

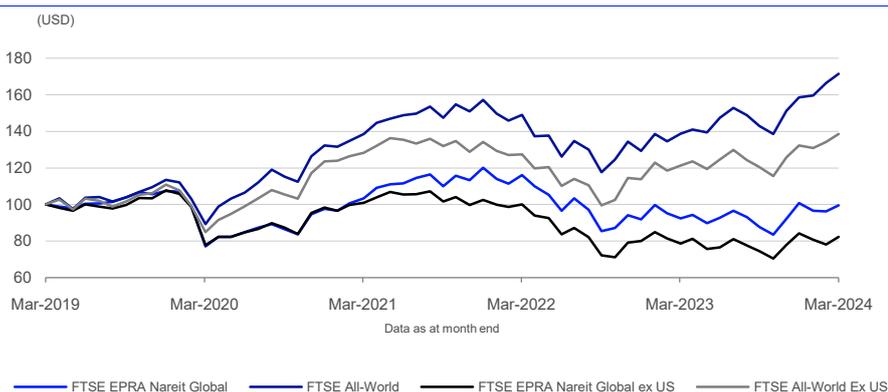
FTSE EPRA Nareit Global & Global ex US Indices

Data as at: 29 March 2024

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 Global Index and FTSE EPRA Nareit Global ex US Index are designed to track the performance of listed real estate companies and REITs in both developed and emerging markets. By making the index constituents free-float adjusted, liquidity, size and revenue screened, the series is suitable for use as the basis for investment products, such as derivatives and Exchange Traded Funds (ETFs).

5-Year Performance - Total Return



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 Global	-1.3	13.3	-1.3	7.6	-3.9	-0.5	-1.3	-0.1	14.4	16.7	20.4
FTSE All-World	8.1	20.1	8.1	23.6	23.8	71.6	7.4	11.4	9.6	15.2	17.7
FTSE EPRA Nareit Global ex US	-2.3	10.7	-2.3	4.7	-18.4	-17.7	-6.6	-3.8	14.0	15.7	19.9
FTSE All-World Ex US	4.7	14.9	4.7	14.2	8.0	38.6	2.6	6.7	10.5	14.8	17.5

* 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

Year-on-Year Performance - Total Return

Index % (USD)	2014	2015	2016	2017	2018	2019	2020	2021	2022	2023
FTSE EPRA Nareit Global	14.7	-0.4	4.6	15.0	-5.5	23.6	-9.2	23.0	-23.6	9.8
FTSE All-World	4.8	-1.7	8.6	24.6	-9.1	27.2	16.6	18.9	-17.7	22.6
FTSE EPRA Nareit Global ex US	3.6	-3.5	1.8	26.4	-7.1	23.0	-8.8	4.3	-22.0	5.3
FTSE All-World Ex US	-3.0	-4.5	5.1	27.5	-13.9	22.2	11.5	8.7	-15.2	16.2

FEATURES

Coverage

The FTSE EPRA Nareit Global Indexes incorporate Real Estate Investment Trusts (REITs) and Real Estate Holding & Development companies.

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 to gain access to the asset class.

Objective

The indexes are designed for 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

Index methodologies are freely available on the FTSE Russell website.

Availability

The indexes are calculated based on price and total return methodologies, both real time and end-of-day.

Property Sector Classification

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

Return/Risk Ratio and Drawdown - Total Return

Index (USD)	Return/Risk Ratio				Drawdown (%)			
	1YR	3YR	5YR	10YR	1YR	3YR	5YR	10YR
FTSE EPRA Nareit Global	0.7	-0.1	0.0	0.2	-15.5	-31.4	-42.3	-42.3
FTSE All-World	2.6	0.5	0.6	0.6	-10.4	-26.0	-33.7	-33.7
FTSE EPRA Nareit Global ex US	0.4	-0.4	-0.2	0.1	-14.7	-37.2	-39.5	-39.5
FTSE All-World Ex US	1.5	0.2	0.4	0.3	-11.3	-28.9	-34.4	-34.4

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

Top 10 Constituents - FTSE EPRA Nareit Global Index

Constituent	Country/Market	market cap	Net MCap (USDm)	Wgt %
Prologis	USA	119981.71215868	119,982	6.72
Equinix Inc	USA	76937.97155847	76,938	4.31
Welltower Inc.	USA	51692.175007299	51,692	2.90
Simon Property Group	USA	50689.75943676	50,690	2.84
Public Storage	USA	45372.81939804	45,373	2.54
Realty Income	USA	44918.6313154516	44,919	2.52
Digital Realty Trust	USA	43431.3779612513	43,431	2.43
Goodman Group	Australia	40686.4741881	40,686	2.28
VICI Properties	USA	30752.5173629449	30,753	1.72
Extra Space Storage	USA	30685.270295715	30,685	1.72
Totals			535,149	29.98

Top 10 Constituents - FTSE EPRA Nareit Global ex US Index

Constituent	Country/Market	market cap	Net MCap (USDm)	Wgt %
Goodman Group	Australia	40686.4741881	40,686	5.32
Mitsui Fudosan	Japan	29125.3269785922	29,125	3.81
Vonovia SE	Germany	20587.3564628152	20,587	2.69
Mitsubishi Estate	Japan	19911.4620460255	19,911	2.60
Segro	UK	15211.0098841706	15,211	1.99
Sumitomo Realty & Development	Japan	15103.781989311	15,104	1.97
Sun Hung Kai Properties	Hong Kong	13688.5031680924	13,689	1.79
Scentre Group	Australia	11468.3480813937	11,468	1.50
Link Real Estate Investment Trust	Hong Kong	10962.7466210671	10,963	1.43
China Resources Land (Red Chip)	China	8704.51242491506	8,705	1.14
Totals			185,450	24.23

INFORMATION

Index Universe

FTSE EPRA Nareit Global Real Estate Index Series

Index Launch

23 March 2009

Base Date

31 October 2008

Base Value

1000

Investability Screen

Actual free float applied and liquidity screened

Index Calculation

Real-time and end-of-day

End-of-Day Distribution

Via SFTP and email

Currency

USD, EUR, GBP, JPY, AUD

Review Dates

Quarterly in March, June, September and December

History start Date

18 February 2005

Country/Market Breakdown

Country/Market	FTSE EPRA Nareit Global			FTSE EPRA Nareit Global ex US		
	No. of Cons	Net MCap (USDm)	Wgt %	No. of Cons	Net MCap (USDm)	Wgt %
Australia	27	100,951	5.66	27	100,951	13.19
Austria	2	1,980	0.11	2	1,980	0.26
Belgium	11	16,591	0.93	11	16,591	2.17
Brazil	16	7,802	0.44	16	7,802	1.02
Canada	18	40,133	2.25	18	40,133	5.24
Chile	3	2,143	0.12	3	2,143	0.28
China	25	27,973	1.57	25	27,973	3.66
Finland	2	2,220	0.12	2	2,220	0.29
France	8	25,461	1.43	8	25,461	3.33
Germany	8	33,383	1.87	8	33,383	4.36
Hong Kong	17	54,108	3.03	17	54,108	7.07
India	11	21,628	1.21	11	21,628	2.83
Indonesia	4	2,291	0.13	4	2,291	0.30
Ireland	1	494	0.03	1	494	0.06
Israel	3	5,537	0.31	3	5,537	0.72
Italy	1	107	0.01	1	107	0.01
Japan	59	168,551	9.44	59	168,551	22.03
Korea	5	1,713	0.10	5	1,713	0.22
Kuwait	2	1,878	0.11	2	1,878	0.25
Malaysia	7	3,493	0.20	7	3,493	0.46
Mexico	6	15,009	0.84	6	15,009	1.96
Netherlands	5	4,263	0.24	5	4,263	0.56
New Zealand	6	4,887	0.27	6	4,887	0.64
Norway	1	736	0.04	1	736	0.10
Philippines	5	11,880	0.67	5	11,880	1.55
Qatar	1	1,622	0.09	1	1,622	0.21
Romania	1	353	0.02	1	353	0.05
Saudi Arabia	17	3,831	0.21	17	3,831	0.50
Singapore	28	52,572	2.95	28	52,572	6.87
South Africa	9	6,074	0.34	9	6,074	0.79
Spain	3	5,940	0.33	3	5,940	0.78
Sweden	18	33,397	1.87	18	33,397	4.36
Switzerland	6	18,592	1.04	6	18,592	2.43
Taiwan	1	1,857	0.10	1	1,857	0.24
Thailand	6	8,172	0.46	6	8,172	1.07
Turkiye	5	1,169	0.07	5	1,169	0.15
UAE	2	7,461	0.42	2	7,461	0.97
UK	40	69,007	3.87	40	69,007	9.02
USA	102	1,019,664	57.13	-	-	-
Totals	492	1,784,920	100.00	390	765,256	100.00

ICB - Industry Breakdown

ICB Code	ICB Industry	FTSE EPRA Nareit Global			FTSE EPRA Nareit Global ex US		
		No. of Cons	Net MCap (USDm)	Wgt %	No. of Cons	Net MCap (USDm)	Wgt %
10	Technology	1	590	0.03	1	590	0.08
35	Real Estate	486	1,781,908	99.83	384	762,244	99.61
40	Consumer Discretionary	5	2,422	0.14	5	2,422	0.32
Totals		492	1,784,920	100.00	390	765,256	100.00

Index Characteristics

Attributes	FTSE EPRA Nareit Global	FTSE EPRA Nareit Global ex US
Number of constituents	492	390
Net MCap (USDm)	1,784,920	765,256
Dividend Yield %	4.13	4.13
Constituent Sizes (Net MCap USDm)		
Average	3,628	1,962
Largest	119,982	40,686
Smallest	43	43
Median	1,229	946
Weight of Largest Constituent (%)	6.72	5.32
Top 10 Holdings (% Index MCap)	29.98	24.23

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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