

NIKKOAM-STRAITSTRADING ASIA EX JAPAN REIT ETF

As at 31 March 2022

NIKKOAM-STRAITSTRADING ASIA EX JAPAN REIT ETF

World's first Asia ex Japan REIT ETF

Investment Objective

The investment objective¹ of the Fund is to replicate as closely as possible, before expenses, the performance of the FTSE EPRA Nareit Asia ex Japan Net Total Return REIT 10% Capped Index².

Key Features

Portfolio: Asia ex Japan REITs. Constituent weights are capped³ at 10%.

Inception Date:
29 March 2017

AUM:
SGD 361.58 mil

Trading currency:
SGD and USD

Others:
Units are Excluded Investment Products.

Product Features

Diverse REIT exposure
Regional diversification across office, industrial, retail and hospitality assets.

A low cost vehicle
A low cost and simple way to gain exposure to the Asia ex Japan REIT market.

Dividend distribution⁴
Regular dividend distribution of four times a year.

¹There is no assurance that the Fund will achieve its investment objective or that it will be able to fully track the performance of the Index.

²The investment objective of the Fund is to replicate as closely as possible, before expenses, the performance of the FTSE EPRA Nareit Asia ex Japan Net Total Return REIT 10% Capped Index, or upon the Manager giving three (3) months' prior written notice to the Trustee and the Holders, such other index that gives, in the opinion of the Manager, the same or substantially similar exposure as the Index.

³The cap in weight is implemented during each quarterly review. Constituent weights may exceed 10% between reviews due to fluctuations in share price and corporate action.

⁴Distributions are not guaranteed and are at the absolute discretion of the Manager.

FUND & INDEX CHARACTERISTICS

The Fund has good risk-reward characteristics.

The Fund has a historical 3-year Sharpe Ratio of -0.01

	NikkoAM-StraitsTrading Asia ex Japan REIT ETF	FTSE EPRA Nareit Asia ex Japan REITs 10% Capped Index
Number of Securities	41	41
Total Size	SGD 361.58 million	SGD 93.10 billion
3-Year Returns (%)	0.64	1.60
3-Year Volatility (%)	14.31	14.49
3-Year Tracking Error (%)	0.31	NM
3-Year Sharpe Ratio	-0.01	0.06

Returns are in Singapore Dollar terms and calculated on a NAV-NAV basis and assuming all dividends and distributions are reinvested, if any. The figures are for reference only and would vary from time to time due to market conditions. The copyright and intellectual rights to the index displayed above are the sole property of the index provider. The risk-free rate used is the Singapore Benchmark Bill – 3 Month. Source: Nikko AM, FTSE.

FUND & INDEX CHARACTERISTICS

Top 10 holdings are mostly large cap REITs in Singapore and Hong Kong

Top 10 Holdings

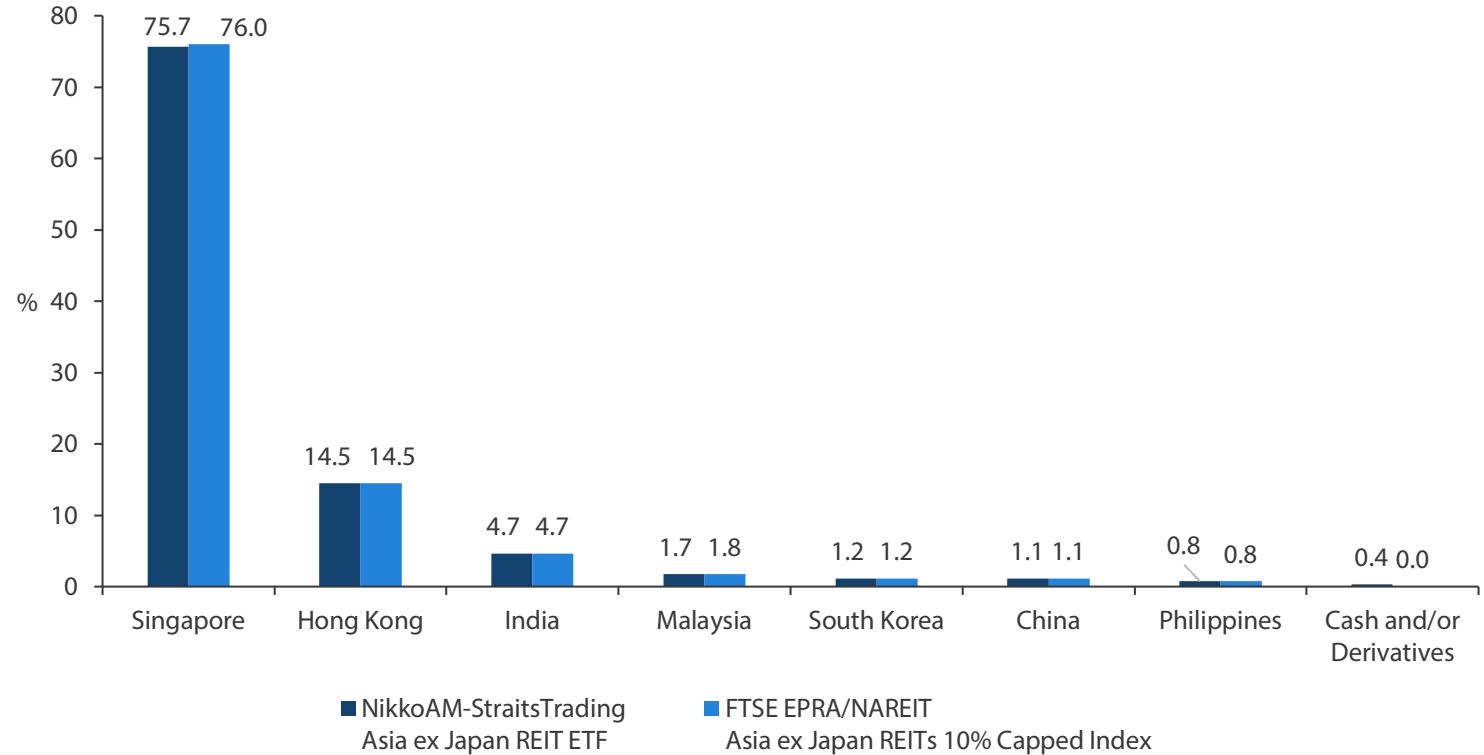
Security	Fund Weight (%)	Index Weight (%)
CapitaLand Integrated Commercial Trust	10.08	10.12
Link Real Estate Investment Trust	10.06	10.05
Ascendas Real Estate Investment Trust	9.90	9.91
Mapletree Logistics Trust	6.32	6.36
Mapletree Industrial Trust	5.36	5.35
Mapletree Commercial Trust	4.44	4.44
Frasers Logistics & Commercial Trust	4.41	4.42
Suntec Real Estate Investment Trust	3.91	3.91
Embassy Office Parks REIT	3.78	3.79
Keppel DC REIT	3.13	3.12

The figures are for reference only and would vary from time to time due to market conditions. Any references to particular securities are purely for illustrative purposes only. This is not a recommendation in relation to any named securities and no warranty or guarantee is provided. The copyright and intellectual rights to the index displayed above are the sole property of the index provider. Source: Nikko AM, FTSE.

FUND & INDEX CHARACTERISTICS

REITs listed in Hong Kong and Singapore form the bulk of the Index

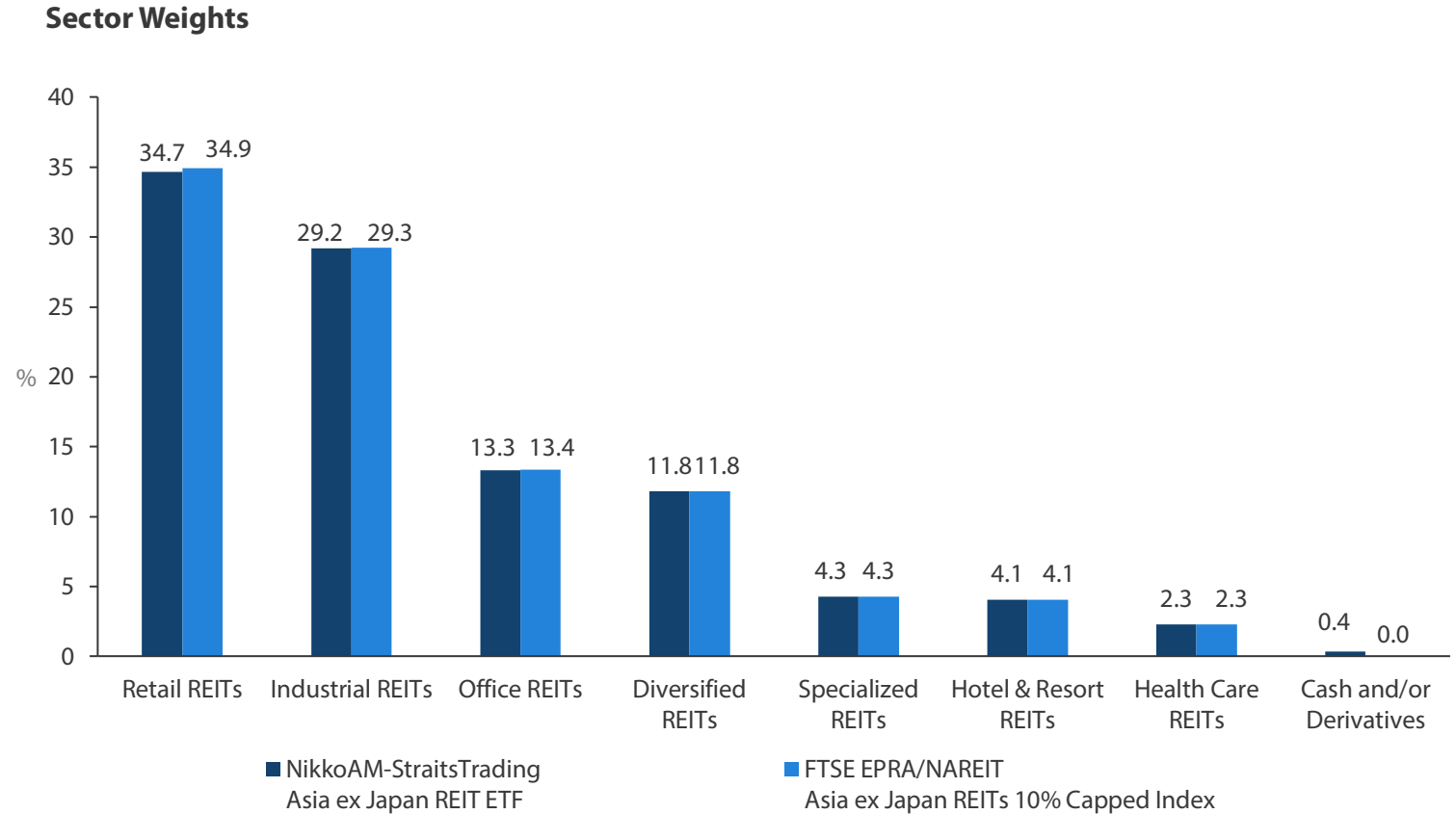
Country Weights



The figures are for reference only and would vary from time to time due to market conditions. Percentage of allocation may not add to 100% due to rounding error. Any references to particular countries are purely for illustrative purposes only. This is not a recommendation in relation to any named countries and no warranty or guarantee is provided. The copyright and intellectual rights to the index displayed above are the sole property of the index provider. Source: Nikko AM, FTSE.

FUND & INDEX CHARACTERISTICS

The total weights in REITS with commercial assets like retail, industrial and office properties represent over 60% of the Index



The sector breakdown is based on Global Industry Classification Standard (GICS). The figures are for reference only and would vary from time to time due to market conditions. Percentage of allocation may not add to 100% due to rounding error. Any references to particular sectors are purely for illustrative purposes only. This is not a recommendation in relation to any named sectors and no warranty or guarantee is provided. The copyright and intellectual rights to the index displayed above are the sole property of the index provider. Source: Nikko AM, FTSE.

KEY PRODUCT FEATURES

ETF Name	NikkoAM-Straits Trading Asia ex Japan REIT ETF
Inception date	29 March 2017
AUM	SGD 361.58 million
Fund Manager	Nikko Asset Management Asia Limited
Trustee	HSBC Institutional Trust Services (Singapore) Limited
Index	FTSE EPRA Nareit Asia ex Japan Net Total Return REIT 10% Capped Index
ETF Exposure	Asia ex Japan REITs
Replication Method	Full Replication
Lot Size (units per lot)	1
Distribution Frequency*	Quarterly, typically in January, April, July and October
Bloomberg Ticker	AXJREIT SP Equity
Index Bloomberg Ticker	EPAXJRSN Index
Exchange / Code	SGX / CFA (Primary Currency: S\$) SGX / COI (Secondary Currency: US\$)
Management Fees	0.50% p.a.
Total Expense Ratio#	0.60% p.a. (The Manager intends to cap the Fund's TER at 0.60%)
3-Year Annualised Tracking Error	0.31% p.a.
CPF Investment Scheme ("CPFIS")	No
Supplementary Retirement Scheme ("SRS")	Yes
Excluded Investment Product ("EIP")	Yes
Regular Subscription Programme:	DBS/POSB, Fundsupermart, Phillip Securities

*Distributions are not guaranteed and at the absolute discretion of the Manager. Any distribution is expected to result in an immediate reduction of the Fund's NAV. If income and capital gains derived from the investments of the Fund are insufficient to fund a distribution, the Managers may make capital distribution in accordance with the provisions of the Trust Deed, in which case, the Fund's NAV will be reduced. Investors redeeming their Units may therefore receive an amount less than their initial investment. Such distributions may also result in reduced future returns to Investors. Please refer to the Fund prospectus for further details.

CURRENT AUTHORISED PARTICIPANTS

Participating Dealers	<ul style="list-style-type: none"> - ABN Amro Clearing Bank N.V. (SG Branch) - CGS-CIMB Securities (S) Pte Ltd - DBS Vickers Securities (S) Pte Ltd - Flow Traders Asia Pte Ltd - Phillip Securities Pte Ltd - Nomura Securities Singapore Pte Ltd - OCBC Securities Pte Ltd - Societe Generale (Hong Kong) - UOB Kay Hian Pte Ltd 	<p><u>Subscription and Redemption</u></p> <ul style="list-style-type: none"> (1) Minimum 50,000 units (cash). Submission deadline 12.00 PM SG-Time (T-Day) (2) Minimum 500,000 units (in-kind). Submission deadline 5.30 PM SG-Time (T-Day)
Designated Market Makers	<ul style="list-style-type: none"> - Flow Traders Asia Pte Ltd - Phillip Securities Pte Ltd 	<p><u>SGX Rulebook</u></p> <p>The Designated Market Maker is obliged to provide a 2-way bid and offer quotes with the following requirements:</p> <ul style="list-style-type: none"> (1) At least SGD 50,000 on both sides (2) Quotes are provided for 85% of the SGX trading hours (3) Bid and offer quotes are within a maximum spread of 2%

IMPORTANT INFORMATION

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