

## GLOBAL PROPERTY INCOME FUND

30 June 2020

**Fund Details:****Launch date:** 2 April 2013**Fund size:** S\$ 0.35m**Fund Managers:**

Tim Gibson &amp; Guy Barnard

**Customised Benchmark:**

25% Singapore REITs and 75% Global (ex-Singapore) REITs, based on FTSE EPRA/Nareit net total return indices expressed in Singapore Dollars ("SGD")

**NAV (S\$):** 1.0513**Subscription:** Cash**Minimum investment:**

S\$ 1,000 (initial);

S\$ 100 (subsequent)

**Trading Frequency:** Daily**Base currency:** SGD**Dividend policy:**

Potential quarterly payout\*\*\*

**Last dividend:**

S\$0.01085 per unit

Ex-date 01 Apr 2020

**Yield:**Quarterly yield (latest quarter)<sup>#</sup> 0.84%

Annualised yield for 2019\*\* 3.39%

**Fee structure:****Initial charge:** Up to 5%**Annual management fee:** 1.5% pa

Investors should refer to the prospectus of the Fund for full details on fee structure and dividend policy.

**Fund Codes:****ISIN:** SG9999010110**Bloomberg:** HENGLPI SP**Ratings:**

Morningstar rating: ★★★★★

**Published NAV:**

- Bloomberg
- [www.janushenderson.com/sg](http://www.janushenderson.com/sg)

**About the fund**

The investment objective of the Global Property Income Fund (the "Fund") is to provide investors with a regular, stable and progressive dividend by investing in Real Estate Investment Trusts ("REITs") globally, as well as long term capital growth. The Fund may invest up to 25% in listed securities issued by non-REIT property companies and may hold a varying proportion in cash.

**Top 10 holdings**

Cash 100%

**Performance chart in SGD\*****Performance as at 30 June 2020 in SGD (%)\***

	1 mth	3 mths	1 yr	3 yrs (p.a.)	5 yrs (p.a.)	Since launch (p.a.)
The Fund	0.5	12.3	-8.9	3.3	5.4	4.8
The Fund (with sales charge)**	-4.5	6.7	-13.4	1.6	4.3	4.1
Benchmark	0.6	9.4	-12.3	0.9	3.7	4.7

## GLOBAL PROPERTY INCOME FUND

(continued)

**Notes**

- \* Source: at 30 June 2020. © 2020 Morningstar. All right reserved, calculated on a NAV to NAV basis, with gross income reinvested at NAV price, in Singapore dollars. The customised benchmark consists of 25% Singapore REITs and 75% Global (ex-Singapore) REITs, based on the FTSE EPRA/NAREIT net total return indices expressed in Singapore dollars.
- \*\* Source: Janus Henderson Investors (Singapore) Limited, calculated as at 30 June 2020 on a NAV to NAV basis, net of 5% initial charge, with gross income reinvested at NAV price, in Singapore dollars.
- \*\*\* Note: The fund will be terminated on 30 June 2020. Accumulated dividends due will be paid out with termination proceeds. Refer to Unitholder notice dated 21 February 2020.
- # The quarterly dividend yield is calculated by dividing the declared quarterly dividend amount by the NAV price as of record date for the dividend period.
- ## The annualised dividend yield is calculated by summing the 4 quarterly dividends and dividing that with the last NAV price of the relevant year.

Note: The performance calculation is based on a maximum initial sales charge of 5%. The actual initial sales charge paid by the unitholder may be different based on the discount, if any, applied by distributors. As such, the performance return may differ based on the discount, if any, applied by distributors.

**Important Information**

This advertisement has not been reviewed by the Monetary Authority of Singapore. The prospectus and Product Highlights Sheet ("PHS") of the Fund is available and may be obtained from the Manager's office and the authorised distributors' offices. Investors should read the prospectus and PHS before deciding whether to invest in the units of the Fund. An investment in collective investment schemes/funds, and/or other investment products is subject to investment risks, including the possible loss of the principal amount invested. The value of the units and the income from the Fund may fall as well as rise. The fund may intend to use or invest in financial derivative instruments. Past performance or any forecast made is not necessarily indicative of the future or likely performance of the Fund. Investments in and the rate of return for the Fund are not obligations of, deposits in, guaranteed or insured by Janus Henderson Investors (Singapore) Limited or any of its affiliates or authorised distributors. The information is strictly for information purposes only and should not be construed as an offer or solicitation to deal in the Fund. No representation or warranty, express or implied, is made or given by or on behalf of Janus Henderson Investors (Singapore) Limited or its employees as to the accuracy, validity or completeness of the information or opinions contained in this document. Unless otherwise stated, the source of information is from Janus Henderson Investors.

Distribution of income, net capital gains and/or capital in the Fund will be at the Manager's absolute discretion. Distributions will only be made out of capital where income and/or net capital gains are insufficient to meet the Fund's Quarterly/Annual Pay Out. There is no guarantee, assurance and/or certainty that the Manager's intention to make the Fund's Quarterly/Annual Pay Out will be achieved. The right to vary the frequency and/or amount of the Fund's Quarterly/Annual Pay Out, if any, will be at the Manager's absolute discretion. Distributions are not guaranteed and may fluctuate. Past distributions are not necessarily indicative of future trends, which may be lower. Any payment of distributions by the Fund, whether out of capital or otherwise, may result in an immediate decrease in the net asset value per share. The distribution frequency and details can be obtained at the website [www.janushenderson.com/sg](http://www.janushenderson.com/sg).

(The preceding paragraph is only applicable if the Fund intends to pay dividends/distributions.)

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**Date of issue: July 2020**

**Further information**

[www.janushenderson.com/sg](http://www.janushenderson.com/sg)