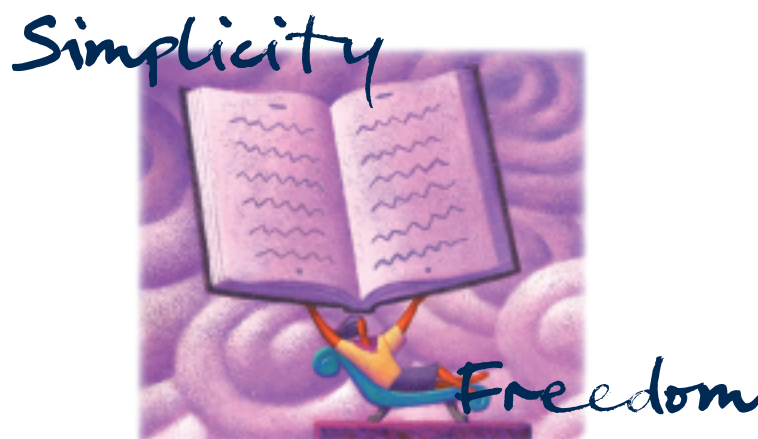


Historical investment returns

Benefits of the long term

The current value of \$1 invested at the start of the period is generally higher for growth assets than for defensive assets (cash and fixed interest), despite the difference in average yearly returns being relatively small. This illustrates how long-term investors benefit from the compounding of returns over time.



The returns shown are pre-tax and therefore do not allow for the significant benefits of imputation credits (for Australian shares).

Annual returns to:	Cash	Fixed Interest		Shares		Property	CPI
		Aust.	Int'l	Aust.	Int'l		
December 85	15.6%	8.1%	54.9%	44.1%	72.2%	5.2%	8.2%
December 86	18.1%	19.0%	26.1%	52.2%	46.6%	35.4%	9.8%
December 87	14.4%	18.1%	9.1%	-7.9%	7.5%	5.7%	7.1%
December 88	12.8%	9.8%	-11.7%	17.9%	4.7%	16.1%	7.6%
December 89	18.4%	14.2%	12.8%	17.4%	26.8%	2.3%	7.8%
December 90	16.2%	18.4%	14.6%	-17.5%	-14.6%	8.7%	6.9%
December 91	11.2%	23.7%	17.7%	34.2%	20.6%	20.1%	1.5%
December 92	6.9%	9.9%	16.3%	-2.3%	5.2%	7.0%	0.3%
December 93	5.4%	17.6%	15.0%	45.4%	24.8%	30.1%	1.9%
December 94	5.3%	-6.8%	-10.4%	-8.7%	-7.6%	-5.6%	2.5%
December 95	8.1%	18.3%	24.1%	20.2%	26.7%	12.7%	5.1%
December 96	7.6%	11.8%	-3.0%	14.6%	5.3%	14.5%	1.5%
December 97	5.6%	12.1%	22.1%	12.2%	41.6%	20.3%	-0.3%
December 98	5.1%	9.5%	22.5%	11.6%	32.6%	18.0%	1.6%
December 99	5.0%	-1.2%	-8.2%	16.0%	17.4%	-4.9%	1.8%
December 00	6.2%	11.7%	19.6%	5.0%	2.6%	18.1%	5.8%
December 01	5.3%	5.5%	7.5%	10.1%	-9.4%	15.1%	3.1%
December 02	4.7%	8.8%	8.6%	-8.1%	-26.9%	11.7%	3.0%
December 03	4.9%	3.0%	-14.1%	15.9%	0.0%	8.8%	2.6%
December 04	5.6%	7.0%	9.0%	27.6%	10.8%	32.0%	2.3%
Value of \$1 invested 20 years ago	\$5.62	\$7.62	\$7.41	\$12.62	\$9.96	\$11.65	\$2.18
Increased purchasing power over 20 years	158.3%	250.1%	240.5%	479.7%	357.8%	435.4%	0.0%
Average Return (% pa)	9.0%	10.7%	10.5%	13.5%	12.2%	13.1%	4.0%
Highest Return (% pa)	18.4%	23.7%	54.9%	52.2%	72.2%	35.4%	9.8%
Lowest Return (% pa)	4.7%	-6.8%	-14.1%	-17.5%	-26.9%	-5.6%	-0.3%
Range of Returns (High/Low)	13.70%	30.50%	69.00%	69.70%	99.10%	41.00%	10.10%
Real return (% pa)	5.1%	6.7%	6.6%	9.5%	8.2%	9.1%	0.0%
Sector Performance Rank over 20 years	6	4	5	1	3	2	

Source: ASSIRT (except as noted below)

Cash UBS Walburg Bank Bill Index (and Macquarie Bank 11am Cash index for 1985)
 Fixed Int - Aust. UBS Walburg Composite Bond Index – All Maturities (Commonwealth Bank Bond All Series/All Maturities Index to December 2002)
 Fixed Int - Int'l. Salomon Bros World Bond Index (\$A) (and BT supplied composite index for 1985)
 Shares - Aust. All Ordinaries Accumulation Index (S&P/ASX 500 Accumulation Index 2000 to 2003)
 Shares - Int'l. Morgan Stanley Capital International World Accumulation Index (\$A)
 Property S&P/ASX 300 GICS Property Trust Accumulation (ASSIRT Merged), (ASX Listed Property Trust Accumulation Index to December 2002)

Please note:

- Returns are shown as a % per annum compound.
- Investments can go up and down. Past performance is not necessarily indicative, nor a guarantee, of future performance.

IMPORTANT INFORMATION

This information was prepared by ASGARD Capital Management Limited ABN 92 009 279 592 Australian Financial Services Licence Number 240695. To the extent permitted by law, no liability is accepted for loss or damage as a result of reliance on this information.

The investment information or general advice provided in this publication does not take into account any person's personal objectives, financial situation or needs and because of that a person should consider the appropriateness of the information or advice having regard to these factors.

In deciding whether to open, or to continue to hold, an ASGARD Account, you should consider the relevant Product Disclosure Statement or Financial Services Guide for that Account issued by ASGARD. Copies can be obtained from ASGARD or a financial adviser.