



Global REIT and Property Income Fund (Peso)

Fund Fact Sheet as of February 2026



INVESTMENT OBJECTIVE

The Global REIT and Property Income Fund is a unit-linked fund that aims to provide regular cash payout to its investors by investing in a target fund with a portfolio of real estate companies and REITs.



FUND INFORMATION

Launch Date	November 20, 2023	Initial NAV per Unit	₱10.0000
Total Net Asset Value	₱2,243,948,807.96	Latest NAV per Unit	₱10.6182
Fund Classification & Currency	Equity Fund - PHP	Highest NAV per Unit	11/28/2024 ₱11.8122
Fund Manager	AXA Philippines	Lowest NAV per Unit	4/10/2025 ₱9.3555
Fund Admin & Custodian	HSBC	1 Year Volatility ²	16.71%
Asset Management Charge ¹	1.95%		



RISK PROFILE

High Risk



Fund risk ratings are calculated based on the historical volatility of the fund in order to match the client's risk profile. A risk profile of 5 matches with the aggressive investor, indicating a fund with a high volatility profile (i.e. growth equities).



INCOME PAYOUT

Target Payout³ **5.00% annualized Monthly**
Payout Frequency



MARKET COMMENTARY

US REITs delivered strong performance in February, benefiting from expectations of lower interest rates supporting a recovery. After the Federal Reserve paused its easing cycle in January 2026 following three rate cuts in late 2025, market sentiment improved as Fed officials signaled potential for additional cuts if inflation continued declining. Among index constituents, Prologis and Kimco Realty hit 52-week highs on February 26, while Equinix announced a \$4 billion joint acquisition of Nordic data center provider at North, underscoring continued investor appetite for data center infrastructure. The sector's robust monthly gain reflected improving sentiment amid an increasingly accommodative monetary policy outlook.

Since the target fund is USD-denominated, the return of this peso share class fund was significantly lower than that of its dollar share class as the Philippine peso strengthened against the US dollar.

FOOTNOTES

- ¹ Quoted Asset Management Charge is inclusive of Fund Manager, Custodian and Fund Administration fees and VAT. Please note that the target fund of the Fund charges a separate management fee which is included in the computation of the Fund's NAVPU.
- ² Volatility measures the degree to which the Fund fluctuates vis-à-vis its average return in a specific period. The lower the number, the more stable the Fund's return is.
- ³ The Fund targets a 5.00% annualized payout rate (0.42% monthly), which is not guaranteed and may change at the discretion of AXA Philippines.
- ⁴ Price return refers to the fund performance based on the NAVPU movement of the fund with the payout deducted from NAVPU
- ⁵ Total return refers to the fund performance based on the NAVPU movement of the fund with the dividend payouts taken into account as reinvested back to the fund value.
- ⁶ Cumulative returns is the total earnings performance of the fund in a specific period.
- ⁷ Annualized returns is the Compounded Annual Growth Rate, or the simulated growth rate on a yearly basis if Principal plus Interest are re-invested annually.
- ⁸ Dividend history reflects the payout rate and not the dividend yield.



FUND PERFORMANCE AND STATISTICS

NAVPU GRAPH



(Purely for reference purposes and is not a guarantee of future results)

PRICE RETURNS ⁴	1 MONTH	1 YEAR	3 YEARS	5 YEARS	SINCE INCEPTION
Cumulative ⁶	2.76%	-2.94%	-	-	6.18%
Annualized ⁷	-	-2.94%	-	-	2.67%

TOTAL RETURNS ⁵	1 MONTH	1 YEAR	3 YEARS	5 YEARS	SINCE INCEPTION
Cumulative	2.83%	1.71%	-	-	19.59%
Annualized	-	1.71%	-	-	8.18%

DIVIDEND HISTORY ⁸	10/20/2025	11/20/2025	12/22/2025	1/20/2026	2/20/2026
	0.42%	0.42%	0.42%	0.42%	0.42%

ASSET ALLOCATION



SECTOR ALLOCATION

Specialized REITs	40.53%
Health Care REITs	16.53%
Retail REITs	13.54%
Residential REITs	11.82%
Industrial REITs	9.62%
Real Estate Mgmt. & Devt.	5.83%
Hotel & Resort REITs	1.27%
Office REITs	0.86%

⁴Equities portion only; based on Global Industry Classification Standard (GICS®)

TOP HOLDINGS OF THE TARGET FUND

1. WELLTOWER INC	10.31%	6. SIMON PROPERTY GROUP INC	4.83%
2. PROLOGIS INC	9.60%	7. PUBLIC STORAGE	4.75%
3. EQUINIX INC	6.94%	8. DIGITAL REALTY TRUST INC	4.60%
4. AMERICAN TOWER CORP	6.51%	9. VENTAS INC	4.09%
5. REALTY INCOME CORP	4.90%	10. CROWN CASTLE INC	3.94%

The investment fund is not a deposit product and is not insured by the Philippine Deposit Insurance Corp (PDIC). Returns presented are not guaranteed and graphs of historical NAVPUs are for illustration only. The Fund figures reflected in this document are not indicative of future performance. Potential investors should be aware that the price of units per share and the potential income from them may go up or down depending on market fluctuations, and thus are not guaranteed. The figures are exclusive of charges which will vary depending on the AXA product where this fund will be used. The weekly unit prices of the AXA funds are published every Tuesday in the business section of the Philippine Star. You can also get more information at <http://www.axa.com.ph>.

For more information, refer to your AXA financial partner or call us at (+632) 8 581-5292 (AXA)
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