

Metlifecare Limited

Unaudited results for announcement to the market

Reporting Period	Half Year Ended 31 December 2013
Previous Reporting Period	Half Year Ended 31 December 2012

	Amount (000s)	Percentage change
Revenue from ordinary activities	\$NZ 46,156	6.10%
Change in fair value of investment properties	\$NZ 25,503	(9.79%)
Share of profit arising from joint venture, net of tax	\$NZ 275	34.15%
Total revenue	\$NZ 71,934	(46.95%) ¹
Profit (loss) from ordinary activities after tax	\$NZ 26,832	(69.20%) ¹

Final Dividend	Amount per security	Imputed amount per security
Refer attachments	\$0.0125	n/a

Record Date	3 April 2014
Dividend Payment Date	17 April 2014
Dividend Reinvestment Plan (DRP)	Applies at 2.5% discount
Notice Date for DRP Elections	3 April 2014

	31 December 2013 NZD	31 December 2012 NZD
Net tangible assets per security	\$3.57	\$3.36

Details of Metlifecare Palmerston North Limited joint venture shareholders	31 December 2013	31 December 2012
Metlifecare Limited	50%	50%
The New Zealand Guardian Trust Company Limited	50%	50%

Comments:	Please refer to the attachments. ¹ The prior half year revenue and profit & loss figures include several one-off items, including the gain on acquisition of \$63.6 million from the acquisition of Vision Senior Living Limited and Private Life Care Holdings Limited.
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