

UBS (CH) Institutional Fund – Global Real Estate Securities Passive (CHF hedged) II I-A1

Portrait

- Regulation / Supervision: CISA / FINMA (Funds for qualified investors)
- Authorised investors: pension funds, insurance companies, family offices and institutional investors under CISA
- Investments: Equity securities issued by listed real estate companies worldwide
- No investments in securities on the recommendation list for the exclusion of SVVK-ASIR (www.svkk-asir.ch) and controversial weapons.
- Portfolio is passively managed and aims to replicate the benchmark's gross performance (gross of fees)
- Currency exposure: largely hedged against CHF
- US dividends: not exempt from US withholding taxes
- Securities lending: not permitted
- Use of derivatives: permitted under BVV2
- All investments are subject to market fluctuations. Every fund has specific risks, which can significantly increase under unusual market conditions. Please consult your client advisor for more information on the investment risks of this product.

Securities no.	2,198,089
ISIN	CH0021980898
Reuters symbol	–
Bloomberg Ticker	UCIFGRA SW
Currency of account	CHF
Issue/redemption	daily
Admin/Custody fees	0.0550%
Dilution Levy in Favour of the Fund in/out	0.04%/0.01%
PM fees charged to the NAV	0.1850%
TER (as of 31.10.2023)	0.25%
Benchmark	FTSE EPRA Nareit Developed Index (net div. reinv.) (hedged CHF)

Current data

Net asset value 31.1.2025	CHF	995.73
– high last 12 months	CHF	1,076.19
– low last 12 months	CHF	909.33
Assets of the unit class in m	CHF	30.56
Fund assets in m	CHF	234.62
Last distribution		reinvested

Key risk figures (annualised)

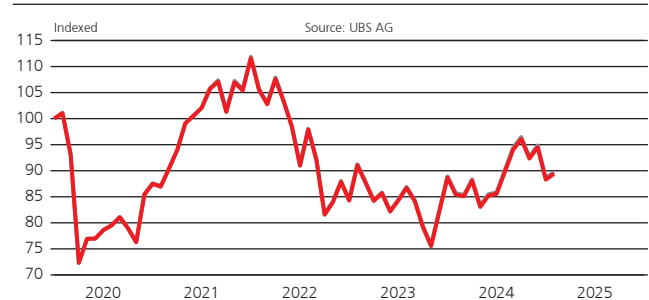
	2 years	3 years
Tracking error	0.12%	0.11%
Beta	1.00	1.00
Correlation	1.00	1.00
Total risk	15.28%	17.72%
Sharpe ratio	-0.15	-0.35
Risk-free rate (2 years) = 1.34%		

The statistical ratios were calculated on the basis of logarithmic returns.

Performance (in %, net of fees)

	Fund	Benchmark
02.2024	-0.40	-0.42
03.2024	3.52	3.49
04.2024	-5.71	-5.66
05.2024	2.60	2.61
06.2024	0.42	0.39
07.2024	4.90	5.00
08.2024	4.71	4.72
09.2024	2.22	2.22
10.2024	-3.90	-3.94
11.2024	2.34	2.37
12.2024	-6.56	-6.57
01.2025	1.25	1.28
2025 YTD	1.25	1.28
2024	-0.42	-0.32
2023	5.23	5.29
2022	-24.50	-24.51
2021	27.58	27.71
2020	-12.53	-12.40
Ø p.a. 2 years	-0.91	-0.81
Ø p.a. 3 years	-5.37	-5.30
since end of fund launch month		
08.2005	69.46	72.66

Indexed performance



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Past performance is no guarantee of future trends. The performance shown does not take account of any commissions and costs charged when subscribing to and redeeming units.

Market exposure (in %)

	Fund	Benchmark
United States	65.17	65.34
Japan	8.94	8.90
Australia	6.29	6.25
United Kingdom	3.45	3.56
Singapore	2.82	2.80
Hong Kong	2.28	2.29
Germany	2.08	1.99
Canada	1.95	1.95
Sweden	1.84	1.84
France	1.51	1.50
Others	3.67	3.58
Total	100.00	100.00

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10 largest positions according to issuers (in %)

	Fund	Benchmark
Prologis Inc	6.27	6.27
Equinix Inc	5.00	5.01
Welltower Inc	4.79	4.79
Simon Property	3.19	3.20
Digital Realty Trust	3.09	3.09
Top 5	22.34	22.36
Realty Income Corp	2.71	2.71
Public Storage	2.68	2.69
Goodman Group	2.43	2.41
Extra Space Storage Inc	1.83	1.83
AvalonBay Communities Inc	1.78	1.79
Top 10	33.77	33.79

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