

**NOT FOR DISTRIBUTION THROUGH U.S. NEWS WIRE SERVICES OR
DISSEMINATION IN THE U.S**

EDMONTON, May 6, 2008 /CNW/ - (TSX:BRK.UN) –

HIGHLIGHTS – FIRST QUARTER 2008

- **15.6% EBITDA GROWTH**
- **RECORD FIRST QUARTER EBITDA OF \$12.4 MILLION**
- **PAYOUT RATIO IMPROVES BY 9.5 PPTS TO 87.3%**
- **SEVERE WEATHER IMPACTED DELIVERED SAME STORE SALES GROWTH OF -2.3%**
- **POSITIVE WRITTEN SAME STORE SALES GROWTH OF 3.6%**

The Brick Group Income Fund (the "Brick Group") today announced its financial results for the first quarter ended March 31, 2008. The Brick Group's first quarter results and Management's Discussion and Analysis can be found on the Brick Group's website at www.thebrickgroup.ca.

The Brick Group's EBITDA of \$12.4 million was the highest ever reported for a first quarter, representing 15.6% growth over the first quarter of 2007. Despite negative same store sales growth of 2.3%, we were able to manage our margins and costs accordingly and drive higher first quarter EBITDA. Our written same store sales growth of positive 3.6% for the quarter underscored the ongoing strength of our promotional calendar and marketing efforts. The Brick Group delivered a solid first quarter in light of severe weather conditions, both in the east and the west, and the impact of the change in timing of Easter into the first quarter of 2008.

The Brick Group's payout ratio for the twelve month period ended March 31, 2008 was 87.3%, a significant improvement of 9.5 ppts from the prior year.

"With a strong promotional calendar, our cost management structure in place, and a seasonally appropriate inventory level, we believe we are well positioned to continue to effectively execute against delivering our written sales," said Kim Yost, President and Chief Executive Officer. "Heading into the second quarter and beyond, as we did last year, we will continue to focus on driving sales and maximizing customer satisfaction. We remain on track to meet our objectives for the year."

The following are some key highlights.

(000's of \$ except %, and store amounts)	For the three months ended March 31			
	2008	2007	\$ Increase (Decrease)	% Increase (Decrease)
Retail Segment - Sales and operating revenue	\$ 313,459	\$ 315,922	(2,463)	-0.8%
Financial Services Segment - Sales and operating revenue	14,460	11,518	2,942	25.5%
Consolidated - Sales and operating revenue	327,919	327,440	479	0.1%
Franchise Sales	30,144	25,952	4,192	16.2%
Consolidated and Franchise Sales and operating revenue	\$ 358,063	\$ 353,392	4,671	1.3%
<i>Same Store Sales Growth (corporate stores)</i>	-2.3%	6.6%		
<i>Same Store Sales Growth (corporate and franchise stores)</i>	-2.6%	6.7%		
Retail Segment - EBITDA	\$ 5,160	\$ 4,542	618	13.6%
Financial Services Segment - EBITDA	7,289	6,225	1,064	17.1%
Consolidated - EBITDA	\$ 12,449	\$ 10,767	1,682	15.6%
<i>EBITDA as a percentage of sales and operating revenue</i>	3.8%	3.3%		
Retail Segment - Net income (loss)	\$ (3,783)	\$ (4,108)	325	-7.9%
Financial Services Segment - Net income	7,468	6,840	628	9.2%
Consolidated - Net income	\$ 3,685	\$ 2,732	953	34.9%
<i>EBITDA - Adjusted</i>	\$ 14,013	\$ 13,166	847	6.4%
<i>Adjusted EBITDA as a percentage of sales and operating revenue</i>	4.3%	4.0%		
<i>Distributable cash per unit for the three months ended March 31</i>	\$ 0.19	\$ 0.18	0.01	6.3%
<i>Payout Ratio for the three months ended March 31</i>	154.0%	163.7%		
<i>Distributable cash per unit for the twelve months ended March 31</i>	\$ 1.38	\$ 1.24	0.14	10.9%
<i>Payout Ratio for the twelve months ended March 31</i>	87.3%	96.8%		
Stores at period end	211	200		

- With the first quarter, we continued our trend from the previous year of reporting record earnings results. The Brick Group's EBITDA of \$12.4 million was the highest ever reported for the first quarter since the Brick Group became a public entity in 2004.
- Despite total sales and operating revenues remaining relatively flat compared to the first quarter of the prior year, we were able to manage our margins and costs accordingly and

drive higher first quarter EBITDA than in the previous three years. Although the first quarter is typically our seasonally lowest and least significant quarter in terms of total revenues and profitability, we were able to achieve a number of our key objectives, including the recalibration of our inventory levels to a seasonally appropriate level of approximately \$200 million.

- First quarter consolidated sales and operating revenue of \$327.9 million, increased by 0.1% or \$0.5 million, over the same quarter in 2007. This increase was primarily driven by financial services segment year-over-year sales and operating revenue growth which was offset by a decrease in the retail segment.
- The decrease in the retail segment's sales and operating revenue was driven by negative same store sales growth of 2.3%. A key factor affecting our retail segment sales in the first quarter was the impact of severe weather conditions, be it extremely cold temperatures in the West or record snowfalls in the East. Same store sales growth was also negatively impacted by the change in timing of Easter from the second quarter in the prior year to the first quarter in 2008. Management was impressed to see written same store sales growth of positive 3.6% in the first quarter of 2008, underscoring the strength of our promotional calendar and marketing efforts. Management believes that another contributing factor to our tempered sales growth in the quarter was the concern over the slowing U.S. economy and its impact on Canada. Management believes it is well positioned with its promotions, mid-market offerings and improved supply chain to continue to drive same store and total sales.
- Beyond driving positive EBITDA growth, year-over-year, the first quarter was also characterized by aggressive development actions timed to deliver strong total sales growth in the year and to continue to grow market share. In the first 3 months of 2008, we opened three new Brick Mattress stores, and held seven re-grand openings of stores that were either rebannered or renovated. Our development plan will be a key focus for management in 2008, as we leverage the success of our prior year key strategic initiatives.
- First quarter consolidated EBITDA of \$12.4 million represented an increase of 15.6% over the same quarter in 2007. EBITDA as a percentage of sales and operating revenue was 0.5 ppts higher than in the same quarter last year, reflecting an improvement in gross margins over the prior year and management's ability to effectively control costs.
- Through the end of March 31, 2008, and for the 44th consecutive month since becoming an income fund, we have continued to meet all of our distribution commitments. This represents just over \$250 million distributed to our unitholders. The payout ratio for the twelve months ended March 31, 2008 was 87.3%, reflecting an improvement of 9.5 ppts from the same period last year.
- Under our alternative view of distributable cash, the payout ratio for the twelve months ended March 31, 2008 was 88.0%.
- On April 22nd, 2008, The Brick Group announced the closing of the refinancing of its \$100 million revolving credit facility for a 3 year term, with its existing syndicate of lenders. The terms of the credit agreement, including financial covenants, remain substantially unchanged, and the pricing of the credit facilities did not materially increase. The new credit agreement also provides for an additional \$25

million in financing, subject to certain conditions being met. With the long term financing put into place in March 2007, combined with the renewal of the \$100 million revolving credit facility, management believes it is well positioned from both a capital and cash liquidity perspective to drive its strategic initiatives.

Consolidated and Franchise Sales and Operating Revenue

- First quarter consolidated and franchise sales and operating revenue was \$358.1 million, including \$30.1 million of franchise sales, compared to \$353.4 million, including \$26.0 million of franchise sales, in the same quarter last year, representing an increase of 1.3%. Same store sales growth for corporate stores together with franchise stores was negative 2.6% compared to positive 6.7% for the first quarter in 2007.
- Compared to the same quarter a year ago, sales for franchise stores increased by 16.2%, to \$30.1 million.
- We began the quarter with 33 franchise stores and ended with 32, while in 2007, we began and ended the first quarter with 26 franchise stores. The sole United Furniture franchise store was closed in the quarter.

Webcast

The Brick Group will host a listen-only webcast at 11:00 a.m. (Eastern time), Thursday, May 8, 2008 of its Annual General Meeting and release of its first quarter financial results. To access the meeting, log onto

<http://w.on24.com/r.htm?e=108545&s=1&k=98E3B64738BEB5A0F9FF572F73AD2F73>

Unitholders are invited to attend the Annual General Meeting, which will be held at the Metropolitan Hotel, 108 Chestnut Street, Toronto, Ontario, where there will be an opportunity to ask questions and meet management. The Annual General Meeting will commence at 11:00 a.m. (Toronto time). At the meeting, the Brick Group will also report on its 2007 business results and its first quarter financial results for the three months ending March 31, 2008. Unitholders viewing the Webcast will not be permitted to vote through the Webcast or telephone facilities, or participate in the meeting

Notice to Readers

Certain forward-looking statements are made in this news release, within the meaning of applicable securities laws. These statements reflect the Brick Group's current expectations and are based on information currently available to management. The words "may", "will", "should", "believe", "expect", "plan", "anticipate", "intend", "estimate", "predict", "potential", "continue", or the negative of these terms, identify forward-looking matters. These statements speak only as of the date of this press release. The actual results could differ materially from those anticipated in these forward-looking statements.

Reliance should not be placed on forward-looking statements because they involve known and unknown risks, uncertainties and other factors, which may cause the actual results, performance or achievements of the Brick Group to differ materially from anticipated future results, performance or achievement expressed or implied by such forward-looking statements. Factors that could cause actual results to differ materially from those set forth in the forward-looking statements include, but are not limited to, the non-satisfaction of any conditions precedent to the

completion of the offering of Notes, fluctuations in interest rates and currency values, legislative and regulatory developments, legal developments, the occurrence of weather-related and other natural catastrophes, changes in tax laws, and those risks and uncertainties detailed in the section entitled “Risk Factors” in the Brick Group’s Management’s Discussion and Analysis. The preceding list is not an exhaustive list of possible factors. These and other factors should be considered carefully and readers are cautioned not to place undue reliance on these forward-looking statements. The Brick Group undertakes no obligation to publicly update or revise any forward-looking statements, whether as a result of new information, future events or otherwise, other than as required by applicable law.

For Further information please contact:

Kim Yost
President and CEO
The Brick Group
(780) 930-6300
investor@thebrickgroup.ca

Mike Borys
Executive Vice President and CFO
The Brick Group
(780) 930-6300
investor@thebrickgroup.ca