

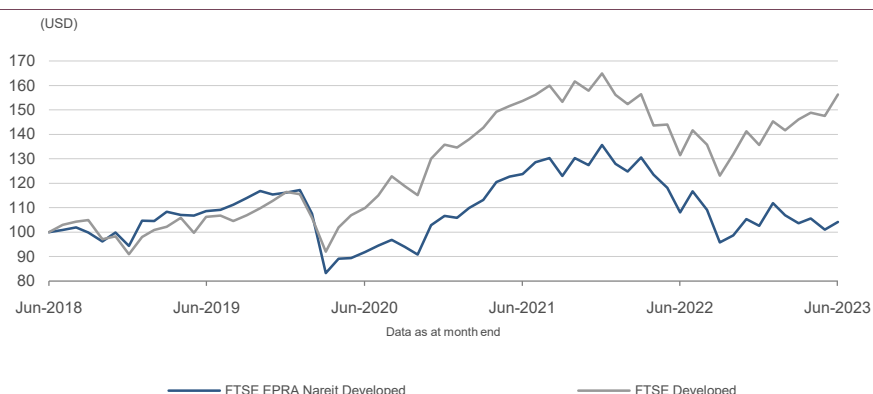
# FTSE EPRA Nareit Developed Index

Data as at: 30 June 2023

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 covers Global, Developed and Emerging indices.

The FTSE EPRA Nareit Developed Index is designed to track the performance of listed real estate companies and REITs worldwide. 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 Developed	0.5	1.6	1.6	-3.6	13.4	4.2	4.3	0.8	18.0	17.8	20.4
FTSE Developed	6.9	15.2	15.2	18.9	42.2	56.3	12.4	9.3	16.1	16.4	18.3

\* 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)	2013	2014	2015	2016	2017	2018	2019	2020	2021	2022
FTSE EPRA Nareit Developed	4.4	15.9	0.1	5.0	11.4	-4.7	23.1	-8.2	27.2	-24.4
FTSE Developed	26.8	5.1	-0.3	8.2	23.9	-8.6	28.0	16.7	21.4	-17.8

## 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	-0.2	0.2	0.0	0.2	-22.7	-32.0	-43.0	-43.0
FTSE Developed	1.1	0.7	0.5	0.7	-16.5	-26.1	-34.0	-34.0

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

## FEATURES

### Coverage

The FTSE EPRA Nareit Developed Index incorporates 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 index is calculated based on price and total return methodologies, both real time and end-of-day. A Net Total Return index is also calculated.

### Property Sector Classification

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

**Top 10 Constituents**

Constituent	Country	Property Sector	Net MCap (USDm)	Wgt %
Prologis	USA	Industrial	112,988	7.43
Equinix Inc	USA	Data Centers	73,080	4.81
Public Storage	USA	Self Storage	45,658	3.00
Welltower Inc.	USA	HealthCare	40,127	2.64
Realty Income	USA	Retail	39,454	2.60
Simon Property Group	USA	Retail	37,406	2.46
Digital Realty Trust	USA	Data Centers	33,045	2.17
VICI Properties	USA	Speciality	31,494	2.07
Avalonbay Communities	USA	Residential	26,399	1.74
Equity Residential	USA	Residential	24,561	1.62
<b>Totals</b>			<b>464,211</b>	<b>30.54</b>

**Property Sector Breakdown**

Property Sector	No. of Cons	Net MCap (USDm)	Wgt %
Data Centers	3	108,161	7.12
Diversified	92	279,124	18.37
HealthCare	24	115,179	7.58
Industrial	39	222,285	14.63
Industrial/Office Mixed	25	34,878	2.29
Lodging/Resorts	16	39,850	2.62
Office	46	102,595	6.75
Residential	47	240,014	15.79
Retail	64	230,239	15.15
Self Storage	10	98,158	6.46
Speciality	6	49,293	3.24
<b>Totals</b>	<b>372</b>	<b>1,519,776</b>	<b>100.00</b>

**Country Breakdown**

Country	No. of Cons	Net MCap (USDm)	Wgt %
Australia	25	55,239	3.63
Austria	1	1,189	0.08
Belgium	11	15,459	1.02
Canada	18	40,848	2.69
Finland	2	2,292	0.15
France	8	22,100	1.45
Germany	9	22,692	1.49
Hong Kong	13	68,823	4.53
Ireland	1	461	0.03
Israel	2	3,174	0.21
Italy	1	172	0.01
Japan	61	148,373	9.76
Korea	4	1,513	0.10
Netherlands	4	2,562	0.17
New Zealand	6	5,111	0.34
Norway	1	498	0.03
Singapore	26	54,509	3.59
Spain	3	5,263	0.35
Sweden	18	22,751	1.50
Switzerland	7	17,183	1.13
UK	43	59,326	3.90
USA	108	970,237	63.84
<b>Totals</b>	<b>372</b>	<b>1,519,776</b>	<b>100.00</b>

**INFORMATION****Index Universe**

FTSE EPRA Nareit Global Real Estate Index Series

**Index Launch**

February 2005

**Base Date**

27 January 2005

**Base Value**

100

**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**

Available from December 1989

## Index Characteristics

Attributes	FTSE EPRA Nareit Developed
Number of constituents	372
Net MCap (USDm)	1,519,776
Dividend Yield %	4.43
Constituent Sizes (Net MCap USDm)	
Average	4,085
Largest	112,988
Smallest	148
Median	1,624
Weight of Largest Constituent (%)	7.43
Top 10 Holdings (% Index MCap)	30.54

## 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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