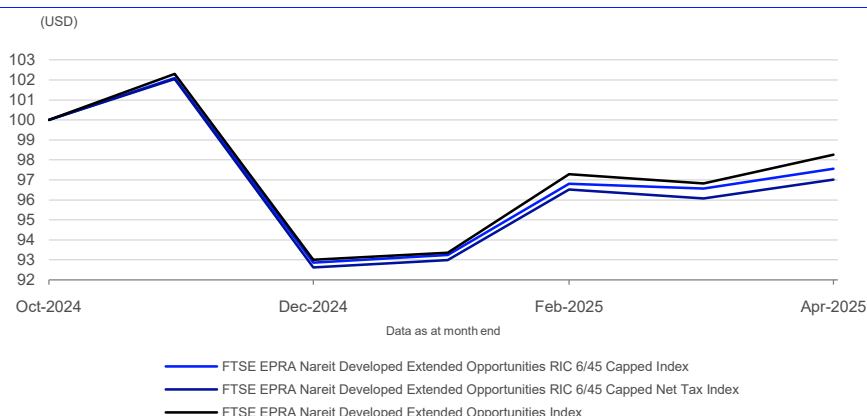


FTSE EPRA Nareit Developed Extended Opportunities RIC 6/45 Capped Index

Data as at: 30 April 2025

The FTSE EPRA Nareit Global Real Estate Index Series is designed to represent general trends in eligible real estate stocks worldwide. Relevant real estate activities are defined as the ownership, trading and development of income-producing real estate. The FTSE EPRA Nareit Developed Extended Opportunities RIC 6/45 Capped Index selects developed REITs and non-REITs that are classified as niche non-core property exposure identified by FTSE Russell, including Senior Care, Medical Office, Life Science, and Student Housing.

6-Month 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 Extended Opportunities RIC 6/45 Capped Index	4.6	-2.4	5.1	20.0	0.3	-	0.1	-	16.4	19.9	20.2
FTSE EPRA Nareit Developed Extended Opportunities RIC 6/45 Capped Net Tax Index	4.3	-3.0	4.7	18.6	-3.1	-	-1.0	-	16.4	19.9	20.3
FTSE EPRA Nareit Developed Extended Opportunities Index	5.3	-1.7	5.7	22.3	1.0	-	0.3	-	16.8	20.4	20.3

* 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

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 Extended Opportunities RIC 6/45 Capped Index	1.2	0.0	-	-	-16.3	-26.4	-	-
FTSE EPRA Nareit Developed Extended Opportunities RIC 6/45 Capped Net Tax Index	1.1	-0.1	-	-	-16.8	-27.5	-	-
FTSE EPRA Nareit Developed Extended Opportunities Index	1.3	0.0	-	-	-15.7	-27.7	-	-

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 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.

Capping

The indexes are capped at the quarterly reviews. No company can be greater than 6.5% and all companies that have a weight greater than 4.5% in aggregate are no more than 45% of the index

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.

Top 10 Constituents

Constituent	Country/Market	ICB Subsector	Net MCap (USDm)	Wgt %
Digital Realty Trust	United States	Other Specialty REITs	54,415	6.39
American Tower Corp	United States	Infrastructure REITs	53,815	6.32
Welltower Inc.	United States	Health Care REITs	51,976	6.10
Equinix Inc	United States	Other Specialty REITs	51,745	6.07
Public Storage	United States	Storage REITs	50,247	5.90
Crown Castle Inc	United States	Infrastructure REITs	49,415	5.80
VICI Properties	United States	Hotel and Lodging REITs	40,106	4.71
Ventas Inc	United States	Health Care REITs	39,570	4.64
Extra Space Storage	United States	Other Specialty REITs	38,167	4.48
SBA Communications	United States	Infrastructure REITs	32,857	3.86
Totals			462,314	54.27

ICB Subsector Breakdown

ICB Code	ICB Subsector	No. of Cons	Net MCap (USDm)	Wgt %
10101010	Computer Services	2	6,732	0.79
15102015	Telecommunications Services	2	35,228	4.14
35101010	Real Estate Holding and Development	5	6,841	0.80
35102000	Diversified REITs	2	5,669	0.67
35102010	Health Care REITs	24	192,243	22.57
35102015	Hotel and Lodging REITs	1	40,106	4.71
35102020	Industrial REITs	1	6,912	0.81
35102025	Infrastructure REITs	4	137,580	16.15
35102030	Office REITs	4	6,769	0.79
35102040	Residential REITs	10	87,833	10.31
35102050	Storage REITs	9	78,904	9.26
35102060	Timber REITs	3	32,270	3.79
35102070	Other Specialty REITs	11	213,998	25.12
40201050	Storage Facilities	1	792	0.09
Totals		79	851,879	100.00

Country/Market Breakdown

Country/Market	No. of Cons	Net MCap (USDm)	Wgt %
Australia	7	12,158	1.43
Belgium	5	12,595	1.48
Canada	3	6,069	0.71
France	1	1,067	0.13
Hong Kong	1	633	0.07
Italy	1	5,194	0.61
Japan	1	340	0.04
Norway	2	1,334	0.16
Singapore	3	5,756	0.68
Spain	1	30,034	3.53
Sweden	1	592	0.07
UK	12	21,426	2.52
USA	41	754,681	88.59
Totals	79	851,879	100.00

INFORMATION

Index Universe

FTSE EPRA Nareit Developed Index and
FTSE Nareit All Equity REITs Index

Index Launch

22 November 2022

Base Date

18 March 2022

Base Value

1000

Investability Screen

Actual free float applied and liquidity
screened

Index Calculation

End-of-day

End-of-Day Distribution

Via SFTP and email

Currency

USD, GBP, EUR, JPY, AUD, CNY, HKD,
CAD

Review Dates

Quarterly in March, June, September and
December

Index Characteristics

Attributes	FTSE EPRA/NAREIT EPRA Nareit Developed Extended Opportunities RIC 6 / 45 Capped	FTSE EPRA Nareit Developed Extended Opportunities
Number of constituents	79	79
Dividend Yield %	3.88	3.62
Constituent (Wgt %)		
Average	1.27	1.27
Largest	6.39	12.26
Median	0.44	0.35
Top 10 Holdings (Wgt %)	54.27	63.93

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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