

Vukile Property Fund Limited

(Incorporated in the Republic of South Africa)

(Registration number 2002/027194/06)

JSE code: VKE NSX code: VKN

ISIN: ZAE000056370

("Vukile")

Further cautionary announcement

Vukile unitholders are referred to the announcements dated 29 October 2009, 10 December 2009 and 21 January 2010 containing details of the Property Acquisition. As the *pro forma* financial effects and profit forecast relating to the Property Acquisition, as well as other property specific information required by the JSE Listings Requirements, have not yet been published, unitholders are advised to continue exercising caution until such time as these have been published.

Roodepoort
4 March 2010

Investment bank, corporate adviser and transaction sponsor to Vukile

Nedbank Capital, a division of Nedbank Limited

JSE sponsor to Vukile

Barnard Jacobs Mellet Corporate Finance (Proprietary) Limited

NSX sponsor to Vukile

IJG Securities (Proprietary) Limited