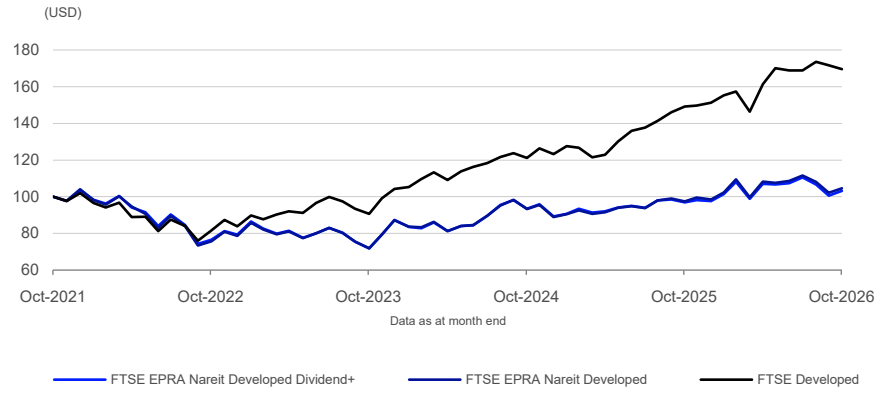
# FTSE EPRA Nareit Developed Dividend+ Index

Data as at: 30 October 2026

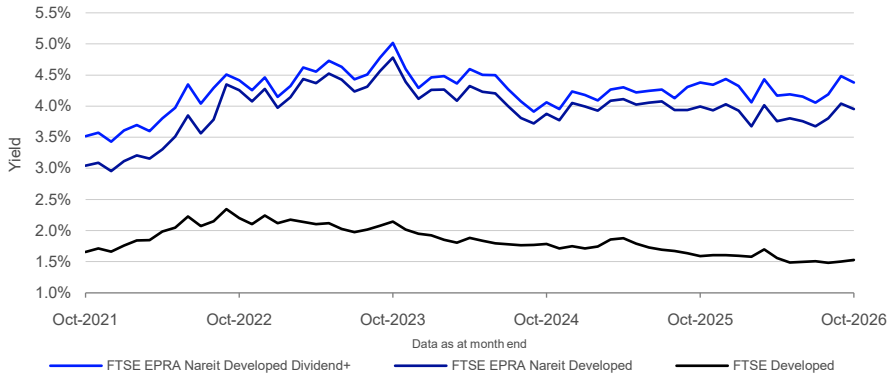
The FTSE EPRA Nareit Global Real Estate Index Series is designed to represent general trends in eligible real estate equities worldwide. Relevant activities are defined as the ownership, trading and development of income-producing real estate. The index series now covers Global, Developed and Emerging indices.

The FTSE EPRA Nareit Developed Dividend+ Index represents stocks that have a one-year forecast dividend yield of 2% or greater. The index is then weighted by market capitalisation in line with the free-float adjusted EPRA Nareit Developed Index. The FTSE EPRA Nareit Developed Dividend+ Index is suitable for use as the basis for investment products, such as derivatives and Exchange Traded Funds (ETFs).

## 5-Year Performance - Total Return




## Dividend Yield




## Performance and Volatility - Total Return

| Index (USD) | Return % | | | | | | Return pa %* | | Volatility %** | | |
|---|---|---|---|---|---|---|---|---|---|---|---|
| | 3M | 6M | YTD | 12M | 3YR | 5YR | 3YR | 5YR | 1YR | 3YR | 5YR |
| FTSE EPRA Nareit Developed Dividend+ | -6.6 | -3.5 | 5.7 | 6.5 | 43.9 | 3.3 | 12.9 | 0.6 | 11.0 | 13.1 | 17.4 |
| FTSE EPRA Nareit Developed | -6.1 | -3.4 | 6.3 | 7.3 | 45.6 | 4.7 | 13.3 | 0.9 | 11.2 | 13.3 | 17.7 |
| FTSE Developed | 0.4 | 5.1 | 12.1 | 13.6 | 87.0 | 69.6 | 23.2 | 11.1 | 11.6 | 12.3 | 15.1 |

* Compound annual returns measured over 3 and 5 years respectively

** Volatility – 1YR based on 12 months daily data. 3YR based on weekly data (Wednesday to Wednesday). 5YR based on monthly data

## FEATURES

### Coverage

The index is a subset of the FTSE EPRA Nareit Developed Index (excluding Greece) that incorporates Real Estate Investment Trusts (REITs) and Real Estate Holding & Development companies.

### Methodology

Captures stocks that have a forecasted dividend yield of equal/greater than 2%.

### Diversified Investment Opportunities

The index series provides investors with the diversification that real estate offers due to its low correlation with other asset classes, along with sufficient liquidity.

### Objective

The index is designed for use in the creation of index tracking funds, derivatives and as a performance benchmark.

### Investability

Stocks are selected and weighted to ensure that the index is investable.

### Liquidity

Stocks are screened to ensure that the index is tradable.

### Transparency

The index uses a transparent, rules-based construction process. Index methodologies are freely available on the FTSE Russell website.

### Availability

The index is calculated based on price and total return methodologies, both real time and end-of-day. A Net Total Return index is also available.

### Property Sector Classification

Constituents are classified into distinct Property Sectors based on gross invested book assets as disclosed in the latest published financial statement.

## Year-on-Year Performance - Total Return

| Index % (USD) | 2016 | 2017 | 2018 | 2019 | 2020 | 2021 | 2022 | 2023 | 2024 | 2025 |
|---|---|---|---|---|---|---|---|---|---|---|
| FTSE EPRA Nareit Developed Dividend+ | 6.5 | 11.7 | -4.8 | 23.2 | -8.7 | 26.5 | -23.4 | 10.1 | 2.2 | 9.5 |
| FTSE EPRA Nareit Developed | 5.0 | 11.4 | -4.7 | 23.1 | -8.2 | 27.2 | -24.4 | 10.9 | 2.0 | 10.7 |
| FTSE Developed | 8.2 | 23.9 | -8.6 | 28.0 | 16.7 | 21.4 | -17.8 | 24.2 | 18.2 | 22.8 |

## Return/Risk Ratio and Drawdown - Total Return

| Index (USD) | Return/Risk Ratio | | | | Drawdown (%) | | | |
|---|---|---|---|---|---|---|---|---|
| | 1YR | 3YR | 5YR | 10YR | 1YR | 3YR | 5YR | 10YR |
| FTSE EPRA Nareit Developed Dividend+ | 0.6 | 0.9 | 0.0 | 0.2 | -11.5 | -16.4 | -32.1 | -43.1 |
| FTSE EPRA Nareit Developed | 0.6 | 0.9 | 0.1 | 0.3 | -11.3 | -16.9 | -32.0 | -43.0 |
| FTSE Developed | 1.1 | 1.9 | 0.7 | 0.9 | -9.1 | -16.1 | -26.1 | -34.0 |

Return/Risk Ratio – based on compound annual returns and volatility in Performance and Volatility table
Drawdown - based on daily data

## Top 10 Constituents

| Constituent | Country/Market | Property Sector | Net MCap (USDm) | Wgt % |
|---|---|---|---|---|
| Prologis | USA | Industrial | 120,902 | 7.24 |
| Equinix Inc | USA | Data Centers | 99,607 | 5.96 |
| Simon Property Group | USA | Retail | 69,424 | 4.16 |
| Digital Realty Trust | USA | Data Centers | 66,826 | 4.00 |
| Public Storage | USA | Self Storage | 54,432 | 3.26 |
| Realty Income | USA | Retail | 53,007 | 3.17 |
| Vivmark Residential | USA | Residential | 46,970 | 2.81 |
| Ventas Inc | USA | HealthCare | 43,230 | 2.59 |
| Iron Mountain | USA | Data Centers | 34,366 | 2.06 |
| Extra Space Storage | USA | Self Storage | 31,640 | 1.89 |
| **Totals** | | | **620,404** | **37.14** |

## INFORMATION

### Index Universe

FTSE EPRA Nareit Global Real Estate Index Series

### Index Launch

20 September 2006

### Base Date

30 June 2005

### Base Value

2000

### Investability Screen

Actual free float applied and liquidity screened

### Index Calculation

Real-time and end-of-day

### End-of-Day Distribution

Via FTP and email

### Currency

USD, EUR, GBP, JPY, AUD

### Dividend Information

Methodology based on one-year dividends per share forecast/estimates

### Review Dates

Annually in September

### History

Available from December 1999

## Country/Market Breakdown

| | FTSE EPRA Nareit Developed Dividend+ | | | FTSE EPRA Nareit Developed | | |
|---|---|---|---|---|---|---|
| Country/Market | No. of Cons | Net MCap (USDm) | Wgt % | No. of Cons | Net MCap (USDm) | Wgt % |
| Australia | 24 | 65,549 | 3.92 | 28 | 107,391 | 5.52 |
| Austria | 1 | 591 | 0.04 | 1 | 591 | 0.03 |
| Belgium | 11 | 17,674 | 1.06 | 11 | 17,674 | 0.91 |
| Canada | 15 | 36,679 | 2.20 | 16 | 37,319 | 1.92 |
| Finland | 1 | 1,356 | 0.08 | 1 | 1,356 | 0.07 |
| France | 9 | 31,414 | 1.88 | 9 | 31,414 | 1.62 |
| Germany | 8 | 22,507 | 1.35 | 8 | 22,507 | 1.16 |
| Greece | - | - | - | 1 | 577 | 0.03 |
| Hong Kong | 13 | 61,168 | 3.66 | 14 | 62,049 | 3.19 |
| Ireland | 1 | 753 | 0.05 | 1 | 753 | 0.04 |
| Israel | 5 | 9,406 | 0.56 | 5 | 9,406 | 0.48 |
| Italy | 1 | 222 | 0.01 | 1 | 222 | 0.01 |
| Japan | 55 | 118,707 | 7.11 | 57 | 158,568 | 8.16 |
| Korea | 4 | 2,105 | 0.13 | 4 | 2,105 | 0.11 |
| Netherlands | 3 | 2,160 | 0.13 | 3 | 2,160 | 0.11 |
| New Zealand | 6 | 4,037 | 0.24 | 6 | 4,037 | 0.21 |
| Norway | 2 | 907 | 0.05 | 2 | 907 | 0.05 |
| Singapore | 25 | 55,260 | 3.31 | 26 | 57,772 | 2.97 |
| Spain | 2 | 7,633 | 0.46 | 2 | 7,633 | 0.39 |
| Sweden | 15 | 16,023 | 0.96 | 25 | 27,240 | 1.40 |
| Switzerland | 6 | 29,107 | 1.74 | 9 | 30,079 | 1.55 |
| UK | 26 | 70,312 | 4.21 | 26 | 70,312 | 3.62 |
| USA | 87 | 1,116,869 | 66.86 | 91 | 1,291,953 | 66.46 |
| **Totals** | **320** | **1,670,439** | **100.00** | **347** | **1,944,027** | **100.00** |

## Property Sector Breakdown

| | FTSE EPRA Nareit Developed Dividend+ | | | FTSE EPRA Nareit Developed | | |
|---|---|---|---|---|---|---|
| **Property Sector** | **No. of Cons** | **Net MCap (USDm)** | **Wgt %** | **No. of Cons** | **Net MCap (USDm)** | **Wgt %** |
| Data Centers | 8 | 206,471 | 12.36 | 9 | 209,592 | 10.78 |
| Diversified | 82 | 278,419 | 16.67 | 92 | 365,522 | 18.80 |
| HealthCare | 20 | 132,467 | 7.93 | 24 | 305,451 | 15.71 |
| Industrial | 35 | 235,057 | 14.07 | 38 | 236,484 | 12.16 |
| Industrial/Office Mixed | 14 | 20,128 | 1.20 | 15 | 23,726 | 1.22 |
| Lodging/Resorts | 15 | 51,061 | 3.06 | 16 | 53,440 | 2.75 |
| Office | 38 | 83,456 | 5.00 | 38 | 83,456 | 4.29 |
| Residential | 35 | 200,148 | 11.98 | 40 | 201,530 | 10.37 |
| Retail | 57 | 312,670 | 18.72 | 57 | 312,670 | 16.08 |
| Self Storage | 8 | 102,804 | 6.15 | 9 | 103,445 | 5.32 |
| Speciality | 8 | 47,758 | 2.86 | 9 | 48,712 | 2.51 |
| | **320** | **1,670,439** | **100.00** | **347** | **1,944,027** | **100.00** |

## Index Characteristics

| Attributes | FTSE EPRA Nareit Developed Dividend+ | FTSE EPRA Nareit Developed |
|---|---|---|
| Number of constituents | 320 | 347 |
| Net MCap (USDm) | 1,670,439 | 1,944,027 |
| Dividend Yield % | 4.38 | 3.96 |
| Constituent Sizes (Net MCap USDm) | | |
| Average | 5,220 | 5,602 |
| Largest | 120,902 | 168,942 |
| Smallest | 121 | 121 |
| Median | 1,827 | 1,765 |
| Weight of Largest Constituent (%) | 7.24 | 8.69 |
| Top 10 Holdings (% Index MCap) | 37.14 | 39.15 |

## About EPRA Nareit

The European Public Real Estate Association (EPRA) is a common interest group, which aims to promote, develop and represent the European public real estate sector. The National Association of Real Estate Investment Trusts® (Nareit) is the trade association for REITs and publicly traded real estate companies with an interest in the US property and investment markets.

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Data definitions available from info@ftserussell.com

To learn more, visit lseg.com/ftse-russell; email info@ftserussell.com; or call your regional Client Services Team office:

**EMEA**

+44 (0) 20 7866 1810

**North America**

+1 877 503 6437

**Asia-Pacific**

Hong Kong +852 2164 3333
Tokyo +81 3 6441 1430
Sydney +61 (0) 2 7228 5659