

C Accumulation USD | Data as at 31.03.2024

### Fund objectives and investment policy

The fund aims to provide income and capital growth in excess of the FTSE EPRA NAREIT Developed Index (Net TR, USD) after fees have been deducted over a three to five year period by investing in equities of real estate companies worldwide and which the investment manager deems to be sustainable investments.

**Above is the Investment Objective of the fund. For details on the fund's Investment Policy please see the Prospectus.**

The Fund has the objective of sustainable investment (within the meaning of Article 9 SFDR).

This means that the fund invests at least 75% of its assets in sustainable investments within the meaning of SFDR.

**Relevant risks associated with an investment in this fund are shown below and should be carefully considered before making any investment. Past Performance is not a guide to future performance and may not be repeated. The value of investments and the income from them may go down as well as up and investors may not get back the amounts originally invested. Exchange rate changes may cause the value of investments to fall as well as rise. Performance data does not take into account any commissions and costs, if any, charged when units or shares of any fund, as applicable, are issued and redeemed.**

### Share class performance (%)

Cumulative performance	1 month	3 months	YTD	1 year	3 years	5 years	10 years
Share class (Net)	3,2	0,1	0,1	10,6	-5,5	8,1	40,5
Target	3,4	-1,3	-1,3	7,4	-10,7	-1,2	23,8

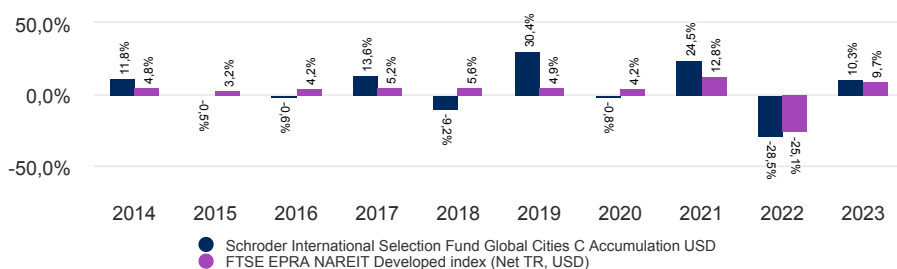
  

Annualized performance (%)	3 years	5 years	10 years
Share class (Net)	-1,9	1,6	3,5
Target	-3,7	-0,2	2,2

Discrete yearly performance (%)	Mar 14 - Mar 15	Mar 15 - Mar 16	Mar 16 - Mar 17	Mar 17 - Mar 18	Mar 18 - Mar 19	Mar 19 - Mar 20	Mar 20 - Mar 21	Mar 21 - Mar 22	Mar 22 - Mar 23	Mar 23 - Mar 24
Share class (Net)	12,6	-2,9	-0,0	5,9	12,2	-12,6	31,0	15,5	-26,1	10,6
Target	4,5	3,4	4,6	5,2	5,5	4,6	5,7	5,8	-21,4	7,4

### Performance over 10 years (%)



**Past performance is not a reliable indicator of future results, prices of shares and the income from them may fall as well as rise and investors may not get back the amount originally invested.**

**Exchange rate movements may cause the value of investments to fall as well as rise.**

**Annualised Figures are calculated as geometric average to show what an investor would earn over a period of time if the annual return was compounded. Actual figures are available on request.**

### Fund facts

Fund manager	Tom Walker Hugo Machin
Managed fund since	15.08.2014 ; 15.08.2014
Fund management company	Schroder Investment Management (Europe) S.A.
Domicile	Luxembourg
Fund launch date	31.10.2005
Share class launch date	31.10.2005
Fund base currency	USD
Share class currency	USD
Fund size (Million)	USD 639,30
Number of holdings	58
Target	FTSE EPRA NAREIT Developed index (Net TR, USD)
Share price end of month	USD 204,0235
Dealing frequency	Daily
Dealing cut off time	13.00 Luxembourg time on Dealing Day
Distribution frequency	No Distribution
High/Low annual return	30.4 / -28.5

### Fees & expenses

Max entry charge	1,00%
Annual management fee	0,750%
Ongoing charge	1,04%
Redemption fee	0,00%
TER	1,02%

### Purchase details

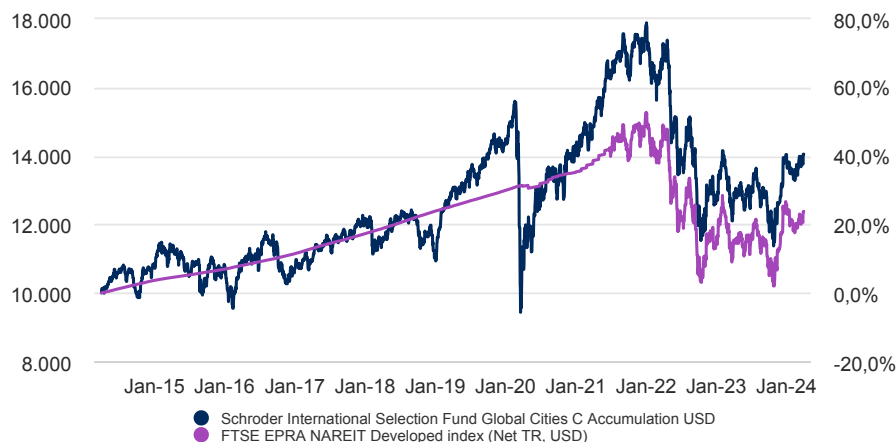
Minimum initial subscription	USD 1.000 ; EUR 1.000 or their near equivalent in any other freely convertible currency.
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### Codes

ISIN	LU0224508670
Bloomberg	SCHGPSC LX
SEDOL	B0D65N2
Reuters code	LU0224508670.LUF

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### 10 year return of USD 10.000



The chart is for illustrative purposes only and does not reflect an actual return on any investment.

Returns are calculated bid to bid (which means performance does not include the effect of any initial charges), net income reinvested, net of fees.

### Risk considerations

**Counterparty risk:** The fund may have contractual agreements with counterparties. If a counterparty is unable to fulfil their obligations, the sum that they owe to the fund may be lost in part or in whole.

**Currency risk:** The fund may lose value as a result of movements in foreign exchange rates, otherwise known as currency rates.

**Derivatives risk:** Derivatives, which are financial instruments deriving their value from an underlying asset, may be used to manage the portfolio efficiently. A derivative may not perform as expected, may create losses greater than the cost of the derivative and may result in losses to the fund.

**Emerging markets & frontier risk:** Emerging markets, and especially frontier markets, generally carry greater political, legal, counterparty, operational and liquidity risk than developed markets.

**Liquidity risk:** In difficult market conditions, the fund may not be able to sell a security for full value or at all. This could affect performance and could cause the fund to defer or suspend redemptions of its shares, meaning investors may not be able to have immediate access to their holdings.

**Market risk:** The value of investments can go up and down and an investor may not get back the amount initially invested.

**Operational risk:** Operational processes, including those related to the safekeeping of assets, may fail. This may result in losses to the fund.

**Performance risk:** Investment objectives express an intended result but there is no guarantee that such a result will be achieved. Depending on market conditions and the macro economic environment, investment objectives may become more difficult to achieve.

**Real estate and property risk:** Real estate investments are subject to a variety of risk conditions such as economic conditions, changes in laws (e.g. environmental and zoning) and other influences on the market.

**Sustainability risk:** The fund has the objective of sustainable investment. This means it may have limited exposure to some companies, industries or sectors and may forego certain investment opportunities, or dispose of certain holdings, that do not align with its sustainability criteria chosen by the investment manager. The fund may invest in companies that do not reflect the beliefs and values of any particular investor.

### Summary risk indicator (SRI)

#### LOWER RISK

Potentially lower reward

#### HIGHER RISK

Potentially higher reward



The risk category was calculated using historical performance data (or indicative fund performance during periods of suspension) and may not be a reliable indicator of the fund's future risk profile. The fund's risk category is not guaranteed to remain fixed. Please see the Key Information Document for more information.

### Risk statistics & financial ratios

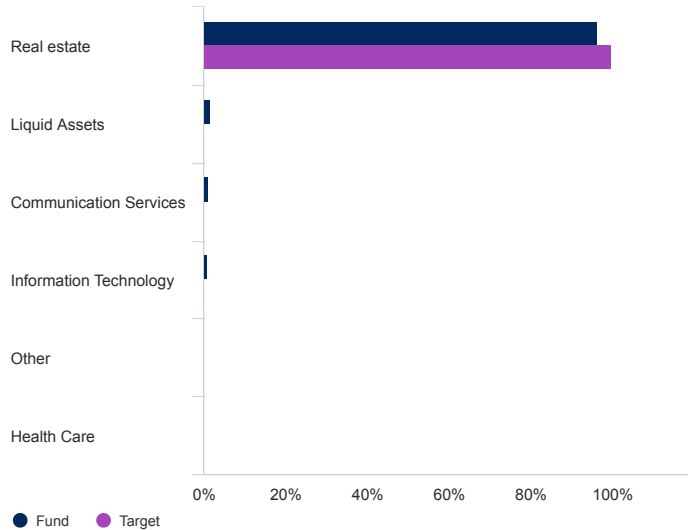
	Fund	Target
<b>Annual volatility (%) (3y)</b>	20,0	19,4
<b>Dividend Yield (%)</b>	3,6	-
<b>Price to book</b>	1,6	-
<b>Price to earnings</b>	27,9	-

Source: Morningstar, and Schroders for the Predicted tracking error. The above ratios are based on bid to bid price based performance data. These financial ratios refer to the average of the equity holdings contained in the fund's portfolio and in the benchmark (if mentioned) respectively.

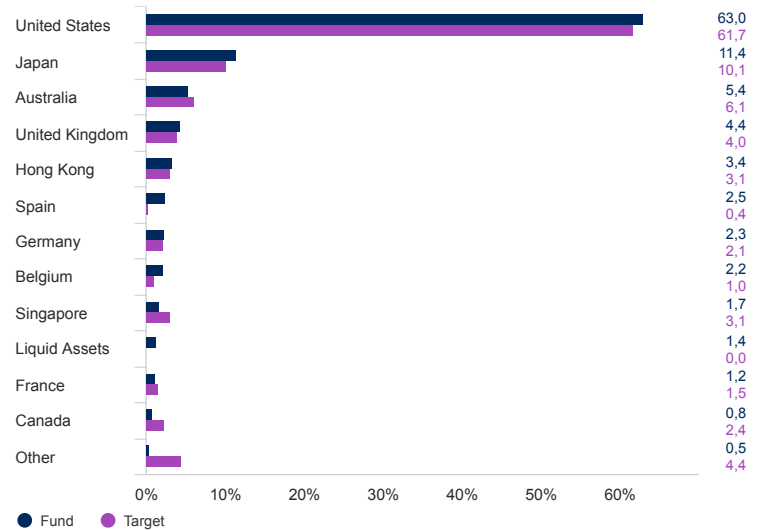
C Accumulation USD | Data as at 31.03.2024

### Asset allocation

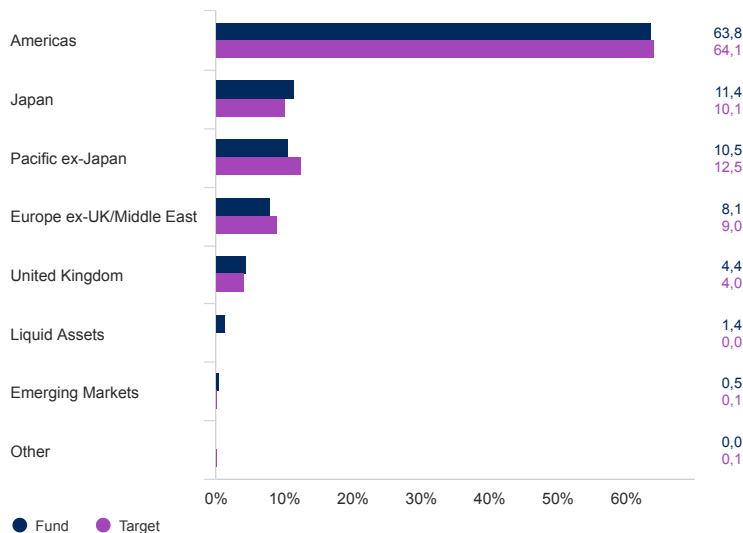
#### Sector (%)



#### Geographical breakdown (%)



#### Region (%)



#### Top 10 holdings (%)

Holding name	%
Prologis Inc	5,5
Equinix Inc	5,2
Simon Property Group Inc	5,1
Digital Realty Trust Inc	4,7
Invitation Homes Inc	3,6
Mitsui Fudosan Co Ltd	3,4
Welltower Inc	3,4
Public Storage/new	3,4
Mitsubishi Estate Co Ltd	3,1
Rexford Industrial Realty Inc	2,8

Source: Schroders. Top holdings and asset allocation are at fund level.

### Share class available

	C Accumulation USD	C Distribution USD
<b>Distribution frequency</b>	No Distribution	Annually
<b>ISIN</b>	LU0224508670	LU0232938208
<b>Bloomberg</b>	SCHGPSC LX	SCHGPDC LX
<b>SEDOL</b>	B0D65N2	B0MJXR2

C Accumulation USD | Data as at 31.03.2024

### Additional Info

#### Name of the manager, trustee and/or custodian and relevant contact details

**Management Company Schroder Investment Management (Europe) S.A.**  
5, rue Höhenhof  
1736 Senningerberg, Grand Duchy of Luxembourg  
Tel.: +27 87 806 9602 / +27 63 617 9954  
Website: [www.schroders.co.za](http://www.schroders.co.za)  
Email: [Southafrica@schroders.com](mailto:Southafrica@schroders.com)

#### Equity Fund Distribution dates and value distributed per participatory interest over the past 12 months

Please refer to the dividend calendar on the following website:

<http://www.schroders.com/en/za/intermediary/literature/legal-documents/>

The net asset value of the portfolio is published daily on the following website:

<http://www.schroders.com/en/za/intermediary/fund-centre/prices-and-performance/>

#### Asset Manager

Schroder Investment Management Limited, 1 London Wall Place  
London EC2Y 5AU United Kingdom  
Tel: (+44) 20 7658 7941  
Fax: (+44) 20 7658 3512  
Website: [www.schroders.com](http://www.schroders.com)

#### Portfolio category or classification or sector:

Equity

#### Registered portfolio name

Schroder ISF Global Cities Real Estate

#### Mandatory Disclosures

- Collective investment schemes are generally medium to long-term investments;
- The value of participatory interests or the investment may go down as well as up;
- Past performance is not necessarily a guide to future performance;
- Collective investment schemes are traded at ruling prices and can engage in borrowing and scrip lending;
- A schedule of fees and charges and maximum commissions is available on request from the management company;
- The management company does not provide any guarantee either with respect to the capital or the return of a portfolio;
- The management company has a right to close the portfolio to new investors in order to manage it more efficiently in accordance with its mandate.

#### Custodian

J.P. Morgan Bank Luxembourg S.A., European Bank & Business Centre  
6 route de Trèves, 2633 Senningerberg  
Grand Duchy of Luxembourg

### Important information

This document does not constitute an offer to anyone, or a solicitation by anyone, to subscribe for shares of Schroder International Selection Fund (the "Company"). Nothing in this document should be construed as advice and is therefore not a recommendation to buy or sell shares. Performance is calculated for the portfolio and individual investor performance may differ as a result of initial fees, the actual investment date, the date of reinvestment and dividend withholding tax. Subscriptions for shares of the Company can only be made on the basis of its Minimum Disclosure Document and prospectus, together with the latest audited annual report (and subsequent unaudited semi-annual report, if published), copies of which can be obtained, free of charge, from Schroder Investment Management (Europe) S.A. Schroders has expressed its own views and opinions in this document and these may change. All important information relating to this fund can be found in the fund's [Prospectus](#) and [KIID](#) / [KID](#). Issued by Schroder Investment Management Ltd registration number: 01893220 (Incorporated in England and Wales) authorised and regulated in the UK by the Financial Conduct Authority and an authorised financial services provider in South Africa FSP No: 48998. Source of all performance data, unless otherwise stated: Morningstar - bid to bid, net income reinvested, net of fees. The fund has the objective of sustainable investment within the meaning of Article 9 of Regulation (EU) 2019/2088 on Sustainability-related Disclosures in the Financial Services Sector (the "SFDR"). For information on sustainability-related aspects of this fund please go to [www.schroders.com](http://www.schroders.com) The timing of the data shown on this page and the frequency of report updates such as the KID/KIID may differ. The data is correct on the publication date shown on all material. Please contact the Fund Manager for further explanation.