

STARLIGHT U.S. MULTI-FAMILY (NO. 1) CORE PLUS FUND ANNOUNCES AUGUST 2021 DISTRIBUTIONS



Not for distribution to U.S. newswire services or for dissemination in the United States.

Toronto – August 16, 2021 – Starlight U.S. Multi-Family (No. 1) Core Plus Fund (TSX.V: SCPO.UN) (the “**Fund**”) today announced its August 2021 cash distribution amounts on its outstanding Class A Units, Class C Units, Class D Units, Class F Units, Class I Units, Class E and Class U Units (collectively, the “**Units**”), payable on September 15, 2021 to holders of Units of record at August 31, 2021. The distribution amounts will be as follows:

- C\$0.03750 per Class A Unit, representing approximately C\$0.45 per Unit on an annualized basis;
- C\$0.03750 per Class C Unit, representing approximately C\$0.45 per Unit on an annualized basis;
- C\$0.03750 per Class D Unit, representing approximately C\$0.45 per Unit on an annualized basis;
- C\$0.03750 per Class F Unit, representing approximately C\$0.45 per Unit on an annualized basis;
- C\$0.03750 per Class I Unit, representing approximately C\$0.45 per Unit on an annualized basis;
- US\$0.03750 per Class E Unit, representing approximately US\$0.45 per Unit on an annualized basis; and
- US\$0.03750 per Class U Unit, representing approximately US\$0.45 per Unit on an annualized basis.

About Starlight U.S. Multi-Family (No. 1) Core Plus Fund

The Fund is a limited partnership formed under the Limited Partnerships Act (Ontario) for the primary purpose of indirectly acquiring, owning and operating a portfolio of income producing rental properties in the United States multi-family real estate market.

Neither the TSX Venture Exchange nor its Regulation Services Provider (as that term is defined in policies of the TSX Venture Exchange) accepts responsibility for the adequacy or accuracy of this release.

To learn more about the Fund, visit www.starlightus.com or contact:

Evan Kirsh
President
Starlight U.S. Multi-Family (No. 1) Core Plus
Fund
+1-647-725-0417
ekirsh@starlightus.com

Martin Liddell
Chief Financial Officer
Starlight U.S. Multi-Family (No. 1) Core Plus
Fund
+1-647-729-2588
mliddell@starlightinvest.com