	
62 4213	Clocktower Place	CNP	Florissant	MO	C	1987	2006	214,198	51%	1,121,841	Office Depot	
63 4201	Marketplace Shopping Center	CNP	Independence	MO	C	1998	2006	241,896	65%	1,326,548	Price Chopper	
64 1513	Clinton Crossing	CNP (Super LLC)	Clinton	MS	SW	2007	2007	112,148	98%	566,602	Kroger	
65 621	Wakefield Commons	CNP-JV (Super LLC)	Raleigh	NC	SE	2005	2007	160,949	100%	2,225,250	Kroger, Marquee Cinemas	
66 1255	Roxboro Square	CNP (Super LLC)	Roxboro	NC	SE	2005	2007	97,226	97%	1,107,895	Person County	
67 1254	Siler Crossing	CNP (Super LLC)	Siler City	NC	SE	1988	2007	132,639	66%	335,230	Belk, Mighty Dollar	
68 1274	Thomasville Crossing	CNP (Super LLC)	Thomasville	NC	SE	1996	2007	78,509	97%	679,042	Lowes Foods, Rite Aid	
69 1259	Anson Station	CNP (Super LLC)	Wadesboro	NC	SE	1988	2007	132,353	65%	521,322	Food Lion, Peebles, Tractor Supply	
70 1079	Laurel Square	CNP (Super LLC)	Brick	NJ	MA	2003	2007	246,235	93%	2,118,019	Kmart, Pathmark	
71 4080	Suburban Plaza	CNP	Hamilton Township	NJ	MA	1999	2005	244,718	12%	320,713	-	
72 1006	Middletown Plaza	CNP (Super LLC)	Middletown	NJ	MA	2002	2007	197,466	99%	3,180,069	ShopRite	
73 622	Montecito Marketplace I and II	CNP-JV (Super LLC)	Las Vegas	NV	W	2006	2007	190,434	97%	3,450,167	Smith's, T.J. Maxx	
74 623	Tenaya Village	CNP-JV (Super LLC)	Las Vegas	NV	W	2007	2007	49,554	89%	1,312,257	Quarter's Bar & Grill	
75 1090	Kmart Plaza	CNP (Super LLC)	Dewitt	NY	NE	1970	2007	115,500	99%	581,925	Kmart, OfficeMax	
76 1045	Elmira Plaza	CNP (Super LLC)	Elmira	NY	NE	2001	2007	50,803	100%	195,972	Big Lots, Dollar General, Rent Way	
77 1386	Stewart Plaza	CNP (Super LLC)	Garden City	NY	NE	1990	2007	193,622	88%	2,304,119	Burlington Coat Factory, K&G Men's Center	
78 1087	Pyramid Mall	CNP (Super LLC)	Geneva	NY	NE	2006	2007	198,596	65%	1,079,394	Big Lots, Tops	
79 4108	Turnpike Plaza	CNP	Huntington Station	NY	NE	1995	2006	52,950	100%	796,485	Rite Aid, Waldbaum's	
80 1048	Cayuga Mall	CNP/CER (Super LLC)	Ithaca	NY	NE	1969	2007	203,888	97%	1,311,268	P&C, Rite Aid, T.J. Maxx	
81 601	DSW Plaza at Lake Grove	CNP-JV (Super LLC)	Lake Grove	NY	NE	1997	2007	251,263	98%	4,296,163	Bally Total Fitness, DSW	
82 1650	Sunshine Square	CNP/CER (Super LLC)	Medford	NY	NE	2007	2007	228,054	89%	2,274,826	Steve & Barry's, Super Stop & Shop, Ultimate Fitness	
83 1016	Rockland Plaza	CNP/CER (Super LLC)	Nanuet	NY	MA	2006	2007	250,008	99%	5,815,277	Marshalls	
84 4204	The Plaza at Salmon Run	CNP	Watertown	NY	NE	1993	2006	68,761	100%	1,157,133	Hannaford Bros., Pier 1 Imports	Kmart, Lowe's
85 1320	Kietzke Center	CNP (Super LLC)	Reno	NV	W	2007	2007	167,296	55%	874,426	Kietzke Furniture	Ashley Furniture, Sportsman Warehouse
86 1648	Springbrook Plaza	CNP (Super LLC)	Canton	OH	MW	1989	2007	174,353	79%	1,266,987	Circuit City, OfficeMax	
87 1102	Brentwood Plaza	CNP (Super LLC)	Cincinnati	OH	MW	2004	2007	225,152	85%	1,852,604	Conway Stores, Kroger	
88 1128	Delhi Shopping Center	CNP (Super LLC)	Cincinnati	OH	MW	2002	2007	166,316	83%	1,280,029	Cheap Bed and Furniture, Kroger	
89 1625	Karl Plaza	CNP (Super LLC)	Columbus	OH	MW	1992	2007	101,566	81%	680,440	Staples, Super Seafood Buffet	
90 1375	Brandt Pike Place	CNP (Super LLC)	Dayton	OH	MW	2007	2007	3,600	56%	43,500	-	Kroger
91 1073	South Towne Centre	CNP (Super LLC)	Dayton	OH	MW	2007	2007	329,274	94%	3,697,819	Burlington Coat Factory, Health Foods Unlimited, Jo-Ann Fabrics, Value City Furniture	
92 1652	The Vineyards	CNP (Super LLC)	Eastlake	OH	MW	1989	2007	144,820	92%	746,738	Valu King	Wal-Mart
93 1085	New Boston	CNP (Super LLC)	New Boston	OH	MW	2000	2007	236,988	70%	958,528	-	
94 3035	Great Eastern Shopping Plaza	CNP (Super LLC)	Northwood	OH	MW	1956	2007	339,394	55%	899,192	Aldi, Rite Aid	
95 1354	Starlite Plaza	CNP (Super LLC)	Sylvania	OH	MW	2000	2007	220,871	75%	1,283,455	-	
96 1600	Alexis Park	CNP (Super LLC)	Toledo	OH	MW	1988	2007	258,942	34%	401,735	Sears Hardware	
97 3034	Miracle Mile Shopping Plaza	CNP (Super LLC)	Toledo	OH	MW	2007	2007	318,174	74%	1,395,244	Big Lots, Kroger	
98 1377	Southland Shopping Plaza	CNP (Super LLC)	Toledo	OH	MW	1988	2007	290,892	74%	1,368,598	Big Lots, Kroger	
99 1371	Northgate Plaza (5)	CNP (Super LLC)	Westerville	OH	MW	2007	2007	7,200	100%	163,200	-	Home Depot, Kroger
100 609	Quail Springs Marketplace	CNP-JV (Super LLC)	Oklahoma City	OK	SW	2003	2007	294,613	99%	3,944,812	Books-A-Million, Office Depot, Old Navy, Ross Dress for Less,	Lowe's
101 1358	Marketplace	CNP/CER (Super LLC)	Tulsa	OK	SW	1992	2007	186,851	75%	1,286,212	Drysdale's, PetSmart, Sports Authority	Best Buy, JC Penney Home Store
102 4114	Boyertown Shopping Center	CNP	Boyertown	PA	MA	1961	2006	83,229	91%	389,940	CVS	
103 4008	Bradford Mall	CNP	Bradford	PA	MA	1993	2005	205,593	36%	333,532	Big Lots, Dollar Tree, Peebles	
104 4068	Pilgrim Gardens	CNP	Drexel Hill	PA	MA	1955	2005	82,332	87%	917,200	Dollar Tree, Loehmann's	
105 1135	New Garden Shopping Center	CNP (Super LLC)	Kennett Square	PA	MA	2001	2007	143,720	93%	691,613	Big Lots	
106 1099	Stone Mill Plaza	CNP (Super LLC)	Lancaster	PA	MA	2007	2007	79,423	95%	1,080,235	Giant Food, Rent-To-Own	
107 1119	Ivyridge	CNP (Super LLC)	Philadelphia	PA	MA	2006	2007	107,316	97%	1,908,443	Super Fresh	

Centro Properties Group

US Supplemental Portfolio Data - Half Year Ended December 31, 2008

Property Portfolio - CNP Owned

BU#	Property Name	Fund	City	State	Region	Year Built (1)	Year Acquired	GLA (2)	Percent Leased (3)	ABR	Anchor Tenant (4)	Anchor Tenant Not Owned (4)
108 1001	Roosevelt Mall	CNP/CER (Super LLC)	Philadelphia	PA	MA	1988	2007	561,799	96%	6,569,945	Macy's	
109 4061	Park Centre	CNP	Columbia	SC	SE	2000	2005	226,705	100%	1,360,052	BCBS of SC, Stein Mart	
110 1627	Lexington Town Square	CNP (Super LLC)	Lexington	SC	SE	1995	2007	75,763	87%	395,067	Dollar General, Food Lion, Musicians Supply	Kmart
111 1613	Festival Centre	CNP (Super LLC)	North Charleston	SC	SE	2004	2007	325,347	92%	1,851,782	Fred's, Hamrick's, Intercontinental Hotels, Piggly Wiggly, Steve & Barry's	
112 1071	Congress Crossing	CNP (Super LLC)	Athens	TN	SE	1990	2007	180,305	94%	1,247,609	Kmart	
113 1261	Hazel Path Commons	CNP (Super LLC)	Hendersonville	TN	SE	1989	2007	162,962	92%	774,645	Food Lion, Sears Outlet	
114 1189	Chapman-Ford Crossing	CNP (Super LLC)	Knoxville	TN	SE	2007	2007	224,270	83%	782,767	First Tennessee Bank, Steve & Barry's, The Rush Fitness Complex	
115 1262	Farrar Place	CNP (Super LLC)	Manchester	TN	SE	1989	2007	43,220	95%	345,483	Dollar General, Food Lion	The Crystal Company
116 1460	Palm Plaza	CNP (Super LLC)	Aransas	TX	SW	2002	2007	52,100	92%	336,780	Bealls (Stage), Family Dollar	
117 3039	Parmer Crossing	CNP (Super LLC)	Austin	TX	SW	2004	2007	169,517	91%	1,355,471	Big Lots, Room Store	Fry's Electronics
118 1471	Baytown Shopping Center	CNP (Super LLC)	Baytown	TX	SW	1987	2007	96,146	93%	877,002	24 Hour Fitness	
119 1485	Townshire	CNP (Super LLC)	Bryan	TX	SW	2002	2007	136,693	84%	723,096	Tops Printing	
120 1410	Carmel Village	CNP (Super LLC)	Corpus Christi	TX	SW	1993	2007	85,633	86%	623,007	Bay Area Dialysis, Bealls (Stage), Tuesday Morning	
121 1423	Five Points	CNP (Super LLC)	Corpus Christi	TX	SW	1993	2007	276,593	81%	1,715,455	Bealls (Stage), Hobby Lobby, Sutherland Lumber	
122 3101	Skillman Abrams	CNP	Dallas	TX	SW	1981	2005	133,088	91%	1,418,240	Tom Thumb	
123 1480	Stevens Park Village	CNP (Super LLC)	Dallas	TX	SW	1974	2007	45,492	100%	432,196	Minyard Food Stores, O'Reilly's Auto Parts	
124 1496	Wynnewood Village	CNP (Super LLC)	Dallas	TX	SW	2006	2007	438,663	94%	3,797,963	Fallas Paredes, Kroger, Ross Dress for Less	
125 1387	The Centre at Preston Ridge	CNP/CER (Super LLC)	Frisco	TX	SW	2003	2007	730,025	91%	11,807,054	Best Buy, DSW, Gatti Town, Marshalls, Old Navy, Ross Dress for Less, Stein Mart, T.J. Maxx	SuperTarget
126 1511	Ridglea Plaza	CNP (Super LLC)	Ft. Worth	TX	SW	1990	2007	171,519	97%	1,648,951	Stein Mart, Tom Thumb	
127 1491	Westcliff	CNP (Super LLC)	Ft. Worth	TX	SW	1999	2007	133,705	94%	751,273	Cook Children's Health Foundation	
128 1453	North Hills Village	CNP (Super LLC)	Haltom City	TX	SW	1998	2007	43,299	68%	171,281	Rent-A-Center, Save-A-Lot	
129 1428	Highland Village Town Center	CNP/CER (Super LLC)	Highland Village	TX	SW	1996	2007	99,341	87%	944,176	Kroger	
130 1404	Braes Link	CNP (Super LLC)	Houston	TX	SW	1999	2007	38,997	100%	599,070	Walgreens	
131 1405	Braes Oaks	CNP (Super LLC)	Houston	TX	SW	1992	2007	46,720	82%	336,269	H-E-B	
132 1444	Lazybrook	CNP (Super LLC)	Houston	TX	SW	1988	2007	10,745	93%	108,615	-	
133 1452	North 45 Plaza	CNP (Super LLC)	Houston	TX	SW	1975	2007	132,239	88%	864,199	Harbor Freight Tools	
134 1454	Northgate	CNP (Super LLC)	Houston	TX	SW	1972	2007	40,244	84%	237,828	Affordable Furniture, Firestone	
135 1456	Northshore East	CNP/CER (Super LLC)	Houston	TX	SW	2001	2007	90,820	93%	1,272,344	Office Depot, River Oaks Imaging & Diagnostic	
136 3033	Northshore West	CNP (Super LLC)	Houston	TX	SW	1997	2007	144,548	99%	1,248,099	Conn Appliances, PETCO, Sellers Bros.	
137 1468	Pinemont Shopping Center	CNP (Super LLC)	Houston	TX	SW	1999	2007	73,577	93%	846,293	Family Dollar, Houston Community College	
138 1475	Sharpstown Plaza	CNP (Super LLC)	Houston	TX	SW	2005	2007	43,630	95%	610,582	-	
139 1481	Tanglewilde	CNP (Super LLC)	Houston	TX	SW	1998	2007	84,185	100%	843,437	Ace Hardware, Party City, Salon In The Park, USA Baby	
140 1483	Tidwell Place	CNP (Super LLC)	Houston	TX	SW	1991	2007	41,855	83%	402,249	Family Dollar, North Houston Birth Center, Value+Pawn	
141 1493	Westheimer Commons	CNP/CER (Super LLC)	Houston	TX	SW	1995	2007	249,656	89%	1,912,779	Marshalls	
142 1463	Parkview East	CNP (Super LLC)	Pasadena	TX	SW	2002	2007	38,186	89%	317,368	Hancock Fabrics	
143 1464	Parkview West	CNP (Super LLC)	Pasadena	TX	SW	2005	2007	39,739	73%	298,174	Family Dollar	
144 1467	Pearland Plaza	CNP (Super LLC)	Pearland	TX	SW	1995	2007	156,661	94%	1,053,655	Kroger, Palais Royal	
145 1366	Market Plaza	CNP/CER (Super LLC)	Plano	TX	SW	2002	2007	161,453	68%	2,503,829	Central Market	
146 3004	Windvale	CNP (Super LLC)	The Woodlands	TX	SW	2002	2007	101,088	94%	1,041,704	Randalls	
147 641	Baybrook Gateway	CNP-JV (Super LLC)	Webster	TX	SW	2007	2007	236,854	87%	3,609,461	Barnes & Noble, Michaels, Old Navy	
148 608	Westpark Shopping Center	CNP-JV (Super LLC)	Glen Allen	VA	MA	2005	2007	176,973	98%	2,347,701	Tile Shop, Ukrop's, Victory Lady	
149 1623	Jefferson Green	CNP (Super LLC)	Newport News	VA	MA	1988	2007	54,945	56%	563,529	-	
150 1191	VA-KY Regional S.C.	CNP (Super LLC)	Norton	VA	MA	1996	2007	229,414	76%	634,835	Ingles, Magic Mart	
151 1078	Ridgeview Centre	CNP (Super LLC)	Wise	VA	MA	2005	2007	190,242	89%	1,093,428	Grand Home Furnishings, Kmart	Belk
152 1605	Cheyenne Plaza	CNP (Super LLC)	Cheyenne	WY	W	1995	2007	155,022	84%	903,971	Big Lots, Murdoch's Ranch & Home Supply	Hobby Lobby
								24,726,234	85%	\$ 219,664,843		
Malls and Lifestyle Centers												
1 61101	The Shoppes at EastChase	CNP-JV (Super LLC)	Montgomery	AL	ML	2002	2007	250,257	80%	\$ 4,026,794	-	Dillard's
								250,257	80%	\$ 4,026,794		
Miscellaneous Properties												
1 1212	Muscle Shoals Plaza	CNP (Super LLC)	Muscle Shoals	AL	S	1982	2007	52,199	0%	\$ -	-	
2 1224	Kroger	CNP (Super LLC)	Scottsboro	AL	S	1982	2007	42,130	0%	-	-	

Centro Properties Group
US Supplemental Portfolio Data - Half Year Ended December 31, 2008
Property Portfolio - CNP Owned

BU#	Property Name	Fund	City	State	Region	Year Built (1)	Year Acquired	GLA (2)	Percent Leased (3)	ABR	Anchor Tenant (4)	Anchor Tenant Not Owned (4)
3 1477	Smith's	CNP (Super LLC)	Socorro	NM	W	1976	2007	48,000	100%	459,800	Smith's	
								142,329	34%	\$ 459,800		
Miscellaneous Land												
1 1368	Nine Mile Square	CNP (Super LLC)	Pensacola	FL	S	2007	2007	-	-	\$ -	-	Home Depot
2 1370	Denham Springs Plaza	CNP (Super LLC)	Denham Springs	LA	SW	2007	2007	-	-	-	-	Home Depot
3 4356	La Vista	CNP-JV	Omaha	NE	SW	2007	2005	-	-	-	-	
4 1003	North Central Avenue	CNP (Super LLC)	Hartsdale	NY	NE	-	2007	-	-	-	-	
5 4357	Riverhead	CNP-JV	Riverhead	NY	NE	2007	2006	-	-	-	-	
6 1372	Akron Land	CNP (Super LLC)	Akron	OH	MW	-	2007	-	-	-	-	
7 1329	Undeveloped land parcels (6)	CNP-JV	Frisco	TX	SW	-	2007	-	-	-	-	
8 1328	Undeveloped land parcels (7)	CNP-JV	Frisco	TX	SW	-	2007	-	-	-	-	
								-	-	\$ -		
								-	-	-		
STABILIZED PROPERTIES								25,118,820	85%	\$ 224,151,436		
Redevelopment Properties												
Community and Neighborhood Shopping Centers												
1 1300	Lagniappe Village	CNP (Super LLC)	New Iberia	LA	SW	2007	2007	213,108	69%	\$ 1,044,114	Citi Trends, Stage Stores	
2 1162	Rising Sun Towne Centre	CNP (Super LLC)	Rising Sun	MD	MA	2007	2007	139,702	68%	1,445,945	Family Dollar, Martin's	
3 3081	Stateline Square	CNP-JV (Super LLC)	Southaven	MS	SE	2007	2007	80,000	100%	453,600	Burlington Coat Factory	
4 1376	Western Hills Plaza	CNP (Super LLC)	Cincinnati	OH	MW	2007	2007	307,060	100%	2,958,613	Bed Bath & Beyond, Old Navy, Sears, Staples, T.J. Maxx	
5 1122	Midway Crossing	CNP (Super LLC)	Elyria	OH	MW	2007	2007	175,385	60%	835,923	Dunham's Sports, Jo-Ann Fabrics	Toys"R"Us
6 1373	Surrey Square Mall	CNP (Super LLC)	Norwood	OH	MW	2007	2007	99,009	94%	888,330	Kroger	
7 3083	Germantown Square	CNP-JV (Super LLC)	Cordova	TN	SE	2007	2007	117,624	100%	1,335,622	Hastings, Incredible Pizza, L'Ecole Culinaire	
8 3082	Riverdale Square	CNP-JV (Super LLC)	Memphis	TN	SE	2007	2007	0	0%	-	-	
9 1421	El Camino	CNP (Super LLC)	Bellaire	TX	SW	2007	2007	71,575	98%	447,161	El Ahorro Supermarket, Family Dollar, Hancock Fabrics	
10 1409	Bryan Square	CNP (Super LLC)	Bryan	TX	SW	2007	2007	59,029	100%	307,410	99¢ only, Citi Trends, Dollar Floor Store, Firestone	
11 1449	Merchants Park	CNP (Super LLC)	Houston	TX	SW	2007	2007	201,893	93%	1,801,753	Big Lots, Kroger, Ross Dress for Less	
12 1445	League City	CNP (Super LLC)	League City	TX	SW	2007	2007	98,457	71%	541,802	Family Dollar, Jo-Ann Fabrics, Palais Royal	
								1,562,842	85%	\$ 12,060,274		
Malls and Lifestyle Centers												
1 1171	Pointe Orlando (8)	CNP/CER (Super LLC)	Orlando	FL	ML	2007	2007	410,243	71%	\$ 5,575,358	Regal Cinemas	
2 3050	Westgate	CNP-JV (Super LLC)	Fairview Park	OH	ML	2007	2007	392,471	100%	4,638,453	Kohl's, Lowe's, Marshalls	Target
								802,714	85%	\$ 10,213,811		
								-	-	-		
REDEVELOPMENT PROPERTIES								2,365,556	85%	\$ 22,274,085		
New Development Properties												
Community and Neighborhood Shopping Centers												
1 1367	Apopka Commons	CNP (Super LLC)	Apopka	FL	S	2007	2007	-	-	\$ -	-	Home Depot
2 3103	Lakes Crossing	CNP-JV	Norton Shores	MI	MW	2007	2004	-	-	-	-	Kohl's
								-	-	\$ -		
								-	-	-		
TOTAL PORTFOLIO								27,484,376	85%	\$ 246,425,521		

(1) Year of most recent redevelopment or year built if no redevelopment has occurred
 (2) Includes building square footage for ground leases
 (3) Includes all leases in effect on December 31, 2008, including those that are fully executed, but not yet open
 (4) Anchor tenants include 1) major discount stores, 2) major grocers, 3) tenants with square footage greater than 10,000 square feet if the shopping center GLA is less than 125,000 square feet and tenants with square footage greater than 25,000 square feet if the shopping center GLA is greater than 125,000 square feet and 4) tenants with square footage greater than 10 percent of the shopping center GLA, but not less than 5,000 square feet, whose lease term is greater than one year.
 (5) Excludes newly created development square footage not yet placed in service
 (6) Comprised of approximately 6.6 acres of undeveloped land
 (7) Comprised of approximately 10.3 acres of undeveloped land
 (8) GLA for the property represents expected GLA when redevelopment is complete; ABR is based on leases executed
 Includes 100 percent of properties owned by unconsolidated joint venture

Centro Properties Group

Debt

Supplemental Information
Half Year FY09
(Period ended 31 Dec 2008)

Centro Properties Group

Supplemental Debt Data - Period Ended 31 December 2008

Summary of Outstanding Debt - Centro FUM

(Dollars in millions)

	Fund	Super LLC Debt (1)	Maturity 31/12/2008	Maturity (6) 16/01/2009	US\$m Debt	NZ\$m Debt	A\$m Debt	Total Debt (A\$m) (2)	Interest Rate(3)
Fixed and Floating Rate Debt:									
Secured Mortgage Indebtedness									
CMCS 14 Facility	CMCS14		31-Mar-09		-	-	\$69.9	\$69.9	6.27%
TOTAL FIXED AND FLOATING RATE SECURED MORTGAGE INDEBTEDNESS					-	-	\$69.9	\$69.9	6.27%
TOTAL FIXED AND FLOATING RATE DEBT					-	-	\$69.9	\$69.9	6.27%
Fixed Rate Debt:									
Capital Lease									
Bakersfield Plaza	CER	Yes	20-Jun-31		\$15.7	-	-	\$22.6	6.00%
Bristol Plaza	CER	Yes	20-Jun-31		\$9.4	-	-	\$13.6	6.00%
Cudahy Plaza	CER	Yes	20-Jun-31		\$5.2	-	-	\$7.5	6.00%
Shoppes at Fox Run	CNP	Yes	20-Jun-31		\$15.2	-	-	\$21.9	0.00%
TOTAL FIXED RATE CAPITAL LEASE					\$45.5	-	-	\$65.6	3.99%
Fixed Rate Debt:									
Other Secured Mortgages									
USPP Unsecured Notes - Series A	(5)	CNP	15-Aug-12	S.P.	\$35.0	-	-	\$50.5	6.10%
USPP Unsecured Notes - Series B	(5)	CNP	15-Aug-15	S.P.	\$120.0	-	-	\$173.2	6.33%
USPP Unsecured Notes - Series C	(5)	CNP	15-Aug-17	S.P.	\$90.0	-	-	\$129.9	6.43%
USPP Unsecured Notes - Series D	(5)	CNP	15-Aug-20	S.P.	\$25.0	-	-	\$36.1	6.53%
USPP Unsecured Notes - Series E	(5)	CNP	15-Aug-15	S.P.	\$100.0	-	-	\$144.3	7.46%
USPP Unsecured Notes - Series F	(5)	CNP	15-Aug-17	S.P.	\$80.0	-	-	\$115.5	7.55%
TOTAL FIXED RATE OTHER SECURED MORTGAGES					\$450.0	-	-	\$649.5	6.81%
Fixed Rate Debt:									
Secured Mortgage Indebtedness									
Araphahoe	CNP	Yes	01-Oct-13		\$13.9	-	-	\$20.0	5.34%
Araphahoe	Other Managed		01-Oct-13		\$32.3	-	-	\$46.7	5.34%
Arvada Plaza	CER	Yes	01-May-21		\$1.8	-	-	\$2.6	7.67%
Barrett Place	CMCS35		01-Apr-15		\$20.0	-	-	\$28.9	5.29%
Barrett Place	CNP		01-Apr-15		\$0.6	-	-	\$0.9	5.29%
Baybrook	CNP	Yes	06-Jan-12		\$8.2	-	-	\$11.8	5.59%
Baybrook	Other Managed		06-Jan-12		\$32.8	-	-	\$47.3	5.59%
Cheyenne Plaza	CNP	Yes	01-Jun-21		\$4.0	-	-	\$5.7	7.88%
Conyers Plaza I	CER		01-Jan-17		\$10.3	-	-	\$14.8	5.77%
Conyers Plaza I	CNP	Yes	01-Jan-17		\$0.5	-	-	\$0.8	5.77%
Cortlandt Towne Center	CER		10-Feb-09		\$39.7	-	-	\$57.3	6.90%
Cortlandt Towne Center	CNP	Yes	10-Feb-09		\$2.1	-	-	\$3.0	6.90%
Covered Bridge	CNP	Yes	01-Jul-20		\$2.2	-	-	\$3.2	7.50%
Elkhart Market Centre	CER	Yes	01-Jul-20		\$10.7	-	-	\$15.4	7.50%
Enfield Commons	CER		01-Jan-11		\$9.5	-	-	\$13.7	8.11%
Enfield Commons	CNP	Yes	01-Jan-11		\$0.5	-	-	\$0.7	8.11%
Enfield Stop & Shop	CER		01-Oct-09		\$7.3	-	-	\$10.5	7.55%
Enfield Stop & Shop	CNP	Yes	01-Oct-09		\$0.4	-	-	\$0.6	7.55%
Florence Square I, II, II	CER	Yes	01-Apr-13		\$6.9	-	-	\$10.0	5.80%
Florence Square I, II, II	CNP	Yes	01-Apr-13		\$6.9	-	-	\$10.0	5.80%
Freshwater - Stateline Plaza	CER		01-Dec-09		\$17.7	-	-	\$25.5	4.76%
Freshwater - Stateline Plaza	CNP	Yes	01-Dec-09		\$0.9	-	-	\$1.3	4.76%
Galileo Put Portfolio	CER		01-Jun-16		\$78.3	-	-	\$113.1	5.97%
Galileo Put Portfolio	CNP	Yes	01-Jun-16		\$4.1	-	-	\$6.0	5.97%
Greatwoods Marketplace	CER		01-Jan-17		\$11.0	-	-	\$15.8	5.35%
Greatwoods Marketplace	CNP	Yes	01-Jan-17		\$0.6	-	-	\$0.8	5.35%
Greentree	CER	Yes	01-Oct-10		\$4.5	-	-	\$6.5	8.24%
Habersham Crossing	CER	Yes	01-Oct-10		\$3.3	-	-	\$4.8	8.24%
Hampton Village Centre	CER	Yes	01-Jul-10		\$27.8	-	-	\$40.1	8.53%
Henderson Square	CER		01-Apr-14		\$3.1	-	-	\$4.5	7.50%
Henderson Square	CNP	Yes	01-Apr-14		\$0.2	-	-	\$0.2	7.50%
Hillcrest Shopping Center	CER	Yes	01-Jul-10		\$16.0	-	-	\$23.1	8.11%
Hunt River Commons	CER	Yes	01-Nov-11		\$6.6	-	-	\$9.5	7.07%
Independence Mall	CAF		01-Nov-16		\$39.3	-	-	\$56.8	6.17%

Centro Properties Group
Supplemental Debt Data - Period Ended 31 December 2008

Summary of Outstanding Debt - Centro FUM
(Dollars in millions)

	Fund	Super LLC Debt (1)	Maturity 31/12/2008	Maturity (6) 16/01/2009	US\$m Debt	NZ\$m Debt	A\$m Debt	Total Debt (A\$m) (2)	Interest Rate(3)
Independence Mall	CMCS38		01-Nov-16		\$38.5	-	-	\$55.5	6.17%
Independence Mall	CNP		01-Nov-16		\$0.9	-	-	\$1.2	6.17%
Independence Mall	Other Managed		01-Nov-16		\$31.4	-	-	\$45.3	6.17%
Karl Plaza	CNP	Yes	01-Mar-28		\$3.6	-	-	\$5.2	9.32%
Ladera	CER		01-Jan-16		\$8.5	-	-	\$12.3	5.25%
Ladera	CNP	Yes	01-Jan-16		\$0.4	-	-	\$0.6	5.25%
Letson Farms	CER		01-Nov-14		\$10.2	-	-	\$14.7	5.43%
Letson Farms	CNP	Yes	01-Nov-14		\$0.5	-	-	\$0.8	5.43%
Mansell Crossing	CMCS35		01-Apr-15		\$33.6	-	-	\$48.5	5.29%
Mansell Crossing	CNP		01-Apr-15		\$1.0	-	-	\$1.5	5.29%
Mansell Pad	CMCS35		01-Feb-11		\$2.6	-	-	\$3.7	5.50%
Mansell Pad	CNP		01-Feb-11		\$0.1	-	-	\$0.1	5.50%
Marketplace at Matteson	CER		01-Mar-16		\$16.0	-	-	\$23.0	5.24%
Marketplace at Matteson	CNP	Yes	01-Mar-16		\$0.8	-	-	\$1.2	5.24%
Merchants Crossing	CNP	Yes	14-Sep-11		\$4.4	-	-	\$6.4	7.63%
Merchants Exchange	CER		01-Mar-18		\$3.6	-	-	\$5.2	6.92%
Merchants Exchange	CNP	Yes	01-Mar-18		\$0.2	-	-	\$0.3	6.92%
Midway Market Square	CER	Yes	01-Dec-20		\$12.4	-	-	\$17.9	8.18%
Northgate SC	CER	Yes	01-Jul-13		\$3.6	-	-	\$5.2	8.75%
NP/I&G Intuitional Retail Co II, LLC	CNP	Yes	01-Dec-16		\$4.2	-	-	\$6.1	5.48%
NP/I&G Intuitional Retail Co II, LLC	Other Managed		01-Dec-16		\$16.8	-	-	\$24.2	5.48%
NP/I&G Intuitional Retail Co II, LLC	CNP	Yes	01-Jan-17		\$3.2	-	-	\$4.6	5.71%
NP/I&G Intuitional Retail Co II, LLC	Other Managed		01-Jan-17		\$12.8	-	-	\$18.5	5.71%
NP/I&G Intuitional Retail Co, LLC	CNP	Yes	01-Nov-09		\$4.5	-	-	\$6.5	4.40%
NP/I&G Intuitional Retail Co, LLC	Other Managed		01-Nov-09		\$17.9	-	-	\$25.9	4.40%
NP/I&G Intuitional Retail Co, LLC	CNP	Yes	01-Mar-14		\$2.0	-	-	\$2.8	5.26%
NP/I&G Intuitional Retail Co, LLC	Other Managed		01-Mar-14		\$7.8	-	-	\$11.3	5.26%
NP/I&G Intuitional Retail Co, LLC	CNP	Yes	01-Apr-14		\$5.4	-	-	\$7.8	4.75%
NP/I&G Intuitional Retail Co, LLC	Other Managed		01-Apr-14		\$21.6	-	-	\$31.2	4.75%
NP/I&G Intuitional Retail Co, LLC	CNP	Yes	01-May-14		\$5.4	-	-	\$7.8	4.66%
NP/I&G Intuitional Retail Co, LLC	Other Managed		01-May-14		\$21.6	-	-	\$31.2	4.66%
NP/I&G Intuitional Retail Co, LLC	CNP	Yes	01-Apr-15		\$5.5	-	-	\$7.9	4.88%
NP/I&G Intuitional Retail Co, LLC	Other Managed		01-Apr-15		\$21.9	-	-	\$31.6	4.88%
NP/I&G Intuitional Retail Co, LLC	CNP	Yes	01-Jun-15		\$4.0	-	-	\$5.8	5.50%
NP/I&G Intuitional Retail Co, LLC	Other Managed		01-Jun-15		\$16.2	-	-	\$23.3	5.50%
NP/I&G Intuitional Retail Co, LLC	CNP	Yes	01-Sep-15		\$1.9	-	-	\$2.7	5.17%
NP/I&G Intuitional Retail Co, LLC	Other Managed		01-Sep-15		\$7.5	-	-	\$10.8	5.17%
NP/I&G Intuitional Retail Co, LLC	CNP	Yes	11-Nov-15		\$11.9	-	-	\$17.2	4.49%
NP/I&G Intuitional Retail Co, LLC	Other Managed		11-Nov-15		\$47.6	-	-	\$68.7	4.49%
Odessa-Winwood Town Center I, I	CER	Yes	05-May-13		\$15.0	-	-	\$21.7	5.74%
Olympia Corners	CER	Yes	01-Jul-20		\$4.3	-	-	\$6.3	7.50%
Queen Plaza	CER		01-Dec-09		\$14.0	-	-	\$20.2	4.76%
Queen Plaza	CNP	Yes	01-Dec-09		\$0.7	-	-	\$1.1	4.76%
Ridge Plaza	CER		01-Jan-34		\$13.1	-	-	\$18.9	5.92%
Ridge Plaza	CNP	Yes	01-Jan-34		\$0.7	-	-	\$1.0	5.92%
Salmon Run Plaza	CNP		05-Sep-13		\$3.0	-	-	\$4.3	8.95%
Sarasota	CNP	Yes	01-Jun-15		\$10.8	-	-	\$15.6	5.02%
Silver Pointe	CER	Yes	11-Dec-27		\$6.7	-	-	\$9.7	12.50%
Streetsboro Crossing	CER		01-Dec-15		\$8.5	-	-	\$12.2	5.37%
Streetsboro Crossing	CNP	Yes	01-Dec-15		\$0.4	-	-	\$0.6	5.37%
Suburban Plaza	CER		01-Nov-09		\$5.9	-	-	\$8.5	7.88%
Suburban Plaza	CNP	Yes	01-Nov-09		\$0.3	-	-	\$0.4	7.88%
Sunshine Square	CER	Yes	31-May-10		\$3.1	-	-	\$4.4	8.49%
Sunshine Square	CNP	Yes	31-May-10		\$3.1	-	-	\$4.4	8.49%
Tops Plaza - North Olmstead	CER		01-Oct-13		\$4.6	-	-	\$6.7	5.17%
Tops Plaza - North Olmstead	CNP	Yes	01-Oct-13		\$0.2	-	-	\$0.4	5.17%
Tops Plaza - North Ridgeville	CER		01-Oct-13		\$6.1	-	-	\$8.8	5.17%
Tops Plaza - North Ridgeville	CNP	Yes	01-Oct-13		\$0.3	-	-	\$0.5	5.17%
Turnpike Plaza	CER		01-Jun-15		\$19.5	-	-	\$28.1	4.90%

Centro Properties Group
Supplemental Debt Data - Period Ended 31 December 2008

Summary of Outstanding Debt - Centro FUM
(Dollars in millions)

	Fund	Super LLC Debt (1)	Maturity 31/12/2008	Maturity (6) 16/01/2009	US\$m Debt	NZ\$m Debt	A\$m Debt	Total Debt (A\$m) (2)	Interest Rate(3)
Turnpike Plaza	CNP	Yes	01-Jun-15		\$1.0	-	-	\$1.5	4.90%
Venture Point	CMCS35		01-Apr-15		\$10.4	-	-	\$15.0	5.29%
Venture Point	CNP		01-Apr-15		\$0.3	-	-	\$0.5	5.29%
Villa Monaco	CNP	Yes	01-Sep-14		\$9.0	-	-	\$13.0	5.56%
West Ridge Shopping Center	CER	Yes	09-Dec-13		\$10.5	-	-	\$15.1	5.89%
Westminster City Center	CER		01-Sep-15		\$44.7	-	-	\$64.4	5.17%
Westminster City Center	CNP	Yes	01-Sep-15		\$2.4	-	-	\$3.4	5.17%
TOTAL FIXED RATE SECURED MORTGAGE INDEBTEDNESS					\$1,034.3	-	-	\$1,492.9	5.86%
Fixed Rate Debt:									
Secured Mortgage Indebtedness - CMBS									
Annex of Arlington	CER	Yes	11-Apr-12		\$17.1	-	-	\$24.7	7.85%
Apollo1	CER		31-Aug-12		\$164.4	-	-	\$237.2	5.15%
Apollo1	CNP	Yes	31-Aug-12		\$8.7	-	-	\$12.5	5.15%
Apollo2	CER		31-Aug-12		\$94.1	-	-	\$135.8	5.15%
Apollo2	CNP	Yes	31-Aug-12		\$5.0	-	-	\$7.1	5.15%
Apollo3	CER		31-Aug-12		\$96.9	-	-	\$139.9	5.15%
Apollo3	CNP	Yes	31-Aug-12		\$5.1	-	-	\$7.4	5.15%
Apollo4	CER		01-Sep-15		\$197.6	-	-	\$285.2	5.17%
Apollo4	CNP	Yes	01-Sep-15		\$10.4	-	-	\$15.0	5.17%
Bedford Grove (Walmart)	CAF		01-Nov-19		\$3.3	-	-	\$4.7	7.63%
Bedford Grove (Walmart)	CNP		01-Nov-19		\$0.1	-	-	\$0.1	7.63%
Berkshire Crossing (Walmart)	CAF		01-Mar-20		\$5.4	-	-	\$7.8	7.63%
Berkshire Crossing (Walmart)	CNP		01-Mar-20		\$0.2	-	-	\$0.2	7.63%
BJ's Plaza	CER		01-Dec-11		\$1.1	-	-	\$1.6	10.40%
BJ's Plaza	CNP	Yes	01-Dec-11		\$0.1	-	-	\$0.1	10.40%
Brunswick Plaza	CER		01-Jun-15		\$7.3	-	-	\$10.5	4.90%
Brunswick Plaza	CNP	Yes	01-Jun-15		\$0.4	-	-	\$0.6	4.90%
Centro NP Residual Holdings CMBS	CER	Yes	01-Sep-17		\$300.0	-	-	\$433.0	6.38%
Chesterbrook	CER		01-Jun-14		\$10.2	-	-	\$14.7	5.25%
Chesterbrook	CNP		01-Jun-14		\$0.3	-	-	\$0.5	5.25%
Christmas Tree Plaza	CMCS36		01-May-18		\$7.9	-	-	\$11.5	7.89%
Christmas Tree Plaza	CNP		01-May-18		\$0.2	-	-	\$0.4	7.89%
Clocktower Place	CNP		01-Apr-10		\$12.0	-	-	\$17.3	8.56%
Conyers Plaza II	CER		01-Jan-34		\$6.5	-	-	\$9.4	5.50%
Conyers Plaza II	CNP	Yes	01-Jan-34		\$0.3	-	-	\$0.5	5.50%
CWAR 1 CMBS	CER		01-May-11		\$69.1	-	-	\$99.8	4.34%
CWAR 1 CMBS	CMCS32		01-May-11		\$69.1	-	-	\$99.8	4.34%
CWAR 1 CMBS	CNP		01-May-11		\$4.3	-	-	\$6.2	4.34%
CWAR 1 CMBS	CER		01-May-14		\$65.7	-	-	\$94.9	4.85%
CWAR 1 CMBS	CMCS32		01-May-14		\$65.7	-	-	\$94.9	4.85%
CWAR 1 CMBS	CNP		01-May-14		\$4.1	-	-	\$5.9	4.85%
CWAR 14 CMBS	CMCS39		01-Nov-13		\$138.6	-	-	\$200.0	5.39%
CWAR 14 CMBS	CNP		01-Nov-13		\$4.3	-	-	\$6.2	5.39%
CWAR 14 CMBS	CMCS39		01-Dec-16		\$219.3	-	-	\$316.6	5.44%
CWAR 14 CMBS	CNP		01-Dec-16		\$6.8	-	-	\$9.8	5.44%
CWAR 15 CMBS	CMCS40	Yes	01-Nov-13		\$125.4	-	-	\$180.9	5.39%
CWAR 15 CMBS	CNP	Yes	01-Nov-13		\$3.9	-	-	\$5.6	5.39%
CWAR 15 CMBS	CMCS40	Yes	09-Dec-16		\$227.0	-	-	\$327.6	5.44%
CWAR 15 CMBS	CNP	Yes	09-Dec-16		\$7.0	-	-	\$10.1	5.44%
CWAR 16 CMBS	CAF		09-Dec-13		\$156.2	-	-	\$225.5	5.42%
CWAR 16 CMBS	CNP		09-Dec-13		\$4.8	-	-	\$7.0	5.42%
CWAR 16 CMBS	CAF		01-Nov-16		\$214.3	-	-	\$309.3	5.39%
CWAR 16 CMBS	CNP		01-Nov-16		\$6.6	-	-	\$9.6	5.39%
CWAR 4 CMBS	CMCS36		01-Jan-16		\$162.9	-	-	\$235.1	5.62%
CWAR 4 CMBS	CNP		01-Jan-16		\$5.0	-	-	\$7.3	5.62%
CWAR 5 CMBS	CER		01-Feb-16		\$232.8	-	-	\$336.0	5.63%
CWAR 5 CMBS	CNP		01-Feb-16		\$7.2	-	-	\$10.4	5.63%
CWAR 7 CMBS	CMCS38		01-Jul-16		\$84.1	-	-	\$121.4	6.32%
CWAR 7 CMBS	CNP		01-Jul-16		\$1.9	-	-	\$2.7	6.32%

Centro Properties Group
Supplemental Debt Data - Period Ended 31 December 2008

Summary of Outstanding Debt - Centro FUM
(Dollars in millions)

	Fund	Super LLC Debt (1)	Maturity 31/12/2008	Maturity (6) 16/01/2009	US\$m Debt	NZ\$m Debt	A\$m Debt	Total Debt (A\$m) (2)	Interest Rate(3)
CWAR 9 CMBS	CMCS38		01-Jul-16		\$223.0	-	-	\$321.9	6.04%
CWAR 9 CMBS	CNP		01-Jul-16		\$5.0	-	-	\$7.2	6.04%
CWAR 9 CMBS	Other Managed		01-Jul-16		\$12.0	-	-	\$17.3	6.04%
Festival Center	CNP	Yes	01-Jan-10		\$2.3	-	-	\$3.3	8.24%
Galileo CMBS T1 HL	CER		01-Nov-09		\$68.1	-	-	\$98.3	5.33%
Galileo CMBS T1 HL	CNP	Yes	01-Nov-09		\$3.6	-	-	\$5.2	5.33%
Galileo CMBS T1 IG	CER		01-Nov-10		\$51.3	-	-	\$74.0	5.01%
Galileo CMBS T1 IG	CNP	Yes	01-Nov-10		\$2.7	-	-	\$3.9	5.01%
Galileo CMBS T2	CER		01-Aug-09		\$50.1	-	-	\$72.4	5.50%
Galileo CMBS T2	CNP	Yes	01-Aug-09		\$2.6	-	-	\$3.8	5.50%
Greenport Towne Center	CER		01-Sep-14		\$2.2	-	-	\$3.2	9.00%
Greenport Towne Center	CNP	Yes	01-Sep-14		\$0.1	-	-	\$0.2	9.00%
Intercontinental	CNP		01-May-14		\$3.5	-	-	\$5.1	6.05%
Intercontinental	Other Managed		01-May-14		\$10.6	-	-	\$15.3	6.05%
Kline Plaza	CMCS36		01-Jan-33		\$11.9	-	-	\$17.1	6.13%
Kline Plaza	CNP		01-Jan-33		\$0.4	-	-	\$0.5	6.13%
Lakewood	CMCS38		05-Aug-11		\$19.0	-	-	\$27.4	7.45%
Lakewood	CNP		05-Aug-11		\$0.4	-	-	\$0.6	7.45%
Marketplace	CER	Yes	01-Aug-28		\$4.2	-	-	\$6.1	8.88%
Marketplace	CNP	Yes	01-Aug-28		\$4.2	-	-	\$6.1	8.88%
Memphis Commons	CER	Yes	01-Aug-09		\$16.6	-	-	\$24.0	8.04%
North Penn Market Place	CMCS36		01-Jun-12		\$3.8	-	-	\$5.5	6.89%
North Penn Market Place	CNP		01-Jun-12		\$0.1	-	-	\$0.2	6.89%
NP/I&G Intuitional Retail Co II, LLC	CNP	Yes	01-May-16		\$2.0	-	-	\$2.8	5.54%
NP/I&G Intuitional Retail Co II, LLC	Other Managed		01-May-16		\$7.8	-	-	\$11.3	5.54%
NP/I&G Intuitional Retail Co, LLC	CNP	Yes	11-Apr-13		\$1.9	-	-	\$2.8	5.60%
NP/I&G Intuitional Retail Co, LLC	Other Managed		11-Apr-13		\$7.8	-	-	\$11.2	5.60%
NP/I&G Intuitional Retail Co, LLC	CNP	Yes	01-May-13		\$5.4	-	-	\$7.7	5.81%
NP/I&G Intuitional Retail Co, LLC	Other Managed		01-May-13		\$21.4	-	-	\$30.9	5.81%
Parkway Plaza	CMCS38		01-Dec-27		\$10.7	-	-	\$15.5	7.69%
Parkway Plaza	CNP		01-Dec-27		\$0.2	-	-	\$0.3	7.69%
Perkins Farm Marketplace	CER		01-Nov-09		\$12.7	-	-	\$18.3	4.72%
Perkins Farm Marketplace	CNP		01-Nov-09		\$0.4	-	-	\$0.6	4.72%
REMIC	CER	Yes	01-Jun-28		\$73.1	-	-	\$105.6	11.67%
REMIC	CNP	Yes	01-Jun-28		\$57.2	-	-	\$82.5	11.67%
Richland Mall	CMCS38		01-Aug-16		\$34.4	-	-	\$49.6	6.09%
Richland Mall	CNP		01-Aug-16		\$0.8	-	-	\$1.1	6.09%
Richland Mall	Other Managed		01-Aug-16		\$1.9	-	-	\$2.7	6.09%
Rio Grande Plaza	CMCS36		01-Jan-14		\$7.3	-	-	\$10.5	5.63%
Rio Grande Plaza	CNP		01-Jan-14		\$0.2	-	-	\$0.3	5.63%
Shoppes at Hickory Hollow	CER	Yes	11-May-09		\$10.5	-	-	\$15.1	7.37%
Shoppes at Valley Forge	CER		01-Jan-14		\$6.2	-	-	\$9.0	5.58%
Shoppes at Valley Forge	CNP		01-Jan-14		\$0.2	-	-	\$0.3	5.58%
Shoppes at Vestal	CMCS38		01-Feb-12		\$10.0	-	-	\$14.4	7.60%
Shoppes at Vestal	CNP		01-Feb-12		\$0.2	-	-	\$0.3	7.60%
Shoppes of Victoria	CNP	Yes	01-Sep-14		\$6.6	-	-	\$9.6	5.60%
Sun Plaza	CER	Yes	01-Jul-20		\$8.1	-	-	\$11.7	7.50%
The Vineyards	CNP	Yes	01-Jul-20		\$6.7	-	-	\$9.7	7.50%
Tyrone Gardens	CER	Yes	01-Mar-09		\$4.3	-	-	\$6.2	5.24%
Tyrone Gardens	CNP	Yes	01-Mar-09		\$3.4	-	-	\$5.0	5.24%
Tyrone Gardens	Other Managed		01-Mar-09		\$0.9	-	-	\$1.2	5.24%
Village at Newtown	CER		01-Jun-14		\$25.2	-	-	\$36.4	5.25%
Village at Newtown	CNP		01-Jun-14		\$0.8	-	-	\$1.1	5.25%
Waterbury Plaza	CER		01-Jan-11		\$11.4	-	-	\$16.4	7.84%
Waterbury Plaza	CNP	Yes	01-Jan-11		\$0.6	-	-	\$0.9	7.84%
Woodbourne Square	CMCS36		01-Apr-14		\$2.6	-	-	\$3.8	5.39%
Woodbourne Square	CNP		01-Apr-14		\$0.1	-	-	\$0.1	5.39%
TOTAL FIXED RATE SECURED MORTGAGE INDEBTEDNESS - CMBS					\$3,681.2	-	-	\$5,313.6	5.81%

Centro Properties Group
Supplemental Debt Data - Period Ended 31 December 2008

Summary of Outstanding Debt - Centro FUM
(Dollars in millions)

	Fund	Super LLC Debt (1)	Maturity 31/12/2008	Maturity (6) 16/01/2009	US\$m Debt	NZ\$m Debt	A\$m Debt	Total Debt (A\$m) (2)	Interest Rate(3)
Fixed Rate Debt:									
Unsecured Loan									
Premium Fund - Bank	Other Managed		15-Jun-12		-	-	\$27.8	\$27.8	8.40%
TOTAL FIXED UNSECURED LOAN					-	-	\$27.8	\$27.8	8.40%
Fixed Rate Debt:									
Unsecured Notes									
3.75%, 20 Year Unsecured Notes	(4)	CNP	Yes	01-Jun-23	\$0.2	-	-	\$0.3	3.75%
4.50%, 7 Year Unsecured Notes		CNP	Yes	01-Feb-11	\$150.0	-	-	\$216.5	4.50%
5.125%, 7 Year Unsecured Notes		CNP	Yes	15-Sep-12	\$125.0	-	-	\$180.4	5.13%
5.25%, 10 Year Unsecured Notes		CNP	Yes	15-Sep-15	\$125.0	-	-	\$180.4	5.25%
5.30%, 10 Year Unsecured Notes		CNP	Yes	15-Jan-15	\$100.0	-	-	\$144.3	5.30%
5.50%, 10 Year Unsecured Notes		CNP	Yes	20-Nov-13	\$50.0	-	-	\$72.2	5.50%
6.90%, 30 Year Unsecured Notes		CNP	Yes	15-Feb-28	\$50.0	-	-	\$72.2	6.90%
7.40%, 10 Year Unsecured Notes		CNP	Yes	15-Sep-09	\$150.0	-	-	\$216.5	7.40%
7.50%, 30 Year Unsecured Notes		CNP	Yes	30-Jul-29	\$25.0	-	-	\$36.1	7.50%
7.65%, 30 Year Unsecured Notes		CNP	Yes	02-Nov-26	\$25.0	-	-	\$36.1	7.65%
7.68%, 30 Year Unsecured Notes		CNP	Yes	02-Nov-26	\$20.0	-	-	\$28.9	7.68%
7.97%, 30 Year Unsecured Notes		CNP	Yes	14-Aug-26	\$10.0	-	-	\$14.4	7.97%
TOTAL FIXED RATE UNSECURED NOTES					\$830.2	-	-	\$1,198.4	5.84%
TOTAL FIXED RATE DEBT					\$6,041.2	-	\$27.8	\$8,747.8	5.89%
Variable Rate Debt									
Credit Agreements									
Revolving Credit Facility		CER		01-May-10	\$9.9	-	-	\$14.4	4.52%
Revolving Credit Facility		CMCS32		01-May-10	\$9.9	-	-	\$14.4	4.52%
Revolving Credit Facility		CNP		01-May-10	\$0.6	-	-	\$0.9	4.52%
Southland Shopping Center	(5)	CER		15-Jan-09	\$44.7	-	-	\$64.4	2.91%
Southland Shopping Center	(5)	CNP	Yes	15-Jan-09	\$2.4	-	-	\$3.4	2.91%
TOTAL VARIABLE RATE CREDIT AGREEMENTS					\$67.5	-	-	\$97.4	3.40%
Variable Rate Debt									
Other Secured Mortgages									
Bank - 2 yr Evergreen	(5)	CNP		30-Jul-09	-	-	\$143.3	\$143.3	6.25%
Bank - 2 yr Evergreen	(5)	CNP		31-Jul-09	-	-	\$210.3	\$210.3	6.25%
Bank - Bridge Tranche A	(5)	CNP		15-Jan-09	-	-	\$84.1	\$84.1	6.25%
Bank - Loan Facility Agreement	(5)	CNP		30-Jun-16	-	-	\$49.9	\$49.9	6.30%
Bank - Tranche A	(5)	CNP		31-Mar-09	\$38.6	-	\$59.3	\$115.0	4.54%
Bank - Tranche B	(5)	CNP		31-Mar-10	\$19.4	-	\$28.3	\$56.3	4.49%
Bank Bridge Loan	(5)	CER	Yes	15-Jan-09	\$664.7	-	-	\$959.4	3.43%
Bank Bridge Loan	(5)	CNP	Yes	15-Jan-09	\$1,197.2	-	-	\$1,728.1	3.32%
CNP Unsecured - Tranche 1	(5)	CNP		07-Nov-10	\$50.1	-	\$107.9	\$180.1	4.55%
CNP Unsecured - Tranche 2	(5)	CNP		15-Jan-09	\$40.0	-	-	\$57.7	2.25%
Liquidity Facility A	(5)	CNP		15-Jan-09	-	-	\$24.0	\$24.0	7.75%
Liquidity Facility B	(5)	CNP		15-Jan-09	-	-	\$114.3	\$114.3	7.75%
NP Facility	(5)	CNP		15-Jan-09	-	-	\$495.6	\$495.6	6.25%
Promissory Note	(5)	CNP		15-Jan-09	\$7.2	-	-	\$10.5	2.95%
Tranche A	(5)	CNP		15-Jan-09	-	-	\$119.8	\$119.8	6.30%
Tranche B	(5)	CNP		08-Apr-09	-	-	\$119.8	\$119.8	6.30%
Tranche C	(5)	CNP		08-Apr-10	\$30.5	-	\$74.2	\$118.2	4.96%
USDS1.6bn Bridge facility	(5)	CNP		15-Jan-09	\$460.8	-	\$470.7	\$1,135.8	4.34%
USDS150m tranche A	(5)	CNP		03-Oct-09	\$150.0	-	-	\$216.5	2.95%
USDS223 Million Bridge Facility	(5)	CNP		15-Jan-09	\$223.0	-	-	\$321.9	2.71%
USDS450m tranche B	(5)	CNP		15-Jan-09	\$461.8	-	-	\$666.5	2.95%
TOTAL VARIABLE RATE OTHER SECURED MORTGAGES					\$3,343.3	-	\$2,101.5	\$6,927.3	4.11%
Variable Rate Debt									
Secured Line of Credit									
The Center at Preston Ridge	(5)	CER	Yes	15-Jan-09	\$52.5	-	-	\$75.8	0.70%
The Center at Preston Ridge	(5)	CNP	Yes	15-Jan-09	\$52.5	-	-	\$75.8	0.70%

Centro Properties Group
Supplemental Debt Data - Period Ended 31 December 2008

Summary of Outstanding Debt - Centro FUM
(Dollars in millions)

	Fund	Super LLC Debt (1)	Maturity 31/12/2008	Maturity (6) 16/01/2009	US\$m Debt	NZ\$m Debt	A\$m Debt	Total Debt (A\$m) (2)	Interest Rate(3)
Westgate	CNP	Yes	11-Jan-10		\$6.6	-	-	\$9.5	3.75%
Westgate	Other Managed		11-Jan-10		\$59.2	-	-	\$85.5	3.75%
TOTAL VARIABLE RATE SECURED LINE OF CREDIT					\$170.8	-	-	\$246.6	1.88%
Variable Rate Debt									
Secured Mortgage Indebtedness									
Bank - Bridge Plaza	CNP		01-Jul-12		-	-	\$8.7	\$8.7	6.58%
Bank - Bridge Plaza	Other Managed		01-Jul-12		-	-	\$7.3	\$7.3	6.58%
Bank - CER Cash Advance Facility	CER		09-Jan-09	15-Dec-11	-	-	\$336.6	\$336.6	4.30%
Bank CMCS 25 Cash Advance Facility	(9) CMCS25		21-Dec-11		-	-	\$21.3	\$21.3	6.02%
Bank Facility 300	CER	Yes	01-Dec-10	31-Dec-10	\$10.3	-	-	\$14.9	4.27%
Bank Facility 300	CMCS39		01-Dec-10	31-Dec-10	\$117.5	-	-	\$169.6	4.27%
Bank Facility 300	CMCS40	Yes	01-Dec-10	31-Dec-10	\$118.8	-	-	\$171.5	4.27%
Bank Facility 300	CNP		01-Dec-10	31-Dec-10	\$3.6	-	-	\$5.2	4.27%
Bank Facility 300	CNP	Yes	01-Dec-10	31-Dec-10	\$48.4	-	-	\$69.8	4.27%
CAWF Facility	CAWF		09-Jan-09	15-Dec-11	-	-	\$616.5	\$616.5	6.43%
Centro NP Residual Holdings	CER	Yes	09-Oct-09		\$361.7	-	-	\$522.1	5.20%
Centro NP Residual Holdings	CNP	Yes	09-Oct-09		\$62.3	-	-	\$89.9	5.20%
CER (Toombul, Taigum, Brooks Gardens)	CER		12-Dec-10		-	-	\$130.5	\$130.5	6.90%
CMCS 15 Facility	CMCS15		31-Dec-09		-	-	\$42.2	\$42.2	7.80%
CMCS 16 - Tranche A and C	(7) CMCS16		31-Mar-09	15-Dec-11	-	-	\$15.6	\$15.6	5.98%
CMCS 16 - Tranche B	(7) CMCS16		31-Mar-09	15-Dec-11	-	-	\$27.3	\$27.3	4.98%
CMCS 19 Facility	(8) CMCS19NZ		28-Dec-10		-	-	\$7.6	\$7.6	7.41%
CMCS 19 Facility	(8) CMCS19UT		28-Dec-10		-	-	\$64.3	\$64.3	7.41%
CMCS 20 Facility	(9) CMCS20		09-Jan-09	15-Dec-11	-	\$30.0	-	\$25.1	7.50%
CMCS 24 Construction Facility	(9) CMCS24		21-May-10	21-Nov-10	-	-	\$25.9	\$25.9	5.35%
CMCS 24 Facility	(9) CMCS24		21-May-10	21-Nov-10	-	-	\$39.0	\$39.0	5.18%
CMCS 28 Facility	CMCS28		31-May-11	15-Dec-11	-	-	\$280.8	\$280.8	4.49%
CMCS 33 Facility	CMCS33		30-Jun-09	15-Dec-11	-	-	\$117.9	\$117.9	4.56%
CMCS 9 - Tranche A, B, C, D	(9) CMCS09		09-Jan-09	15-Dec-11	-	-	\$0.1	\$0.1	5.43%
CMCS 9 - Tranche A, B, C, D	(9) CMCS09		15-Jan-09	15-Dec-11	-	-	\$111.7	\$111.7	6.43%
CMCS Capital (Club Facility)	CMCS03		30-Apr-10	15-Dec-11	-	-	\$36.4	\$36.4	5.46%
CMCS Capital (Club Facility)	(7) CMCS04		30-Apr-10	15-Dec-11	-	-	\$39.8	\$39.8	5.46%
CMCS Capital (Club Facility)	CMCS05		30-Apr-10	15-Dec-11	-	-	\$47.7	\$47.7	5.46%
CMCS Capital (Club Facility)	CMCS06		30-Apr-10	15-Dec-11	-	-	\$40.3	\$40.3	5.46%
CMCS Capital (Club Facility)	CMCS08		30-Apr-10	15-Dec-11	-	-	\$57.9	\$57.9	5.46%
CMCS Capital (Club Facility)	CMCS11		30-Apr-10	15-Dec-11	-	-	\$68.1	\$68.1	5.46%
CMCS Capital (Club Facility)	CMCS12		30-Apr-10	15-Dec-11	-	-	\$40.5	\$40.5	5.46%
CMCS30 Facility	CMCS30		30-Sep-10		-	-	\$9.8	\$9.8	6.30%
CNP Facility	CSIF-A		11-Jul-10	15-Dec-11	-	-	\$217.0	\$217.0	7.71%
Credit Agreement Facility	CNP	Yes	06-Nov-09	31-Dec-10	\$118.1	-	-	\$170.4	2.47%
CSIF B (Club Facility)	CER		15-Nov-09		-	-	\$289.3	\$289.3	6.40%
Galileo America LLC	(5) CER		15-Jan-09	31-Dec-10	\$77.5	-	-	\$111.9	2.95%
Galileo America LLC	(5) CNP	Yes	15-Jan-09	31-Dec-10	\$4.1	-	-	\$5.9	2.95%
Highland Commons	CER	Yes	01-Dec-09		\$2.8	-	-	\$4.0	5.88%
Lexington Road Plaza	CER	Yes	01-Sep-11		\$5.4	-	-	\$7.7	6.88%
Loan Cash Advance Facility	(5) CNP		15-Jan-09	S.P.	-	-	\$2.3	\$2.3	6.30%
Marlton Crossing 1	CER		01-Jun-13		\$9.2	-	-	\$13.3	3.44%
Marlton Crossing 1	CNP		01-Jun-13		\$0.3	-	-	\$0.4	3.44%
Revolving Credit Facility	(5) CER	Yes	15-Jan-09	31-Dec-10	\$252.3	-	-	\$364.2	3.20%
Revolving Credit Facility	(5) CNP	Yes	15-Jan-09	31-Dec-10	\$54.2	-	-	\$78.3	3.20%
Tuggeranong Facility	CAWF		31-Mar-10		-	-	\$117.4	\$117.4	5.66%
Vic Gardens	CAWF		30-Jun-10		-	-	\$33.0	\$33.0	5.61%
Vic Gardens	Other Managed		30-Jun-10		-	-	\$33.0	\$33.0	5.61%
TOTAL VARIABLE RATE SECURED MORTGAGE INDEBTEDNESS					\$1,246.4	\$30.0	\$2,885.6	\$4,709.9	5.19%
Variable Rate Debt									
Secured Mortgage Indebtedness - CMBS									
Centro CMBS Series 2	CAWF		04-Dec-09		-	-	\$150.0	\$150.0	5.39%
Centro CMBS Series 2	CER		04-Dec-09		-	-	\$155.0	\$155.0	4.92%

Centro Properties Group
Supplemental Debt Data - Period Ended 31 December 2008
Summary of Outstanding Debt - Centro FUM
(Dollars in millions)

	Fund	Super LLC Debt (1)	Maturity 31/12/2008	Maturity (6) 16/01/2009	US\$m Debt	NZ\$m Debt	A\$m Debt	Total Debt (A\$m) (2)	Interest Rate(3)
CMBS 2006-1 (Aust)	CER		20-Dec-09		-	-	\$155.4	\$155.4	4.80%
CMBS 2006-1 (Aust)	CMCS10		20-Dec-09		-	-	\$45.2	\$45.2	4.85%
CMBS 2006-1 (Aust)	CMCS17		20-Dec-09		-	-	\$64.2	\$64.2	4.85%
CMBS 2006-1 (Aust)	CMCS18		20-Dec-09		-	-	\$31.4	\$31.4	4.87%
CMBS 2006-1 (Aust)	CMCS21		20-Dec-09		-	-	\$73.6	\$73.6	4.85%
CMBS 2006-1 (Aust)	CER		20-Dec-10		-	-	\$171.1	\$171.1	4.80%
CMBS 2006-1 (Aust)	CMCS27		20-Dec-10		-	-	\$54.0	\$54.0	4.92%
CMBS 2006-1 (Aust)	CMCS22		20-Dec-11		-	-	\$16.2	\$16.2	4.87%
CMBS 2006-1 (Aust)	CMCS23		20-Dec-11		-	-	\$21.7	\$21.7	4.92%
CMBS 2006-1 (Aust)	CMCS25		20-Dec-11		-	-	\$41.1	\$41.1	4.85%
CMBS 2006-1 (Aust)	CMCS26		20-Dec-11		-	-	\$54.4	\$54.4	4.85%
CMBS 2006-1 (Aust)	CMCS34		20-Dec-11		-	-	\$72.5	\$72.5	4.87%
CMBS 2006-1 (Aust)	CMCS37		20-Dec-11		-	-	\$98.9	\$98.9	4.87%
Village West	CER		09-Aug-10		\$12.6	-	-	\$18.2	6.40%
Village West	CNP		09-Aug-10		\$0.4	-	-	\$0.6	6.40%
TOTAL VARIABLE RATE SECURED MORTGAGE INDEBTEDNESS - CMBS					\$13.0	-	\$1,204.8	\$1,223.6	4.94%
TOTAL VARIABLE RATE DEBT					\$4,841.1	\$30.0	\$6,191.9	\$13,204.7	4.53%
TOTAL DEBT (10)					\$10,882.3	\$30.0	\$6,289.6	\$22,022.4	5.07%
Total Super LLC Debt					\$5,080.7	-	-	\$7,333.5	

Related party loans between Centro Properties Group managed funds are not included.
Debt schedule represents pro-rata interest across relevant facilities.
(1) Includes debt associated with outside equity interests in Joint Venture Vehicles.
(2) Conversion rate of 0.6928 for US to Aus and 1.1955 for NZ to Aus for Total A\$ debt.
(3) Interest rates on variable rate facilities are exclusive of hedging.
(4) Represents convertible senior notes, which became convertible on April 1, 2007. As of December 31, 2008, approximately \$114.8 million of the \$115.0 million aggregate principal amount of the notes had been converted into cash by holders thereof.
(5) Maturity date is 15 January, 2009 under the terms of the extension deed, subject to agreed criteria at 15 December 2008. Various forms of security has been provided over these facilities.
(6) S.P. reflects debt termed out as part of the Stabilisation Plan. Final approval is still required by investor
(7) Facility in breach of loan covenant at December 31, 2008. At January 15, 2009 breach had been remedied or waiver
(8) Facility in breach of loan covenant at December 31, 2008. Post January 15, 2009 breach had been remedied or waiver
(9) Facility in breach of loan covenant at December 31, 2008. Breach yet to be remedied or waiver
(10) Total debt of \$22,022.4m includes \$659.5m of debt attributable to Centro's JV partners. Total debt attributable to the Centro Group is \$21,362.9m

Reconciliation of Debt between Statutory Accounts and Debt Supplementals

	Secured	CMBS	Unsecured	Current Debt	Secured	CMBS	Unsecured	Non-Current Debt	Total Debt
Group Debt Principal	11,156.1	924.9	216.5	12,297.5	3,073.4	5,612.2	1,039.2	9,724.9	22,022.4
Joint Venture Associated Debt	32.4	-	-	32.4	717.8	87.2	27.8	832.7	865.1
Syndicates	521.4	214.4	-	735.8	535.2	209.4	-	744.6	1,480.4
US REITS	-	-	-	-	99.1	-	-	99.1	99.1
Group Debt Not Consolidated	553.8	214.4	-	768.2	1,352.1	296.5	27.8	1,676.3	2,444.5
Consolidated Debt Principal	10,602.3	710.5	216.5	11,529.3	1,721.4	5,315.7	1,011.4	8,048.5	19,577.8
Outside Equity Interest on Equity Notes	-	-	-	-	-	-	80.1	80.1	80.1
Mark-to-Market & Fair Value Adjustments	-	-	-	-	-	49.0	(3.6)	45.4	45.4
Preference Units in Super LLC	20.9	-	-	20.9	-	-	-	-	20.9
Other	-	-	9.1	9.1	-	-	6.3	6.3	15.4
Total Adjustments	20.9	-	9.1	30.0	-	49.0	82.9	131.9	161.9
Centro Consolidated Debt	10,623.2	710.5	225.6	11,559.3	1,721.4	5,364.8	1,094.3	8,180.4	19,739.7

Centro Properties Group
Supplemental Debt Data - Period Ended 31 December 2008

Summary of Outstanding Debt - CNP
(Dollars in millions)

	Super LLC Debt (1)	Maturity 31/12/2008	Maturity (6) 16/01/2009	US\$m Debt	NZ\$m Debt	A\$m Debt	Total Debt (A\$m) (2)	Interest Rate (3)
Capital Lease								
Bakersfield Plaza	Yes	20-Jun-31		\$15.7	-	-	\$22.6	6.00%
Bristol Plaza	Yes	20-Jun-31		\$9.4	-	-	\$13.6	6.00%
Cudahy Plaza	Yes	20-Jun-31		\$5.2	-	-	\$7.5	6.00%
Shoppes at Fox Run	Yes	20-Jun-31		\$15.2	-	-	\$21.9	0.00%
TOTAL FIXED RATE CAPITAL LEASE				\$45.5	-	-	\$65.6	3.99%
Fixed Rate Debt:								
Other Secured Mortgages								
USPP Unsecured Notes - Series A	(5)	15-Aug-12	S.P.	\$35.0	-	-	\$50.5	6.10%
USPP Unsecured Notes - Series B	(5)	15-Aug-15	S.P.	\$120.0	-	-	\$173.2	6.33%
USPP Unsecured Notes - Series C	(5)	15-Aug-17	S.P.	\$90.0	-	-	\$129.9	6.43%
USPP Unsecured Notes - Series E	(5)	15-Aug-20	S.P.	\$25.0	-	-	\$36.1	6.53%
USPP Unsecured Notes - Series F	(5)	15-Aug-15	S.P.	\$100.0	-	-	\$144.3	7.46%
USPP Unsecured Notes - Series F	(5)	15-Aug-17	S.P.	\$80.0	-	-	\$115.5	7.55%
TOTAL FIXED RATE OTHER SECURED MORTGAGES				\$450.0	-	-	\$649.5	6.81%
Fixed Rate Debt:								
Secured Mortgage Indebtedness								
Arvada Plaza	Yes	01-May-21		\$1.8	-	-	\$2.6	7.67%
Cheyenne Plaza	Yes	01-Jun-21		\$4.0	-	-	\$5.7	7.88%
Conyers Plaza I		01-Jan-17		\$10.3	-	-	\$14.8	5.77%
Conyers Plaza I	Yes	01-Jan-17		\$0.5	-	-	\$0.8	5.77%
Cortlandt Towne Center		10-Feb-09		\$39.7	-	-	\$57.3	6.90%
Cortlandt Towne Center	Yes	10-Feb-09		\$2.1	-	-	\$3.0	6.90%
Covered Bridge	Yes	01-Jul-20		\$2.2	-	-	\$3.2	7.50%
Elkhart Market Centre	Yes	01-Jul-20		\$10.7	-	-	\$15.4	7.50%
Enfield Commons		01-Jan-11		\$9.5	-	-	\$13.7	8.11%
Enfield Commons	Yes	01-Jan-11		\$0.5	-	-	\$0.7	8.11%
Enfield Stop & Shop		01-Oct-09		\$7.3	-	-	\$10.5	7.55%
Enfield Stop & Shop	Yes	01-Oct-09		\$0.4	-	-	\$0.6	7.55%
Florence Square I, II, II	Yes	01-Apr-13		\$13.8	-	-	\$19.9	5.80%
Freshwater - Stateline Plaza		01-Dec-09		\$17.7	-	-	\$25.5	4.76%
Freshwater - Stateline Plaza	Yes	01-Dec-09		\$0.9	-	-	\$1.3	4.76%
Galileo Put Portfolio		01-Jun-16		\$78.3	-	-	\$113.1	5.97%
Galileo Put Portfolio	Yes	01-Jun-16		\$4.1	-	-	\$6.0	5.97%
Greatwoods Marketplace		01-Jan-17		\$11.0	-	-	\$15.8	5.35%
Greatwoods Marketplace	Yes	01-Jan-17		\$0.6	-	-	\$0.8	5.35%
Greentree	Yes	01-Oct-10		\$4.5	-	-	\$6.5	8.24%
Habersham Crossing	Yes	01-Oct-10		\$3.3	-	-	\$4.8	8.24%
Hampton Village Centre	Yes	01-Jul-10		\$27.8	-	-	\$40.1	8.53%
Henderson Sqaure		01-Apr-14		\$3.1	-	-	\$4.5	7.50%
Henderson Sqaure	Yes	01-Apr-14		\$0.2	-	-	\$0.2	7.50%
Hillcrest Shopping Center	Yes	01-Jul-10		\$16.0	-	-	\$23.1	8.11%
Hunt River Commons	Yes	01-Nov-11		\$6.6	-	-	\$9.5	7.07%
Independence Mall		01-Nov-16		\$110.0	-	-	\$158.8	6.17%
Karl Plaza	Yes	01-Mar-28		\$3.6	-	-	\$5.2	9.32%
Ladera		01-Jan-16		\$8.5	-	-	\$12.3	5.25%
Ladera	Yes	01-Jan-16		\$0.4	-	-	\$0.6	5.25%
Letson Farms		01-Nov-14		\$10.2	-	-	\$14.7	5.43%
Letson Farms	Yes	01-Nov-14		\$0.5	-	-	\$0.8	5.43%
Marketplace at Matteson		01-Mar-16		\$16.0	-	-	\$23.0	5.24%
Marketplace at Matteson	Yes	01-Mar-16		\$0.8	-	-	\$1.2	5.24%
Merchants Crossing	Yes	14-Sep-11		\$4.4	-	-	\$6.4	7.63%
Merchants Exchange		01-Mar-18		\$3.6	-	-	\$5.2	6.92%
Merchants Exchange	Yes	01-Mar-18		\$0.2	-	-	\$0.3	6.92%
Midway Market Square	Yes	01-Dec-20		\$12.4	-	-	\$17.9	8.18%
Northgate SC	Yes	01-Jul-13		\$3.6	-	-	\$5.2	8.75%
Odessa-Winwood Town Center I, II	Yes	05-May-13		\$15.0	-	-	\$21.7	5.74%
Olympia Corners	Yes	01-Jul-20		\$4.3	-	-	\$6.3	7.50%

Centro Properties Group

Supplemental Debt Data - Period Ended 31 December 2008

Summary of Outstanding Debt - CNP

(Dollars in millions)

	Super LLC Debt (1)	Maturity 31/12/2008	Maturity (6) 16/01/2009	US\$m Debt	NZ\$m Debt	A\$m Debt	Total Debt (A\$m) (2)	Interest Rate (3)
Queen Plaza		01-Dec-09		\$14.0	-	-	\$20.2	4.76%
Queen Plaza	Yes	01-Dec-09		\$0.7	-	-	\$1.1	4.76%
Ridge Plaza		01-Jan-34		\$13.1	-	-	\$18.9	5.92%
Ridge Plaza	Yes	01-Jan-34		\$0.7	-	-	\$1.0	5.92%
Salmon Run Plaza		05-Sep-13		\$3.0	-	-	\$4.3	8.95%
Sarasota	Yes	01-Jun-15		\$10.8	-	-	\$15.6	5.02%
Silver Pointe	Yes	11-Dec-27		\$6.7	-	-	\$9.7	12.50%
Streetsboro Crossing		01-Dec-15		\$8.5	-	-	\$12.2	5.37%
Streetsboro Crossing	Yes	01-Dec-15		\$0.4	-	-	\$0.6	5.37%
Suburban Plaza		01-Nov-09		\$5.9	-	-	\$8.5	7.88%
Suburban Plaza	Yes	01-Nov-09		\$0.3	-	-	\$0.4	7.88%
Sunshine Square	Yes	31-May-10		\$6.1	-	-	\$8.9	8.49%
Tops Plaza - North Olmstead		01-Oct-13		\$4.6	-	-	\$6.7	5.17%
Tops Plaza - North Olmstead	Yes	01-Oct-13		\$0.2	-	-	\$0.4	5.17%
Tops Plaza - North Ridgeville		01-Oct-13		\$6.1	-	-	\$8.8	5.17%
Tops Plaza - North Ridgeville	Yes	01-Oct-13		\$0.3	-	-	\$0.5	5.17%
Turnpike Plaza		01-Jun-15		\$19.5	-	-	\$28.1	4.90%
Turnpike Plaza	Yes	01-Jun-15		\$1.0	-	-	\$1.5	4.90%
Villa Monaco	Yes	01-Sep-14		\$9.0	-	-	\$13.0	5.56%
West Ridge Shopping Center	Yes	09-Dec-13		\$10.5	-	-	\$15.1	5.89%
Westminster City Center		01-Sep-15		\$44.7	-	-	\$64.4	5.17%
Westminster City Center	Yes	01-Sep-15		\$2.4	-	-	\$3.4	5.17%
TOTAL FIXED RATE SECURED MORTGAGE INDEBTEDNESS				\$638.8	-	-	\$922.1	6.34%

Fixed Rate Debt:

Secured Mortgage Indebtedness - CMBS

Annex of Arlington	Yes	11-Apr-12		\$17.1	-	-	\$24.7	7.85%
Apollo1		31-Aug-12		\$164.4	-	-	\$237.2	5.15%
Apollo1	Yes	31-Aug-12		\$8.7	-	-	\$12.5	5.15%
Apollo2		31-Aug-12		\$94.1	-	-	\$135.8	5.15%
Apollo2	Yes	31-Aug-12		\$5.0	-	-	\$7.1	5.15%
Apollo3		31-Aug-12		\$96.9	-	-	\$139.9	5.15%
Apollo3	Yes	31-Aug-12		\$5.1	-	-	\$7.4	5.15%
Apollo4		01-Sep-15		\$197.6	-	-	\$285.2	5.17%
Apollo4	Yes	01-Sep-15		\$10.4	-	-	\$15.0	5.17%
Bedford Grove (Walmart)		01-Nov-19		\$3.4	-	-	\$4.9	7.63%
Berkshire Crossing (Walmart)		01-Mar-20		\$5.5	-	-	\$8.0	7.63%
BJ's Plaza		01-Dec-11		\$1.1	-	-	\$1.6	10.40%
BJ's Plaza	Yes	01-Dec-11		\$0.1	-	-	\$0.1	10.40%
Brunswick Plaza		01-Jun-15		\$7.3	-	-	\$10.5	4.90%
Brunswick Plaza	Yes	01-Jun-15		\$0.4	-	-	\$0.6	4.90%
Centro NP Residual Holdings CMBS	Yes	01-Sep-17		\$300.0	-	-	\$433.0	6.38%
Chesterbrook		01-Jun-14		\$10.5	-	-	\$15.2	5.25%
Christmas Tree Plaza		01-May-18		\$8.2	-	-	\$11.8	7.89%
Clocktower Place		01-Apr-10		\$12.0	-	-	\$17.3	8.56%
Conyers Plaza II		01-Jan-34		\$6.5	-	-	\$9.4	5.50%
Conyers Plaza II	Yes	01-Jan-34		\$0.3	-	-	\$0.5	5.50%
CWAR 1 CMBS		01-May-11		\$142.5	-	-	\$205.7	4.34%
CWAR 1 CMBS		01-May-14		\$135.5	-	-	\$195.6	4.85%
CWAR 14 CMBS		01-Nov-13		\$142.9	-	-	\$206.2	5.39%
CWAR 14 CMBS		01-Dec-16		\$226.1	-	-	\$326.4	5.44%
CWAR 15 CMBS	Yes	01-Nov-13		\$129.2	-	-	\$186.5	5.39%
CWAR 15 CMBS	Yes	09-Dec-16		\$234.0	-	-	\$337.7	5.44%
CWAR 16 CMBS		09-Dec-13		\$161.0	-	-	\$232.4	5.42%
CWAR 16 CMBS		01-Nov-16		\$220.9	-	-	\$318.9	5.39%
CWAR 4 CMBS		01-Jan-16		\$167.9	-	-	\$242.4	5.62%
CWAR 5 CMBS		01-Feb-16		\$240.0	-	-	\$346.4	5.63%
CWAR 7 CMBS		01-Jul-16		\$86.0	-	-	\$124.1	6.32%
CWAR 9 CMBS		01-Jul-16		\$240.0	-	-	\$346.4	6.04%
Festival Center	Yes	01-Jan-10		\$2.3	-	-	\$3.3	8.24%

Centro Properties Group

Supplemental Debt Data - Period Ended 31 December 2008

Summary of Outstanding Debt - CNP

(Dollars in millions)

	Super LLC Debt (1)	Maturity 31/12/2008	Maturity (6) 16/01/2009	US\$m Debt	NZ\$m Debt	A\$m Debt	Total Debt (A\$m) (2)	Interest Rate (3)
Galileo CMBS T1 HL		01-Nov-09		\$68.1	-	-	\$98.3	5.33%
Galileo CMBS T1 HL	Yes	01-Nov-09		\$3.6	-	-	\$5.2	5.33%
Galileo CMBS T1 IG		01-Nov-10		\$51.3	-	-	\$74.0	5.01%
Galileo CMBS T1 IG	Yes	01-Nov-10		\$2.7	-	-	\$3.9	5.01%
Galileo CMBS T2		01-Aug-09		\$50.1	-	-	\$72.4	5.50%
Galileo CMBS T2	Yes	01-Aug-09		\$2.6	-	-	\$3.8	5.50%
Greenport Towne Center		01-Sep-14		\$2.2	-	-	\$3.2	9.00%
Greenport Towne Center	Yes	01-Sep-14		\$0.1	-	-	\$0.2	9.00%
Kline Plaza		01-Jan-33		\$12.2	-	-	\$17.7	6.13%
Lakewood		05-Aug-11		\$19.4	-	-	\$28.0	7.45%
Marketplace	Yes	01-Aug-28		\$8.4	-	-	\$12.2	8.88%
Memphis Commons	Yes	01-Aug-09		\$16.6	-	-	\$24.0	8.04%
North Penn Market Place		01-Jun-12		\$3.9	-	-	\$5.7	6.89%
Parkway Plaza		01-Dec-27		\$11.0	-	-	\$15.8	7.69%
Perkins Farm Marketplace		01-Nov-09		\$13.1	-	-	\$18.9	4.72%
REMIC	Yes	01-Jun-28		\$130.3	-	-	\$188.1	11.67%
Richland Mall		01-Aug-16		\$37.0	-	-	\$53.4	6.09%
Rio Grande Plaza		01-Jan-14		\$7.5	-	-	\$10.8	5.63%
Shoppes at Hickory Hollow	Yes	11-May-09		\$10.5	-	-	\$15.1	7.37%
Shoppes at Valley Forge		01-Jan-14		\$6.4	-	-	\$9.2	5.58%
Shoppes at Vestal		01-Feb-12		\$10.2	-	-	\$14.8	7.60%
Shoppes of Victoria	Yes	01-Sep-14		\$6.6	-	-	\$9.6	5.60%
Sun Plaza	Yes	01-Jul-20		\$8.1	-	-	\$11.7	7.50%
The Vineyards	Yes	01-Jul-20		\$6.7	-	-	\$9.7	7.50%
Tyrone Gardens		01-Mar-09		\$0.9	-	-	\$1.2	5.24%
Tyrone Gardens	Yes	01-Mar-09		\$7.7	-	-	\$11.2	5.24%
Village at Newtown		01-Jun-14		\$26.0	-	-	\$37.5	5.25%
Waterbury Plaza		01-Jan-11		\$11.4	-	-	\$16.4	7.84%
Waterbury Plaza	Yes	01-Jan-11		\$0.6	-	-	\$0.9	7.84%
Woodbourne Square		01-Apr-14		\$2.7	-	-	\$3.9	5.39%
TOTAL FIXED RATE SECURED MORTGAGE INDEBTEDNESS - CMBS				\$3,620.9	-	-	\$5,226.4	5.81%

Fixed Rate Debt:

Unsecured Notes								
3.75%, 20 Year Unsecured Notes	(4)	Yes	01-Jun-23	\$0.2	-	-	\$0.3	3.75%
4.50%, 7 Year Unsecured Notes		Yes	01-Feb-11	\$150.0	-	-	\$216.5	4.50%
5.125%, 7 Year Unsecured Notes		Yes	15-Sep-12	\$125.0	-	-	\$180.4	5.13%
5.25%, 10 Year Unsecured Notes		Yes	15-Sep-15	\$125.0	-	-	\$180.4	5.25%
5.30%, 10 Year Unsecured Notes		Yes	15-Jan-15	\$100.0	-	-	\$144.3	5.30%
5.50%, 10 Year Unsecured Notes		Yes	20-Nov-13	\$50.0	-	-	\$72.2	5.50%
6.90%, 30 Year Unsecured Notes		Yes	15-Feb-28	\$50.0	-	-	\$72.2	6.90%
7.40%, 10 Year Unsecured Notes		Yes	15-Sep-09	\$150.0	-	-	\$216.5	7.40%
7.50%, 30 Year Unsecured Notes		Yes	30-Jul-29	\$25.0	-	-	\$36.1	7.50%
7.65%, 30 Year Unsecured Notes		Yes	02-Nov-26	\$25.0	-	-	\$36.1	7.65%
7.68%, 30 Year Unsecured Notes		Yes	02-Nov-26	\$20.0	-	-	\$28.9	7.68%
7.97%, 30 Year Unsecured Notes		Yes	14-Aug-26	\$10.0	-	-	\$14.4	7.97%
TOTAL FIXED RATE UNSECURED NOTES				\$830.2	-	-	\$1,198.4	5.84%
TOTAL FIXED RATE DEBT				\$5,585.4	-	-	\$8,062.0	5.94%

Variable Rate Debt

Credit Agreements								
Revolving Credit Facility			01-May-10	\$20.5	-	-	\$29.6	4.52%
Southland Shopping Center	(5)		15-Jan-09	\$44.7	-	-	\$64.4	2.91%
Southland Shopping Center	(5)	Yes	15-Jan-09	\$2.4	-	-	\$3.4	2.91%
TOTAL VARIABLE RATE CREDIT AGREEMENTS				\$67.5	-	-	\$97.4	3.40%

Variable Rate Debt

Other Secured Mortgages								
Bank - 2 yr Evergreen	(5)		30-Jul-09	-	-	\$143.3	\$143.3	6.25%
Bank - 2 yr Evergreen	(5)		31-Jul-09	-	-	\$210.3	\$210.3	6.25%

Centro Properties Group

Supplemental Debt Data - Period Ended 31 December 2008

Summary of Outstanding Debt - CNP

(Dollars in millions)

		Super LLC Debt (1)	Maturity 31/12/2008	Maturity (6) 16/01/2009	US\$m Debt	NZ\$m Debt	A\$m Debt	Total Debt (A\$m) (2)	Interest Rate (3)
Bank - Bridge Tranche A	(5)		15-Jan-09	S.P.	-	-	\$84.1	\$84.1	6.25%
Bank - Loan Facility Agreement	(5)		30-Jun-16	S.P.	-	-	\$49.9	\$49.9	6.30%
Bank - Tranche A	(5)		31-Mar-09	S.P.	\$38.6	-	\$59.3	\$115.0	4.54%
Bank - Tranche B	(5)		31-Mar-10	S.P.	\$19.4	-	\$28.3	\$56.3	4.49%
Bank Bridge Loan	(5)	Yes	15-Jan-09	31-Dec-10	\$1,861.9	-	-	\$2,687.5	3.36%
CNP Unsecured - Tranche 1	(5)		07-Nov-10	S.P.	\$50.1	-	\$107.9	\$180.1	4.55%
CNP Unsecured - Tranche 2	(5)		15-Jan-09	S.P.	\$40.0	-	-	\$57.7	2.25%
Liquidity Facility A	(5)		15-Jan-09	S.P.	-	-	\$24.0	\$24.0	7.75%
Liquidity Facility B	(5)		15-Jan-09	S.P.	-	-	\$114.3	\$114.3	7.75%
NP Facility	(5)		15-Jan-09	S.P.	-	-	\$495.6	\$495.6	6.25%
Promissory Note	(5)		15-Jan-09	S.P.	\$7.2	-	-	\$10.5	2.95%
Tranche A	(5)		15-Jan-09	S.P.	-	-	\$119.8	\$119.8	6.30%
Tranche B	(5)		08-Apr-09	S.P.	-	-	\$119.8	\$119.8	6.30%
Tranche C	(5)		08-Apr-10	S.P.	\$30.5	-	\$74.2	\$118.2	4.96%
USDS1.6bn Bridge facility	(5)		15-Jan-09	S.P.	\$460.8	-	\$470.7	\$1,135.8	4.34%
USDS150m tranche A	(5)		03-Oct-09	S.P.	\$150.0	-	-	\$216.5	2.95%
USDS223 Million Bridge Facility	(5)		15-Jan-09	S.P.	\$223.0	-	-	\$321.9	2.71%
USDS450m tranche B	(5)		15-Jan-09	S.P.	\$461.8	-	-	\$666.5	2.95%
TOTAL VARIABLE RATE OTHER SECURED MORTGAGES					\$3,343.3	-	\$2,101.5	\$6,927.3	4.11%

Variable Rate Debt

Secured Line of Credit

The Center at Preston Ridge	(5)	Yes	15-Jan-09	31-Dec-10	\$105.0	-	-	\$151.6	0.70%
TOTAL VARIABLE RATE SECURED LINE OF CREDIT					\$105.0	-	-	\$151.6	0.70%

Variable Rate Debt

Secured Mortgage Indebtedness

Bank - Bridge Plaza			01-Jul-12		-	-	\$16.0	\$16.0	6.58%
Bank - CER Cash Advance Facility			09-Jan-09	15-Dec-11	-	-	\$336.6	\$336.6	4.30%
Bank CMCS 25 Cash Advance Facility	(7)		21-Dec-11		-	-	\$21.3	\$21.3	6.02%
Bank Facility 300			01-Dec-10	31-Dec-10	\$121.1	-	-	\$174.8	4.27%
Bank Facility 300		Yes	01-Dec-10	31-Dec-10	\$177.5	-	-	\$256.2	4.27%
CAWF Facility			09-Jan-09	15-Dec-11	-	-	\$616.5	\$616.5	6.43%
Centro NP Residual Holdings		Yes	09-Oct-09		\$424.0	-	-	\$612.0	5.20%
CER (Toombul, Taigum, Brooks Gardens)			12-Dec-10		-	-	\$130.5	\$130.5	6.90%
CMCS 24 Construction Facility	(7)		21-May-10	21-Nov-10	-	-	\$25.9	\$25.9	5.35%
CMCS 24 Facility	(7)		21-May-10	21-Nov-10	-	-	\$39.0	\$39.0	5.18%
CMCS Capital (Club Facility)			30-Apr-10	15-Dec-11	-	-	\$36.4	\$36.4	5.46%
CMCS30 Facility			30-Sep-10		-	-	\$9.8	\$9.8	6.30%
CNP Facility			11-Jul-10	15-Dec-11	-	-	\$217.0	\$217.0	7.71%
Credit Agreement Facility		Yes	06-Nov-09	31-Dec-10	\$118.1	-	-	\$170.4	2.47%
CSIF B (Club Facility)			15-Nov-09		-	-	\$289.3	\$289.3	6.40%
Galileo America LLC	(5)		15-Jan-09	31-Dec-10	\$77.5	-	-	\$111.9	2.95%
Galileo America LLC	(5)	Yes	15-Jan-09	31-Dec-10	\$4.1	-	-	\$5.9	2.95%
Highland Commons		Yes	01-Dec-09		\$2.8	-	-	\$4.0	5.88%
Lexington Road Plaza		Yes	01-Sep-11		\$5.4	-	-	\$7.7	6.88%
Loan Cash Advance Facility	(5)		15-Jan-09	S.P.	-	-	\$2.3	\$2.3	6.30%
Marlton Crossing 1			01-Jun-13		\$9.5	-	-	\$13.7	3.44%
Revolving Credit Facility	(5)	Yes	15-Jan-09	31-Dec-10	\$306.5	-	-	\$442.4	3.20%
TOTAL VARIABLE RATE SECURED MORTGAGE INDEBTEDNESS					\$1,246.4	-	\$1,740.6	\$3,539.7	5.09%

Variable Rate Debt

Secured Mortgage Indebtedness - CMBS

Centro CMBS Series 2			04-Dec-09		-	-	\$305.0	\$305.0	5.15%
CMBS 2006-1 (Aust)			20-Dec-09		-	-	\$155.4	\$155.4	4.80%
CMBS 2006-1 (Aust)			20-Dec-10		-	-	\$225.1	\$225.1	4.83%
CMBS 2006-1 (Aust)			20-Dec-11		-	-	\$95.5	\$95.5	4.85%
Village West			09-Aug-10		\$13.0	-	-	\$18.8	6.40%
TOTAL VARIABLE RATE SECURED MORTGAGE INDEBTEDNESS - CMBS					\$13.0	-	\$781.1	\$799.8	4.98%

Centro Properties Group
Supplemental Debt Data - Period Ended 31 December 2008
Summary of Outstanding Debt - CNP
(Dollars in millions)

	Super LLC Debt (1)	Maturity 31/12/2008	Maturity (6) 16/01/2009	US\$m Debt	NZ\$m Debt	A\$m Debt	Total Debt (A\$m) (2)	Interest Rate (3)
TOTAL VARIABLE RATE DEBT				\$4,775.2	-	\$4,623.1	\$11,515.8	4.42%
TOTAL DEBT (8)				\$10,360.6	-	\$4,623.1	\$19,577.8	5.05%
Total Super LLC Debt				\$4,994.8	-	-	\$7,209.6	

Related party loans between Centro Properties Group managed funds are not included.
Debt schedule represents pro-rata interest across relevant facilities.
(1) Includes debt associated with outside equity interests in Joint Venture Vehicles.
(2) Conversion rate of 0.6928 for US to Aus and 1.1955 for NZ to Aus for Total A\$ debt.
(3) Interest rates on variable rate facilities are exclusive of hedging.
(4) Represents convertible senior notes, which became convertible on April 1, 2007. As of December 31, 2008, approximately \$114.8 million of the \$115.0 million aggregate principal amount of the notes had been converted into cash by holders thereof.
(5) Maturity date is 15 January, 2009 under the terms of the extension deed, subject to agreed criteria at 15 December 2008. Various forms of security has been provided over these facilities.
(6) S.P. reflects debt termed out as part of the Stabilisation Plan. Final approval is still required by investor
(7) Facility in breach of loan covenant at December 31, 2008. At January 15, 2009 breach had been remedied or waived
(8) Total consolidated debt of \$19,577.8m includes \$79.8m of debt attributable to Centro's JV partners. Total consolidated debt attributable to the Centro Group is \$19,504.1r

Disclaimer

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