



Coonawarra Premium Vineyards Limited
A.C.N. 086 944 265 / A.B.N. 58 086 944 265
AFS Licence No: 226243

9 July 2009

Company Announcements Platform
Australian Stock Exchange
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Dear Sir

**COONAWARRA AUSTRALIA PROPERTY TRUST ("CNR")
PRINCE HILL WINES ("PHW") SALE INSTALLMENTS PAID TO DATE**

Coonawarra Australia Property Trust advises that its subsidiary Prince Hill Wines Limited announced today that further to various announcements regarding the sale of the vineyard, winery, function centre and cellar door wine sales business located at 1220 Castlereagh Highway, Apple Tree Flat, Mudgee New South Wales ("**Mudgee Winery**") that the purchaser (Great Southern Beverage Company Pty Ltd (ACN 132 761 392) has made further payments of installments. A total of \$429,750 has been received to date (\$247,500 of which has been borrowed by the purchaser from PHW's largest shareholder Coonawarra Australia Property Trust under a secured interest bearing loan). A further \$120,250 is due for payment on 30 September 2009 which is supported by security including a director's personal guarantee. The final installment of \$4,950,000 is due on 18 February 2010.

The loan of \$247,500 made by Coonawarra Australia Property Trust to the purchaser Great Southern Beverage Company Pty Ltd is due for repayment on 7 October 2009.

Yours Sincerely

Andrew Parkinson
Director
Company Secretary

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