

To: Vienna Stock Exchange
Wallnerstraße 8
P.O. Box 73
A-1010 Vienna

20 December 2018

MARKET ABUSE REGULATION ANNOUNCEMENT

IA Capital Structures (Ireland) plc (the “**Issuer**”)

Income Properties (Series 58) Notes due 2021
ISIN: XS1394744145 COMMON CODE: 139474414
(the “**Notes**” or the “**Series**” and the holders thereof the “**Noteholders**”)

Regulation (EU) No 596/2014 of the European Parliament and of the Council of 16 April 2014 on market abuse (the “**Market Abuse Regulation**”) requires disclosure of inside information relating to the Issuer and the Notes.

This announcement contains inside information as defined in Article 7 of the Market Abuse Regulation and is disclosed in accordance with the Issuer's obligations under Article 17 of the Market Abuse Regulations.

Capitalised terms used but not otherwise defined in this notice shall have the meanings ascribed to them in the Series Memorandum in relation to the Notes dated 18 April 2016.

Reference is made to the Issuer’s announcement of 15 August 2018 in which it notified investors that the Calculation Agent had not received valuation reports and its inability to act means the Arranger could not publish an NAV Report.

VALUATION AT ZERO OF NOTES

The Issuer has received notice from the Calculation Agent that the Net Asset Value (“NAV”) of the Notes has been set at zero (0) as of 18 December 2018. The Calculation Agent has determined that the underlying investments made by EGL Income Properties Ltd. (“EGL”) hold no fair market value. In this sense, an analysis of the limited information available indicates that EGL had invested in a fund named EPC Multifamily Partners III (“EPC”). The Calculation Agent has reached out to EPC seeking any financial information or a confirmation of an investment on behalf of EGL into EPC to no avail. Additionally, the Calculation Agent has been unable to find any financial information on the valuation of the EPC or any indication of EGL’s potential stake into it. Furthermore, EGL to this date has still not provided any financial information that would allow the Calculation Agent to produce and distribute a NAV Report as indicated in the Market Abuse Regulation Notice dated 15 August 2018 concerning Series 58.

IMPORTANT NOTICE:

This notice is issued by the Issuer and summarises the information provided to it by (i) Flexfunds Ltd. in its capacity as Arranger and Calculation Agent. The information contained herein has not been independently verified by the Issuer. Without prejudice to the foregoing (and without purporting to limit any person's liability for fraudulent misrepresentation), no responsibility or liability is or will be accepted by the Issuer in relation to the accuracy or completeness of this Market Abuse Regulation Announcement and any such liability is expressly disclaimed.

These materials are not intended to and do not constitute investment advice. These materials do not constitute or form any part of and should not be constructed as an offer or commitment to sell or issue, a solicitation, recommendation, commitment or invitation to subscribe for, underwrite or otherwise acquire, and should not be construed as an advertisement for, any securities of the Issuer in any jurisdiction or an inducement to enter into investment activity in any jurisdiction.

Further Information

For further information please contact the Issuer, the Arranger and / or the Calculation Agent:

Arranger/Calculation Agent:

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