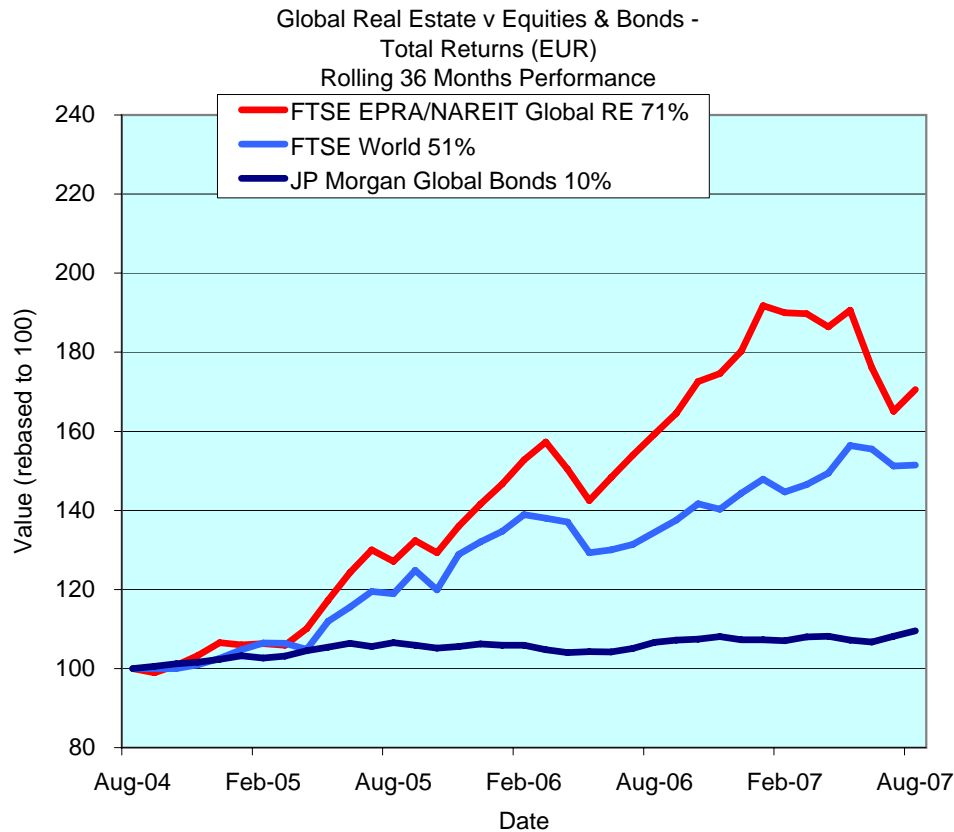




### FTSE EPRA/NAREIT Global Real Estate Index – Monthly Bulletin

### Comment

31 August 2007



The FTSE EPRA/NAREIT Global Real Estate Index picked up in August. The index gained 3.3% recovering ground on the back of a number of poor months. Global equity markets (+20bps) crept up, while the bond market added 1.3%. The three real estate regions were all ahead during the month. Europe (+2%) and North America (+6.5%) were the main focus of buyers attention. Asia-Pacific advanced 80bps during the month. Year to date the Asia-Pacific region is 7.1% ahead. Both North American (-9.9%) and European (-15.3%) stocks remain behind in 2007. All returns are expressed in EUR.

Using compounded annual returns, over a five-year period, Global real estate outperformed Global equities and Global bonds significantly. On average, Global real estate returned 17.2% annually, Global equities advanced 9.8% in comparison, and Global bonds added 3.7%. As a result, over the total five-year period, Global real estate returned 122%, Global equities gained 60% and Global bonds advanced 20%.

The FTSE EPRA/NAREIT Global RE Index is free float weighted. Full details of the free float weightings for each company are downloadable from the [www.epra.com](http://www.epra.com) website. The ground rules are also available from the website.

Index downloads are available to the members of the association on a daily basis from [www.epra.com](http://www.epra.com). FTSE offer a constituent product that enables users to accurately benchmark against the FTSE EPRA/NAREIT Global Real Estate Index series. For more information, contact FTSE at [info@ftse.com](mailto:info@ftse.com).

\* Companies marked with \* throughout the bulletin are tax transparent.

**All calculated returns in the bulletin are geometric means.**

DATE: AUGUST 2007 CONTACT DETAILS:

EPRA: Schiphol Boulevard 283, 1118 BH Schiphol Airport, The Netherlands, T +31 20 405 3830, F +31 20 405 3840, E [info@epra.com](mailto:info@epra.com), W [www.epra.com](http://www.epra.com)  
 NAREIT: 1875 Eye Street, N.W., Suite 600, Washington D.C. 20006, USA, T +1 202 739 9400, F + 1 202 739 9401, E [info@nareit.com](mailto:info@nareit.com), W [www.nareit.com](http://www.nareit.com)

## Contents

<b>Page</b>	<b>3</b>	<b>Section 1 - Size of the total real estate market</b>	<b>Page</b>	<b>48</b>	Indices Performance
<b>Page</b>	<b>6</b>	<b>Section 2 - FTSE EPRA/NAREIT Global Real Estate Index</b>	<b>Page</b>	<b>63</b>	Asset Class Comparison
Page	8	Dividend Yield Indices	Page	66	Top 20 Constituents, Market Cap Breakdown
Page	10	Indices Performance	Page	67	Top / Bottom 20 Performers
Page	16	Asset Class Comparison	<b>Page</b>	<b>68</b>	<b>Section 5 - EPRA/NAREIT North America Index</b>
Page	17	Top 20 Constituents, Market Cap Breakdown	Page	70	Dividend Yield Indices
Page	18	Top / Bottom 20 Performers	Page	71	Corporate Actions & Dividends
Page	19	Foreign Exchange Performance	Page	76	Stock Performance
<b>Page</b>	<b>21</b>	<b>Section 3 - EPRA/NAREIT Asia Index</b>	Page	81	Indices Performance
Page	23	Dividend Yield Indices	Page	84	Asset Class Comparison
Page	24	Corporate Actions & Dividends	Page	85	Top 20 Constituents, Market Cap Breakdown
Page	26	Stock Performance	Page	86	Top / Bottom 20 Performers
Page	30	Indices Performance	<b>Page</b>	<b>87</b>	<b>Section 6 - Global REIT and Non-REIT Index Series</b>
Page	36	Asset Class Comparison	<b>Page</b>	<b>93</b>	<b>Section 7 - Investment Focus Index Series</b>
Page	37	Top 20 Constituents, Market Cap Breakdown	<b>Page</b>	<b>103</b>	<b>Section 8 - Sector Index Series</b>
Page	38	Top / Bottom 20 Performers	<b>Page</b>	<b>129</b>	<b>Section 9 - Risk/Return Profiles and Correlations</b>
<b>Page</b>	<b>39</b>	<b>Section 4 - EPRA/NAREIT Europe Index</b>	<b>Page</b>	<b>141</b>	<b>Bloomberg Ticker Codes / Reuters RIC Codes</b>
Page	41	Dividend Yield Indices	<b>Page</b>	<b>142</b>	<b>Contacts</b>
Page	42	Corporate Actions, Dividends & Financial Diary	<b>Page</b>	<b>143</b>	<b>Disclaimer</b>
Page	44	Stock Performance			

DATE: AUGUST 2007 CONTACT DETAILS:

EPRA: Schiphol Boulevard 283, 1118 BH Schiphol Airport, The Netherlands, T +31 20 405 3830, F +31 20 405 3840, E info@epra.com, W www.epra.com  
 NAREIT: 1875 Eye Street, N.W., Suite 600, Washington D.C. 20006, USA, T +1 202 739 9400, F +1 202 739 9401, E info@nareit.com, W www.nareit.com

## **Section 1**

### **Size of the total real estate market**

DATE: AUGUST 2007 CONTACT DETAILS:

EPRA: Schiphol Boulevard 283, 1118 BH Schiphol Airport, The Netherlands, T +31 20 405 3830, F +31 20 405 3840, E [info@epra.com](mailto:info@epra.com), W [www.epra.com](http://www.epra.com)  
NAREIT: 1875 Eye Street, N.W., Suite 600, Washington D.C. 20006, USA, T +1 202 739 9400, F + 1 202 739 9401, E [info@nareit.com](mailto:info@nareit.com), W [www.nareit.com](http://www.nareit.com)

## Size of the total real estate market - Europe

Countries	2006 GDP (\$ Bn)	2006 GDP per capita (\$)	2006 Real Estate (\$ Bn)	29-Dec-06 Total Listed (\$ Bn)	31-Aug-07 Total RE v Listed RE (%)	31-Aug-07 Stock Market (\$ Bn)	31-Aug-07 Stk Mkt v Listed RE (%)
Germany	2,787	33,811	1,254	24.0	1.91%	1,995	1.20%
United Kingdom	2,224	36,906	1,251	122.8	9.82%	3,787	3.24%
France	2,121	35,108	955	80.3	8.41%	2,684	2.99%
Italy	1,762	30,357	793	12.8	1.61%	1,091	1.17%
Spain	1,121	27,833	505	63.7	12.63%	1,006	6.33%
Russia	780	5,342	226	5.0	2.20%	851	0.59%
Netherlands	630	38,598	283	34.1	12.02%	577	5.90%
Switzerland	367	49,302	165	9.3	5.60%	1,206	0.77%
Belgium	369	35,645	166	7.0	4.19%	386	1.80%
Sweden	361	40,125	162	20.0	12.33%	608	3.29%
Turkey	345	5,003	98	1.6	1.63%	225	0.71%
Austria	304	37,177	137	27.0	19.76%	242	11.17%
Norway	295	64,471	133	4.8	3.60%	366	1.31%
Denmark	259	47,784	116	3.0	2.59%	279	1.08%
Poland	295	7,643	96	7.8	8.11%	192	4.08%
Greece	224	21,082	101	3.1	3.11%	232	1.35%
Finland	195	37,483	88	2.9	3.31%	335	0.87%
Ireland	200	50,469	90	-	0.00%	146	0.00%
Portugal	183	17,360	78	-	0.00%	134	0.00%
Czech Republic	77	7,520	25	-	0.00%	58	0.00%
Hungary	103	10,242	37	0.6	1.51%	45	1.25%
Romania	96	4,290	26	0.4	1.35%	46	0.76%
Ukraine	81	1,659	16	-	0.00%	71	0.00%
Slovakia	30	5,479	9	-	0.00%	7	0.00%
Slovenia	33	16,583	14	-	0.00%	28	0.00%
Luxembourg	36	78,352	16	1.5	9.33%	31	4.87%
Bulgaria	26	3,482	7	-	0.00%	15	0.00%
<b>Total Europe</b>	<b>15,305</b>	<b>31,854</b>	<b>6,848</b>	<b>431.6</b>	<b>6.30%</b>	<b>16,643</b>	<b>2.59%</b>

DATE: AUGUST 2007 CONTACT DETAILS:

EPRA: Schiphol Boulevard 283, 1118 BH Schiphol Airport, The Netherlands, T +31 20 405 3830, F +31 20 405 3840, E info@epra.com, W www.epra.com  
NAREIT: 1875 Eye Street, N.W., Suite 600, Washington D.C. 20006, USA, T +1 202 739 9400, F + 1 202 739 9401, E info@nareit.com, W www.nareit.com

## Size of the total real estate market - Asia/Pacific & Americas

Countries	2006 GDP (\$ Bn)	2006 GDP per capita (\$)	2006 Real Estate (\$ Bn)	29-Dec-06 Total Listed (\$ Bn)	31-Aug-07 Total RE v Listed RE (%)	31-Aug-07 Stock Market (\$ Bn)	31-Aug-07 Stk Mkt v Listed RE (%)
Japan	4,497	35,315	2,024	188.1	9.29%	4,748	3.96%
Hong Kong/China	2,420	1,854	493	158.6	32.18%	5,365	2.96%
South Korea	784	16,253	329	1.1	0.32%	1,082	0.10%
India	764	717	113	0.6	0.51%	1,101	0.05%
Australia	690	34,664	311	120.1	38.66%	1,080	11.12%
Taiwan	340	14,965	139	5.1	3.64%	748	0.68%
Indonesia	299	1,255	53	1.4	2.69%	165	0.87%
Thailand	176	2,719	41	3.5	8.51%	184	1.88%
Malaysia	132	5,618	39	7.0	17.87%	273	2.55%
Singapore	119	27,381	107	49.3	45.95%	459	10.75%
Philippines	102	1,178	18	4.9	27.67%	86	5.75%
New Zealand	101	25,230	49	2.8	5.74%	42	6.72%
Vietnam	51	611	7	-	0.00%	-	0.00%
<b>Total Asia-Pacific</b>	<b>10,475</b>	<b>20,348</b>	<b>3,723</b>	<b>542.3</b>	<b>14.57%</b>	<b>15,333</b>	<b>3.54%</b>
Mexico	756	7,199	242	0.1	0.03%	391	0.02%
Brazil	797	4,328	215	0.6	0.27%	1,073	0.05%
Argentina	185	4,738	52	0.6	1.17%	434	0.14%
Venezuela	136	5,436	40	-	0.00%	9	0.00%
Colombia	116	2,735	27	-	0.00%	52	0.00%
Chile	117	7,401	38	0.4	1.07%	204	0.20%
Peru	80	2,891	19	0.1	0.28%	71	0.07%
<b>Total Latin America</b>	<b>2,186</b>	<b>5,452</b>	<b>632</b>	<b>1.7</b>	<b>0.27%</b>	<b>2,234</b>	<b>0.08%</b>
United States	12,480	42,590	5,616	509.7	9.08%	17,869	2.85%
Canada	1,135	34,903	511	40.1	7.85%	1,629	2.46%
<b>Total Nth America</b>	<b>13,615</b>	<b>41,950</b>	<b>6,127</b>	<b>549.7</b>	<b>8.97%</b>	<b>19,497</b>	<b>2.82%</b>
<b>World</b>	<b>41,582</b>	<b>-</b>	<b>17,329</b>	<b>1,525.4</b>	<b>8.80%</b>	<b>53,707</b>	<b>2.84%</b>

DATE: AUGUST 2007 CONTACT DETAILS:

EPRA: Schiphol Boulevard 283, 1118 BH Schiphol Airport, The Netherlands, T +31 20 405 3830, F +31 20 405 3840, E info@epra.com, W www.epra.com  
NAREIT: 1875 Eye Street, N.W., Suite 600, Washington D.C. 20006, USA, T +1 202 739 9400, F + 1 202 739 9401, E info@nareit.com, W www.nareit.com

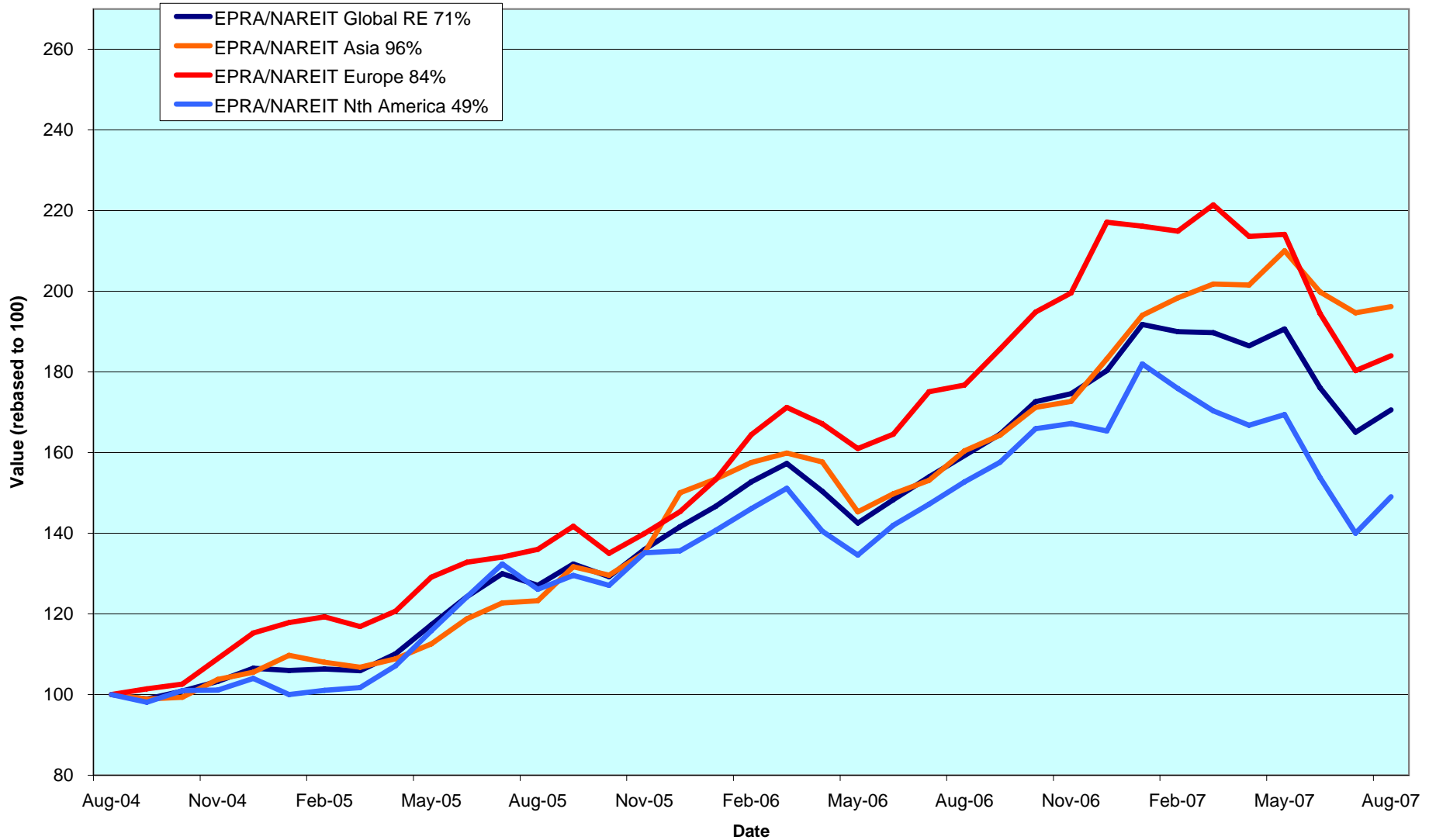
## **Section 2**

### **FTSE EPRA/NAREIT Global Real Estate Index**

DATE: AUGUST 2007 CONTACT DETAILS:

EPRA: Schiphol Boulevard 283, 1118 BH Schiphol Airport, The Netherlands, T +31 20 405 3830, F +31 20 405 3840, E [info@epra.com](mailto:info@epra.com), W [www.epra.com](http://www.epra.com)  
NAREIT: 1875 Eye Street, N.W., Suite 600, Washington D.C. 20006, USA, T +1 202 739 9400, F + 1 202 739 9401, E [info@nareit.com](mailto:info@nareit.com), W [www.nareit.com](http://www.nareit.com)

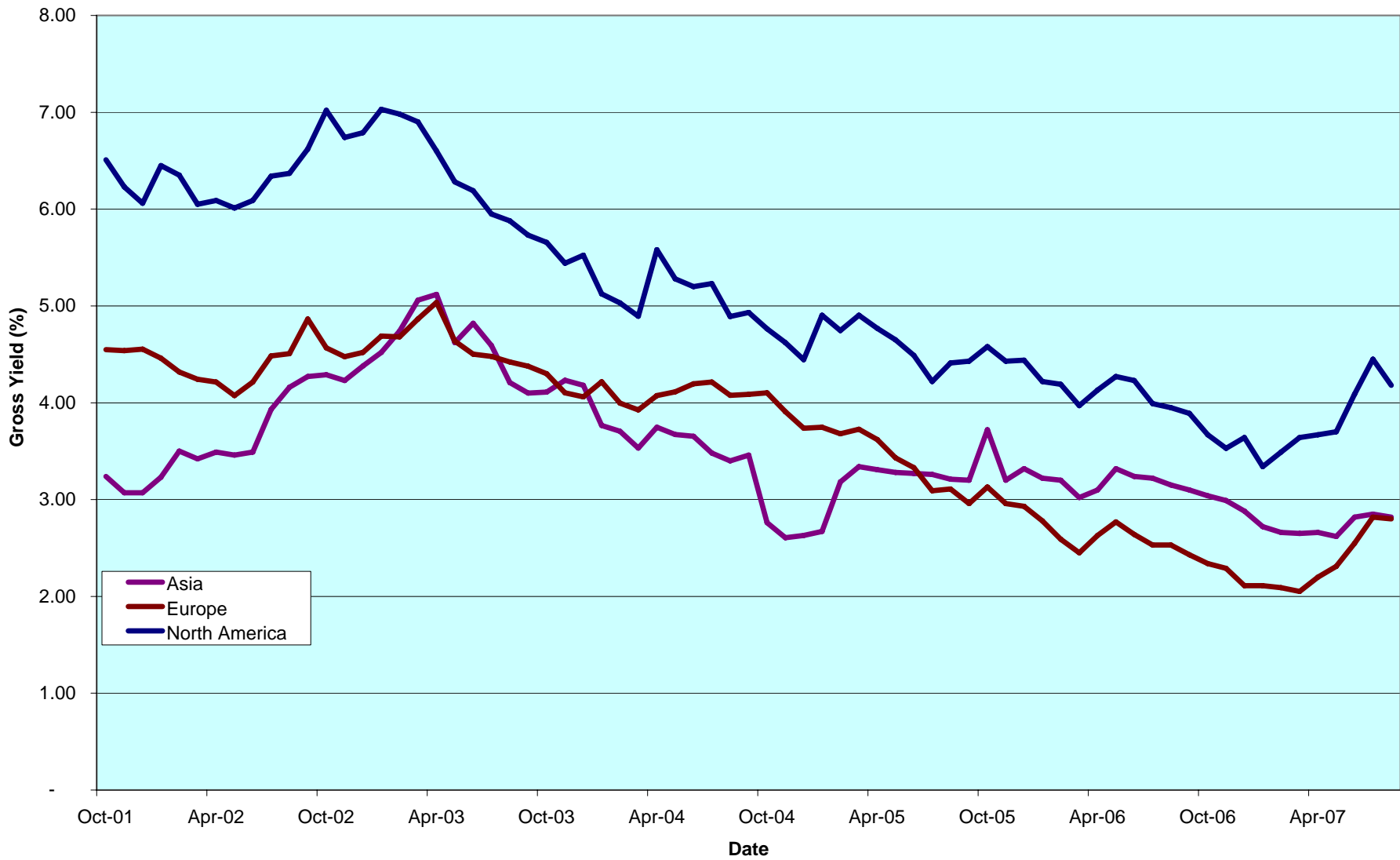
**EPRA/NAREIT Global v Asia, Europe & North America -  
Total Return (EUR)  
Rolling 36 Months Performance**



DATE: AUGUST 2007 CONTACT DETAILS:

EPRA: Schiphol Boulevard 283, 1118 BH Schiphol Airport, The Netherlands, T +31 20 405 3830, F +31 20 405 3840, E info@epra.com, W www.epra.com  
 NAREIT: 1875 Eye Street, N.W., Suite 600, Washington D.C. 20006, USA, T +1 202 739 9400, F + 1 202 739 9401, E info@nareit.com, W www.nareit.com

### Dividend Yields

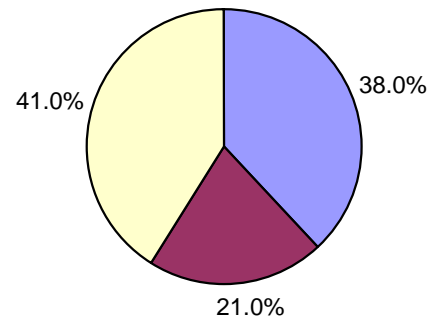


DATE: AUGUST 2007 CONTACT DETAILS:

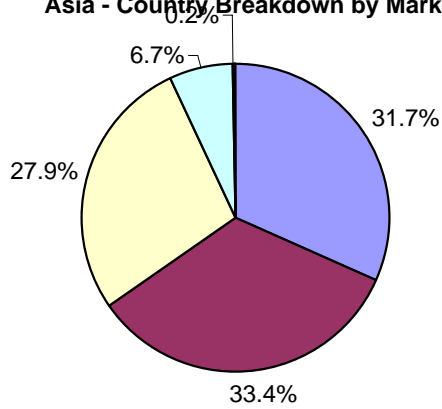
EPRA: Schiphol Boulevard 283, 1118 BH Schiphol Airport, The Netherlands, T +31 20 405 3830, F +31 20 405 3840, E info@epra.com, W www.epra.com  
 NAREIT: 1875 Eye Street, N.W., Suite 600, Washington D.C. 20006, USA, T +1 202 739 9400, F + 1 202 739 9401, E info@nareit.com, W www.nareit.com



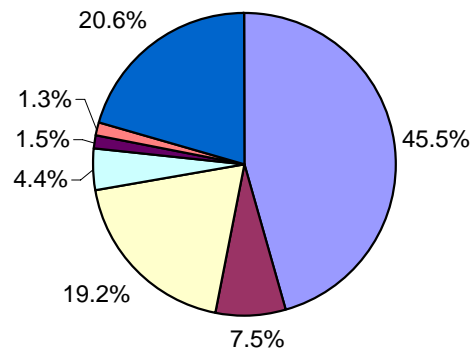
**Global - Regional Breakdown by Market Cap**



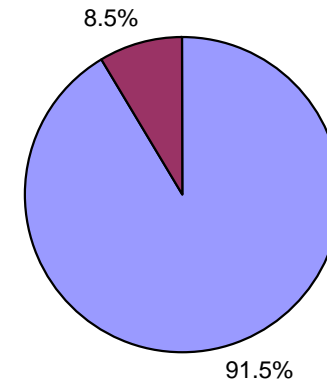
**Asia - Country Breakdown by Market Cap**



**Europe - Country Breakdown by Market Cap**



**North America - Country Breakdown by Market Cap**



DATE: AUGUST 2007 CONTACT DETAILS:

EPRA: Schiphol Boulevard 283, 1118 BH Schiphol Airport, The Netherlands, T +31 20 405 3830, F +31 20 405 3840, E info@epra.com, W www.epra.com  
 NAREIT: 1875 Eye Street, N.W., Suite 600, Washington D.C. 20006, USA, T +1 202 739 9400, F + 1 202 739 9401, E info@nareit.com, W www.nareit.com

## FTSE EPRA/NAREIT Global Real Estate Index - Index Performance

Index Description	Gross Total Return Curr	Close Value 31-Aug	Free Float Mkt Cap Ccy (m) 31-Aug	Free Float Mkt Cap (%) Weight 31-Aug	Div Yld (%) 31-Aug	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) 31-Aug	Total Rtn (%) YTD	36 Mths Vlity (%)
<b>Global</b>	<b>EUR</b>	<b>2,682.39</b>	<b>626,167</b>	<b>100.00</b>	<b>3.35</b>	<b>17.25</b>	<b>19.49</b>	<b>7.10</b>	<b>-3.10</b>	<b>3.34</b>	<b>-5.38</b>	<b>12.48</b>
Asia	EUR	2,166.11	237,774	37.97	2.82	21.45	25.19	22.29	-1.82	0.80	7.10	12.04
Europe	EUR	3,266.64	131,541	21.01	2.68	21.71	22.54	4.11	-5.39	2.05	-15.26	14.01
North America	EUR	2,970.64	256,852	41.02	4.18	12.89	14.23	-2.41	-3.07	6.48	-9.86	16.43
Global Ex-Asia	EUR	3,011.52	388,393	62.03	3.67	15.22	16.50	-0.45	-3.88	4.94	-11.66	14.39
Global Ex-Europe	EUR	2,518.62	494,627	78.99	3.52	16.21	18.80	7.96	-2.47	3.68	-2.47	13.04
Global Ex-North America	EUR	2,639.49	369,315	58.98	2.77	21.78	24.42	15.21	-3.11	1.25	-2.01	11.59
Global Ex-United States	EUR	2,659.27	391,101	62.46	2.89	21.55	24.19	14.91	-3.11	1.38	-1.76	11.41
Global ex Japan	EUR	1,524.62	546,678	87.31	0.09	-NA-	-NA-	-NA-	-2.76	3.56	-NA-	-NA-
Global Dividend+	EUR	2,084.29	480,430	100.00	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-
<b>Global</b>	<b>USD</b>	<b>3,510.39</b>	<b>853,624</b>	<b>100.00</b>	<b>3.35</b>	<b>25.22</b>	<b>24.15</b>	<b>14.06</b>	<b>-2.19</b>	<b>2.91</b>	<b>-2.18</b>	<b>11.80</b>
Asia	USD	2,921.20	324,146	37.97	2.82	29.59	30.09	30.24	-0.90	0.39	10.73	11.68
Europe	USD	4,423.21	179,323	21.01	2.68	30.00	27.32	10.88	-4.51	1.63	-12.40	14.75
North America	USD	3,865.35	350,155	41.02	4.18	20.57	18.69	3.94	-2.16	6.04	-6.82	15.25
Global Ex-Asia	USD	3,942.94	529,478	62.03	3.67	23.06	21.05	6.03	-2.97	4.51	-8.67	13.66
Global Ex-Europe	USD	3,307.43	674,301	78.99	3.52	24.12	23.44	14.98	-1.56	3.26	0.83	12.02
Global Ex-North America	USD	3,478.68	503,470	58.98	2.77	30.07	29.28	22.70	-2.20	0.84	1.30	11.76
Global Ex-United States	USD	3,616.84	533,169	62.46	2.89	29.94	29.23	22.37	-2.20	0.96	1.56	11.49
Global ex Japan	USD	1,590.86	745,260	87.31	0.09	-NA-	-NA-	-NA-	-1.85	3.13	-NA-	-NA-
Global ex Australia	USD	1,645.99	750,726	87.95	0.09	-NA-	-NA-	-NA-	-2.37	2.93	-NA-	-NA-
Global Ex Australia Hedged	USD	1,667.66	750,726	87.95	0.09	-NA-	-NA-	11.20	-3.36	2.73	-4.13	-NA-
Global Dividend+	USD	2,288.39	654,947	100.00	0.00	-NA-	-NA-	9.22	-1.73	3.18	-4.38	-NA-

\* -5 & -3 Years Total Returns are annualised

DATE: AUGUST 2007 CONTACT DETAILS:

EPRA: Schiphol Boulevard 283, 1118 BH Schiphol Airport, The Netherlands, T +31 20 405 3830, F +31 20 405 3840, E info@epra.com, W www.epra.com  
 NAREIT: 1875 Eye Street, N.W., Suite 600, Washington D.C. 20006, USA, T +1 202 739 9400, F + 1 202 739 9401, E info@nareit.com, W www.nareit.com

## FTSE EPRA/NAREIT Global Real Estate Index - Index Performance

Gross Total Return Index Description	Curr	Close Value 31-Aug	Free Float	Free Float	Div Yld (%) 31-Aug	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) 31-Aug	Total Rtn (%) YTD	36 Mths Vlity (%)
			Mkt Cap Ccy (m) 31-Aug	Mkt Cap (%) Weight 31-Aug								
<b>Global</b>	<b>GBP</b>	<b>2,804.75</b>	<b>423,201</b>	<b>100.00</b>	<b>3.35</b>	<b>18.75</b>	<b>19.51</b>	<b>7.57</b>	<b>-2.71</b>	<b>3.68</b>	<b>-5.09</b>	<b>13.52</b>
Asia	GBP	2,333.99	160,702	37.97	2.82	22.89	25.21	22.82	-1.42	1.13	7.44	12.81
Europe	GBP	3,534.07	88,903	21.01	2.68	23.27	22.56	4.56	-5.01	2.38	-15.00	15.10
North America	GBP	3,088.36	173,596	41.02	4.18	14.33	14.24	-1.98	-2.68	6.83	-9.58	17.25
Global Ex-Asia	GBP	3,150.35	262,499	62.03	3.67	16.70	16.52	-0.01	-3.49	5.28	-11.39	15.39
Global Ex-Europe	GBP	2,642.59	334,298	78.99	3.52	17.70	18.81	8.43	-2.08	4.03	-2.16	13.98
Global Ex-North America	GBP	2,779.41	249,605	58.98	2.77	23.34	24.44	15.71	-2.72	1.59	-1.71	12.61
Global Ex-United States	GBP	2,889.86	264,329	62.46	2.89	23.22	24.39	15.40	-2.72	1.71	-1.45	12.47
Global ex Japan	GBP	1,271.08	369,477	87.31	0.09	-NA-	-NA-	-NA-	-2.37	3.90	-NA-	-NA-
Global Dividend+	GBP	2,085.63	324,703	100.00	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-
<b>Global</b>	<b>JPY</b>	<b>3,975.45</b>	<b>98,947,832</b>	<b>100.00</b>	<b>3.35</b>	<b>24.66</b>	<b>26.44</b>	<b>12.73</b>	<b>-8.19</b>	<b>0.19</b>	<b>-4.84</b>	<b>13.53</b>
Asia	JPY	3,308.20	37,573,411	37.97	2.82	29.01	32.48	28.72	-6.98	-2.27	7.72	12.98
Europe	JPY	5,009.19	20,786,259	21.01	2.68	29.41	29.67	9.58	-10.37	-1.06	-14.78	14.96
North America	JPY	4,377.43	40,588,162	41.02	4.18	20.03	20.87	2.72	-8.16	3.24	-9.35	17.22
Global Ex-Asia	JPY	4,465.31	61,374,421	62.03	3.67	22.51	23.28	4.79	-8.93	1.74	-11.16	15.31
Global Ex-Europe	JPY	3,745.60	78,161,573	78.99	3.52	23.56	25.71	13.64	-7.60	0.53	-1.91	14.07
Global Ex-North America	JPY	3,939.53	58,359,670	58.98	2.77	29.48	31.66	21.27	-8.20	-1.83	-1.45	12.63
Global Ex-United States	JPY	4,096.08	61,802,249	62.46	2.89	29.30	31.51	20.95	-8.20	-1.71	-1.20	12.47
Global ex Japan	JPY	1,801.62	86,386,784	87.31	0.09	-NA-	-NA-	-NA-	-7.87	0.41	-NA-	-NA-
Global Dividend+	JPY	2,455.13	75,918,157	100.00	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-
Global Ex Australia Hedged	AUD	1,732.02	922,777	87.95	0.09	-NA-	-NA-	12.62	-2.99	2.97	-3.00	-NA-
Global Hedged	AUD	1,721.32	1,049,258	12.05	0.09	-NA-	-NA-	13.84	-2.21	3.62	-2.14	-NA-

\* -5 & -3 Years Total Returns are annualised

DATE: AUGUST 2007 CONTACT DETAILS:

EPRA: Schiphol Boulevard 283, 1118 BH Schiphol Airport, The Netherlands, T +31 20 405 3830, F +31 20 405 3840, E info@epra.com, W www.epra.com  
NAREIT: 1875 Eye Street, N.W., Suite 600, Washington D.C. 20006, USA, T +1 202 739 9400, F +1 202 739 9401, E info@nareit.com, W www.nareit.com

## FTSE EPRA/NAREIT Global Real Estate Index - Index Performance

Net Total Return			Free Float	Free Float	Div	Total	Total	Total	Total	Total	Total	
Index Description	Curr	Close Value	Mkt Cap	Mkt Cap	Yld (%)	Rtn (%)	Rtn (%)	Rtn (%)	Rtn (%)	Rtn (%)	Rtn (%)	36 Mths
		31-Aug	Ccy (m)	(%) Weight	31-Aug	- 5 Yrs	- 3 Yrs	- 1 Yr	QTD	31-Aug	YTD	Vlity (%)
<b>Global</b>	<b>EUR</b>	<b>2,653.94</b>	<b>626,167</b>	<b>100.00</b>	<b>2.75</b>	<b>-NA-</b>	<b>-NA-</b>	<b>-NA-</b>	<b>-3.18</b>	<b>3.29</b>	<b>-NA-</b>	<b>-NA-</b>
Asia	EUR	2,166.73	237,774	100.00	2.79	-NA-	-NA-	-NA-	-1.82	0.79	-NA-	-NA-
Europe	EUR	2,043.56	131,541	100.00	2.01	-NA-	21.98	3.69	-5.44	2.04	-15.55	14.04
North America	EUR	2,919.26	256,852	100.00	2.94	-NA-	-NA-	-NA-	-3.24	6.37	-NA-	-NA-
Global Ex Asia	EUR	2,964.70	388,393	62.03	2.72	-NA-	-NA-	-NA-	-4.00	4.86	-NA-	-NA-
Global Ex Europe	EUR	2,492.50	494,627	78.99	2.87	-NA-	-NA-	-NA-	-2.56	3.63	-NA-	-NA-
Global Ex North America	EUR	2,627.88	369,315	58.98	2.61	-NA-	-NA-	-NA-	-3.13	1.25	-NA-	-NA-
Global ex US	EUR	2,642.95	391,101	62.46	0.09	-NA-	-NA-	-NA-	-3.14	1.37	-NA-	-NA-
Global ex Japan	EUR	2,749.99	235,067	91.52	0.09	-NA-	-NA-	-NA-	-3.23	6.67	-NA-	-NA-
<b>Global</b>	<b>USD</b>	<b>3,473.17</b>	<b>853,624</b>	<b>100.00</b>	<b>2.75</b>	<b>-NA-</b>	<b>-NA-</b>	<b>-NA-</b>	<b>-2.27</b>	<b>2.87</b>	<b>-NA-</b>	<b>-NA-</b>
Asia	USD	2,922.05	324,146	100.00	2.79	-NA-	-NA-	-NA-	-0.90	0.38	-NA-	-NA-
Europe	USD	2,213.50	179,323	100.00	2.01	-NA-	26.96	10.44	-4.56	1.62	-12.69	14.70
North America	USD	3,798.54	350,155	91.52	2.94	-NA-	-NA-	-NA-	-2.33	5.93	-NA-	-NA-
Global Ex Asia	USD	3,881.68	529,478	62.03	2.72	-NA-	-NA-	-NA-	-3.10	4.43	-NA-	-NA-
Global Ex Europe	USD	3,273.15	674,301	78.99	2.87	-NA-	-NA-	-NA-	-1.65	3.20	-NA-	-NA-
Global Ex North America	USD	3,463.39	503,470	58.98	2.61	-NA-	-NA-	-NA-	-2.22	0.83	-NA-	-NA-
Global ex US	USD	3,594.64	533,169	62.46	0.09	-NA-	-NA-	-NA-	-2.23	0.95	-NA-	-NA-
Global ex Japan	USD	1,572.36	745,260	87.31	0.09	-NA-	-NA-	-NA-	-1.94	3.08	-NA-	-NA-
Global ex Australia	USD	1,641.27	750,726	87.95	0.09	-NA-	-NA-	-NA-	-2.46	2.88	-NA-	-NA-

\* -5 & -3 Years Total Returns are annualised

DATE: AUGUST 2007 CONTACT DETAILS:

EPRA: Schiphol Boulevard 283, 1118 BH Schiphol Airport, The Netherlands, T +31 20 405 3830, F +31 20 405 3840, E info@epra.com, W www.epra.com  
 NAREIT: 1875 Eye Street, N.W., Suite 600, Washington D.C. 20006, USA, T +1 202 739 9400, F + 1 202 739 9401, E info@nareit.com, W www.nareit.com

## FTSE EPRA/NAREIT Global Real Estate Index - Index Performance

Net Total Return			Free Float	Free Float	Div	Total	Total	Total	Total	Total	Total	
Index Description	Curr	Close Value	Mkt Cap	Mkt Cap	Yld (%)	Rtn (%)	Rtn (%)	Rtn (%)	Rtn (%)	Rtn (%)	Rtn (%)	36 Mths
		31-Aug	Ccy (m)	(%) Weight	31-Aug	- 5 Yrs	- 3 Yrs	- 1 Yr	QTD	31-Aug	YTD	Vlity (%)
<b>Global</b>	<b>GBP</b>	<b>2,775.01</b>	<b>423,201</b>	<b>100.00</b>	<b>2.75</b>	<b>-NA-</b>	<b>-NA-</b>	<b>-NA-</b>	<b>-2.79</b>	<b>3.63</b>	<b>-NA-</b>	<b>-NA-</b>
Asia	GBP	2,334.67	160,702	100.00	2.79	-NA-	-NA-	-NA-	-1.43	1.13	-NA-	-NA-
Europe	GBP	1,768.55	88,903	100.00	2.01	-NA-	22.21	4.15	-5.06	2.37	-15.29	15.16
North America	GBP	3,034.97	173,596	100.00	2.94	-NA-	-NA-	-NA-	-2.84	6.72	-NA-	-NA-
Global Ex Asia	GBP	3,101.40	262,499	62.03	2.72	-NA-	-NA-	-NA-	-3.61	5.21	-NA-	-NA-
Global Ex Europe	GBP	2,615.20	334,298	78.99	2.87	-NA-	-NA-	-NA-	-2.17	3.97	-NA-	-NA-
Global Ex North America	GBP	2,767.19	249,605	58.98	2.61	-NA-	-NA-	-NA-	-2.74	1.58	-NA-	-NA-
Global ex US	GBP	2,872.13	264,329	62.46	0.09	-NA-	-NA-	-NA-	-2.75	1.70	-NA-	-NA-
Global ex Japan	GBP	1,256.29	369,477	87.31	0.09	-NA-	-NA-	-NA-	-2.46	3.85	-NA-	-NA-
<b>Global</b>	<b>JPY</b>	<b>3,933.30</b>	<b>98,947,832</b>	<b>100.00</b>	<b>2.75</b>	<b>-NA-</b>	<b>-NA-</b>	<b>-NA-</b>	<b>-8.27</b>	<b>0.15</b>	<b>-NA-</b>	<b>-NA-</b>
Asia	JPY	3,309.16	37,573,411	100.00	2.79	-NA-	-NA-	-NA-	-6.98	-2.27	-NA-	-NA-
Europe	JPY	2,506.75	20,786,259	100.00	2.01	-NA-	29.30	9.15	-10.41	-1.07	-15.07	14.87
North America	JPY	4,301.77	40,588,162	100.00	2.94	-NA-	-NA-	-NA-	-8.32	3.13	-NA-	-NA-
Global Ex Asia	JPY	4,395.92	61,374,421	62.03	2.72	-NA-	-NA-	-NA-	-9.05	1.67	-NA-	-NA-
Global Ex Europe	JPY	3,706.78	78,161,573	78.99	2.87	-NA-	-NA-	-NA-	-7.68	0.47	-NA-	-NA-
Global Ex North America	JPY	3,922.22	58,359,670	58.98	2.61	-NA-	-NA-	-NA-	-8.22	-1.83	-NA-	-NA-
Global ex US	JPY	4,070.95	61,802,249	62.46	0.09	-NA-	-NA-	-NA-	-8.23	-1.72	-NA-	-NA-
Global ex Japan	JPY	1,780.66	86,386,784	87.31	0.09	-NA-	-NA-	-NA-	-7.96	0.36	-NA-	-NA-

\* -5 & -3 Years Total Returns are annualised

DATE: AUGUST 2007 CONTACT DETAILS:

EPRA: Schiphol Boulevard 283, 1118 BH Schiphol Airport, The Netherlands, T +31 20 405 3830, F +31 20 405 3840, E info@epra.com, W www.epra.com  
 NAREIT: 1875 Eye Street, N.W., Suite 600, Washington D.C. 20006, USA, T +1 202 739 9400, F +1 202 739 9401, E info@nareit.com, W www.nareit.com

## FTSE EPRA/NAREIT Global Real Estate Index - Index Performance

Price Return			Free Float	Free Float	Div	Total	Total	Total	Total	Total	Total	
Index Description	Curr	Close Value	Mkt Cap	Mkt Cap	Yld (%)	Rtn (%)	Rtn (%)	Rtn (%)	Rtn (%)	Rtn (%)	Rtn (%)	36 Mths
		31-Aug	Ccy (m)	(%) Weight	31-Aug	- 5 Yrs	- 3 Yrs	- 1 Yr	QTD	31-Aug	YTD	Vlity (%)
<b>Global</b>	<b>EUR</b>	<b>1,907.46</b>	<b>626,167</b>	<b>100.00</b>	<b>0.00</b>	<b>12.33</b>	<b>15.10</b>	<b>3.71</b>	<b>-3.55</b>	<b>3.02</b>	<b>-7.33</b>	<b>12.42</b>
Asia	EUR	1,662.75	237,774	37.97	0.00	17.08	21.01	18.76	-2.20	0.43	5.23	11.91
Europe	EUR	2,491.02	131,541	21.01	0.00	17.67	19.15	1.52	-5.75	1.90	-16.97	14.17
North America	EUR	1,978.76	256,852	41.02	0.00	7.45	9.41	-6.02	-3.63	6.11	-11.96	16.37
Global Ex-Asia	EUR	2,076.99	388,393	62.03	0.00	10.15	12.06	-3.75	-4.37	4.64	-13.63	14.35
Global Ex-Europe	EUR	1,775.77	494,627	78.99	0.00	11.09	14.17	4.34	-2.95	3.31	-4.48	12.98
Global Ex-North America	EUR	2,012.98	369,315	58.98	0.00	17.53	20.56	12.07	-3.48	0.96	-3.83	11.55
Global Ex-United States	EUR	2,017.03	391,101	62.46	0.00	17.19	20.19	11.66	-3.50	1.07	-3.65	11.37
Global ex Japan	EUR	1,379.42	546,678	87.31	0.00	-NA-	-NA-	-NA-	-3.26	3.20	-NA-	-NA-
Global Dividend+	EUR	2,051.35	480,430	100.00	0.00	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-
<b>Global</b>	<b>USD</b>	<b>2,506.23</b>	<b>853,624</b>	<b>100.00</b>	<b>0.00</b>	<b>19.97</b>	<b>19.60</b>	<b>10.45</b>	<b>-2.64</b>	<b>2.59</b>	<b>-4.19</b>	<b>11.77</b>
Asia	USD	2,240.39	324,146	37.97	0.00	24.93	25.74	26.48	-1.28	0.02	8.79	11.56
Europe	USD	3,372.63	179,323	21.01	0.00	25.68	23.81	8.12	-4.86	1.48	-14.16	14.89
North America	USD	2,574.40	350,155	41.02	0.00	14.76	13.68	0.09	-2.73	5.67	-8.98	15.20
Global Ex-Asia	USD	2,718.18	529,478	62.03	0.00	17.64	16.44	2.50	-3.47	4.22	-10.71	13.63
Global Ex-Europe	USD	2,331.29	674,301	78.99	0.00	18.64	18.63	11.13	-2.04	2.89	-1.25	11.97
Global Ex-North America	USD	2,652.75	503,470	58.98	0.00	25.53	25.27	19.35	-2.57	0.55	-0.58	11.72
Global Ex-United States	USD	2,743.33	533,169	62.46	0.00	25.29	25.06	18.91	-2.60	0.66	-0.39	11.46
Global Ex Australia Hedged	USD	1,532.61	750,726	87.95	0.00	-NA-	-NA-	8.02	-3.75	2.49	-5.91	-NA-
Global ex Japan	USD	1,439.35	745,260	87.31	0.00	-NA-	-NA-	-NA-	-2.35	2.78	-NA-	-NA-
Global ex Australia	USD	1,512.58	750,726	87.95	0.00	-NA-	-NA-	-NA-	-2.76	2.70	-NA-	-NA-
Global Dividend+	USD	2,288.39	654,947	100.00	0.00	-NA-	-NA-	9.22	-1.73	3.18	-4.38	-NA-

\* -5 & -3 Years Total Returns are annualised

DATE: AUGUST 2007 CONTACT DETAILS:

EPRA: Schiphol Boulevard 283, 1118 BH Schiphol Airport, The Netherlands, T +31 20 405 3830, F +31 20 405 3840, E info@epra.com, W www.epra.com  
 NAREIT: 1875 Eye Street, N.W., Suite 600, Washington D.C. 20006, USA, T +1 202 739 9400, F +1 202 739 9401, E info@nareit.com, W www.nareit.com

## FTSE EPRA/NAREIT Global Real Estate Index - Index Performance

Price Return			Free Float	Free Float	Div	Total	Total	Total	Total	Total	Total	36 Mths
Index Description	Curr	Close Value	Mkt Cap	Mkt Cap	Yld (%)	Rtn (%)	Rtn (%)	Rtn (%)	Rtn (%)	Rtn (%)	Rtn (%)	Vlity (%)
		31-Aug	Ccy (m)	(%) Weight	31-Aug	- 5 Yrs	- 3 Yrs	- 1 Yr	QTD	31-Aug	YTD	
<b>Global</b>	<b>GBP</b>	<b>2,002.44</b>	<b>423,201</b>	<b>100.00</b>	<b>0.00</b>	<b>13.77</b>	<b>15.12</b>	<b>4.16</b>	<b>-3.16</b>	<b>3.36</b>	<b>-7.04</b>	<b>13.43</b>
Asia	GBP	1,790.03	160,702	37.97	0.00	18.47	21.03	19.27	-1.80	0.76	5.56	12.62
Europe	GBP	2,694.68	88,903	21.01	0.00	19.18	19.17	1.96	-5.37	2.23	-16.71	15.30
North America	GBP	2,056.91	173,596	41.02	0.00	8.83	9.42	-5.62	-3.25	6.46	-11.69	17.14
Global Ex-Asia	GBP	2,171.78	262,499	62.03	0.00	11.56	12.08	-3.34	-3.98	4.99	-13.36	15.33
Global Ex-Europe	GBP	1,862.66	334,298	78.99	0.00	12.51	14.19	4.80	-2.56	3.66	-4.18	13.86
Global Ex-North America	GBP	2,119.51	249,605	58.98	0.00	19.04	20.58	12.55	-3.09	1.29	-3.53	12.55
Global Ex-United States	GBP	2,191.93	264,329	62.46	0.00	18.81	20.38	12.14	-3.12	1.41	-3.35	12.41
Global ex Japan	GBP	1,150.02	369,477	87.31	0.00	-NA-	-NA-	-NA-	-2.87	3.54	-NA-	-NA-
Global Dividend+	GBP	2,044.42	324,703	100.00	0.00	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-
<b>Global</b>	<b>JPY</b>	<b>2,838.25</b>	<b>98,947,832</b>	<b>100.00</b>	<b>0.00</b>	<b>19.43</b>	<b>21.80</b>	<b>9.16</b>	<b>-8.62</b>	<b>-0.12</b>	<b>-6.80</b>	<b>13.44</b>
Asia	JPY	2,537.19	37,573,411	37.97	0.00	24.37	28.05	25.00	-7.34	-2.63	5.83	12.75
Europe	JPY	3,819.44	20,786,259	21.01	0.00	25.11	26.09	6.86	-10.70	-1.21	-16.50	15.15
North America	JPY	2,915.46	40,588,162	41.02	0.00	14.25	15.77	-1.08	-8.70	2.88	-11.46	17.12
Global Ex-Asia	JPY	3,078.28	61,374,421	62.03	0.00	17.11	18.58	1.31	-9.39	1.46	-13.13	15.25
Global Ex-Europe	JPY	2,640.14	78,161,573	78.99	0.00	18.11	20.81	9.83	-8.05	0.17	-3.94	13.95
Global Ex-North America	JPY	3,004.19	58,359,670	58.98	0.00	24.97	27.58	17.96	-8.55	-2.11	-3.28	12.55
Global Ex-United States	JPY	3,106.84	61,802,249	62.46	0.00	24.67	27.27	17.53	-8.58	-2.00	-3.10	12.39
Global ex Japan	JPY	1,630.03	86,386,784	87.31	0.00	-NA-	-NA-	-NA-	-8.35	0.06	-NA-	-NA-
Global Dividend+	JPY	2,550.36	75,918,157	100.00	0.00	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-
Global Ex Australia Hedged	AUD	1,591.83	922,777	87.95	0.00	-NA-	-NA-	9.42	-3.39	2.72	-4.78	-NA-
Global Hedged	AUD	1,570.15	1,049,258	12.05	0.00	-NA-	-NA-	10.25	-2.68	3.28	-4.14	-NA-

\* -5 & -3 Years Total Returns are annualised

DATE: AUGUST 2007 CONTACT DETAILS:

EPRA: Schiphol Boulevard 283, 1118 BH Schiphol Airport, The Netherlands, T +31 20 405 3830, F +31 20 405 3840, E info@epra.com, W www.epra.com  
 NAREIT: 1875 Eye Street, N.W., Suite 600, Washington D.C. 20006, USA, T +1 202 739 9400, F +1 202 739 9401, E info@nareit.com, W www.nareit.com

## FTSE EPRA/NAREIT Global Real Estate Index - Asset Class Comparison

Gross Total Return			12 Mths Estimated Div Yld (%)	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) Aug-07	Total Rtn (%) YTD	36 Mths Vlty (%)
Index Description	Curr	Close Value 31-Aug	29-Jun							
Global Real Estate	Local	3166.36	3.35	22.13	22.18	11.02	-2.72	3.25	-3.81	11.79
Global FTSE	Local	264.41	2.54	14.65	17.54	17.08	-2.29	-0.05	6.73	7.83
Global JP Morgan Bonds	Local	367.84	-NA-	3.24	2.79	2.33	2.54	1.20	1.77	2.48

\* -5 & -3 Years Total Returns are annualised

DATE: AUGUST 2007 CONTACT DETAILS:

EPRA: Schiphol Boulevard 283, 1118 BH Schiphol Airport, The Netherlands, T +31 20 405 3830, F +31 20 405 3840, E info@epra.com, W www.epra.com  
 NAREIT: 1875 Eye Street, N.W., Suite 600, Washington D.C. 20006, USA, T +1 202 739 9400, F + 1 202 739 9401, E info@nareit.com, W www.nareit.com



## FTSE EPRA/NAREIT Global Index - Top 20 Constituents & Country Breakdown

### Top 20 Constituents

Company	Country	Free Float Mkt Cap (EUR m) 31-Aug	Free Float Global Weight (%) 31-Aug
Westfield Group *	AU	24,064.21	3.84
Mitsubishi Estate	JP	20,180.46	3.22
Sun Hung Kai Props	HK	18,280.53	2.92
Mitsui Fudosan	JP	16,900.99	2.70
Simon Property Group *	US	15,553.12	2.48
Unibail-Rodamco *	FR	14,372.50	2.30
Land Securities *	UK	12,612.44	2.01
Vornado Realty Trust *	US	11,850.96	1.89
Sumitomo Realty & Dev	JP	11,418.49	1.82
Prologis *	US	11,307.69	1.81
British Land *	UK	9,912.89	1.58
Archstone-Smith Trust *	US	9,614.87	1.54
General Growth Props *	US	8,936.85	1.43
Boston Properties *	US	8,731.11	1.39
Equity Residential Props *	US	8,596.84	1.37
Host Hotels & Resorts *	US	8,564.19	1.37
Kimco Realty *	US	7,839.45	1.25
Stockland Trust Group *	AU	7,116.25	1.14
Public Storage *	US	7,094.69	1.13
Goodman Group *	AU	6,719.00	1.07

### Country Breakdown

Country Index	Number of Constituents 31-Aug	Free Float Mkt Cap (EUR m) 31-Aug	Free Float Global Weight 31-Aug
EPRA/NAREIT North America	123	256,852.35	41.02%
EPRA/NAREIT Asia	81	237,774.23	37.97%
EPRA/NAREIT Europe	101	131,540.81	21.01%
<b>EPRA/NAREIT Global</b>	<b>305</b>	<b>626,167.39</b>	<b>100.00%</b>
Global Ex Europe	204	494,626.58	78.99%
Global Ex Asia	224	388,393.16	62.03%
Global Ex Nth America	182	369,315.04	58.98%

DATE: AUGUST 2007 CONTACT DETAILS:

EPRA: Schiphol Boulevard 283, 1118 BH Schiphol Airport, The Netherlands, T +31 20 405 3830, F +31 20 405 3840, E info@epra.com, W www.epra.com  
 NAREIT: 1875 Eye Street, N.W., Suite 600, Washington D.C. 20006, USA, T +1 202 739 9400, F +1 202 739 9401, E info@nareit.com, W www.nareit.com

## FTSE EPRA/NAREIT Global Index - Top and Bottom 20 Performance

### Top 20 Performance

Stock	Country	Price Return Jun-07	Div Return Jun-07	Total Return Jun-07
Canadian Hotel Inc Props *	CA	33.45	0.57	34.02
Medical Properties Trust *	US	20.27	0.00	20.27
Nationwide Health Props *	US	16.45	1.72	18.17
Senior Housing Prop *	US	17.71	0.00	17.71
Digital Realty Trust *	US	17.65	0.00	17.65
Liberty International *	UK	15.51	1.59	17.10
Ventas *	US	16.74	0.00	16.74
Realty Income *	US	15.04	0.58	15.62
Saul Centers *	US	15.43	0.00	15.43
Omega Healthcare Investors *	US	15.16	0.00	15.16
Kimco Realty *	US	14.71	0.00	14.71
Universal Health Realty *	US	14.60	0.00	14.60
Corporate Office Props *	US	14.27	0.00	14.27
Parkway Properties *	US	14.05	0.00	14.05
Tanger Factory *	US	13.88	0.00	13.88
Equity One Inc *	US	13.34	0.00	13.34
Health Care Properties *	US	11.67	1.63	13.31
LTC Properties *	US	12.51	0.62	13.13
Alexander's Inc. *	US	12.89	0.00	12.89
Westfield Group *	AU	9.87	2.80	12.66

### Bottom 20 Performance

Stock	Country	Price Return Jun-07	Div Return Jun-07	Total Return Jun-07
TK Development	DK	-9.63	0.00	-9.63
United Urban Investment *	JP	-9.77	0.00	-9.77
Kenedix Realty Investment*	JP	-9.90	0.00	-9.90
Mucklow <A&J>	UK	-10.07	0.00	-10.07
Goldcrest	JP	-10.26	0.00	-10.26
St Modwen Properties	UK	-11.75	0.73	-11.02
Corrections Corp of US	US	-11.06	0.00	-11.06
Toc Co	JP	-11.36	0.00	-11.36
Mapletree Logistics Trust *	SG	-13.43	1.19	-12.25
Quintain Estates	UK	-12.54	0.00	-12.54
Mapeley	UK	-12.93	0.16	-12.77
Nippon Commercial Investment	JP	-12.88	0.00	-12.88
Ascendas REIT *	SG	-13.28	0.00	-13.28
ORIX JREIT *	JP	-14.78	1.48	-13.30
Dundee REIT *	CA	-14.12	0.42	-13.70
Vivacon AG	DE	-14.07	0.00	-14.07
Deutsche Wohnen	DE	-14.16	0.00	-14.16
Daibiru Corp	JP	-14.80	0.00	-14.80
Shoei Co Ltd	JP	-16.62	0.00	-16.62
Great Eagle Holdings	HK	-16.72	0.00	-16.72

DATE: AUGUST 2007 CONTACT DETAILS:

EPRA: Schiphol Boulevard 283, 1118 BH Schiphol Airport, The Netherlands, T +31 20 405 3830, F +31 20 405 3840, E info@epra.com, W www.epra.com  
 NAREIT: 1875 Eye Street, N.W., Suite 600, Washington D.C. 20006, USA, T +1 202 739 9400, F + 1 202 739 9401, E info@nareit.com, W www.nareit.com

## Foreign Exchange Performance

### Foreign Exchange Rates (v EUR)

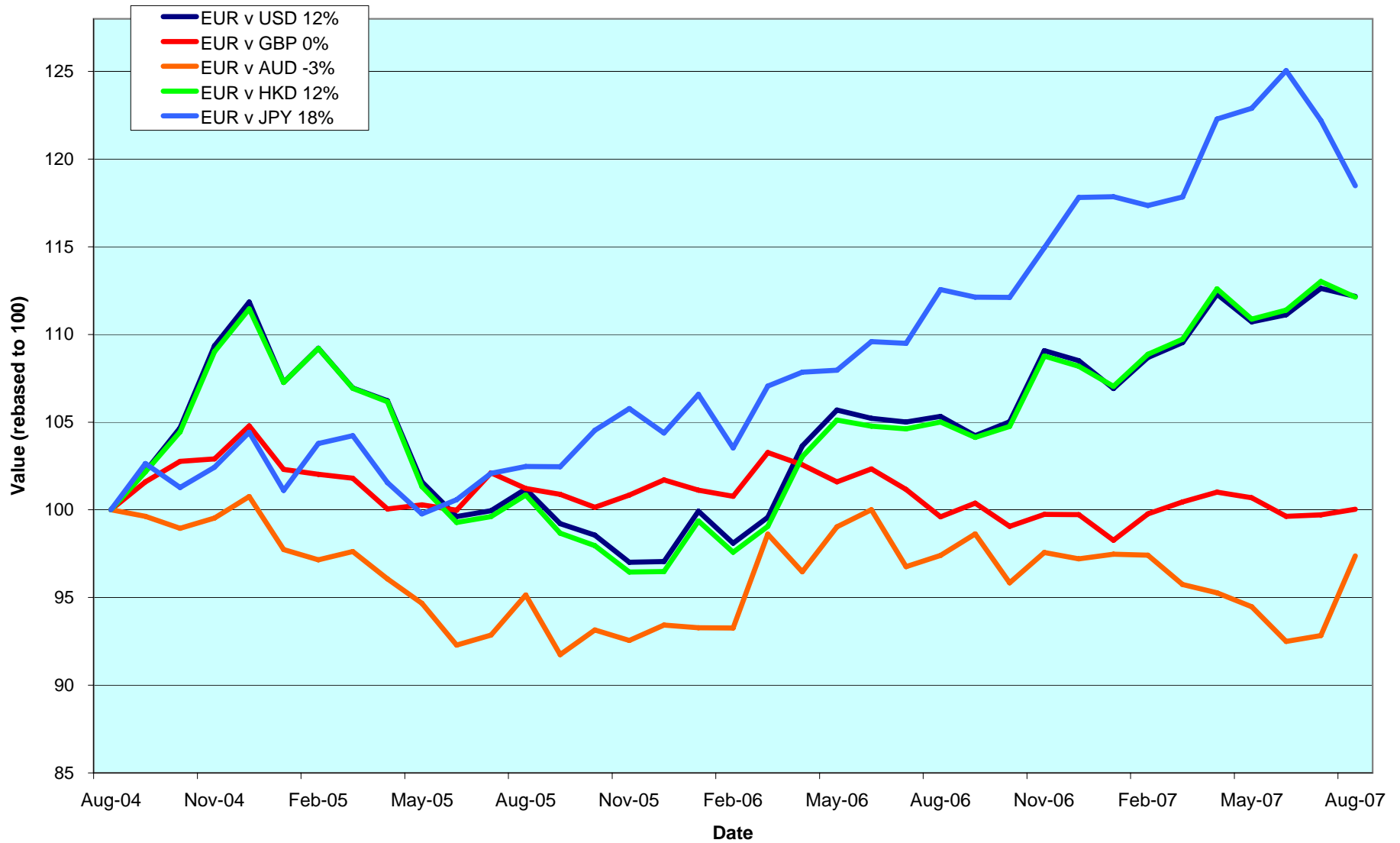
FX Description	Close Value 31-Aug	Total Return (%) - 5 Yrs	Total Return (%) - 3 Years	Total Return (%) - 1 Year	Total Return (%) QTD	Total Return (%) Aug-07	Total Return (%) YTD	36 Mths Volatility (%)
1 EUR = USD	1.36	6.81	3.90	6.50	0.94	-0.41	3.38	7.31
1 EUR = CAD	1.44	-1.16	-3.43	1.52	0.38	-1.33	-6.02	8.30
1 EUR = GBP	0.68	1.30	0.01	0.43	0.40	0.33	0.31	3.92
1 EUR = SEK	9.39	0.39	0.94	1.42	1.39	1.81	4.06	4.34
1 EUR = CHF	1.65	2.29	2.25	4.37	-0.48	0.00	2.33	2.65
1 EUR = DKK	7.45	0.06	0.05	-0.14	0.10	0.12	-0.07	0.23
1 EUR = AUD	1.68	-1.22	-0.89	-0.03	5.26	4.89	0.16	7.12
1 EUR = HKD	10.63	6.78	3.89	6.77	0.67	-0.78	3.64	7.26
1 EUR = JPY	158.02	6.31	5.82	5.26	-5.25	-3.04	0.57	6.47
1 EUR = SGD	2.08	3.90	-0.06	3.20	0.57	0.01	2.67	5.55
1 EUR = NZD	1.94	-1.49	1.55	-0.65	11.14	9.14	3.89	10.73

\* -5 & -3 Years Total Returns are annualised

DATE: AUGUST 2007 CONTACT DETAILS:

EPRA: Schiphol Boulevard 283, 1118 BH Schiphol Airport, The Netherlands, T +31 20 405 3830, F +31 20 405 3840, E info@epra.com, W www.epra.com  
 NAREIT: 1875 Eye Street, N.W., Suite 600, Washington D.C. 20006, USA, T +1 202 739 9400, F + 1 202 739 9401, E info@nareit.com, W www.nareit.com

### EUR v Main Currencies Returns Rolling 36 Months Performance



DATE: AUGUST 2007 CONTACT DETAILS:

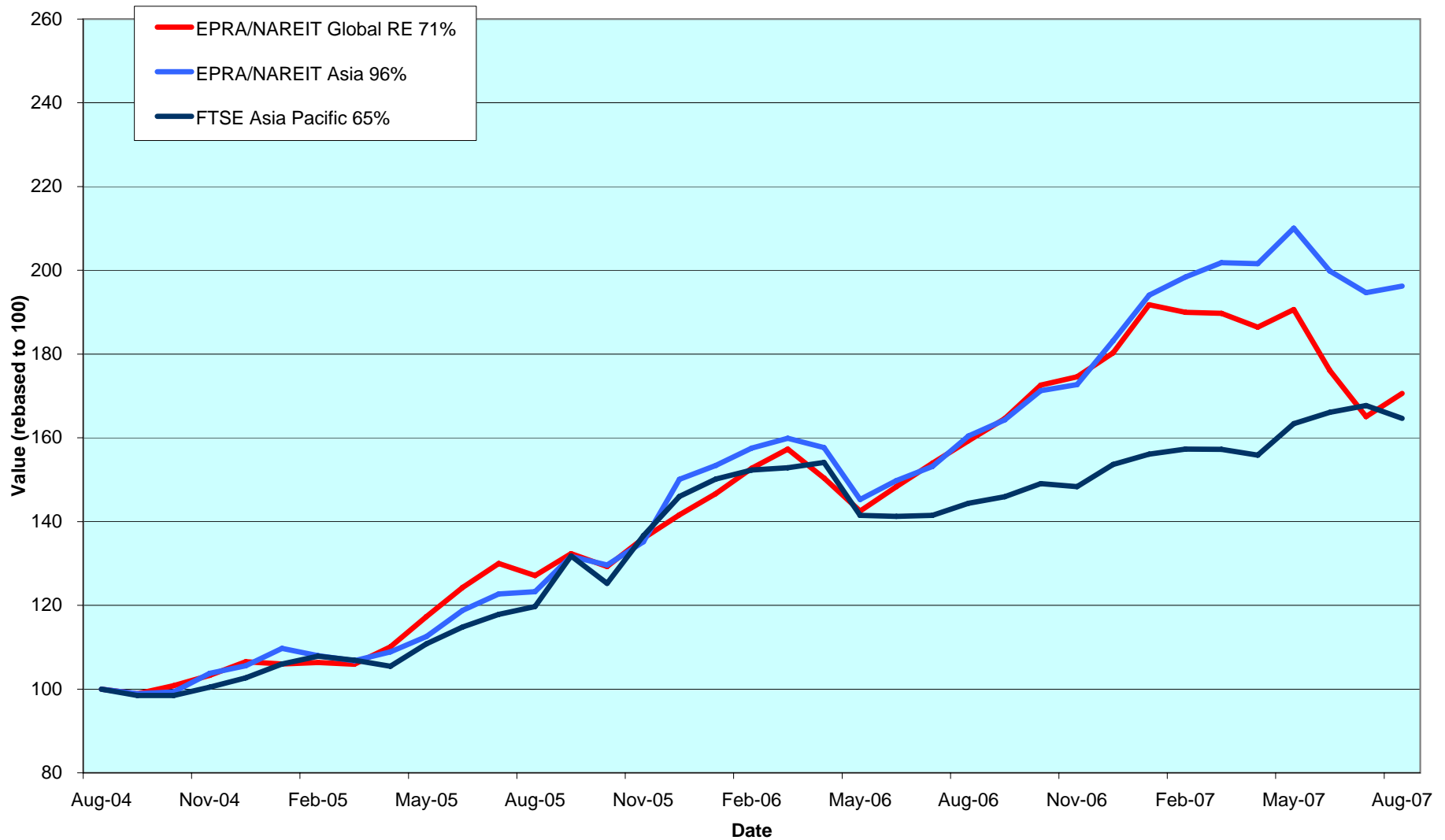
EPRA: Schiphol Boulevard 283, 1118 BH Schiphol Airport, The Netherlands, T +31 20 405 3830, F +31 20 405 3840, E info@epra.com, W www.epra.com  
 NAREIT: 1875 Eye Street, N.W., Suite 600, Washington D.C. 20006, USA, T +1 202 739 9400, F +1 202 739 9401, E info@nareit.com, W www.nareit.com

**Section 3**  
**EPRA/NAREIT Asia Index**

DATE: AUGUST 2007 CONTACT DETAILS:

EPRA: Schiphol Boulevard 283, 1118 BH Schiphol Airport, The Netherlands, T +31 20 405 3830, F +31 20 405 3840, E [info@epra.com](mailto:info@epra.com), W [www.epra.com](http://www.epra.com)  
NAREIT: 1875 Eye Street, N.W., Suite 600, Washington D.C. 20006, USA, T +1 202 739 9400, F + 1 202 739 9401, E [info@nareit.com](mailto:info@nareit.com), W [www.nareit.com](http://www.nareit.com)

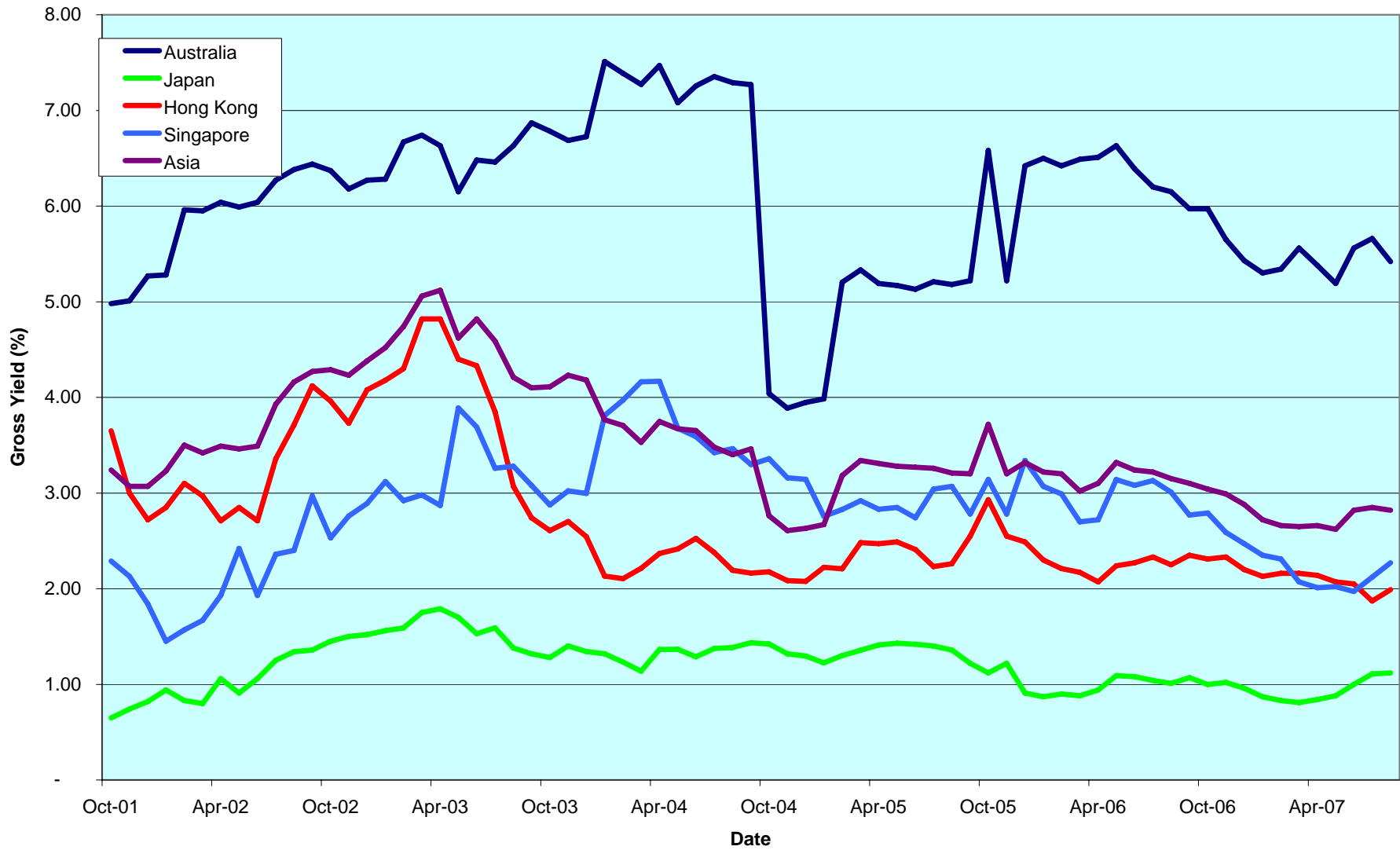
### EPRA/NAREIT Asia v EPRA/NAREIT Global & FTSE Asia Pacific - Total Returns (EUR) Rolling 36 Months Performance



DATE: AUGUST 2007 CONTACT DETAILS:

EPRA: Schiphol Boulevard 283, 1118 BH Schiphol Airport, The Netherlands, T +31 20 405 3830, F +31 20 405 3840, E info@epra.com, W www.epra.com  
 NAREIT: 1875 Eye Street, N.W., Suite 600, Washington D.C. 20006, USA, T +1 202 739 9400, F +1 202 739 9401, E info@nareit.com, W www.nareit.com

### Dividend Yields



DATE: AUGUST 2007 CONTACT DETAILS:

EPRA: Schiphol Boulevard 283, 1118 BH Schiphol Airport, The Netherlands, T +31 20 405 3830, F +31 20 405 3840, E info@epra.com, W www.epra.com  
 NAREIT: 1875 Eye Street, N.W., Suite 600, Washington D.C. 20006, USA, T +1 202 739 9400, F +1 202 739 9401, E info@nareit.com, W www.nareit.com

## Corporate Actions & Changes Asia

Ex Date	Description
7 August 2007	Valad Property Group (Australia): Share change. New number of shares: 1,522,247,001
9 August 2007	Westfield Group (Australia): Second temporary line converted to normal shares. New number of shares: 1,926,611,345
20 August 2007	Diamond City (Japan): Deleted following a take-over bid by Aeon Mall Co
20 August 2007	Aeon Mall Co. (Japan): Share change. New number of shares: 144,432,732
20 August 2007	Aeon Mall Co. (Japan): New free float percentage: 50% (was 20%)
29 August 2007	Investa Property Group (Australia): Deleted following a take-over bid by Morgan Stanley Real Estate
30 August 2007	Dundee REIT (Canada): New number of shares: 16,903,289

DATE: AUGUST 2007 CONTACT DETAILS:

EPRA: Schiphol Boulevard 283, 1118 BH Schiphol Airport, The Netherlands, T +31 20 405 3830, F +31 20 405 3840, E info@epra.com, W www.epra.com  
NAREIT: 1875 Eye Street, N.W., Suite 600, Washington D.C. 20006, USA, T +1 202 739 9400, F + 1 202 739 9401, E info@nareit.com, W www.nareit.com



## Dividends Asia

Ex Date	Company	Investment			Gross Dividend	Dividend Yield %	Pay Date	Type
		Focus	Sector	Curr				
1 August 2007	Mapletree Logistics Trust *	Rental	Industrial	SGD	0.016	2.54	29-Aug	Interim
2 August 2007	Capitamall Trust *	Rental	Retail	SGD	0.03	3.07	29-Aug	Interim
3 August 2007	Suntec REIT *	Rental	Diversified	SGD	0.02	3.78	29-Aug	Interim
8 August 2007	Westfield Group *	Rental	Retail	AUD	0.53	5.31	31-Aug	Interim
15 August 2007	Aeon Mall Co.	Rental	Retail	JPY	7.50	0.57	August	Interim
20 August 2007	GPT Group *	Rental	Diversified	AUD	0.07	5.31	21-Sep	Interim
28 August 2007	Hysan Development	Rental	Diversified	HKD	0.12	2.29	August	Interim
28 August 2007	Japan Retail Fund Investment *	Rental	Retail	JPY	15236.00	1.62	August	Interim
28 August 2007	ORIX JREIT Inc. *	Rental	Office	JPY	13792.00	3.89	August	Interim
29 August 2007	Hongkong Land Hldgs	Rental	Office	USD	0.04	2.08	24-Oct	Interim
17 September 2007	China Overseas Land & Invest.	Non-Rental	Residential	JPY	9.00	0.43	October	Interim
25 September 2007	Mitsui Fudosan Co.	Non-Rental	Diversified	JPY	8.00	0.33	October	Interim
25 September 2007	Mitsubishi Estate Co.	Non-Rental	Diversified	JPY	7.00	0.29	October	Interim
25 September 2007	Heiwa Real Estate Co.	Non-Rental	Diversified	JPY	5.00	1.22	October	Interim
25 September 2007	Daibiru Corp.	Non-Rental	Office	JPY	5.00	0.56	October	Interim
25 September 2007	Tokyu Land Corp.	Non-Rental	Diversified	JPY	3.50	0.47	October	Interim
25 September 2007	Sumotomo Realty & Development	Non-Rental	Diversified	JPY	8.00	0.26	October	Interim
25 September 2007	Toc Co.	Non-Rental	Office	JPY	3.50	0.57	October	Interim
25 September 2007	Goldcrest Co.	Non-Rental	Residential	JPY	35.00	1.05	October	Interim
25 September 2007	NTT Urban Development Corp.	Non-Rental	Office	JPY	500.00	2.40	October	Interim
25 September 2007	Japan Real Estate Investment *	Rental	Office	JPY	17090.00	2.46	October	Interim
25 September 2007	Mori Trust Sogo REIT *	Rental	Office	JPY	19000.00	0.00	October	Interim
26 September 2007	Australand Property Group	Non-Rental	Diversified	AUD	0.04 **	8.30	October	Interim
26 September 2007	ING Industrial Fund *	Rental	Industrial	AUD	0.038 **	5.72	October	Interim
26 September 2007	ING Office Fund *	Rental	Office	AUD	0.0255 **	5.92	October	Interim
26 September 2007	Macquarie DDR *	Rental	Retail	AUD	0.025 **	8.27	October	Interim
26 September 2007	Goodman Group *	Rental	Industrial	AUD	0.06875 **	4.02	October	Interim
26 September 2007	Mirvac Group *	Non-Rental	Diversified	AUD	0.090786 **	6.93	October	Interim
26 September 2007	Macquarie Office Trust *	Rental	Office	AUD	0.0276 **	7.09	October	Interim
27 September 2007	Sumitomo Realty & Dev	Non-Rental	Diversified	JPY	5 **	0.26	October	Interim
30 September 2007	Ascendas REIT *	Rental	Industrial	SGD	0.03 **	4.96	October	Interim

\*\* Based on previous period figures

\*\*\* Estimated

DATE: AUGUST 2007 CONTACT DETAILS:

EPRA: Schiphol Boulevard 283, 1118 BH Schiphol Airport, The Netherlands, T +31 20 405 3830, F +31 20 405 3840, E info@epra.com, W www.epra.com  
 NAREIT: 1875 Eye Street, N.W., Suite 600, Washington D.C. 20006, USA, T +1 202 739 9400, F + 1 202 739 9401, E info@nareit.com, W www.nareit.com

EPRA/NAREIT Asia Index - Stock Performance

Index Constituents	Investment Focus	Sector	Local Price 31-Aug	Free Float Mkt Cap EUR (m) 31-Aug	Free Float Global Wght (%) 31-Aug	Free Float Asia Wght (%) 31-Aug	Div Yld (%) 31-Aug	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Price Rtn (%) Aug-07	Dividend Rtn (%) Aug-07	Total Rtn (%) Aug-07	Total Rtn (%) YTD	36 Mths Vlty (%)	Turnover 3 month Annualised USD (m)	Annual Velocity (%)
Westfield Group *	Rental	Retail	20.93	24,064	3.84	10.12	5.03	-NA-	16.96	23.23	10.20	9.87	2.80	12.66	7.27	-NA-	33,584	102
Stockland Trust Group *	Non-Rental	Diversified	8.59	7,116	1.14	2.99	5.16	18.65	20.05	22.97	5.40	11.13	0.00	11.13	6.50	13.40	12,983	134
Goodman Group *	Rental	Industrial	6.74	6,719	1.07	2.83	4.67	-NA-	-NA-	9.19	0.30	10.86	0.00	10.86	-9.24	-NA-	10,365	113
GPT Group *	Rental	Diversified	4.78	5,824	0.93	2.45	5.90	16.80	16.08	12.28	4.14	5.99	1.62	7.61	-10.84	-NA-	11,051	139
Centro Properties Group *	Rental	Retail	8.19	4,131	0.66	1.74	4.86	26.69	34.93	23.19	-3.65	2.89	0.00	2.89	-7.75	20.91	8,755	155
DB RREEF Trust *	Rental	Diversified	2.01	3,472	0.55	1.46	5.62	-NA-	-NA-	35.65	2.29	10.74	0.00	10.74	16.45	-NA-	6,387	135
Mirvac Group *	Non-Rental	Diversified	5.38	3,257	0.52	1.37	5.93	11.53	12.44	24.00	-5.61	4.67	0.00	4.67	-0.66	20.61	7,442	168
CFS Retail Property Trust *	Rental	Retail	2.37	2,251	0.36	0.95	4.89	17.45	20.48	27.61	10.23	10.23	0.00	10.23	1.72	15.17	3,927	128
Multiplex Group *	Non-Rental	Office	4.99	1,870	0.30	0.79	3.71	-NA-	6.45	53.15	1.42	0.60	0.00	0.60	27.57	32.46	12,571	493
Macquarie Office Trust *	Rental	Office	1.57	1,844	0.29	0.78	7.13	12.00	16.97	21.17	-5.99	2.61	0.00	2.61	5.58	12.65	2,659	106
Valad Property Group	Non-Rental	Diversified	1.97	1,790	0.29	0.75	5.62	-NA-	31.66	34.24	-0.76	6.49	0.00	6.49	27.87	18.59	3,082	126
ING Industrial Fund *	Rental	Industrial	2.68	1,761	0.28	0.74	6.21	15.63	17.31	25.35	14.53	7.63	0.00	7.63	16.75	12.31	5,600	233
Cmnwealth Prop Office *	Rental	Office	1.68	1,619	0.26	0.68	5.79	13.23	17.65	25.16	0.30	5.00	0.00	5.00	17.60	13.79	2,612	118
Macquarie Countrywide *	Rental	Retail	2.08	1,618	0.26	0.68	7.50	12.77	10.85	12.97	2.97	5.58	0.00	5.58	2.27	12.55	3,426	155
ING Office Fund *	Rental	Office	1.74	1,257	0.20	0.53	6.06	13.75	18.76	26.79	-0.57	3.88	0.00	3.88	17.90	13.20	2,176	127
Centro Retail Trust *	Rental	Retail	1.66	1,123	0.18	0.47	7.65	-NA-	-NA-	6.69	-2.06	-1.48	0.00	-1.48	-14.65	-NA-	809	53
FKP Property Group	Rental	Diversified	7.00	1,090	0.17	0.46	4.53	46.20	39.02	36.77	-4.11	0.29	0.00	0.29	8.89	29.48	1,046	70
Centro Shopping America *	Rental	Retail	1.10	672	0.11	0.28	9.30	-NA-	7.49	0.52	-9.13	-5.60	0.00	-5.60	-10.98	15.97	1,139	124
Macquarie DDR *	Rental	Retail	1.20	666	0.11	0.28	8.33	-NA-	10.45	13.33	-4.38	0.42	0.00	0.42	-7.55	13.01	1,180	130
Australand Property Group	Non-Rental	Diversified	2.38	658	0.11	0.28	6.93	19.61	18.52	44.85	11.74	0.42	0.00	0.42	23.58	22.90	724	81
Sunland Group	Non-Rental	Lodging/Re:	3.92	559	0.09	0.24	3.44	-NA-	-NA-	-NA-	-3.92	-1.51	0.00	-1.51	8.59	32.68	752	99
Babcock & Brown Japan Prop	Rental	Diversified	1.80	530	0.08	0.22	6.61	-NA-	-NA-	4.29	1.69	0.28	0.00	0.28	-10.93	-NA-	1,323	183
Abacus Property Group*	Rental	Diversified	1.84	471	0.08	0.25	6.41	-NA-	-NA-	34.30	-1.52	0.26	0.00	0.26	9.51	-NA-	496	77
Tishman Speyer Office Fund *	Rental	Office	2.30	471	0.08	0.20	7.39	-NA-	-NA-	13.04	-2.95	-1.29	0.00	-1.29	-4.22	-NA-	1,002	156
Bunnings Warehouse Prop *	Rental	Retail	2.48	446	0.07	0.19	5.20	17.35	18.82	24.82	7.36	5.98	0.00	5.98	17.81	11.47	252	41
<b>Australia Total</b>				<b>75,277</b>	<b>12.03</b>	<b>31.71</b>	<b>5.42</b>											
Kiwi Income Property Trust *	Rental	Diversified	1.45	531	0.08	0.22	5.75	15.03	18.29	13.82	-12.12	-3.97	0.00	-3.97	-2.69	14.69	221	31
<b>New Zealand Total</b>				<b>531</b>	<b>0.08</b>	<b>0.22</b>	<b>5.75</b>											

\* -5 & -3 Years Total Returns are annualised

CONTACT DETAILS:

EPRA: Schiphol Boulevard 283, 1118 BH Schiphol Airport, The Netherlands, T +31 20 405 3830, F +31 20 405 3840, E info@epra.com, W www.epra.com  
NAREIT: 1875 Eye Street, N.W., Suite 600, Washington D.C. 20006, USA, T +1 202 739 9400, F + 1 202 739 9401, E info@nareit.com, W www.nareit.com

## EPRA/NAREIT Asia Index - Stock Performance

Index Constituents	Investment Focus	Sector	Local Price 31-Aug	Free Float Mkt Cap EUR (m) 31-Aug	Free Float Global Wght (%) 31-Aug	Free Float Asia Wght (%) 31-Aug	Div Yld (%) 31-Aug	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Price Rtn (%) Aug-07	Dividend Rtn (%) Aug-07	Total Rtn (%) Aug-07	Total Rtn (%) YTD	36 Mths Vlty (%)	Turnover 3 month Annualised USD (m)	Annual Velocity (%)
Sun Hung Kai Props	Non-Rental	Diversified	104.00	18,281	2.92	7.69	2.12	17.60	14.96	25.24	10.52	3.38	0.00	3.38	17.18	15.35	30,548	123
Hang Lung Properties	Non-Rental	Diversified	28.55	5,563	0.89	2.34	1.79	31.13	38.29	75.27	5.94	-2.23	0.00	-2.23	47.08	23.41	11,349	150
China Overseas Land	Non-Rental	Residential	16.30	5,399	0.86	2.27	0.67	86.89	126.14	206.54	33.61	-3.21	0.00	-3.21	56.70	45.91	19,369	263
New World Development	Non-Rental	Diversified	18.62	4,851	0.77	2.04	1.88	33.49	38.29	35.89	-4.81	-4.02	0.00	-4.02	19.86	26.98	6,416	97
Hongkong Land Hldgs	Rental	Office	3.84	4,849	0.77	2.04	2.86	24.93	29.56	-1.74	-13.78	-9.86	0.94	-8.92	-0.75	-NA-	3,984	60
Henderson Land Dev	Non-Rental	Diversified	54.10	3,955	0.63	1.66	1.94	18.45	14.87	26.96	1.60	-5.09	0.00	-5.09	25.29	19.79	6,537	121
Sino Land	Non-Rental	Diversified	18.24	3,940	0.63	1.66	2.11	49.57	48.46	41.96	12.04	3.05	0.00	3.05	0.91	26.79	4,146	77
Link REIT *	Rental	Retail	15.56	3,129	0.50	1.32	4.33	-NA-	-NA-	0.58	-10.06	-5.01	0.00	-5.01	-0.59	-NA-	4,027	94
Kerry Properties	Non-Rental	Diversified	57.70	2,814	0.45	1.18	1.47	54.47	61.73	100.51	17.52	0.70	0.00	0.70	60.52	27.20	4,900	128
Shimao Property	Non-Rental	Residential	20.60	2,552	0.41	1.07	1.70	-NA-	-NA-	-NA-	17.85	-1.90	0.00	-1.90	-NA-	-NA-	8,965	258
Agile Property Holdings	Non-Rental	Diversified	14.20	2,002	0.32	0.84	0.85	-NA-	-NA-	-NA-	38.67	2.16	0.00	2.16	94.52	-NA-	9,749	357
China Resources Land	Non-Rental	Residential	13.48	1,898	0.30	0.80	0.53	66.76	137.21	190.17	14.04	-6.52	0.00	-6.52	45.34	55.80	5,325	206
Hysan Development	Rental	Diversified	19.64	1,452	0.23	0.61	2.65	25.92	16.07	-4.45	-5.00	-3.49	0.59	-2.90	-0.93	-NA-	1,422	72
Shui On Land	Non-Rental	Diversified	8.24	973	0.16	0.41	0.73	-NA-	-NA-	-NA-	17.55	0.37	0.00	0.37	21.35	-NA-	3,760	283
Hopson Development	Non-Rental	Residential	26.05	945	0.15	0.40	1.45	81.80	156.24	55.10	18.68	-7.79	0.00	-7.79	19.64	61.88	4,030	313
Shenzhen Invstment	Non-Rental	Diversified	6.40	862	0.14	0.36	1.80	-NA-	-NA-	141.47	8.11	-5.88	0.00	-5.88	104.75	-NA-	3,171	270
Kowloon Dev	Non-Rental	Residential	15.70	850	0.14	0.36	3.48	37.71	38.84	13.24	0.51	-9.35	0.00	-9.35	20.31	29.60	1,124	97
New World China Land	Non-Rental	Diversified	7.68	824	0.13	0.35	0.78	36.84	53.13	151.30	15.49	-7.91	0.00	-7.91	63.14	40.53	1,311	117
Great Eagle Holdings	Non-Rental	Diversified	24.65	691	0.11	0.29	1.22	35.03	27.61	18.19	-10.04	-16.72	0.00	-16.72	11.16	33.11	1,215	129
Champion REIT	Rental	Office	4.06	524	0.08	0.22	8.31	-NA-	-NA-	3.31	-9.38	-9.17	0.00	-9.17	7.98	-NA-	483	68
<b>Hong Kong Total</b>				<b>66,354</b>	<b>10.60</b>	<b>27.91</b>	<b>1.99</b>											

\* -5 & -3 Years Total Returns are annualised

### CONTACT DETAILS:

EPRA: Schiphol Boulevard 283, 1118 BH Schiphol Airport, The Netherlands, T +31 20 405 3830, F +31 20 405 3840, E info@epra.com, W www.epra.com  
 NAREIT: 1875 Eye Street, N.W., Suite 600, Washington D.C. 20006, USA, T +1 202 739 9400, F + 1 202 739 9401, E info@nareit.com, W www.nareit.com

## EPRA/NAREIT Asia Index - Stock Performance

Index Constituents	Investment Focus	Sector	Local Price 31-Aug	Free Float Mkt Cap EUR (m) 31-Aug	Free Float Global Wght (%) 31-Aug	Free Float Asia Wght (%) 31-Aug	Div Yld (%) 31-Aug	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Price Rtn (%) Aug-07	Dividend Rtn (%) Aug-07	Total Rtn (%) Aug-07	Total Rtn (%) YTD	36 Mths Vlty (%)	Turnover 3 month Annualised USD (m)	Annual Velocity (%)
Capitaland	Non-Rental	Diversified	7.40	4,956	0.79	2.08	0.85	44.00	69.71	56.93	-8.64	-1.33	0.00	-1.33	20.48	26.32	17,866	264
Capitamall Trust *	Rental	Retail	3.40	1,910	0.31	0.80	3.62	31.06	31.00	50.60	-17.95	-9.57	0.83	-8.74	21.16	-NA-	2,857	110
Ascendas REIT *	Rental	Industrial	2.35	1,452	0.23	0.61	5.54	-NA-	22.62	20.40	-18.92	-13.28	0.00	-13.28	-8.29	25.64	2,211	112
Keppel Land	Non-Rental	Diversified	7.70	1,328	0.21	0.56	0.78	46.26	71.18	74.77	-12.00	-7.78	0.00	-7.78	12.46	31.47	5,293	292
CapitaCommercial Trust *	Rental	Office	2.52	1,251	0.20	0.53	2.75	-NA-	36.67	39.21	-12.55	-5.26	0.00	-5.26	-1.17	23.28	1,775	104
Suntec REIT *	Rental	Diversified	1.77	1,212	0.19	0.51	4.48	-NA-	-NA-	43.83	-6.60	-6.84	1.11	-5.74	1.30	-NA-	2,776	168
Guocoland	Non-Rental	Diversified	4.76	1,017	0.16	0.43	1.48	-NA-	-NA-	140.56	11.48	-7.57	0.00	-7.57	109.18	-NA-	816	59
Wing Tai Holdings	Non-Rental	Diversified	3.48	897	0.14	0.38	0.69	37.95	58.89	94.51	-12.56	-6.95	0.00	-6.95	52.63	34.21	1,408	115
Singapore Land	Non-Rental	Diversified	9.90	783	0.13	0.33	1.66	27.15	34.03	44.29	-13.16	-5.71	0.00	-5.71	17.44	24.36	721	68
Allgreen Properties	Non-Rental	Diversified	1.71	648	0.10	0.27	1.92	20.20	38.32	79.79	-18.18	-5.00	0.00	-5.00	33.59	28.59	1,706	193
Mapletree Logistics Trust *	Rental	Industrial	1.16	464	0.07	0.20	5.03	-NA-	-NA-	37.82	-16.07	-13.43	1.19	-12.25	2.55	-NA-	796	126
<b>Singapore Total</b>				<b>15,919</b>	<b>2.54</b>	<b>6.70</b>	<b>2.27</b>											

\* -5 & -3 Years Total Returns are annualised

### CONTACT DETAILS:

EPRA: Schiphol Boulevard 283, 1118 BH Schiphol Airport, The Netherlands, T +31 20 405 3830, F +31 20 405 3840, E info@epra.com, W www.epra.com  
NAREIT: 1875 Eye Street, N.W., Suite 600, Washington D.C. 20006, USA, T +1 202 739 9400, F + 1 202 739 9401, E i

## EPRA/NAREIT Asia Index - Stock Performance

Index Constituents	Investment Focus	Sector	Local Price 31-Aug	Free Float Mkt Cap EUR (m) 31-Aug	Free Float Global Wght (%) 31-Aug	Free Float Asia Wght (%) 31-Aug	Div Yld (%) 31-Aug	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Price Rtn (%) Aug-07	Dividend Rtn (%) Aug-07	Total Rtn (%) Aug-07	Total Rtn (%) YTD	36 Mths Vity (%)	Turnover 3 month Annualised USD (m)	Annual Velocity (%)
Mitsubishi Estate	Non-Rental	Diversified	3100	20,180	3.22	8.49	0.45	29.03	36.46	22.96	-7.46	1.31	0.00	1.31	0.84	33.87	48,468	176
Mitsui Fudosan	Non-Rental	Diversified	3030	16,901	2.70	7.11	0.46	27.54	36.20	15.59	-12.43	-3.50	0.00	-3.50	4.48	26.53	35,187	153
Sumitomo Realty & Dev	Non-Rental	Diversified	3790	11,418	1.82	4.80	0.37	43.66	47.24	9.88	-5.72	6.16	0.00	6.16	-0.63	33.24	38,712	249
Nippon Building Fund *	Rental	Office	1490000	4,790	0.76	2.01	2.62	24.23	24.80	32.86	-12.87	-5.70	0.00	-5.70	-4.48	20.05	11,159	171
Japan Real Estate *	Rental	Office	1290000	3,347	0.53	1.41	2.70	22.09	18.05	31.02	-11.03	-5.15	0.00	-5.15	2.15	17.05	6,637	145
Tokyu Land	Non-Rental	Diversified	1068	2,694	0.43	1.13	0.66	47.40	49.25	4.79	-18.66	-5.32	0.00	-5.32	-4.37	38.61	8,676	236
Japan Retail Fund *	Rental	Retail	950000	2,324	0.37	0.98	3.44	18.31	9.63	17.65	-8.37	-1.86	1.57	-0.29	2.73	-NA-	4,377	138
Tokyo Tatemono	Non-Rental	Office	1531	2,311	0.37	0.97	0.65	50.45	36.99	21.59	-0.39	5.51	0.00	5.51	15.99	26.09	8,658	275
Japan Prime Realty Inv. *	Rental	Office	473000	1,856	0.30	0.78	2.93	21.18	20.19	39.83	-1.66	3.28	0.00	3.28	11.05	14.48	2,602	103
Nomura Real Estate Office Fur	Rental	Office	1100000	1,852	0.30	0.78	2.97	-NA-	-NA-	-NA-	-17.29	0.00	0.00	0.00	0.92	-NA-	3,016	119
NTT Urban Development	Non-Rental	Office	208000	1,732	0.28	0.73	0.48	-NA-	-NA-	15.30	-12.97	-4.15	0.00	-4.15	-9.35	-NA-	5,347	226
Aeon Mall Co Ltd	Rental	Retail	3490	1,595	0.25	0.67	0.43	39.45	34.38	19.63	-7.52	-2.51	0.21	-2.30	5.21	-NA-	3,615	166
ORIX JREIT *	Rental	Office	796000	1,135	0.18	0.48	3.91	13.67	11.60	14.69	-16.13	-14.78	1.48	-13.30	5.05	-NA-	1,932	125
Kenedix Realty Investment*	Rental	Diversified	774000	969	0.15	0.41	3.54	-NA-	-NA-	31.26	-16.14	-9.90	0.00	-9.90	14.59	-NA-	1,453	110
Tokyu REIT *	Rental	Diversified	1090000	874	0.14	0.37	3.33	-NA-	20.98	28.51	-7.23	5.83	0.00	5.83	7.50	21.49	2,061	173
United Urban Investment *	Rental	Diversified	813000	823	0.13	0.35	4.27	-NA-	13.54	20.81	-12.30	-9.77	0.00	-9.77	6.05	21.27	931	83
Heiwa Real Estate	Non-Rental	Diversified	818	755	0.12	0.32	1.22	26.28	30.66	16.95	-9.31	-2.73	0.00	-2.73	22.11	32.50	2,700	262
Nippon Commercial Investmen	Rental	Diversified	453000	738	0.12	0.31	2.11	-NA-	-NA-	-NA-	-15.49	-12.88	0.00	-12.88	-6.98	-NA-	1,331	132
Mori Trust Sogo REIT*	Rental	Office	1330000	673	0.11	0.28	3.14	-NA-	-NA-	31.81	-5.00	10.83	0.00	10.83	20.36	-NA-	1,761	192
Toc Co	Non-Rental	Office	968	629	0.10	0.26	0.62	31.27	32.82	48.24	-23.78	-11.36	0.00	-11.36	61.33	40.39	2,520	294
Daibiru Corp	Non-Rental	Office	1428	528	0.08	0.22	0.67	21.35	24.30	18.08	-16.49	-14.80	0.00	-14.80	10.53	36.21	1,021	142
Premier Investment Co. *	Rental	Diversified	815000	523	0.08	0.22	3.85	-NA-	12.11	20.36	-31.51	-8.84	0.00	-8.84	9.58	24.69	685	96
Goldcrest	Non-Rental	Residential	5250	476	0.08	0.20	1.14	28.38	14.65	-18.21	-16.80	-10.26	0.00	-10.26	-14.09	39.83	1,806	279
Shoei Co Ltd	Non-Rental	Diversified	1876	366	0.06	0.15	1.85	21.06	14.02	-44.39	-27.43	-16.62	0.00	-16.62	-36.61	34.83	869	174
<b>Japan Total</b>				<b>79,490</b>	<b>12.69</b>	<b>33.43</b>	<b>1.12</b>											

\* -5 & -3 Years Total Returns are annualised

### CONTACT DETAILS:

EPRA: Schiphol Boulevard 283, 1118 BH Schiphol Airport, The Netherlands, T +31 20 405 3830, F +31 20 405 3840, E info@epra.com, W www.epra.com  
NAREIT: 1875 Eye Street, N.W., Suite 600, Washington D.C. 20006, USA, T +1 202 739 9400, F +1 202 739 9401, E info@nareit.com, W www.nareit.com

## EPRA/NAREIT Asia Index - Index Performance

Gross Total Return			Free	Free	Div	Total	Total	Total	Total	Total	Total	36 Mths
Index Description	Curr	Close Value	Float	Float	Yld (%)	Rtn (%)	Rtn (%)	Rtn (%)	Rtn (%)	Rtn (%)	Rtn (%)	Volty (%)
		31-Aug	Mkt Cap	Mkt Cap	31-Aug	- 5 Yrs	- 3 Yrs	- 1 Yr	QTD	31-Aug	YTD	
			Ccy (m)	(%) Weight	31-Aug							
<b>Asia</b>	<b>EUR</b>	<b>2,166.11</b>	<b>237,774</b>	<b>100.00</b>	<b>2.82</b>	<b>21.45</b>	<b>25.19</b>	<b>22.29</b>	<b>-1.82</b>	<b>0.80</b>	<b>7.10</b>	<b>12.04</b>
Pure Asia	EUR	2,235.90	204,299	85.92	2.35	22.22	26.52	22.54	-2.12	0.20	7.40	12.73
Asia ex Australia	EUR	1,939.81	162,294	68.26	0.09	-NA-	-NA-	-NA-	-1.77	-0.28	-NA-	-NA-
Asia Dividend+	EUR	2,451.21	161,893	100.00	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-
Australia	EUR	2,776.86	75,480	31.74	5.42	20.91	22.60	22.22	-1.97	3.07	3.28	11.46
Pure Australia	EUR	2,916.59	42,004	17.67	5.24	22.10	24.62	23.20	-3.48	1.93	1.88	11.44
Japan	EUR	2,458.70	79,490	33.43	1.12	20.90	26.07	11.77	-5.39	1.86	1.17	23.97
Hong Kong	EUR	1,726.35	66,354	27.91	1.99	20.40	24.90	31.65	6.33	-1.17	19.09	15.12
Singapore	EUR	1,739.08	15,919	6.70	2.27	25.62	43.47	47.62	-12.15	-6.07	13.01	18.44
New Zealand	EUR	1,461.45	531	0.22	5.75	-NA-	-NA-	9.36	-20.93	-12.01	-7.05	-NA-
<b>Asia</b>	<b>USD</b>	<b>2,921.20</b>	<b>324,146</b>	<b>100.00</b>	<b>2.82</b>	<b>29.59</b>	<b>30.09</b>	<b>30.24</b>	<b>-0.90</b>	<b>0.39</b>	<b>10.73</b>	<b>11.68</b>
Pure Asia	USD	3,015.12	278,511	85.92	2.35	30.42	31.46	30.51	-1.20	-0.21	11.03	12.48
Asia ex Australia	USD	2,024.12	221,248	68.26	0.09	-NA-	-NA-	-NA-	-0.85	-0.69	-NA-	-NA-
Asia Dividend+	USD	2,760.18	220,701	100.00	-NA-	-NA-	-NA-	33.41	0.37	0.15	12.02	-NA-
Australia	USD	3,776.85	102,898	31.74	5.42	29.14	27.38	30.16	-1.05	2.65	6.77	12.01
Pure Australia	USD	3,966.91	57,263	17.67	5.24	30.42	29.48	31.20	-2.58	1.51	5.32	12.75
Japan	USD	3,344.12	108,364	33.43	1.12	29.13	30.99	19.03	-4.50	1.44	4.59	22.57
Hong Kong	USD	2,348.04	90,458	27.91	1.99	28.60	29.78	40.21	7.33	-1.57	23.11	16.33
Singapore	USD	2,365.35	21,702	6.70	2.27	34.17	49.06	57.21	-11.32	-6.45	16.84	19.55
New Zealand	USD	1,465.75	724	0.22	5.75	-NA-	-NA-	27.95	-20.19	-12.37	8.48	-NA-
<b>Asia</b>	<b>GBP</b>	<b>2,333.99</b>	<b>160,702</b>	<b>100.00</b>	<b>2.82</b>	<b>22.89</b>	<b>25.21</b>	<b>22.82</b>	<b>-1.42</b>	<b>1.13</b>	<b>7.44</b>	<b>12.81</b>
Pure Asia	GBP	2,409.04	138,077	85.92	2.35	23.67	26.54	23.07	-1.72	0.54	7.73	13.64
Asia ex Australia	GBP	1,617.24	109,688	68.26	0.09	-NA-	-NA-	-NA-	-1.37	0.05	-NA-	-NA-
Asia Dividend+	GBP	2,452.79	109,417	100.00	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-
Australia	GBP	3,017.65	51,014	31.74	5.42	22.46	22.61	22.75	-1.57	3.41	3.60	11.86
Pure Australia	GBP	3,169.50	28,389	17.67	5.24	23.67	24.64	23.73	-3.09	2.26	2.19	12.18
Japan	GBP	2,671.90	53,724	33.43	1.12	22.46	26.09	12.25	-5.01	2.20	1.48	24.48
Hong Kong	GBP	1,876.05	44,846	27.91	1.99	21.95	24.92	32.22	6.76	-0.84	19.46	15.82
Singapore	GBP	1,889.88	10,759	6.70	2.27	27.24	43.48	48.26	-11.80	-5.76	13.36	19.35
New Zealand	GBP	1,395.04	359	0.22	5.75	-NA-	-NA-	9.83	-20.61	-11.72	-6.76	-NA-

\* -5 & -3 Years Total Returns are annualised

### CONTACT DETAILS:

EPRA: Schiphol Boulevard 283, 1118 BH Schiphol Airport, The Netherlands, T +31 20 405 3830, F +31 20 405 3840, E info@epra.com, W www.epra.com  
NAREIT: 1875 Eye Street, N.W., Suite 600, Washington D.C. 20006, USA, T +1 202 739 9400, F + 1 202 739 9401, E info@nareit.com, W www.nareit.com

## EPRA/NAREIT Asia Index - Index Performance

Gross Total Return			Free	Free	Div	Total	Total	Total	Total	Total	Total	36 Mths
Index Description	Curr	Close Value	Float	Float	Yld (%)	Rtn (%)	Rtn (%)	Rtn (%)	Rtn (%)	Rtn (%)	Rtn (%)	Vlity (%)
		31-Aug	Mkt Cap	Mkt Cap	31-Aug	- 5 Yrs	- 3 Yrs	- 1 Yr	QTD	31-Aug	YTD	
			Ccy (m)	(%) Weight	31-Aug							
<b>Asia</b>	<b>JPY</b>	<b>3,308.20</b>	<b>37,573,411</b>	<b>100.00</b>	<b>2.82</b>	<b>29.01</b>	<b>32.48</b>	<b>28.72</b>	<b>-6.98</b>	<b>-2.27</b>	<b>7.72</b>	<b>12.98</b>
Pure Asia	JPY	3,414.57	32,283,601	85.92	2.35	29.83	33.88	28.98	-7.26	-2.85	8.01	13.73
Asia ex Australia	JPY	2,292.28	25,645,993	68.26	0.09	-NA-	-NA-	-NA-	-6.93	-3.32	-NA-	-NA-
Asia Dividend+	JPY	2,887.34	25,582,613	100.00	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-
Australia	JPY	4,277.21	11,927,418	31.74	5.42	28.56	29.73	28.64	-7.12	-0.06	3.87	12.91
Pure Australia	JPY	4,492.45	6,637,608	17.67	5.24	29.83	31.87	29.67	-8.56	-1.18	2.46	13.43
Japan	JPY	3,808.69	12,561,049	33.43	1.12	28.66	33.41	17.64	-10.36	-1.24	1.74	23.69
Hong Kong	JPY	2,659.11	10,485,412	27.91	1.99	28.02	32.17	38.57	0.74	-4.17	19.77	16.51
Singapore	JPY	2,678.72	2,515,559	6.70	2.27	33.57	51.81	55.38	-16.77	-8.93	13.66	21.11
New Zealand	JPY	1,658.07	83,973	0.22	5.75	-NA-	-NA-	15.10	-25.09	-14.69	-6.52	-NA-
<b>Australia</b>	<b>AUD</b>	<b>3,081.04</b>	<b>126,480</b>	<b>31.74</b>	<b>5.42</b>	<b>19.58</b>	<b>21.51</b>	<b>22.17</b>	<b>3.18</b>	<b>8.10</b>	<b>3.43</b>	<b>10.93</b>
Australia Hedged	USD	1,543.58	102,898	12.05	0.09	-NA-	-NA-	20.32	2.57	7.60	2.11	-NA-
Pure Australia	AUD	3,236.37	70,386	17.67	5.24	20.76	23.52	23.16	1.59	6.90	2.04	11.25
Hong Kong	HKD	2,370.51	705,277	27.91	1.99	28.58	29.76	40.57	7.04	-1.94	23.42	16.32
Singapore	SGD	2,173.25	33,069	6.70	2.27	30.48	43.37	52.33	-11.65	-6.06	16.03	17.79
New Zealand	NZD	1,509.07	1,032	0.22	5.75	-NA-	-NA-	8.64	-12.12	-3.97	-3.45	-NA-

\* -5 & -3 Years Total Returns are annualised

### CONTACT DETAILS:

EPRA: Schiphol Boulevard 283, 1118 BH Schiphol Airport, The Netherlands, T +31 20 405 3830, F +31 20 405 3840, E info@epra.com, W www.epra.com  
 NAREIT: 1875 Eye Street, N.W., Suite 600, Washington D.C. 20006, USA, T +1 202 739 9400, F + 1 202 739 9401, E info@nareit.com, W www.nareit.com

## EPRA/NAREIT Asia Index - Index Performance

Net Total Return			Free	Free	Div	Total	Total	Total	Total	Total	Total	36 Mths
Index Description	Curr	Close Value	Float	Float	Yld (%)	Rtn (%)	Rtn (%)	Rtn (%)	Rtn (%)	Rtn (%)	Rtn (%)	Vlity (%)
		31-Aug	Mkt Cap	Mkt Cap	31-Aug	- 5 Yrs	- 3 Yrs	- 1 Yr	QTD	31-Aug	YTD	
			Ccy (m)	(%) Weight	31-Aug							
<b>Asia</b>	<b>EUR</b>	<b>2,166.73</b>	<b>237,774</b>	<b>100.00</b>	<b>2.79</b>	<b>-NA-</b>	<b>-NA-</b>	<b>-NA-</b>	<b>-1.82</b>	<b>0.79</b>	<b>-NA-</b>	<b>-NA-</b>
Pure Asia	EUR	2,236.66	204,299	85.92	2.32	-NA-	-NA-	-NA-	-2.12	0.20	-NA-	-NA-
Asia ex Australia	EUR	1,940.66	162,294	68.26	0.09	-NA-	-NA-	-NA-	-1.77	-0.29	-NA-	-NA-
Australia	EUR	2,776.86	75,480	31.74	5.42	-NA-	-NA-	-NA-	-1.97	3.07	-NA-	-NA-
Pure Australia	EUR	2,916.59	42,004	17.67	0.09	-NA-	-NA-	-NA-	-3.48	1.93	-NA-	-NA-
Japan	EUR	2,453.79	79,490	33.43	1.04	-NA-	-NA-	-NA-	-5.40	1.85	-NA-	-NA-
Hong Kong	EUR	1,726.35	66,354	27.91	1.99	-NA-	-NA-	-NA-	6.33	-1.17	-NA-	-NA-
Singapore	EUR	1,770.01	15,919	6.70	0.09	-NA-	-NA-	-NA-	-12.15	-6.07	-NA-	-NA-
New Zealand	EUR	1,471.20	531	0.22	6.01	-NA-	-NA-	-NA-	-20.93	-12.01	-NA-	-NA-
<b>Asia</b>	<b>USD</b>	<b>2,922.05</b>	<b>324,146</b>	<b>100.00</b>	<b>2.79</b>	<b>-NA-</b>	<b>-NA-</b>	<b>-NA-</b>	<b>-0.90</b>	<b>0.38</b>	<b>-NA-</b>	<b>-NA-</b>
Pure Asia	USD	3,016.15	278,511	85.92	2.32	-NA-	-NA-	-NA-	-1.20	-0.21	-NA-	-NA-
Asia ex Australia	USD	2,025.01	221,248	68.26	0.09	-NA-	-NA-	-NA-	-0.85	-0.69	-NA-	-NA-
Australia	USD	3,776.85	102,898	31.74	5.42	-NA-	-NA-	-NA-	-1.05	2.65	-NA-	-NA-
Pure Australia	USD	3,966.91	57,263	17.67	0.09	-NA-	-NA-	-NA-	-2.58	1.51	-NA-	-NA-
Japan	USD	3,337.44	108,364	33.43	1.04	-NA-	-NA-	-NA-	-4.51	1.44	-NA-	-NA-
Hong Kong	USD	2,348.04	90,458	27.91	1.99	-NA-	-NA-	-NA-	7.33	-1.57	-NA-	-NA-
Singapore	USD	2,407.42	21,702	6.70	0.09	-NA-	-NA-	-NA-	-11.32	-6.45	-NA-	-NA-
New Zealand	USD	1,475.53	724	0.22	6.01	-NA-	-NA-	-NA-	-20.19	-12.37	-NA-	-NA-
<b>Asia</b>	<b>GBP</b>	<b>2,334.67</b>	<b>160,702</b>	<b>100.00</b>	<b>2.79</b>	<b>-NA-</b>	<b>-NA-</b>	<b>-NA-</b>	<b>-1.43</b>	<b>1.13</b>	<b>-NA-</b>	<b>-NA-</b>
Pure Asia	GBP	2,409.86	138,077	85.92	2.32	-NA-	-NA-	-NA-	-1.73	0.53	-NA-	-NA-
Asia ex Australia	GBP	1,617.95	109,688	68.26	0.09	-NA-	-NA-	-NA-	-1.38	0.04	-NA-	-NA-
Australia	GBP	3,017.65	51,014	31.74	5.42	-NA-	-NA-	-NA-	-1.57	3.41	-NA-	-NA-
Pure Australia	GBP	3,169.50	28,389	17.67	0.09	-NA-	-NA-	-NA-	-3.09	2.26	-NA-	-NA-
Japan	GBP	2,666.56	53,724	33.43	1.04	-NA-	-NA-	-NA-	-5.02	2.19	-NA-	-NA-
Hong Kong	GBP	1,876.05	44,846	27.91	1.99	-NA-	-NA-	-NA-	6.76	-0.84	-NA-	-NA-
Singapore	GBP	1,923.49	10,759	6.70	0.09	-NA-	-NA-	-NA-	-11.80	-5.76	-NA-	-NA-
New Zealand	GBP	1,404.34	359	0.22	6.01	-NA-	-NA-	-NA-	-20.61	-11.72	-NA-	-NA-

\* -5 & -3 Years Total Returns are annualised

### CONTACT DETAILS:

EPRA: Schiphol Boulevard 283, 1118 BH Schiphol Airport, The Netherlands, T +31 20 405 3830, F +31 20 405 3840, E info@epra.com, W www.epra.com  
NAREIT: 1875 Eye Street, N.W., Suite 600, Washington D.C. 20006, USA, T +1 202 739 9400, F + 1 202 739 9401, E info@nareit.com, W www.nareit.com



## EPRA/NAREIT Asia Index - Index Performance

Net Total Return		Free Float Mkt Cap Ccy (m)	Free Float Mkt Cap (%) Weight	Div Yld (%)	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) 31-Aug	Total Rtn (%) YTD	36 Mths Vity (%)	
Index Description	Curr	Close Value 31-Aug	31-Aug	31-Aug	31-Aug	- 5 Yrs	- 3 Yrs	- 1 Yr	QTD	31-Aug	YTD	36 Mths Vity (%)
<b>Asia</b>	<b>JPY</b>	<b>3,309.16</b>	<b>37,573,411</b>	<b>100.00</b>	<b>2.79</b>	<b>-NA-</b>	<b>-NA-</b>	<b>-NA-</b>	<b>-6.98</b>	<b>-2.27</b>	<b>-NA-</b>	<b>-NA-</b>
Pure Asia	JPY	3,415.73	32,283,601	85.92	2.32	-NA-	-NA-	-NA-	-7.27	-2.85	-NA-	-NA-
Asia ex Australia	JPY	2,293.28	25,645,993	68.26	0.09	-NA-	-NA-	-NA-	-6.94	-3.32	-NA-	-NA-
Australia	JPY	4,277.21	11,927,418	31.74	5.42	-NA-	-NA-	-NA-	-7.12	-0.06	-NA-	-NA-
Pure Australia	JPY	4,492.45	6,637,608	17.67	0.09	-NA-	-NA-	-NA-	-8.56	-1.18	-NA-	-NA-
Japan	JPY	3,801.07	12,561,049	33.43	1.04	-NA-	-NA-	-NA-	-10.37	-1.25	-NA-	-NA-
Hong Kong	JPY	2,659.11	10,485,412	27.91	1.99	-NA-	-NA-	-NA-	0.74	-4.17	-NA-	-NA-
Singapore	JPY	2,726.36	2,515,559	6.70	0.09	-NA-	-NA-	-NA-	-16.77	-8.93	-NA-	-NA-
New Zealand	JPY	1,669.13	83,973	0.22	6.01	-NA-	-NA-	-NA-	-25.09	-14.69	-NA-	-NA-
<b>Australia</b>	<b>AUD</b>	<b>3,081.04</b>	<b>126,480</b>	<b>31.74</b>	<b>5.42</b>	<b>-NA-</b>	<b>-NA-</b>	<b>-NA-</b>	<b>3.18</b>	<b>8.10</b>	<b>-NA-</b>	<b>-NA-</b>
Pure Australia	AUD	3,236.37	70,386	17.67	0.09	-NA-	-NA-	-NA-	1.59	6.90	-NA-	-NA-
Hong Kong	HKD	2,370.51	705,277	27.91	1.99	-NA-	-NA-	-NA-	7.04	-1.94	-NA-	-NA-
Singapore	SGD	2,211.89	33,069	6.70	0.09	-NA-	-NA-	-NA-	-11.65	-6.06	-NA-	-NA-
New Zealand	NZD	1,519.14	1,032	0.22	6.01	-NA-	-NA-	-NA-	-12.12	-3.97	-NA-	-NA-

\* -5 & -3 Years Total Returns are annualised

### CONTACT DETAILS:

EPRA: Schiphol Boulevard 283, 1118 BH Schiphol Airport, The Netherlands, T +31 20 405 3830, F +31 20 405 3840, E info@epra.com, W www.epra.com  
 NAREIT: 1875 Eye Street, N.W., Suite 600, Washington D.C. 20006, USA, T +1 202 739 9400, F + 1 202 739 9401, E info@nareit.com, W www.nareit.com

## EPRA/NAREIT Asia Index - Index Performance

Price Return			Free Float	Free Float	Div	Total	Total	Total	Total	Total	Total	36 Mths
Index Description	Curr	Close Value	Mkt Cap	Mkt Cap	Yld (%)	Rtn (%)	Rtn (%)	Rtn (%)	Rtn (%)	Rtn (%)	Rtn (%)	Vlty (%)
		31-Aug	Ccy (m)	(%) Weight	31-Aug	- 5 Yrs	- 3 Yrs	- 1 Yr	QTD	31-Aug	YTD	
<b>Asia</b>	<b>EUR</b>	<b>1,662.75</b>	<b>237,774</b>	<b>100.00</b>	<b>0.00</b>	<b>17.08</b>	<b>21.01</b>	<b>18.76</b>	<b>-2.20</b>	<b>0.43</b>	<b>5.23</b>	<b>11.91</b>
Pure Asia	EUR	1,741.75	204,299	85.92	0.00	18.17	22.90	19.51	-2.28	0.07	6.00	12.55
Asia ex Australia	EUR	1,851.47	162,294	68.26	0.00	-NA-	-NA-	-NA-	-1.91	-0.39	-NA-	-NA-
Asia Dividend+	EUR	2,365.55	161,893	100.00	0.00	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-
Australia	EUR	1,712.02	75,480	31.74	0.00	13.50	15.16	15.48	-2.86	2.14	-0.39	11.17
Pure Australia	EUR	1,804.79	42,004	17.67	0.00	14.71	17.20	16.47	-3.70	1.70	-0.97	10.83
Japan	EUR	2,271.97	79,490	33.43	0.00	19.43	24.66	10.71	-5.50	1.76	0.60	23.90
Hong Kong	EUR	1,400.78	66,354	27.91	0.00	17.11	21.80	28.53	6.23	-1.26	17.73	14.88
Singapore	EUR	1,407.72	15,919	6.70	0.00	21.71	39.46	44.19	-12.57	-6.28	11.04	18.43
New Zealand	EUR	1,262.23	531	0.22	0.00	-NA-	-NA-	3.76	-20.93	-12.01	-9.37	-NA-
<b>Asia</b>	<b>USD</b>	<b>2,240.39</b>	<b>324,146</b>	<b>100.00</b>	<b>0.00</b>	<b>24.93</b>	<b>25.74</b>	<b>26.48</b>	<b>-1.28</b>	<b>0.02</b>	<b>8.79</b>	<b>11.56</b>
Pure Asia	USD	2,346.84	278,511	85.92	0.00	26.09	27.70	27.27	-1.36	-0.34	9.58	12.32
Asia ex Australia	USD	1,931.88	221,248	68.26	0.00	-NA-	-NA-	-NA-	-0.99	-0.80	-NA-	-NA-
Asia Dividend+	USD	2,638.90	220,701	100.00	0.00	-NA-	-NA-	28.08	-0.19	-0.37	9.29	-NA-
Australia	USD	2,328.54	102,898	31.74	0.00	21.23	19.65	22.99	-1.95	1.72	2.98	11.85
Pure Australia	USD	2,454.73	57,263	17.67	0.00	22.52	21.77	24.04	-2.79	1.28	2.38	12.39
Japan	USD	3,090.14	108,364	33.43	0.00	27.56	29.52	17.90	-4.61	1.34	4.00	22.51
Hong Kong	USD	1,905.22	90,458	27.91	0.00	25.08	26.55	36.89	7.23	-1.66	21.71	16.00
Singapore	USD	1,914.66	21,702	6.70	0.00	30.00	44.90	53.56	-11.75	-6.67	14.79	19.61
New Zealand	USD	1,265.95	724	0.22	0.00	-NA-	-NA-	10.51	-20.19	-12.37	-6.30	-NA-
<b>Asia</b>	<b>GBP</b>	<b>1,790.03</b>	<b>160,702</b>	<b>100.00</b>	<b>0.00</b>	<b>18.47</b>	<b>21.03</b>	<b>19.27</b>	<b>-1.80</b>	<b>0.76</b>	<b>5.56</b>	<b>12.62</b>
Pure Asia	GBP	1,875.09	138,077	85.92	0.00	19.57	22.92	20.02	-1.88	0.40	6.33	13.39
Asia ex Australia	GBP	1,543.55	109,688	68.26	0.00	-NA-	-NA-	-NA-	-1.51	-0.06	-NA-	-NA-
Asia Dividend+	GBP	2,357.56	109,417	100.00	0.00	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-
Australia	GBP	1,860.47	51,014	31.74	0.00	14.96	15.17	15.98	-2.47	2.48	-0.08	11.45
Pure Australia	GBP	1,961.29	28,389	17.67	0.00	16.18	17.21	16.97	-3.31	2.04	-0.66	11.36
Japan	GBP	2,468.98	53,724	33.43	0.00	20.97	24.67	11.19	-5.12	2.10	0.91	24.39
Hong Kong	GBP	1,522.24	44,846	27.91	0.00	18.61	21.81	29.09	6.66	-0.93	18.10	15.53
Singapore	GBP	1,529.78	10,759	6.70	0.00	23.28	39.48	44.81	-12.22	-5.97	11.38	19.38
New Zealand	GBP	1,204.87	359	0.22	0.00	-NA-	-NA-	4.21	-20.61	-11.72	-9.09	-NA-

\* -5 & -3 Years Total Returns are annualised

### CONTACT DETAILS:

EPRA: Schiphol Boulevard 283, 1118 BH Schiphol Airport, The Netherlands, T +31 20 405 3830, F +31 20 405 3840, E info@epra.com, W www.epra.com  
NAREIT: 1875 Eye Street, N.W., Suite 600, Washington D.C. 20006, USA, T +1 202 739 9400, F + 1 202 739 9401, E info@nareit.com, W www.nareit.com

## EPRA/NAREIT Asia Index - Index Performance

Price Return			Free Float	Free Float	Div	Total	Total	Total	Total	Total	Total	36 Mths
Index Description	Curr	Close Value	Mkt Cap	Mkt Cap	Yld (%)	Rtn (%)	Rtn (%)	Rtn (%)	Rtn (%)	Rtn (%)	Rtn (%)	Vlty (%)
		31-Aug	Ccy (m)	(%) Weight	31-Aug	- 5 Yrs	- 3 Yrs	- 1 Yr	QTD	31-Aug	YTD	
<b>Asia</b>	<b>JPY</b>	<b>2,537.19</b>	<b>37,573,411</b>	<b>100.00</b>	<b>0.00</b>	<b>24.37</b>	<b>28.05</b>	<b>25.00</b>	<b>-7.34</b>	<b>-2.63</b>	<b>5.83</b>	<b>12.75</b>
Pure Asia	JPY	2,657.75	32,283,601	85.92	0.00	25.53	30.05	25.79	-7.41	-2.98	6.60	13.44
Asia ex Australia	JPY	2,187.82	25,645,993	68.26	0.00	-NA-	-NA-	-NA-	-7.06	-3.42	-NA-	-NA-
Asia Dividend+	JPY	2,940.99	25,582,613	100.00	0.00	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-
Australia	JPY	2,637.03	11,927,418	31.74	0.00	20.69	21.85	21.55	-7.96	-0.97	0.18	12.49
Pure Australia	JPY	2,779.93	6,637,608	17.67	0.00	21.97	24.01	22.59	-8.76	-1.40	-0.41	12.62
Japan	JPY	3,526.10	12,561,049	33.43	0.00	27.12	31.91	16.53	-10.47	-1.34	1.17	23.60
Hong Kong	JPY	2,157.62	10,485,412	27.91	0.00	24.52	28.88	35.29	0.65	-4.26	18.40	16.14
Singapore	JPY	2,168.31	2,515,559	6.70	0.00	29.41	47.57	51.77	-17.17	-9.14	11.67	21.19
New Zealand	JPY	1,432.05	83,973	0.22	0.00	-NA-	-NA-	9.22	-25.09	-14.69	-8.85	-NA-
<b>Australia</b>	<b>AUD</b>	<b>1,898.10</b>	<b>126,480</b>	<b>31.74</b>	<b>0.00</b>	<b>12.23</b>	<b>14.13</b>	<b>15.44</b>	<b>2.26</b>	<b>7.13</b>	<b>-0.23</b>	<b>10.38</b>
Australia Hedged	USD	1,326.79	102,898	12.05	0.00	-NA-	-NA-	13.67	1.68	6.67	-1.54	-NA-
Pure Australia	AUD	2,000.71	70,386	17.67	0.00	13.42	16.15	16.43	1.37	6.67	-0.81	10.59
Hong Kong	HKD	1,924.00	705,277	27.91	0.00	25.08	26.53	37.24	6.94	-2.03	22.02	15.98
Singapore	SGD	1,762.38	33,069	6.70	0.00	26.47	39.37	48.80	-12.07	-6.28	14.00	17.87
New Zealand	NZD	1,303.20	1,032	0.22	0.00	-NA-	-NA-	3.09	-12.12	-3.97	-5.84	-NA-

\* -5 & -3 Years Total Returns are annualised

### CONTACT DETAILS:

EPRA: Schiphol Boulevard 283, 1118 BH Schiphol Airport, The Netherlands, T +31 20 405 3830, F +31 20 405 3840, E info@epra.com, W www.epra.com  
 NAREIT: 1875 Eye Street, N.W., Suite 600, Washington D.C. 20006, USA, T +1 202 739 9400, F + 1 202 739 9401, E info@nareit.com, W www.nareit.com

## EPRA/NAREIT Asia Index - Asset Class Comparison

Gross Total Return			12 Mths Estimated Div	Total	Total	Total	Total	Total	Total	36 Mths
Index Description	Curr	Close Value 31-Aug	Yld (%) 31-Aug	Rtn (%) - 5 Yrs	Rtn (%) - 3 Yrs	Rtn (%) - 1 Yr	Rtn (%) QTD	Rtn (%) 31-Aug	Rtn (%) YTD	Vlty (%)
Asia Real Estate	Local	2,498.18	2.82	25.01	28.49	26.95	-1.91	0.97	8.66	11.45
Asia FTSE	Local	314.45	2.33	17.58	22.00	18.66	-2.10	-2.46	8.57	10.88
Japan Real Estate	JPY	3,808.69	1.12	28.66	33.41	17.64	-10.36	-1.24	1.74	23.69
Japan FTSE	JPY	130.87	1.13	12.93	15.04	0.33	-9.37	-5.52	-3.72	13.72
Japan JP Morgan Bonds	JPY	226.52	-NA-	0.80	1.21	1.67	1.69	1.12	1.27	1.85
Australia Real Estate	AUD	3,081.04	5.42	19.58	21.51	22.17	3.18	8.10	3.43	10.93
Australia FTSE	AUD	1,175.93	4.82	20.14	26.91	26.77	0.77	3.24	13.86	9.42
Australia JP Morgan Bonds	AUD	589.88	-NA-	5.22	4.77	4.34	2.30	1.10	3.76	2.38
Hong Kong Real Estate	HKD	2,370.51	1.99	28.58	29.76	40.57	7.04	-1.94	23.42	16.32
Hong Kong FTSE	HKD	1,560.71	3.71	25.83	31.07	48.29	9.89	1.87	24.94	12.75
Hong Kong JP Morgan Bonds	HKD	138.29	-NA-	3.12	2.63	3.43	1.72	0.63	0.84	3.30
Singapore Real Estate	SGD	2,173.25	2.27	30.48	43.37	52.33	-11.65	-6.06	16.03	17.79
Singapore FTSE	SGD	559.15	4.35	21.90	26.85	46.20	-3.77	-3.41	18.73	10.74
Singapore JP Morgan Bonds	SGD	136.43	-NA-	3.29	3.23	5.79	0.32	0.88	3.34	2.55
New Zealand Real Estate	NZD	1,509.07	5.75	-NA-	-NA-	8.64	-12.12	-3.97	-3.45	-NA-
New Zealand FTSE	NZD	225.60	5.71	12.82	11.35	19.04	-4.33	-3.91	0.25	12.63
New Zealand JP Morgan Bonds	NZD	237.85	-NA-	5.82	5.64	3.87	2.86	2.64	2.64	2.30

\* -5 & -3 Years Total Returns are annualised

### CONTACT DETAILS:

EPRA: Schiphol Boulevard 283, 1118 BH Schiphol Airport, The Netherlands, T +31 20 405 3830, F +31 20 405 3840, E info@epra.com, W www.epra.com  
 NAREIT: 1875 Eye Street, N.W., Suite 600, Washington D.C. 20006, USA, T +1 202 739 9400, F +1 202 739 9401, E info@nareit.com, W www.nareit.com

**EPRA/NAREIT Asia Index - Top 20 Constituents:****31-Aug**

Company	Investment Focus	Sector	Country	Free Float Mkt Cap (EUR m) 31-Aug	Free Float Asia (%) Weight 31-Aug
Westfield Group *	Rental	Retail	AU	24,064	10.12
Mitsubishi Estate	Non-Rental	Diversified	JP	20,180	8.49
Sun Hung Kai Props	Non-Rental	Diversified	HK	18,281	7.69
Mitsui Fudosan	Non-Rental	Diversified	JP	16,901	7.11
Sumitomo Realty & Dev	Non-Rental	Diversified	JP	11,418	4.80
Stockland Trust Group *	Non-Rental	Diversified	AU	7,116	2.99
Goodman Group *	Rental	Industrial	AU	6,719	2.83
GPT Group *	Rental	Diversified	AU	5,824	2.45
Hang Lung Properties	Non-Rental	Diversified	HK	5,563	2.34
China Overseas Land	Non-Rental	Residential	HK	5,399	2.27
Capitaland	Non-Rental	Diversified	SG	4,956	2.08
New World Development	Non-Rental	Diversified	HK	4,851	2.04
Hongkong Land Hldgs	Rental	Office	HK	4,849	2.04
Nippon Building Fund *	Rental	Office	JP	4,790	2.01
Centro Properties Group *	Rental	Retail	AU	4,131	1.74
Henderson Land Dev	Non-Rental	Diversified	HK	3,955	1.66
Sino Land	Non-Rental	Diversified	HK	3,940	1.66
DB RREEF Trust *	Rental	Diversified	AU	3,472	1.46
Japan Real Estate *	Rental	Office	JP	3,347	1.41
Mirvac Group *	Non-Rental	Diversified	AU	3,257	1.37

**EPRA/NAREIT Asia Index - Country B/down:****31-Aug**

Country Index	Number of Constituents 31-Aug	Free Float Mkt Cap (EUR m) 31-Aug	Free Float Asia (%) Weight 31-Aug
EPRA/NAREIT Australia	25	75,480	31.74%
EPRA/NAREIT Japan	24	79,490	33.43%
EPRA/NAREIT Hong Kong	20	66,354	27.91%
EPRA/NAREIT Singapore	11	15,919	6.70%
EPRA/NAREIT New Zealand	1	531	0.22%
<b>EPRA/NAREIT Asia</b>	<b>81</b>	<b>237,774</b>	<b>100.00%</b>

## CONTACT DETAILS:

EPRA: Schiphol Boulevard 283, 1118 BH Schiphol Airport, The Netherlands, T +31 20 405 3830, F +31 20 405 3840, E info@epra.com, W www.epra.com  
NAREIT: 1875 Eye Street, N.W., Suite 600, Washington D.C. 20006, USA, T +1 202 739 9400, F + 1 202 739 9401, E info@nareit.com, W www.nareit.com

**EPRA/NAREIT Asia Index - Top 20 Performance:****Aug-07**

Stock	Investment Focus	Sector	Country	Price Return Aug-07	Dividend Return Aug-07	Total Return Aug-07
Westfield Group *	Rental	Retail	AU	9.87	2.80	12.66
Stockland Trust Group *	Non-Rental	Diversified	AU	11.13	0.00	11.13
Goodman Group *	Rental	Industrial	AU	10.86	0.00	10.86
Mori Trust Sogo REIT*	Rental	Office	JP	10.83	0.00	10.83
DB RREEF Trust *	Rental	Diversified	AU	10.74	0.00	10.74
CFS Retail Property Trust	Rental	Retail	AU	10.23	0.00	10.23
ING Industrial Fund *	Rental	Industrial	AU	7.63	0.00	7.63
GPT Group *	Rental	Diversified	AU	5.99	1.62	7.61
Valad Property Group	Non-Rental	Diversified	AU	6.49	0.00	6.49
Sumitomo Realty & Dev	Non-Rental	Diversified	JP	6.16	0.00	6.16
Bunnings Warehouse Proj	Rental	Retail	AU	5.98	0.00	5.98
Tokyu REIT *	Rental	Diversified	JP	5.83	0.00	5.83
Macquarie Countrywide *	Rental	Retail	AU	5.58	0.00	5.58
Tokyo Tatemono	Non-Rental	Office	JP	5.51	0.00	5.51
Cmnwealth Prop Office *	Rental	Office	AU	5.00	0.00	5.00
Mirvac Group *	Non-Rental	Diversified	AU	4.67	0.00	4.67
ING Office Fund *	Rental	Office	AU	3.88	0.00	3.88
Sun Hung Kai Props	Non-Rental	Diversified	HK	3.38	0.00	3.38
Japan Prime Realty Inv. *	Rental	Office	JP	3.28	0.00	3.28
Sino Land	Non-Rental	Diversified	HK	3.05	0.00	3.05

**EPRA/NAREIT Asia Index - Bottom 20 Performance:****Aug-07**

Stock	Investment Focus	Sector	Country	Price Return Aug-07	Dividend Return Aug-07	Total Return Aug-07
Guocoland	Non-Rental	Diversified	SG	-7.57	0.00	-7.57
Keppel Land	Non-Rental	Diversified	SG	-7.78	0.00	-7.78
Hopson Development	Non-Rental	Residential	HK	-7.79	0.00	-7.79
New World China Land	Non-Rental	Diversified	HK	-7.91	0.00	-7.91
Capitamall Trust *	Rental	Retail	SG	-9.57	0.83	-8.74
Premier Investment Co. *	Rental	Diversified	JP	-8.84	0.00	-8.84
Hongkong Land Hldgs	Rental	Office	HK	-9.86	0.94	-8.92
Champion REIT	Rental	Office	HK	-9.17	0.00	-9.17
Kowloon Dev	Non-Rental	Residential	HK	-9.35	0.00	-9.35
United Urban Investment *	Rental	Diversified	JP	-9.77	0.00	-9.77
Kenedix Realty Investmen	Rental	Diversified	JP	-9.90	0.00	-9.90
Goldcrest	Non-Rental	Residential	JP	-10.26	0.00	-10.26
Toc Co	Non-Rental	Office	JP	-11.36	0.00	-11.36
Mapletree Logistics Trust	Rental	Industrial	SG	-13.43	1.19	-12.25
Nippon Commercial Invest	Rental	Diversified	JP	-12.88	0.00	-12.88
Ascendas REIT *	Rental	Industrial	SG	-13.28	0.00	-13.28
ORIX JREIT *	Rental	Office	JP	-14.78	1.48	-13.30
Daibiru Corp	Non-Rental	Office	JP	-14.80	0.00	-14.80
Shoei Co Ltd	Non-Rental	Diversified	JP	-16.62	0.00	-16.62
Great Eagle Holdings	Non-Rental	Diversified	HK	-16.72	0.00	-16.72

## CONTACT DETAILS:

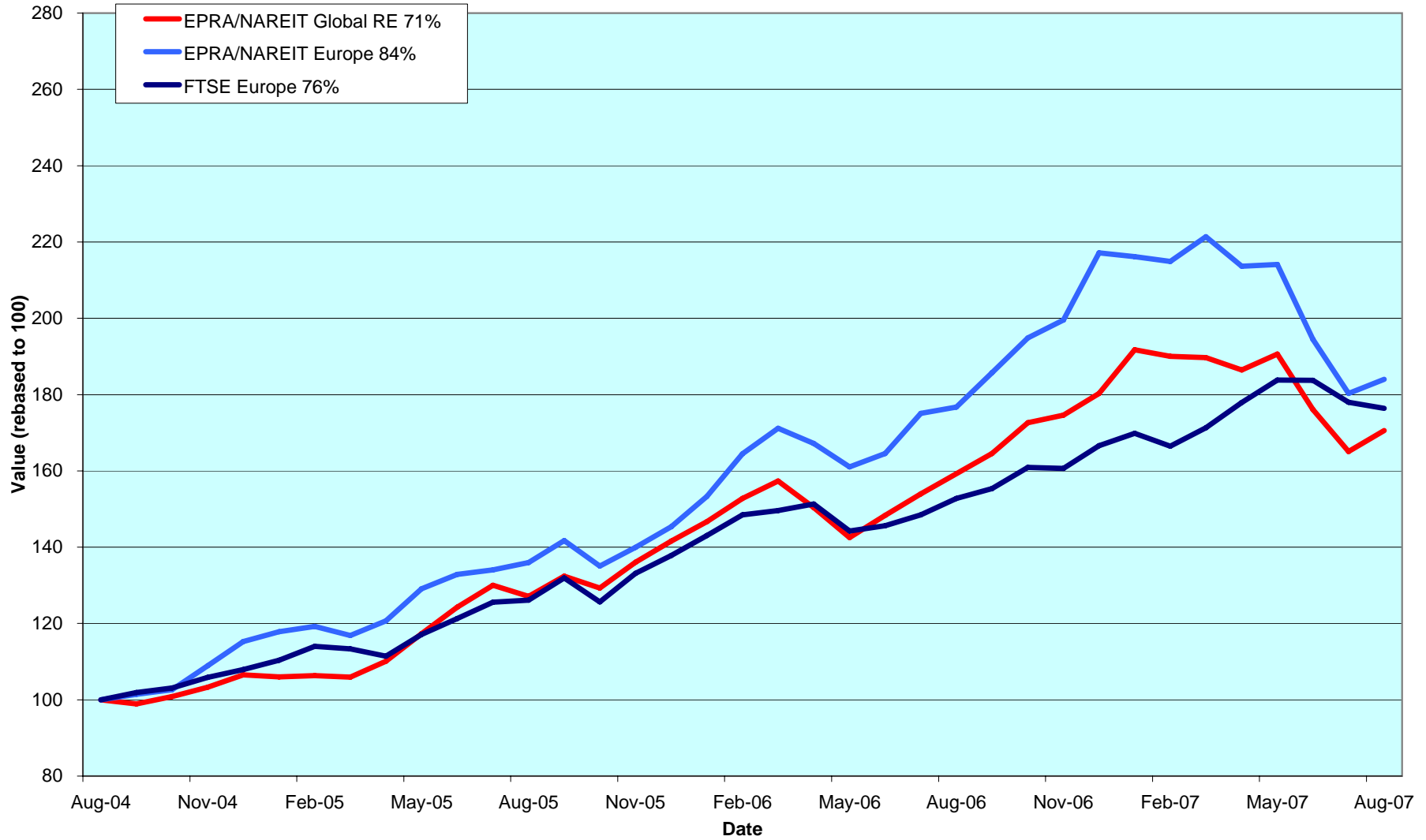
EPRA: Schiphol Boulevard 283, 1118 BH Schiphol Airport, The Netherlands, T +31 20 405 3830, F +31 20 405 3840, E info@epra.com, W www.epra.com  
 NAREIT: 1875 Eye Street, N.W., Suite 600, Washington D.C. 20006, USA, T +1 202 739 9400, F +1 202 739 9401, E info@nareit.com, W www.nareit.com

**Section 4**  
**EPRA/NAREIT Europe Index**

**CONTACT DETAILS:**

EPRA: Schiphol Boulevard 283, 1118 BH Schiphol Airport, The Netherlands, T +31 20 405 3830, F +31 20 405 3840, E [info@epra.com](mailto:info@epra.com), W [www.epra.com](http://www.epra.com)  
NAREIT: 1875 Eye Street, N.W., Suite 600, Washington D.C. 20006, USA, T +1 202 739 9400, F + 1 202 739 9401, E [info@nareit.com](mailto:info@nareit.com), W [www.nareit.com](http://www.nareit.com)

### EPRA/NAREIT Europe v EPRA/NAREIT Global & FTSE Europe - Total Return (EUR) Rolling 36 Months Performance

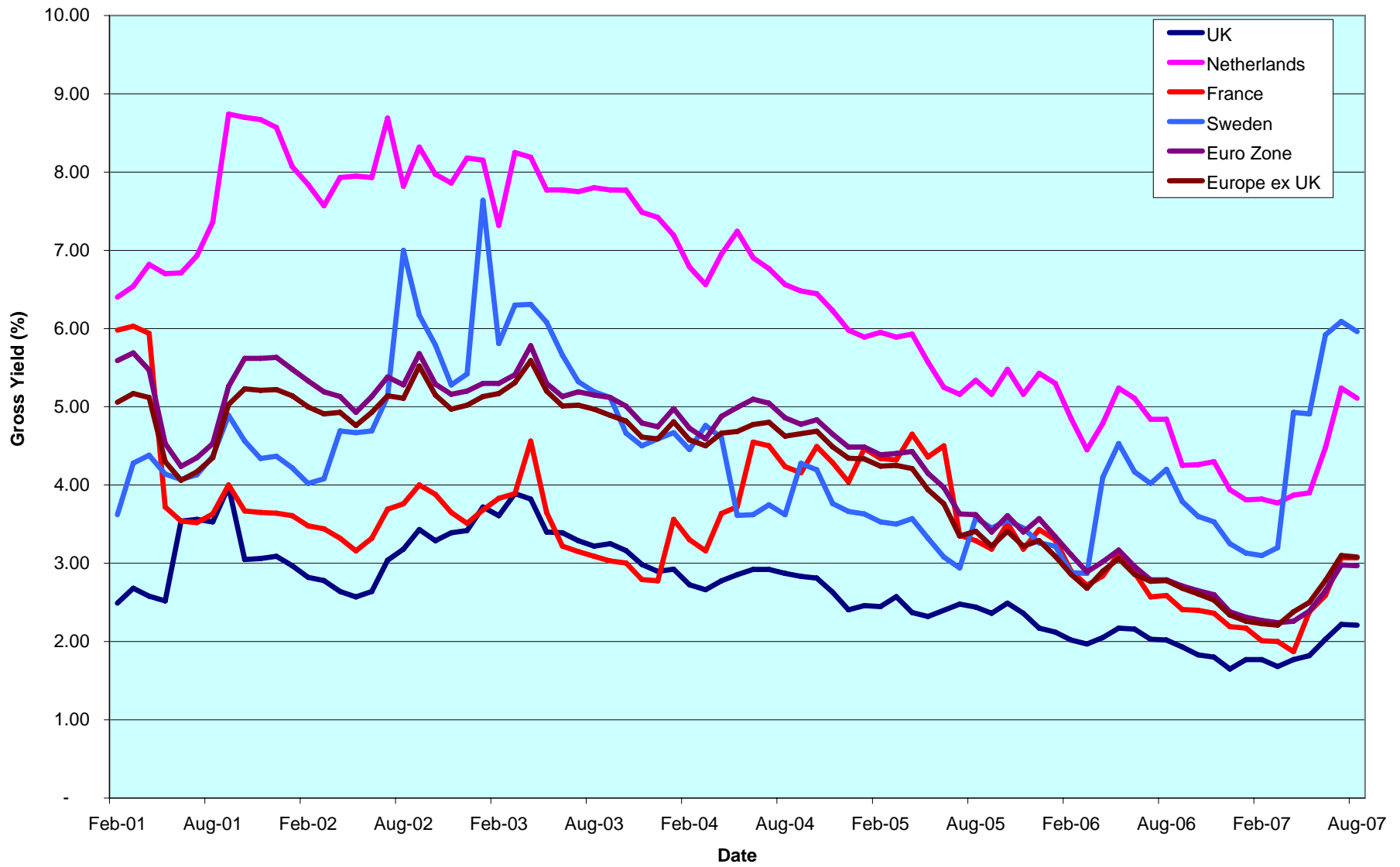


**CONTACT DETAILS:**

EPRA: Schiphol Boulevard 283, 1118 BH Schiphol Airport, The Netherlands, T +31 20 405 3830, F +31 20 405 3840, E info@epra.com, W www.epra.com  
 NAREIT: 1875 Eye Street, N.W., Suite 600, Washington D.C. 20006, USA, T +1 202 739 9400, F + 1 202 739 9401, E info@nareit.com, W www.nareit.com



### Dividend Yields



**CONTACT DETAILS:**

EPRA: Schiphol Boulevard 283, 1118 BH Schiphol Airport, The Netherlands, T +31 20 405 3830, F +31 20 405 3840, E info@epra.com, W www.epra.com  
 NAREIT: 1875 Eye Street, N.W., Suite 600, Washington D.C. 20006, USA, T +1 202 739 9400, F + 1 202 739 9401, E info@nareit.com, W www.nareit.com

## Corporate Actions & Changes Europe

6 August 2007	Deutsche Euroshop AG (Germany): Stock Split: 2 for 1
20 August 2007	SEGRO (UK): Special dividend of GBP 0.637963
20 August 2007	SEGRO (UK): 12 for 13 consolidation. New number of shares: 432,955,573

### CONTACT DETAILS:

EPRA: Schiphol Boulevard 283, 1118 BH Schiphol Airport, The Netherlands, T +31 20 405 3830, F +31 20 405 3840, E [info@epra.com](mailto:info@epra.com), W [www.epra.com](http://www.epra.com)  
NAREIT: 1875 Eye Street, N.W., Suite 600, Washington D.C. 20006, USA, T +1 202 739 9400, F + 1 202 739 9401, E [info@nareit.com](mailto:info@nareit.com), W [www.nareit.com](http://www.nareit.com)

## Dividends Europe

Ex - Date	Company	Investment Focus	Sector	Curr	Gross Dividend	Dividend Yield %	Pay Date	Type
1-Aug	Invista Foundation Property *	Rental	Diversified	GBP	0.017	5.64	17-Aug	Interim
1-Aug	ISIS Property Trust Ld	Rental	Diversified	GBP	0.020	4.78	31-Aug	Interim
1-Aug	St Modwen Properties	Rental	Diversified	GBP	0.043	1.87	31-Aug	Interim
7-Aug	Societe de la Tour Eiffel *	Rental	Diversified	EUR	3.000	0.00	7-Aug	Interim
10-Aug	Mapeley	Rental	Office	GBP	0.047	4.42	24-Aug	Interim
13-Aug	Vastned Retail *	Rental	Retail	EUR	1.120	6.06	3-Sep	Interim
13-Aug	Vastned Offices/Industrial *	Rental	Office	EUR	0.510	7.12	3-Sep	Interim
15-Aug	ING UK Real Estate Income T	Rental	Diversified	EUR	0.016	2.66	31-Aug	Interim
15-Aug	Liberty International *	Rental	Retail	GBP	0.165	2.62	4-Sep	Interim
15-Aug	Standard Life Inv Prop	Rental	Diversified	GBP	0.017	5.61	31-Aug	Interim
17-Aug	Nieuwe Steen Investments *	Rental	Diversified	EUR	0.330	6.93	24-Aug	Interim
5-Sep	ISIS Property Trust 2 Ld	Rental	Industrial	GBP	0.018	5.00	28-Sep	Interim
5-Sep	Warehouses De Pauw *	Rental	Diversified	EUR	1.290	5.11	5-Sep	Interim
14-Sep	Invesco UK Property Income T	Rental	Industrial	GBP	0.0125 **	6.06	October	Interim
19-Sep	Land Securitie Group *	Rental	Diversified	EUR	0.178	3.13	15-Oct	Interim
21-Sep	Zueblin Immobilien	Rental	Diversified	CHF	0.500	0.00	21-Sep	Interim
21-Sep	Assura	Rental	Office	GBP	0.0184444 **	3.00	October	Interim
21-Sep	Hammerson *	Rental	Health Care	GBP	0.064444 **	1.65	October	Interim
26-Sep	F&C Commercial Property Tru	Rental	Retail	GBP	0.015	2.68	26-Oct	Interim
28-Sep	Capital & Regional Props	Rental	Diversified	GBP	0.0777777 **	2.13	October	Interim
28-Sep	Development Securities	Rental	Retail	GBP	0.0235555 **	1.13	October	Interim
28-Sep	F&C Commercial Prop	Non-Rental	Retail	GBP	0.0111111 **	2.68	October	Interim
28-Sep	Minerva	Rental	Diversified	GBP	0.024 **	1.30	October	Final
28-Sep	Primary Health Prop.*	Rental	Diversified	GBP	0.066666 **	3.64	October	Final

\*\* Based on previous period figures

### CONTACT DETAILS:

EPRA: Schiphol Boulevard 283, 1118 BH Schiphol Airport, The Netherlands, T +31 20 405 3830, F +31 20 405 3840, E info@epra.com, W www.epra.com  
 NAREIT: 1875 Eye Street, N.W., Suite 600, Washington D.C. 20006, USA, T +1 202 739 9400, F +1 202 739 9401, E info@nareit.com, W www.nareit.com

## EPRA/NAREIT Europe Index - Stock Performance

Index Constituents	Investment Focus	Sector	Local Price 31-Aug	Free Float Mkt Cap EUR (m) 31-Aug	Free Float Global Wght (%) 31-Aug	Free Float Europe Wght (%) 31-Aug	Div Yld (%) 31-Aug	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Price Rtn (%) Aug-07	Dividend Rtn (%) Aug-07	Total Rtn (%) Aug-07	Total Rtn (%) YTD	36 Mths Vlty (%)	Turnover 3 month Annualised EUR (m)	Annual Velocity (%)
Immofinanz	Rental	Diversified	9.08	4,063	0.65	3.09	0.00	10.21	11.10	0.33	-16.00	-2.37	0.00	-2.37	-15.93	14.01	4,383	108
Immoeast Immobilien Anlage	Rental	Diversified	8.99	3,748	0.60	2.85	0.00	-NA-	12.11	-2.28	-14.14	-6.35	0.00	-6.35	-15.59	14.40	6,364	170
CA Immobilien Anlage	Rental	Diversified	19.04	1,661	0.27	1.26	0.00	1.68	-1.07	-11.65	-12.70	0.26	0.00	0.26	-13.89	12.09	1,267	76
Conwert Immobilien	Non-Rental	Residential	13.50	1,152	0.18	0.88	0.00	-NA-	1.92	-14.29	-5.59	8.61	0.00	8.61	-17.68	13.24	1,324	115
Sparkassen Immobilien	Rental	Diversified	9.02	614	0.10	0.47	0.00	-NA-	-NA-	-NA-	-14.50	-7.87	0.00	-7.87	-8.05	-NA-	565	92
Sparkassen Immo Invest	Rental	Diversified	95.00	213	0.03	0.16	4.59	6.26	4.10	-4.28	-4.76	3.26	0.00	3.26	-6.40	10.74	38	18
<b>Austria Total</b>				<b>11,453</b>	<b>1.83</b>	<b>8.71</b>	<b>0.10</b>											
Cofinimmo *	Rental	Office	126.14	1,006	0.16	0.76	5.87	10.90	8.91	-2.10	-10.57	-3.89	0.00	-3.89	-12.26	10.40	1,074	107
Befimmo *	Rental	Office	76.00	992	0.16	0.75	10.37	9.72	7.62	0.71	0.66	4.68	0.00	4.68	-6.97	16.83	465	47
Warehouses De Pauw *	Rental	Industrial	48.36	312	0.05	0.24	5.11	17.91	20.72	13.59	1.49	1.21	0.00	1.21	-1.34	18.54	221	71
Intervest Offices *	Rental	Office	29.80	207	0.03	0.16	6.28	10.24	15.96	11.32	2.76	1.53	0.00	1.53	11.24	11.33	81	39
Leasinvest Real Estate *	Rental	Office	71.30	143	0.02	0.11	5.26	10.63	13.78	4.97	-8.71	1.16	0.00	1.16	-7.04	15.11	50	35
Wereldhave Belgium	Rental	Diversified	58.77	125	0.02	0.10	6.38	-NA-	-NA-	-NA-	2.85	6.60	0.00	6.60	0.29	-NA-	54	43
<b>Belgium Total</b>				<b>2,786</b>	<b>0.44</b>	<b>2.12</b>	<b>7.41</b>											
TK Development	Non-Rental	Retail	122.00	459	0.07	0.35	0.00	16.24	120.22	105.04	-4.31	-9.63	0.00	-9.63	45.24	72.57	950	207
Keops	Non-Rental	Diversified	24.00	173	0.03	0.13	0.63	40.98	108.29	35.67	1.27	1.27	0.00	1.27	18.38	105.39	662	383
<b>Denmark Total</b>				<b>632</b>	<b>0.10</b>	<b>0.48</b>	<b>0.17</b>											
Sponda	Rental	Diversified	10.00	831	0.13	0.63	4.00	20.87	23.91	32.13	-7.15	-3.85	0.00	-3.85	-3.11	19.80	1,119	135
Citycon OYJ	Rental	Retail	4.75	685	0.11	0.52	2.95	38.23	35.68	28.01	-0.42	1.28	0.00	1.28	-3.17	29.20	772	113
Technopolis	Rental	Office	5.95	241	0.04	0.18	2.35	31.28	35.92	7.79	-14.51	-7.32	0.00	-7.32	-20.91	26.45	166	69
<b>Finland Total</b>				<b>1,757</b>	<b>0.28</b>	<b>1.34</b>	<b>3.36</b>											
Unibail-Rodamco *	Rental	Diversified	176.75	14,373	2.30	10.93	2.83	31.64	36.53	19.26	-6.00	0.83	0.00	0.83	-2.35	-NA-	32,590	227
Klepierre *	Rental	Retail	115.79	2,673	0.43	2.03	2.76	26.29	27.80	8.47	-8.05	1.52	0.00	1.52	-16.79	23.39	4,919	184
Fonciere Des Regions *	Rental	Diversified	114.53	2,381	0.38	1.81	4.10	44.30	45.87	20.69	5.55	3.18	0.00	3.18	-14.88	24.55	2,874	121
Silic *	Rental	Office	116.73	1,518	0.24	1.15	3.20	25.63	27.77	21.07	-2.32	-1.72	0.00	-1.72	5.67	20.66	1,617	107
Gecina *	Rental	Diversified	120.47	1,500	0.24	1.14	3.49	23.74	24.62	22.47	-2.85	0.39	0.00	0.39	-14.02	23.30	2,474	165
Icade	Rental	Diversified	44.79	1,198	0.19	0.91	3.01	-NA-	-NA-	25.38	-21.83	-9.55	0.00	-9.55	-3.57	-NA-	2,799	234
Mercialys*	Rental	Retail	25.54	745	0.12	0.57	2.78	-NA-	-NA-	14.88	-0.08	-1.16	0.00	-1.16	-14.17	-NA-	543	73
Societe de la Tour Eiffel	Rental	Diversified	112.48	571	0.09	0.43	4.89	-NA-	-NA-	14.42	5.94	2.92	2.74	5.66	-13.57	-NA-	586	103
Affine*	Non-Rental	Diversified	43.58	176	0.03	0.13	3.44	-NA-	-NA-	29.95	-6.61	-0.95	0.00	-0.95	2.88	-NA-	104	59
Acanthe Developpement *	Rental	Diversified	3.04	128	0.02	0.10	4.28	5.10	-6.07	11.93	-10.59	-7.88	0.00	-7.88	-3.56	18.44	46	36
<b>France Total</b>				<b>25,262</b>	<b>4.03</b>	<b>19.20</b>	<b>3.07</b>											

\* -5 & -3 Years Total Returns are annualised

### CONTACT DETAILS:

EPRA: Schiphol Boulevard 283, 1118 BH Schiphol Airport, The Netherlands, T +31 20 405 3830, F +31 20 405 3840, E info@epra.com, W www.epra.com  
NAREIT: 1875 Eye Street, N.W., Suite 600, Washington D.C. 20006, USA, T +1 202 739 9400, F +1 202 739 9401, E info@nareit.com, W www.nareit.com

## EPRA/NAREIT Europe Index - Stock Performance

Index Constituents	Investment Focus	Sector	Local Price 31-Aug	Free Float Mkt Cap EUR (m) 31-Aug	Free Float Global Wght (%) 31-Aug	Free Float Europe Wght (%) 31-Aug	Div Yld (%) 31-Aug	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Price Rtn (%) Aug-07	Dividend Rtn (%) Aug-07	Total Rtn (%) Aug-07	Total Rtn (%) YTD	36 Mths Vlty (%)	Turnover 3 month Annualise EUR (m)	Annual Velocity (%)
IVG Immobilien	Rental	Diversified	26.26	2,282	0.36	1.73	1.90	22.89	44.40	5.85	-9.23	-2.49	0.00	-2.49	-17.76	29.48	6,221	273
Deutsche Euroshop	Rental	Retail	25.60	880	0.14	0.67	4.10	18.00	22.38	2.03	-2.48	2.73	0.00	2.73	-1.35	16.25	1,089	124
Gagfah	Rental	Residential	14.63	658	0.11	0.50	3.69	-NA-	-NA-	-NA-	-9.41	0.14	0.00	0.14	-39.12	-NA-	-NA-	-NA-
Colonia Real Estate	Rental	Residential	29.85	653	0.10	0.50	0.00	-NA-	-NA-	7.08	-4.30	4.19	0.00	4.19	-13.20	-NA-	1,062	163
Deutsche Wohnen	Rental	Residential	25.71	484	0.08	0.37	13.65	16.89	19.73	-43.34	-32.96	-14.16	0.00	-14.16	-47.86	30.81	51	10
Vivacon AG	Non-Rental	Residential	0.22	422	0.07	0.32	1.83	-NA-	-NA-	-NA-	-26.76	-14.07	0.00	-14.07	-NA-	-NA-	1,427	338
Alstria Office	Rental	Office	0.14	386	0.06	0.29	0.00	-NA-	-NA-	-NA-	-7.82	2.15	0.00	2.15	-NA-	-NA-	282	73
Patrizia Immobilien	Rental	Residential	11.50	300	0.05	0.23	1.30	-NA-	-NA-	-NA-	-12.35	1.32	0.00	1.32	-49.02	-NA-	1,096	366
<b>Germany Total</b>				<b>6,066</b>	<b>0.97</b>	<b>4.61</b>	<b>2.99</b>											
Babis Vovos	Rental	Diversified	23.24	591	0.09	0.45	0.00	6.28	13.87	26.72	-2.76	-0.26	0.00	-0.26	-20.41	35.82	696	118
Lamda Development	Non-Rental	Diversified	14.30	188	0.03	0.14	1.61	23.55	69.19	95.82	-8.80	2.00	0.00	2.00	23.55	33.50	183	98
Eurobank Properties Real Est	Rental	Diversified	15.20	111	0.02	0.08	6.58	-NA-	-NA-	-NA-	-6.06	-9.52	0.00	-9.52	-10.69	-NA-	88	79
<b>Greece Total</b>				<b>891</b>	<b>0.14</b>	<b>0.68</b>	<b>1.16</b>											
Beni Stabili	Rental	Office	0.91	633	0.10	0.48	2.64	14.64	11.72	16.00	-16.05	-1.14	0.00	-1.14	-22.95	24.28	1,916	303
Risanamento	Non-Rental	Diversified	5.09	559	0.09	0.42	0.00	18.54	53.17	-15.87	-6.69	0.20	0.00	0.20	-37.93	35.83	1,139	204
IGD	Rental	Retail	3.23	399	0.06	0.30	1.08	-NA-	-NA-	29.21	6.17	9.97	0.00	9.97	-11.94	-NA-	800	200
Aedes	Non-Rental	Diversified	4.90	371	0.06	0.28	5.11	11.03	14.07	2.90	-11.64	-1.85	0.00	-1.85	-16.21	25.49	283	76
<b>Italy Total</b>				<b>1,962</b>	<b>0.31</b>	<b>1.49</b>	<b>2.04</b>											
Corio *	Rental	Retail	57.18	3,845	0.61	2.92	4.42	22.58	21.35	13.63	-1.72	8.30	0.00	8.30	-3.54	19.13	5,324	138
Wereldhave *	Rental	Diversified	87.89	1,827	0.29	1.39	5.23	16.93	13.07	12.79	-15.05	-6.28	0.00	-6.28	-8.33	19.11	3,929	215
Eurocommerical Props *	Rental	Retail	38.56	1,360	0.22	1.03	4.15	18.93	18.91	20.60	0.63	6.34	0.00	6.34	1.98	18.41	1,308	96
Vastned Retail *	Rental	Retail	58.40	978	0.16	0.74	6.37	13.71	15.72	0.52	-7.91	-1.68	1.89	0.20	-19.32	18.93	1,062	109
Nieuwe Steen Inv *	Rental	Diversified	19.63	702	0.11	0.53	6.88	12.53	12.94	2.89	-4.08	-2.34	1.64	-0.70	-7.69	-NA-	470	67
ProLogis European Properties	Rental	Industrial	11.94	676	0.11	0.51	5.50	-NA-	-NA-	-NA-	-7.80	5.66	0.00	5.66	-20.40	-NA-	582	86
Vastned Offices Ind *	Rental	Office	24.15	509	0.08	0.39	7.08	9.63	12.69	-0.84	-10.00	-1.23	2.09	0.86	-13.08	-NA-	452	89
<b>Netherlands Total</b>				<b>9,897</b>	<b>1.58</b>	<b>7.52</b>	<b>5.11</b>											
Norwegian Property ASA	Rental	Office	68	613	0.10	0.47	3.70	-NA-	-NA-	-NA-	-8.47	-3.91	0.00	-3.91	3.85	-NA-	1,434	234
<b>Norway Total</b>				<b>613</b>	<b>0.10</b>	<b>0.47</b>	<b>3.70</b>											

\* -5 & -3 Years Total Returns are annualised

### CONTACT DETAILS:

EPRA: Schiphol Boulevard 283, 1118 BH Schiphol Airport, The Netherlands, T +31 20 405 3830, F +31 20 405 3840, E info@epra.com, W www.epra.com  
NAREIT: 1875 Eye Street, N.W., Suite 600, Washington D.C. 20006, USA, T +1 202 739 9400, F +1 202 739 9401, E info@nareit.com, W www.nareit.com

## EPRA/NAREIT Europe Index - Stock Performance

Index Constituents	Investment Focus	Sector	Local Price 31-Aug	Free Float Mkt Cap EUR (m) 31-Aug	Free Float Global Wght (%) 31-Aug	Free Float Europe Wght (%) 31-Aug	Div Yld (%) 31-Aug	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Price Rtn (%) Aug-07	Dividend Rtn (%) Aug-07	Total Rtn (%) Aug-07	Total Rtn (%) YTD	36 Mths Vity (%)	Turnover 3 month Annualised EUR (m)	Annual Velocity (%)
Renta Corp Real Estate SA	Non-Rental	Diversified	25.65	257	0.04	0.20	2.22	-NA-	-NA-	-NA-	-11.55	-6.39	0.00	-6.39	-24.85	-NA-	583	227
<b>Spain Total</b>				<b>257</b>	<b>0.04</b>	<b>0.20</b>	<b>2.22</b>											
Castellum	Rental	Diversified	85.50	1,566	0.25	1.19	3.33	27.41	25.70	13.27	3.32	3.95	0.00	3.95	-3.18	27.54	2,173	139
Fabege	Rental	Office	77.50	1,473	0.24	1.12	5.16	31.68	33.56	21.33	2.65	6.90	0.00	6.90	-4.79	25.36	2,373	161
Kungsleden	Rental	Diversified	84.50	1,228	0.20	0.93	13.02	38.99	43.89	35.94	-1.46	-2.87	0.00	-2.87	-9.05	34.61	2,287	186
Hufvudstaden A	Rental	Office	68.00	588	0.09	0.45	2.35	25.02	29.43	35.08	-13.92	-6.85	0.00	-6.85	0.66	25.74	661	112
Wihlborgs Fastigheter	Rental	Diversified	125.25	513	0.08	0.39	4.39	-NA-	-NA-	13.70	3.30	9.63	0.00	9.63	-8.41	-NA-	581	113
Klovern AB	Rental	Diversified	26.70	355	0.06	0.27	4.68	21.30	22.39	22.59	-1.84	0.00	0.00	0.00	-6.83	31.82	187	53
<b>Sweden Total</b>				<b>5,723</b>	<b>0.91</b>	<b>4.35</b>	<b>5.96</b>											
Globe Trade Centre	Non-Rental	Diversified	42.20	1,195	0.19	0.91	0.00	-NA-	51.86	56.30	-13.52	8.34	0.00	8.34	4.98	37.04	969	81
<b>Poland Total</b>				<b>1,195</b>	<b>0.19</b>	<b>0.91</b>	<b>0.00</b>											
PSP Swiss Property	Rental	Office	65.15	1,855	0.30	1.41	0.00	15.23	15.70	5.12	-5.03	2.12	0.00	2.12	-3.96	16.54	1,159	63
Swiss Prime Site	Rental	Office	67.05	783	0.13	0.60	4.62	9.47	11.67	13.88	-1.75	3.15	0.00	3.15	-4.49	-NA-	345	44
Allreal	Non-Rental	Office	138.00	409	0.07	0.31	3.62	15.21	14.96	10.42	0.51	2.99	0.00	2.99	5.54	11.77	219	54
Zueblin Immobilien Holding	Rental	Office	10.75	211	0.03	0.16	0.00	5.59	10.67	-0.44	-9.66	-4.44	0.00	-4.44	-8.12	11.95	73	35
<b>Switzerland Total</b>				<b>3,258</b>	<b>0.52</b>	<b>2.48</b>	<b>1.57</b>											

\* -5 & -3 Years Total Returns are annualised

### CONTACT DETAILS:

EPRA: Schiphol Boulevard 283, 1118 BH Schiphol Airport, The Netherlands, T +31 20 405 3830, F +31 20 405 3840, E info@epra.com, W www.epra.com  
NAREIT: 1875 Eye Street, N.W., Suite 600, Washington D.C. 20006, USA, T +1 202 739 9400, F +1 202 739 9401, E info@nareit.com, W www.nareit.com

**EPRA/NAREIT Europe Index - Stock Performance**

Index Constituents	Investment Focus	Sector	Local	Free	Free	Free	Div	Total	Total	Total	Total	Price	Dividend	Total	Total	Turnover	Annual	
			Price	Float	Float	Float												Yld (%)
			31-Aug	Mkt Cap	Global	Europe	31-Aug	5 Yrs	- 3 Yrs	- 1 Yr	QTD	Aug-07	Aug-07	Aug-07	YTD	Vity (%)	Annualise	
Land Securities *	Rental	Diversified	18.12	12,612	2.01	9.59	2.62	20.93	19.67	-1.22	3.96	7.09	0.00	7.09	-20.37	19.62	38,859	308
British Land *	Rental	Diversified	12.93	9,913	1.58	7.54	1.85	23.46	23.00	-3.62	-2.82	4.02	0.00	4.02	-23.24	-NA-	34,526	348
Liberty International *	Rental	Retail	11.99	6,436	1.03	4.89	2.59	17.93	16.07	8.59	6.16	15.51	1.59	17.10	-11.56	-NA-	14,742	229
Hammerson *	Rental	Retail	13.28	5,707	0.91	4.34	1.53	22.98	23.86	6.30	-7.39	10.67	0.00	10.67	-14.71	23.13	23,198	406
SEGRO *	Rental	Industrial	5.47	3,504	0.56	2.66	3.38	14.24	10.54	-11.26	-10.18	3.77	0.00	3.77	-26.78	21.41	-NA-	-NA-
Derwent London	Rental	Office	17.94	2,669	0.43	2.03	0.78	21.46	27.09	0.24	-2.23	7.49	0.00	7.49	-13.89	21.17	6,052	227
Great Portland Estates *	Rental	Office	6.47	1,733	0.28	1.32	1.71	25.79	35.39	16.74	-2.34	-0.38	0.00	-0.38	-5.50	17.12	5,849	338
Brixton *	Rental	Industrial	3.96	1,570	0.25	1.19	3.03	15.77	12.13	-22.31	-9.81	4.42	0.00	4.42	-29.81	20.29	4,961	316
Quintain Estates	Non-Rental	Diversified	8.09	1,549	0.25	1.18	1.33	31.44	22.88	25.70	0.95	-12.54	0.00	-12.54	-4.31	-NA-	6,227	402
Shaftesbury	Rental	Diversified	5.82	1,151	0.18	0.87	0.97	21.54	30.56	2.98	-1.36	3.93	0.00	3.93	-24.93	25.49	3,011	262
Capital & Regional Props	Rental	Retail	9.38	1,005	0.16	0.76	2.13	29.05	21.86	-3.98	-19.35	-6.76	0.00	-6.76	-37.94	28.09	2,337	232
Workspace Group *	Rental	Office	3.63	931	0.15	0.71	1.07	28.05	26.68	-3.26	-8.54	-0.21	0.00	-0.21	-26.11	-NA-	2,397	257
Grainger Plc	Rental	Residential	5.22	748	0.12	0.57	1.07	22.91	15.05	6.55	-7.62	5.30	0.00	5.30	-24.04	26.63	2,041	273
Unite Group	Rental	Specialty	4.04	735	0.12	0.56	0.62	19.31	22.86	-2.27	0.43	12.29	0.00	12.29	-25.76	24.82	2,147	292
St Modwen Properties	Rental	Diversified	5.22	700	0.11	0.53	1.95	33.26	23.73	14.08	-10.64	-11.75	0.73	-11.02	-8.74	-NA-	882	126
Big Yellow Group	Rental	Self Storage	5.36	672	0.11	0.51	1.21	46.61	64.40	19.54	1.90	4.69	0.00	4.69	-23.19	30.63	2,778	414
Minerva	Rental	Diversified	2.78	657	0.10	0.50	0.00	6.37	-3.78	-2.11	-21.43	-3.81	0.00	-3.81	-31.42	25.93	1,587	242
Helical Bar	Non-Rental	Diversified	4.60	649	0.10	0.49	0.88	26.86	37.05	24.41	-0.65	2.56	0.00	2.56	-2.31	21.84	1,186	183
Invista Foundation Prop	Rental	Diversified	1.20	626	0.10	0.48	5.64	-NA-	9.56	-6.12	2.05	0.63	1.42	2.05	-9.56	-NA-	788	126
Assura	Rental	Health Care	1.73	595	0.09	0.45	3.09	-NA-	22.49	9.66	-13.41	-0.14	0.00	-0.14	-17.21	28.51	312	52
F&C Commercial Prop	Rental	Diversified	1.29	561	0.09	0.43	4.65	-NA-	-NA-	2.27	4.03	2.18	0.00	2.18	0.76	-NA-	712	127
ING UK Real Estate Income T	Rental	Diversified	1.07	525	0.08	0.40	4.21	-NA-	-NA-	-7.17	2.18	-0.93	1.45	0.52	-5.35	-NA-	454	86
UK Balanced Prop	Rental	Diversified	1.70	481	0.08	0.37	4.19	14.67	17.94	14.13	9.11	1.49	0.00	1.49	24.60	-NA-	623	129
CLS Holdings	Rental	Office	5.52	445	0.07	0.34	0.00	22.21	16.40	-0.54	-6.44	-4.83	0.00	-4.83	-25.41	25.42	609	137
Mapeley	Rental	Office	25.38	442	0.07	0.34	6.30	-NA-	-NA-	-13.82	-9.38	-12.93	0.16	-12.77	-32.70	-NA-	1,251	283
Development Securities	Non-Rental	Retail	6.00	361	0.06	0.27	1.08	12.67	18.80	10.05	-1.32	-4.46	0.00	-4.46	-12.95	24.78	265	73
UK Commercial Property Trus	Rental	Diversified	0.90	352	0.06	0.27	0.00	-NA-	-NA-	-NA-	4.35	-2.17	0.00	-2.17	-NA-	-NA-	361	103
Plaza Centers	Non-Rental	Retail	1.87	324	0.05	0.25	0.00	-NA-	-NA-	-NA-	-6.50	-1.45	0.00	-1.45	-NA-	-NA-	637	197
Invesco UK Property Income T	Rental	Diversified	1.14	258	0.04	0.20	5.48	-NA-	-NA-	-1.43	-6.97	-2.16	0.00	-2.16	1.98	-NA-	289	112
Daejan Holdings	Rental	Diversified	35.06	254	0.04	0.19	1.85	19.02	14.87	-14.60	-11.93	-6.43	0.00	-6.43	-39.07	21.75	134	53
Freepart	Rental	Retail	4.05	227	0.04	0.17	0.00	5.03	4.14	-0.06	20.46	7.08	0.00	7.08	3.52	27.05	191	84
Westbury Property Fund	Rental	Diversified	1.51	223	0.04	0.17	3.97	-NA-	-NA-	-NA-	2.72	-0.66	0.00	-0.66	-6.50	-NA-	-NA-	-NA-
Teesland Advantage Property	Rental	Diversified	1.02	216	0.03	0.16	6.37	-NA-	-NA-	-7.24	-3.08	-3.76	0.00	-3.76	-11.09	-NA-	16	8
Primary Health Prop. *	Rental	Health Care	3.89	193	0.03	0.15	3.43	21.78	21.54	-13.87	-5.12	8.36	0.00	8.36	-25.77	24.50	132	68
Standard Life Inv Prop	Rental	Diversified	1.19	183	0.03	0.14	5.57	-NA-	8.91	-6.84	1.63	0.85	1.43	2.28	-0.94	-NA-	180	98
Marylebone Warwick Bal	Rental	Lodging/Resorts	2.93	175	0.03	0.13	0.00	33.73	84.70	42.93	6.64	1.47	0.00	1.47	21.58	33.46	214	123
ISIS Property Trust 2 Ld	Rental	Diversified	1.35	166	0.03	0.13	5.00	-NA-	11.98	0.14	7.57	1.69	0.00	1.69	-2.49	12.06	92	56
ISIS Property Trust Ld	Rental	Diversified	1.47	123	0.02	0.09	4.81	-NA-	13.46	1.86	8.59	1.03	1.38	2.41	-2.81	-NA-	100	82
Mucklow <A&J>	Rental	Diversified	3.44	122	0.02	0.09	3.98	11.21	7.31	-20.94	-16.10	-10.07	0.00	-10.07	-31.36	24.15	267	219
<b>United Kingdom Total</b>				<b>59,791</b>	<b>9.55</b>	<b>45.45</b>	<b>2.21</b>											

\* -5 & -3 Years Total Returns are annualised

CONTACT DETAILS:

EPRA: Schiphol Boulevard 283, 1118 BH Schiphol Airport, The Netherlands, T +31 20 405 3830, F +31 20 405 3840, E info@epra.com, W www.epra.com  
 NAREIT: 1875 Eye Street, N.W., Suite 600, Washington D.C. 20006, USA, T +1 202 739 9400, F +1 202 739 9401, E info@nareit.com, W www.nareit.com

## EPRA/NAREIT Europe Index - Index Performance

Gross Total Return			Free Float Mkt Cap Ccy (m) 31-Aug	Free Float Mkt Cap (%) Weight 31-Aug	Div Yld (%) 31-Aug	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) 31-Aug	Total Rtn (%) YTD	36 Mths Vlty (%)
Index Description	Curr	Close Value 31-Aug										
<b>Europe</b>	<b>EUR</b>	<b>3,266.64</b>	<b>131,541</b>	<b>100.00</b>	<b>2.68</b>	<b>21.71</b>	<b>22.54</b>	<b>4.11</b>	<b>-5.39</b>	<b>2.05</b>	<b>-15.26</b>	<b>14.01</b>
Euro Zone	EUR	3,531.22	60,330	45.86	2.97	23.68	24.41	6.40	-8.26	-0.15	-12.12	14.46
Europe Ex UK	EUR	3,680.29	71,750	54.55	3.08	23.72	25.02	8.25	-7.63	0.01	-11.11	14.41
Europe Liquid 40	EUR	3,230.92	102,194	77.69	2.55	21.70	22.86	4.26	-4.87	2.81	-15.91	14.70
Europe Liquid 40 Ex UK	EUR	3,969.80	49,533	37.66	2.97	25.03	26.41	10.96	-7.21	0.08	-10.08	14.97
Europe ex UK Dividend+	EUR	2,823.00	49,078	37.31	4.04	24.86	26.47	10.76	-5.53	0.98	-9.62	14.99
Europe (UK Restricted)	EUR	2,998.27	105,018	79.84	2.80	22.84	23.54	5.57	-6.08	1.42	-13.84	13.89
Euro Zone Capped	EUR	3,530.64	51,799	100.00	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-
Europe Capped	EUR	3,266.96	131,168	100.00	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-
Europe Ex UK Capped	EUR	3,682.65	64,568	100.00	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-
Europe Liquid 40 Capped	EUR	3,230.65	96,654	100.00	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-
Europe Liquid 40 Ex UK Capped	EUR	3,978.32	39,319	100.00	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-
<b>UK</b>	<b>EUR</b>	<b>2,932.35</b>	<b>59,791</b>	<b>45.45</b>	<b>2.21</b>	<b>19.71</b>	<b>20.05</b>	<b>-0.28</b>	<b>-2.58</b>	<b>4.58</b>	<b>-19.49</b>	<b>16.07</b>
Netherlands	EUR	3,372.75	9,897	7.52	5.11	21.44	20.88	10.54	-6.53	3.03	-7.40	15.39
France	EUR	4,584.50	25,262	19.20	3.07	30.33	32.68	16.37	-5.63	0.38	-8.06	18.07
Austria	EUR	1,692.72	11,453	8.71	0.09	8.75	9.08	-2.77	-13.69	-2.58	-14.97	12.06
Sweden	EUR	4,494.38	5,723	4.35	5.96	28.17	30.07	17.92	-1.75	0.33	-11.21	24.36
Germany	EUR	1,304.99	6,066	4.61	2.99	10.05	25.10	-12.91	-11.79	-2.33	-25.50	21.46
Switzerland	EUR	1,837.25	3,258	2.48	1.57	10.42	11.73	2.99	-3.46	2.02	-5.53	11.85
Belgium	EUR	2,075.21	2,786	2.12	7.41	12.94	11.12	2.28	-3.88	0.72	-6.48	10.54
Italy	EUR	4,162.76	1,962	1.49	2.04	19.64	20.36	4.97	-11.25	1.18	-25.77	22.45
Denmark	EUR	901.02	632	0.48	0.17	11.78	83.47	54.48	-2.95	-7.00	36.84	39.91
Finland	EUR	5,167.26	1,757	1.34	3.36	25.80	29.74	25.93	-5.78	-2.42	-6.50	20.90
Poland	EUR	2,120.99	1,195	0.91	0.00	-NA-	-NA-	61.17	-15.04	7.22	5.00	-NA-
Greece	EUR	1,796.32	891	0.68	1.16	-NA-	21.50	36.27	-4.51	-1.06	-12.39	30.35
Norway	EUR	938.04	613	0.47	3.70	0.96	-4.93	19.69	-8.02	-3.51	4.00	-NA-
Spain	EUR	4,971.99	257	0.20	2.22	30.47	22.87	-31.04	-11.55	-6.39	-23.72	-NA-

\* -5 & -3 Years Total Returns are annualised

### CONTACT DETAILS:

EPRA: Schiphol Boulevard 283, 1118 BH Schiphol Airport, The Netherlands, T +31 20 405 3830, F +31 20 405 3840, E info@epra.com, W www.epra.com  
 NAREIT: 1875 Eye Street, N.W., Suite 600, Washington D.C. 20006, USA, T +1 202 739 9400, F + 1 202 739 9401, E info@nareit.com, W www.nareit.com



## EPRA/NAREIT Europe Index - Index Performance

Gross Total Return			Free Float	Free Float	Div	Total	Total	Total	Total	Total	Total	36 Mths
Index Description	Curr	Close Value	Mkt Cap	Mkt Cap	Yld (%)	Rtn (%)	Rtn (%)	Rtn (%)	Rtn (%)	Rtn (%)	Rtn (%)	Vlty (%)
		31-Aug	Ccy (m)	(%) Weight	31-Aug	- 5 Yrs	- 3 Yrs	- 1 Yr	QTD	31-Aug	YTD	
<b>Europe</b>	<b>USD</b>	<b>4,423.21</b>	<b>179,323</b>	<b>100.00</b>	<b>2.68</b>	<b>30.00</b>	<b>27.32</b>	<b>10.88</b>	<b>-4.51</b>	<b>1.63</b>	<b>-12.40</b>	<b>14.75</b>
Euro Zone	USD	4,748.06	82,245	45.86	2.97	32.10	29.28	13.34	-7.40	-0.55	-9.15	14.82
Europe Ex UK	USD	4,982.30	97,814	54.55	3.08	32.14	29.90	15.30	-6.77	-0.40	-8.10	14.75
Europe Liquid 40	USD	3,499.81	139,316	77.69	2.55	30.01	27.88	11.05	-3.98	2.39	-13.06	15.35
Europe Liquid 40 Ex UK	USD	4,300.51	67,527	37.66	2.97	33.57	31.57	18.20	-6.34	-0.33	-7.04	15.24
Europe ex UK Dividend+	USD	3,178.72	66,906	37.31	4.04	33.39	31.63	17.96	-4.64	0.56	-6.56	15.24
Europe (UK Restricted)	USD	1,582.83	143,166	79.84	2.80	31.23	28.58	12.43	-5.20	1.01	-10.92	14.45
Euro Zone Capped	USD	4,747.29	70,615	100.00	-NA-	-NA-	-NA-	-NA-	-7.73	-0.71	-NA-	-NA-
Europe Capped	USD	4,423.65	178,815	100.00	-NA-	-NA-	-NA-	-NA-	-4.50	1.63	-NA-	-NA-
Europe Ex UK Capped	USD	4,985.49	88,022	100.00	-NA-	-NA-	-NA-	-NA-	-6.92	-0.49	-NA-	-NA-
Europe Liquid 40 Capped	USD	3,499.50	131,764	100.00	-NA-	-NA-	-NA-	-NA-	-4.04	2.41	-NA-	-NA-
Europe Liquid 40 Ex UK Capped	USD	4,309.73	53,602	100.00	-NA-	-NA-	-NA-	-NA-	-6.52	-0.50	-NA-	-NA-
UK	USD	3,988.33	81,510	45.45	2.21	27.87	24.73	6.20	-1.66	4.15	-16.76	17.02
Netherlands	USD	4,457.56	13,492	7.52	5.11	29.69	25.59	17.73	-5.65	2.61	-4.26	15.35
France	USD	6,210.63	34,438	19.20	3.07	39.20	37.86	23.93	-4.74	-0.03	-4.95	18.24
Austria	USD	2,632.13	15,613	8.71	0.09	16.15	13.34	3.55	-12.88	-2.97	-12.09	13.21
Sweden	USD	6,112.88	7,802	4.35	5.96	36.90	35.15	25.59	-0.82	-0.08	-8.21	24.43
Germany	USD	1,767.67	8,270	4.61	2.99	17.54	29.98	-7.24	-10.95	-2.73	-22.97	22.87
Switzerland	USD	2,498.88	4,441	2.48	1.57	17.94	16.09	9.68	-2.55	1.60	-2.34	12.18
Belgium	USD	2,809.64	3,798	2.12	7.41	20.61	15.45	8.91	-2.98	0.31	-3.34	10.93
Italy	USD	5,639.51	2,674	1.49	2.04	27.78	25.07	11.79	-10.42	0.77	-23.26	23.95
Denmark	USD	1,225.50	862	0.48	0.17	19.39	90.63	64.52	-2.04	-7.38	41.47	40.15
Finland	USD	7,000.25	2,396	1.34	3.36	34.36	34.81	34.13	-4.89	-2.82	-3.33	20.46
Poland	USD	2,884.79	1,629	0.91	0.00	-NA-	-NA-	71.65	-14.24	6.78	8.55	-NA-
Greece	USD	1,992.03	1,214	0.68	1.16	-NA-	26.23	45.13	-3.62	-1.47	-9.43	29.41
Norway	USD	1,275.84	835	0.47	3.70	10.21	1.43	27.47	-7.15	-3.91	7.52	-NA-
Spain	USD	6,738.58	350	0.20	2.22	39.35	27.67	-26.55	-10.72	-6.77	-21.13	-NA-

\* -5 & -3 Years Total Returns are annualised

### CONTACT DETAILS:

EPRA: Schiphol Boulevard 283, 1118 BH Schiphol Airport, The Netherlands, T +31 20 405 3830, F +31 20 405 3840, E info@epra.com, W www.epra.com  
 NAREIT: 1875 Eye Street, N.W., Suite 600, Washington D.C. 20006, USA, T +1 202 739 9400, F + 1 202 739 9401, E info@nareit.com, W www.nareit.com

## EPRA/NAREIT Europe Index - Index Performance

Gross Total Return			Free Float	Free Float	Div	Total	Total	Total	Total	Total	Total	36 Mths
Index Description	Curr	Close Value	Mkt Cap	Mkt Cap	Yld (%)	Rtn (%)	Rtn (%)	Rtn (%)	Rtn (%)	Rtn (%)	Rtn (%)	Vlty (%)
		31-Aug	Ccy (m)	(%) Weight	31-Aug	- 5 Yrs	- 3 Yrs	- 1 Yr	QTD	31-Aug	YTD	
<b>Europe</b>	<b>GBP</b>	<b>3,534.07</b>	<b>88,903</b>	<b>100.00</b>	<b>2.68</b>	<b>23.27</b>	<b>22.56</b>	<b>4.56</b>	<b>-5.01</b>	<b>2.38</b>	<b>-15.00</b>	<b>15.10</b>
Euro Zone	GBP	3,793.63	40,774	45.86	2.97	25.27	24.44	6.88	-7.89	0.19	-11.85	15.56
Europe Ex UK	GBP	3,980.78	48,493	54.55	3.08	25.31	25.04	8.73	-7.26	0.34	-10.83	15.62
Europe Liquid 40	GBP	2,796.29	69,069	77.69	2.55	23.29	23.09	4.72	-4.49	3.15	-15.64	15.76
Europe Liquid 40 Ex UK	GBP	3,436.04	33,478	37.66	2.97	26.66	26.65	11.47	-6.83	0.41	-9.80	16.19
Europe ex UK Dividend+	GBP	2,824.73	33,170	37.31	4.04	26.47	26.48	11.24	-5.15	1.31	-9.34	16.31
Europe (UK Restricted)	GBP	1,264.65	70,977	79.84	2.80	24.44	23.77	6.02	-5.70	1.76	-13.57	15.07
Euro Zone Capped	GBP	3,793.01	35,009	100.00	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-
Europe Capped	GBP	3,534.43	88,651	100.00	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-
Europe Ex UK Capped	GBP	3,983.33	43,639	100.00	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-
Europe Liquid 40 Capped	GBP	2,796.05	65,325	100.00	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-
Europe Liquid 40 Ex UK Capped	GBP	3,443.41	26,574	100.00	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-
UK	GBP	3,202.49	40,410	45.45	2.21	21.26	20.05	0.15	-2.19	4.93	-19.24	16.88
Netherlands	GBP	3,561.52	6,689	7.52	5.11	22.99	20.89	11.02	-6.15	3.38	-7.11	16.43
France	GBP	4,962.20	17,073	19.20	3.07	32.00	32.70	16.87	-5.24	0.71	-7.78	19.45
Austria	GBP	2,103.03	7,741	8.71	0.09	10.14	9.10	-2.35	-13.34	-2.25	-14.70	12.35
Sweden	GBP	4,884.10	3,868	4.35	5.96	29.82	30.09	18.43	-1.35	0.66	-10.93	25.87
Germany	GBP	1,412.34	4,100	4.61	2.99	11.46	25.12	-12.53	-11.43	-2.00	-25.26	22.33
Switzerland	GBP	1,996.57	2,202	2.48	1.57	11.84	11.75	3.43	-3.07	2.36	-5.24	12.78
Belgium	GBP	2,244.86	1,883	2.12	7.41	14.37	11.12	2.70	-3.49	1.05	-6.21	11.45
Italy	GBP	4,505.88	1,326	1.49	2.04	21.18	20.39	5.42	-10.89	1.52	-25.54	23.57
Denmark	GBP	979.15	427	0.48	0.17	13.22	83.49	55.15	-2.56	-6.69	37.27	40.52
Finland	GBP	5,593.09	1,188	1.34	3.36	27.42	29.77	26.49	-5.40	-2.10	-6.20	21.57
Poland	GBP	2,304.90	807	0.91	0.00	-NA-	-NA-	61.87	-14.70	7.58	5.32	-NA-
Greece	GBP	1,591.60	602	0.68	1.16	-NA-	21.51	36.86	-4.13	-0.73	-12.12	30.35
Norway	GBP	1,019.38	414	0.47	3.70	3.25	-5.01	20.21	-7.64	-3.19	4.33	-NA-
Spain	GBP	5,384.02	174	0.20	2.22	32.14	22.89	-30.74	-11.19	-6.08	-23.48	-NA-

\* -5 & -3 Years Total Returns are annualised

### CONTACT DETAILS:

EPRA: Schiphol Boulevard 283, 1118 BH Schiphol Airport, The Netherlands, T +31 20 405 3830, F +31 20 405 3840, E info@epra.com, W www.epra.com  
NAREIT: 1875 Eye Street, N.W., Suite 600, Washington D.C. 20006, USA, T +1 202 739 9400, F + 1 202 739 9401, E info@nareit.com, W www.nareit.com

## EPRA/NAREIT Europe Index - Index Performance

Gross Total Return			Free Float Mkt Cap	Free Float Mkt Cap	Div	Total	Total	Total	Total	Total	Total	36 Mths
Index Description	Curr	Close Value	Ccy (m)	(%) Weight	Yld (%)	Rtn (%)	Rtn (%)	Rtn (%)	Rtn (%)	Rtn (%)	Rtn (%)	Vlty (%)
		31-Aug	31-Aug	31-Aug	31-Aug	- 5 Yrs	- 3 Yrs	- 1 Yr	QTD	31-Aug	YTD	
<b>Europe</b>	<b>JPY</b>	<b>5,009.19</b>	<b>20,786,259</b>	<b>100.00</b>	<b>2.68</b>	<b>29.41</b>	<b>29.67</b>	<b>9.58</b>	<b>-10.37</b>	<b>-1.06</b>	<b>-14.78</b>	<b>14.96</b>
Euro Zone	JPY	5,377.09	9,533,403	45.86	2.97	31.51	31.66	12.01	-13.08	-3.18	-11.62	15.45
Europe Ex UK	JPY	5,642.35	11,338,062	54.55	3.08	31.54	32.29	13.95	-12.49	-3.04	-10.60	15.40
Europe Liquid 40	JPY	3,963.46	16,148,817	77.69	2.55	29.43	30.23	9.75	-9.87	-0.32	-15.42	15.38
Europe Liquid 40 Ex UK	JPY	4,870.24	7,827,352	37.66	2.97	32.97	34.00	16.82	-12.09	-2.97	-9.57	15.81
Europe ex UK Dividend+	JPY	3,325.17	7,755,404	37.31	4.04	32.79	34.05	16.58	-10.49	-2.10	-9.10	15.76
Europe (UK Restricted)	JPY	1,792.52	16,595,039	79.84	2.80	30.64	30.95	11.12	-11.02	-1.67	-13.34	14.75
Euro Zone Capped	JPY	5,376.21	8,185,363	100.00	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-
Europe Capped	JPY	5,009.69	20,727,333	100.00	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-
Europe Ex UK Capped	JPY	5,645.96	10,203,065	100.00	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-
Europe Liquid 40 Capped	JPY	3,963.12	15,273,416	100.00	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-
Europe Liquid 40 Ex UK Capped	JPY	4,880.69	6,213,264	100.00	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-
<b>UK</b>	<b>JPY</b>	<b>4,516.71</b>	<b>9,448,197</b>	<b>45.45</b>	<b>2.21</b>	<b>27.29</b>	<b>27.02</b>	<b>4.96</b>	<b>-7.70</b>	<b>1.40</b>	<b>-19.03</b>	<b>16.81</b>
Netherlands	JPY	5,048.10	1,563,979	7.52	5.11	29.11	27.90	16.36	-11.44	-0.10	-6.87	15.97
France	JPY	7,033.41	3,991,885	19.20	3.07	38.57	40.40	22.48	-10.58	-2.68	-7.54	18.22
Austria	JPY	2,980.84	1,809,802	8.71	0.09	15.62	15.43	2.34	-18.22	-5.54	-14.48	14.14
Sweden	JPY	6,922.72	904,396	4.35	5.96	36.28	37.64	24.12	-6.91	-2.73	-10.70	25.19
Germany	JPY	2,001.85	958,583	4.61	2.99	17.01	32.37	-8.33	-16.42	-5.30	-25.07	23.24
Switzerland	JPY	2,829.93	514,787	2.48	1.57	17.41	18.23	8.40	-8.53	-1.08	-4.99	12.44
Belgium	JPY	3,181.86	440,190	2.12	7.41	20.07	17.57	7.64	-8.93	-2.35	-5.96	11.21
Italy	JPY	6,386.63	309,989	1.49	2.04	27.21	27.37	10.49	-15.92	-1.90	-25.35	24.32
Denmark	JPY	1,387.85	99,876	0.48	0.17	18.85	94.14	62.60	-8.05	-9.83	37.62	40.63
Finland	JPY	7,927.64	277,677	1.34	3.36	33.76	37.29	32.56	-10.73	-5.39	-5.96	21.40
Poland	JPY	3,266.97	188,781	0.91	0.00	-NA-	-NA-	69.65	-19.50	3.96	5.60	-NA-
Greece	JPY	2,255.93	140,719	0.68	1.16	-NA-	28.56	43.43	-9.53	-4.07	-11.89	31.63
Norway	JPY	1,444.87	96,819	0.47	3.70	7.54	4.11	25.98	-12.85	-6.45	4.60	-NA-
Spain	JPY	7,631.31	40,580	0.20	2.22	38.72	30.02	-27.41	-16.20	-9.24	-23.28	-NA-

\* -5 & -3 Years Total Returns are annualised

### CONTACT DETAILS:

EPRA: Schiphol Boulevard 283, 1118 BH Schiphol Airport, The Netherlands, T +31 20 405 3830, F +31 20 405 3840, E info@epra.com, W www.epra.com  
 NAREIT: 1875 Eye Street, N.W., Suite 600, Washington D.C. 20006, USA, T +1 202 739 9400, F +1 202 739 9401, E info@nareit.com, W www.nareit.com

## EPRA/NAREIT Europe Index - Index Performance

Gross Total Return			Free Float Mkt Cap Ccy (m) 31-Aug	Free Float Mkt Cap (%) Weight 31-Aug	Div Yld (%) 31-Aug	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) 31-Aug	Total Rtn (%) YTD	36 Mths Vity (%)
Index Description	Curr	Close Value 31-Aug										
Switzerland	CHF	1,896.21	5,366	0.03	1.57	12.95	14.25	7.49	-3.93	2.02	-3.33	12.67
Sweden	SEK	4,955.78	53,741	0.26	5.96	28.64	31.30	19.59	-0.38	2.14	-7.61	24.64
Denmark	DKK	903.37	4,708	0.02	0.17	11.77	83.56	54.27	-2.85	-6.89	36.75	39.97
Poland	PLN	2,511.90	4,574	0.02	0.00	-NA-	-NA-	56.30	-13.52	8.34	4.97	-NA-
Norway	NKK	1,196.39	4,863	0.02	3.70	6.20	-1.18	17.71	-8.47	-3.91	0.54	23.02

\* -5 & -3 Years Total Returns are annualised

CONTACT DETAILS:

EPRA: Schiphol Boulevard 283, 1118 BH Schiphol Airport, The Netherlands, T +31 20 405 3830, F +31 20 405 3840, E info@epra.com, W www.epra.com  
 NAREIT: 1875 Eye Street, N.W., Suite 600, Washington D.C. 20006, USA, T +1 202 739 9400, F + 1 202 739 9401, E info@nareit.com, W www.nareit.com

## EPRA/NAREIT Europe Index - Index Performance

Net Total Return			Free Float Mkt Cap	Free Float Mkt Cap	Div	Total	Total	Total	Total	Total	Total	36 Mths
Index Description	Curr	Close Value	Ccy (m)	(%) Weight	Yld (%)	Rtn (%)	Rtn (%)	Rtn (%)	Rtn (%)	Rtn (%)	Rtn (%)	Vlty (%)
		31-Aug	31-Aug	31-Aug	31-Aug	- 5 Yrs	- 3 Yrs	- 1 Yr	QTD	31-Aug	YTD	
<b>Europe</b>	<b>EUR</b>	<b>2,043.56</b>	<b>131,541</b>	<b>100.00</b>	<b>2.01</b>	<b>-NA-</b>	<b>21.98</b>	<b>3.69</b>	<b>-5.44</b>	<b>2.04</b>	<b>-15.55</b>	<b>14.04</b>
Euro Zone	EUR	2,118.63	60,330	45.86	2.23	-NA-	23.40	5.67	-8.35	-0.17	-12.61	14.51
Europe Ex UK	EUR	3,595.32	71,750	54.55	2.31	22.50	23.99	7.46	-7.72	-0.01	-11.66	14.45
Europe Liquid 40	EUR	3,167.28	102,194	77.69	1.91	-NA-	22.34	3.89	-4.91	2.80	-16.17	14.73
Europe Liquid 40 Ex UK	EUR	3,819.24	49,533	37.66	2.23	-NA-	25.39	10.14	-7.29	0.07	-10.66	15.03
Europe (UK Restricted)	EUR	2,986.76	105,018	100.00	2.31	-NA-	-NA-	-NA-	-6.14	1.41	-NA-	-NA-
UK	EUR	1,940.20	59,791	45.45	1.66	-NA-	19.99	-0.28	-2.58	4.58	-19.49	16.07
Netherlands	EUR	3,267.01	9,897	7.52	4.35	-NA-	-NA-	-NA-	-6.61	2.97	-NA-	-NA-
France	EUR	4,488.59	25,262	19.20	2.30	-NA-	-NA-	-NA-	-5.79	0.36	-NA-	-NA-
Austria	EUR	1,692.38	11,453	8.71	0.06	-NA-	-NA-	-NA-	-13.69	-2.58	-NA-	-NA-
Sweden	EUR	4,333.61	5,723	4.35	0.09	-NA-	-NA-	-NA-	-1.75	0.33	-NA-	-NA-
Germany	EUR	1,283.61	6,066	4.61	2.36	-NA-	-NA-	-NA-	-11.81	-2.33	-NA-	-NA-
Switzerland	EUR	1,815.32	3,258	2.48	0.09	-NA-	-NA-	-NA-	-3.82	2.02	-NA-	-NA-
Belgium	EUR	1,990.52	2,786	2.12	5.56	-NA-	-NA-	-NA-	-3.88	0.72	-NA-	-NA-
Italy	EUR	4,091.79	1,962	1.49	1.49	-NA-	-NA-	-NA-	-11.25	1.18	-NA-	-NA-
Denmark	EUR	886.36	632	0.48	0.12	-NA-	-NA-	-NA-	-2.95	-7.00	-NA-	-NA-
Finland	EUR	4,985.97	1,757	1.34	2.42	-NA-	-NA-	-NA-	-5.78	-2.42	-NA-	-NA-
Poland	EUR	2,120.99	1,195	0.91	0.00	-NA-	-NA-	-NA-	-15.04	7.22	-NA-	-NA-
Greece	EUR	1,796.32	891	0.68	1.16	-NA-	-NA-	-NA-	-4.51	-1.06	-NA-	-NA-
Norway	EUR	930.72	613	0.47	2.78	-NA-	-NA-	-NA-	-8.02	-3.51	-NA-	-NA-
Spain	EUR	4,939.11	257	0.20	0.09	-NA-	-NA-	-NA-	-11.55	-6.39	-NA-	-NA-

\* -5 & -3 Years Total Returns are annualised

### CONTACT DETAILS:

EPRA: Schiphol Boulevard 283, 1118 BH Schiphol Airport, The Netherlands, T +31 20 405 3830, F +31 20 405 3840, E info@epra.com, W www.epra.com  
NAREIT: 1875 Eye Street, N.W., Suite 600, Washington D.C. 20006, USA, T +1 202 739 9400, F + 1 202 739 9401, E info@nareit.com, W www.nareit.com

## EPRA/NAREIT Europe Index - Index Performance

Net Total Return			Free Float Mkt Cap Ccy (m) 31-Aug	Free Float Mkt Cap (%) Weight 31-Aug	Div Yld (%) 31-Aug	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) 31-Aug	Total Rtn (%) YTD	36 Mths Vltly (%)
Index Description	Curr	Close Value 31-Aug										
<b>Europe</b>	<b>USD</b>	<b>2,213.50</b>	<b>179,323</b>	<b>100.00</b>	<b>2.01</b>	<b>-NA-</b>	<b>26.96</b>	<b>10.44</b>	<b>-4.56</b>	<b>1.62</b>	<b>-12.69</b>	<b>14.70</b>
Euro Zone	USD	2,294.93	82,245	45.86	2.23	-NA-	28.44	12.55	-7.49	-0.58	-9.66	14.86
Europe Ex UK	USD	4,870.20	97,814	54.55	2.31	30.87	29.05	14.46	-6.85	-0.42	-8.67	14.75
Europe Liquid 40	USD	3,430.89	139,316	77.69	1.91	-NA-	27.34	10.65	-4.02	2.38	-13.33	15.37
Europe Liquid 40 Ex UK	USD	4,137.46	67,527	37.66	2.23	-NA-	30.52	17.33	-6.42	-0.34	-7.63	15.28
Europe (UK Restricted)	USD	1,576.75	143,166	100.00	2.31	-NA-	-NA-	-NA-	-5.26	1.00	-NA-	-NA-
UK	USD	2,101.50	81,510	45.45	1.66	-NA-	24.89	6.20	-1.66	4.15	-16.76	16.93
Netherlands	USD	4,317.93	13,492	7.52	4.35	-NA-	-NA-	-NA-	-5.73	2.55	-NA-	-NA-
France	USD	6,080.75	34,438	19.20	2.30	-NA-	-NA-	-NA-	-4.90	-0.05	-NA-	-NA-
Austria	USD	2,631.60	15,613	8.71	0.06	-NA-	-NA-	-NA-	-12.88	-2.97	-NA-	-NA-
Sweden	USD	5,894.21	7,802	4.35	0.09	-NA-	-NA-	-NA-	-0.82	-0.08	-NA-	-NA-
Germany	USD	1,738.74	8,270	4.61	2.36	-NA-	-NA-	-NA-	-10.98	-2.73	-NA-	-NA-
Switzerland	USD	2,469.05	4,441	2.48	0.09	-NA-	-NA-	-NA-	-2.92	1.60	-NA-	-NA-
Belgium	USD	2,695.29	3,798	8.48	5.56	-NA-	-NA-	-NA-	-2.98	0.31	-NA-	-NA-
Italy	USD	5,543.24	2,674	1.49	1.49	-NA-	-NA-	-NA-	-10.42	0.77	-NA-	-NA-
Denmark	USD	1,205.55	862	0.48	0.12	-NA-	-NA-	-NA-	-2.04	-7.38	-NA-	-NA-
Finland	USD	6,754.13	2,396	1.34	2.42	-NA-	-NA-	-NA-	-4.89	-2.82	-NA-	-NA-
Poland	USD	2,884.79	1,629	0.91	0.00	-NA-	-NA-	-NA-	-14.24	6.78	-NA-	-NA-
Greece	USD	1,992.03	1,214	0.68	1.16	-NA-	-NA-	-NA-	-3.62	-1.47	-NA-	-NA-
Norway	USD	1,265.89	835	0.47	2.78	-NA-	-NA-	-NA-	-7.15	-3.91	-NA-	-NA-
Spain	USD	6,693.83	350	0.20	0.09	-NA-	-NA-	-NA-	-10.72	-6.77	-NA-	-NA-

\* -5 & -3 Years Total Returns are annualised

### CONTACT DETAILS:

EPRA: Schiphol Boulevard 283, 1118 BH Schiphol Airport, The Netherlands, T +31 20 405 3830, F +31 20 405 3840, E info@epra.com, W www.epra.com  
 NAREIT: 1875 Eye Street, N.W., Suite 600, Washington D.C. 20006, USA, T +1 202 739 9400, F + 1 202 739 9401, E info@nareit.com, W www.nareit.com

## EPRA/NAREIT Europe Index - Index Performance

Net Total Return			Free Float	Free Float	Div	Total	Total	Total	Total	Total	Total	36 Mths
Index Description	Curr	Close Value	Mkt Cap	Mkt Cap	Yld (%)	Rtn (%)	Rtn (%)	Rtn (%)	Rtn (%)	Rtn (%)	Rtn (%)	Vlty (%)
		31-Aug	Ccy (m)	(%) Weight	31-Aug	- 5 Yrs	- 3 Yrs	- 1 Yr	QTD	31-Aug	YTD	
<b>Europe</b>	<b>GBP</b>	<b>1,768.55</b>	<b>88,903</b>	<b>100.00</b>	<b>2.01</b>	<b>-NA-</b>	<b>22.21</b>	<b>4.15</b>	<b>-5.06</b>	<b>2.37</b>	<b>-15.29</b>	<b>15.16</b>
Euro Zone	GBP	1,833.61	40,774	45.86	2.23	-NA-	23.63	6.14	-7.98	0.16	-12.34	15.70
Europe Ex UK	GBP	3,891.22	48,493	54.55	2.31	24.10	24.22	7.94	-7.35	0.32	-11.39	15.72
Europe Liquid 40	GBP	2,741.23	69,069	77.69	1.91	-NA-	22.58	4.35	-4.53	3.15	-15.90	15.80
Europe Liquid 40 Ex UK	GBP	3,305.77	33,478	37.66	2.23	-NA-	25.63	10.64	-6.92	0.40	-10.38	16.27
Europe (UK Restricted)	GBP	1,259.80	70,977	100.00	2.31	-NA-	-NA-	-NA-	-5.76	1.75	-NA-	-NA-
UK	GBP	1,679.06	40,410	45.45	1.66	-NA-	20.21	0.15	-2.19	4.93	-19.24	16.87
Netherlands	GBP	3,449.96	6,689	7.52	4.35	-NA-	-NA-	-NA-	-6.23	3.31	-NA-	-NA-
France	GBP	4,858.43	17,073	19.20	2.30	-NA-	-NA-	-NA-	-5.41	0.69	-NA-	-NA-
Austria	GBP	2,102.61	7,741	8.71	0.06	-NA-	-NA-	-NA-	-13.34	-2.25	-NA-	-NA-
Sweden	GBP	4,709.38	3,868	4.35	0.09	-NA-	-NA-	-NA-	-1.35	0.66	-NA-	-NA-
Germany	GBP	1,389.23	4,100	4.61	2.36	-NA-	-NA-	-NA-	-11.45	-2.00	-NA-	-NA-
Switzerland	GBP	1,972.74	2,202	2.48	0.09	-NA-	-NA-	-NA-	-3.43	2.36	-NA-	-NA-
Belgium	GBP	2,153.49	1,883	2.12	5.56	-NA-	-NA-	-NA-	-3.49	1.05	-NA-	-NA-
Italy	GBP	4,428.97	1,326	1.49	1.49	-NA-	-NA-	-NA-	-10.89	1.52	-NA-	-NA-
Denmark	GBP	963.22	427	0.48	0.12	-NA-	-NA-	-NA-	-2.56	-6.69	-NA-	-NA-
Finland	GBP	5,396.44	1,188	1.34	2.42	-NA-	-NA-	-NA-	-5.40	-2.10	-NA-	-NA-
Poland	GBP	2,304.90	807	0.91	0.00	-NA-	-NA-	-NA-	-14.70	7.58	-NA-	-NA-
Greece	GBP	1,591.60	602	0.68	1.16	-NA-	-NA-	-NA-	-4.13	-0.73	-NA-	-NA-
Norway	GBP	1,011.43	414	0.47	2.78	-NA-	-NA-	-NA-	-7.64	-3.19	-NA-	-NA-
Spain	GBP	5,348.26	174	0.20	0.09	-NA-	-NA-	-NA-	-11.19	-6.08	-NA-	-NA-

\* -5 & -3 Years Total Returns are annualised

### CONTACT DETAILS:

EPRA: Schiphol Boulevard 283, 1118 BH Schiphol Airport, The Netherlands, T +31 20 405 3830, F +31 20 405 3840, E info@epra.com, W www.epra.com  
 NAREIT: 1875 Eye Street, N.W., Suite 600, Washington D.C. 20006, USA, T +1 202 739 9400, F + 1 202 739 9401, E info@nareit.com, W www.nareit.com

## EPRA/NAREIT Europe Index - Index Performance

Net Total Return			Free Float Mkt Cap	Free Float Mkt Cap	Div Yld (%)	Total Rtn (%)	Total Rtn (%)	Total Rtn (%)	Total Rtn (%)	Total Rtn (%)	Total Rtn (%)	36 Mths Vity (%)
Index Description	Curr	Close Value 31-Aug	Ccy (m) 31-Aug	(%) Weight 31-Aug	31-Aug	- 5 Yrs	- 3 Yrs	- 1 Yr	QTD	31-Aug	YTD	
<b>Europe</b>	<b>JPY</b>	<b>2,506.75</b>	<b>20,786,259</b>	<b>100.00</b>	<b>2.01</b>	<b>-NA-</b>	<b>29.30</b>	<b>9.15</b>	<b>-10.41</b>	<b>-1.07</b>	<b>-15.07</b>	<b>14.87</b>
Euro Zone	JPY	2,598.96	9,533,403	45.86	2.23	-NA-	30.80	11.24	-13.17	-3.21	-12.11	15.46
Europe Ex UK	JPY	5,515.41	11,338,062	54.55	2.31	30.28	31.43	13.12	-12.57	-3.05	-11.16	15.37
Europe Liquid 40	JPY	3,885.41	16,148,817	77.69	1.91	-NA-	29.69	9.36	-9.91	-0.33	-15.69	15.42
Europe Liquid 40 Ex UK	JPY	4,685.60	7,827,352	37.66	2.23	-NA-	32.92	15.96	-12.16	-2.98	-10.14	15.90
Europe (UK Restricted)	JPY	1,785.64	16,595,039	100.00	2.31	-NA-	-NA-	-NA-	-11.07	-1.68	-NA-	-NA-
UK	JPY	4,516.71	9,448,197	45.45	2.21	27.29	27.02	4.96	-7.70	1.40	-19.03	16.81
Netherlands	JPY	4,889.98	1,563,979	7.52	4.35	-NA-	-NA-	-NA-	-11.52	-0.17	-NA-	-NA-
France	JPY	6,886.33	3,991,885	19.20	2.30	-NA-	-NA-	-NA-	-10.74	-2.69	-NA-	-NA-
Austria	JPY	2,980.24	1,809,802	8.71	0.06	-NA-	-NA-	-NA-	-18.22	-5.54	-NA-	-NA-
Sweden	JPY	6,675.07	904,396	4.35	0.09	-NA-	-NA-	-NA-	-6.91	-2.73	-NA-	-NA-
Germany	JPY	1,969.09	958,583	4.61	2.36	-NA-	-NA-	-NA-	-16.44	-5.30	-NA-	-NA-
Switzerland	JPY	2,796.15	514,787	2.48	0.09	-NA-	-NA-	-NA-	-8.87	-1.08	-NA-	-NA-
Belgium	JPY	3,052.36	440,190	2.12	5.56	-NA-	-NA-	-NA-	-8.93	-2.35	-NA-	-NA-
Italy	JPY	6,277.61	309,989	1.49	1.49	-NA-	-NA-	-NA-	-15.92	-1.90	-NA-	-NA-
Denmark	JPY	1,365.26	99,876	0.48	0.12	-NA-	-NA-	-NA-	-8.05	-9.83	-NA-	-NA-
Finland	JPY	7,648.92	277,677	1.34	2.42	-NA-	-NA-	-NA-	-10.73	-5.39	-NA-	-NA-
Poland	JPY	3,266.97	188,781	0.91	0.00	-NA-	-NA-	-NA-	-19.50	3.96	-NA-	-NA-
Greece	JPY	2,255.93	140,719	0.68	1.16	-NA-	-NA-	-NA-	-9.53	-4.07	-NA-	-NA-
Norway	JPY	1,433.60	96,819	0.47	2.78	-NA-	-NA-	-NA-	-12.85	-6.45	-NA-	-NA-
Spain	JPY	7,580.62	40,580	0.20	0.09	-NA-	-NA-	-NA-	-16.20	-9.24	-NA-	-NA-

\* -5 & -3 Years Total Returns are annualised

### CONTACT DETAILS:

EPRA: Schiphol Boulevard 283, 1118 BH Schiphol Airport, The Netherlands, T +31 20 405 3830, F +31 20 405 3840, E info@epra.com, W www.epra.com  
 NAREIT: 1875 Eye Street, N.W., Suite 600, Washington D.C. 20006, USA, T +1 202 739 9400, F +1 202 739 9401, E info@nareit.com, W www.nareit.com



## EPRA/NAREIT Europe Index - Index Performance

Net Total Return			Free Float Mkt Cap	Free Float Mkt Cap	Div	Total	Total	Total	Total	Total	Total	36 Mths
Index Description	Curr	Close Value	Ccy (m)	(%) Weight	Yld (%)	Rtn (%)	Rtn (%)	Rtn (%)	Rtn (%)	Rtn (%)	Rtn (%)	Vlty (%)
		31-Aug	31-Aug	31-Aug	31-Aug	- 5 Yrs	- 3 Yrs	- 1 Yr	QTD	31-Aug	YTD	
Switzerland	CHF	1,873.48	5,366	2.48	0.09	-NA-	-NA-	-NA-	-4.29	2.02	-NA-	-NA-
Sweden	SEK	4,778.38	53,741	4.35	0.09	-NA-	-NA-	-NA-	-0.38	2.14	-NA-	-NA-
Denmark	DKK	888.64	4,708	0.48	0.12	-NA-	-NA-	-NA-	-2.85	-6.89	-NA-	-NA-
Poland	PLN	2,511.90	4,574	0.91	0.00	-NA-	-NA-	-NA-	-13.52	8.34	-NA-	-NA-
Norway	NKK	1,187.06	4,863	0.47	2.78	-NA-	-NA-	-NA-	-8.47	-3.91	-NA-	-NA-

\* -5 & -3 Years Total Returns are annualised

CONTACT DETAILS:

EPRA: Schiphol Boulevard 283, 1118 BH Schiphol Airport, The Netherlands, T +31 20 405 3830, F +31 20 405 3840, E info@epra.com, W www.epra.com  
 NAREIT: 1875 Eye Street, N.W., Suite 600, Washington D.C. 20006, USA, T +1 202 739 9400, F + 1 202 739 9401, E info@nareit.com, W www.nareit.com

## EPRA/NAREIT Europe Index - Index Performance

Price Return			Free	Free	Div	Total	Total	Total	Total	Total	Total	36 Mths
Index Description	Curr	Close Value	Mkt Cap	Mkt Cap	Yld (%)	Rtn (%)	Rtn (%)	Rtn (%)	Rtn (%)	Rtn (%)	Rtn (%)	Vlty (%)
		31-Aug	Ccy (m)	(%) Weight	31-Aug	- 5 Yrs	- 3 Yrs	- 1 Yr	QTD	31-Aug	YTD	
<b>Europe</b>	<b>EUR</b>	<b>2,491.02</b>	<b>131,541</b>	<b>100.00</b>	<b>0.00</b>	<b>17.67</b>	<b>19.15</b>	<b>1.52</b>	<b>-5.75</b>	<b>1.90</b>	<b>-16.97</b>	<b>14.17</b>
Euro Zone	EUR	2,527.08	60,330	45.86	0.00	18.70	20.28	3.46	-8.62	-0.24	-14.09	14.69
Europe Ex UK	EUR	2,662.88	71,750	54.55	0.00	18.94	20.98	5.21	-7.98	-0.07	-13.22	14.62
Europe Liquid 40	EUR	2,406.43	102,194	77.69	0.00	17.81	19.53	1.74	-5.21	2.68	-17.57	14.89
Europe Liquid 40 Ex UK	EUR	2,759.10	49,533	37.66	0.00	20.26	22.39	7.81	-7.53	0.04	-12.27	15.27
Europe ex UK Dividend+	EUR	2,616.12	49,078	37.31	0.00	18.59	20.57	6.76	-6.00	0.86	-12.39	15.30
Europe (UK Restricted)	EUR	2,322.93	105,018	79.84	0.00	18.41	19.81	2.82	-6.43	1.29	-15.68	14.06
Euro Zone Capped	EUR	2,774.80	51,799	100.00	0.00	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-
Europe Capped	EUR	2,643.18	131,168	100.00	0.00	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-
Europe Ex UK Capped	EUR	2,900.48	64,568	100.00	0.00	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-
Europe Liquid 40 Capped	EUR	2,540.37	96,654	100.00	0.00	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-
Europe Liquid 40 Ex UK Cappe	EUR	2,995.90	39,319	100.00	0.00	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-
UK	EUR	2,346.31	59,791	45.45	0.00	16.43	17.34	-2.37	-2.95	4.34	-20.77	16.12
Netherlands	EUR	2,039.85	9,897	7.52	0.00	14.33	14.86	5.80	-7.06	2.59	-10.50	15.84
France	EUR	3,468.31	25,262	19.20	0.00	25.84	28.52	12.90	-6.27	0.31	-10.42	18.42
Austria	EUR	1,691.36	11,453	8.71	0.00	8.73	9.05	-2.85	-13.69	-2.58	-15.03	12.07
Sweden	EUR	3,202.90	5,723	4.35	0.00	22.87	24.93	12.43	-1.75	0.33	-15.34	24.45
Germany	EUR	1,005.89	6,066	4.61	0.00	6.40	21.89	-14.69	-11.90	-2.33	-26.82	21.62
Switzerland	EUR	1,538.09	3,258	2.48	0.00	8.36	10.38	1.48	-4.48	2.02	-6.91	12.07
Belgium	EUR	1,281.86	2,786	2.12	0.00	6.05	4.47	-3.98	-3.88	0.72	-10.35	11.22
Italy	EUR	3,364.47	1,962	1.49	0.00	16.75	17.85	3.34	-11.25	1.18	-26.92	22.79
Denmark	EUR	822.88	632	0.48	0.00	10.49	79.94	54.48	-2.95	-7.00	36.84	39.90
Finland	EUR	3,553.89	1,757	1.34	0.00	20.45	24.38	22.59	-5.78	-2.42	-8.98	20.98
Poland	EUR	2,120.99	1,195	0.91	0.00	-NA-	-NA-	61.17	-15.04	7.22	5.00	-NA-
Greece	EUR	1,671.20	891	0.68	0.00	-NA-	19.34	35.51	-4.51	-1.06	-12.88	30.36
Norway	EUR	909.43	613	0.47	0.00	0.58	-5.53	16.04	-8.02	-3.51	0.83	-NA-
Spain	EUR	3,954.17	257	0.20	0.00	26.82	20.52	-32.06	-11.55	-6.39	-24.85	-NA-

\* -5 & -3 Years Total Returns are annualised

### CONTACT DETAILS:

EPRA: Schiphol Boulevard 283, 1118 BH Schiphol Airport, The Netherlands, T +31 20 405 3830, F +31 20 405 3840, E info@epra.com, W www.epra.com  
 NAREIT: 1875 Eye Street, N.W., Suite 600, Washington D.C. 20006, USA, T +1 202 739 9400, F + 1 202 739 9401, E info@nareit.com, W www.nareit.com

## EPRA/NAREIT Europe Index - Index Performance

Price Return			Free	Free	Div	Total	Total	Total	Total	Total	Total	36 Mths
Index Description	Curr	Close Value	Mkt Cap	Mkt Cap	Yld (%)	Rtn (%)	Rtn (%)	Rtn (%)	Rtn (%)	Rtn (%)	Rtn (%)	Vlty (%)
		31-Aug	Ccy (m)	(%) Weight	31-Aug	- 5 Yrs	- 3 Yrs	- 1 Yr	QTD	31-Aug	YTD	
<b>Europe</b>	<b>USD</b>	<b>3,372.63</b>	<b>179,323</b>	<b>100.00</b>	<b>0.00</b>	<b>25.68</b>	<b>23.81</b>	<b>8.12</b>	<b>-4.86</b>	<b>1.48</b>	<b>-14.16</b>	<b>14.89</b>
Euro Zone	USD	3,421.68	82,245	45.86	0.00	26.78	24.98	10.20	-7.76	-0.65	-11.19	15.01
Europe Ex UK	USD	3,605.46	97,814	54.55	0.00	27.04	25.71	12.06	-7.11	-0.48	-10.29	14.92
Europe Liquid 40	USD	2,606.72	139,316	77.69	0.00	25.85	24.42	8.37	-4.32	2.26	-14.78	15.51
Europe Liquid 40 Ex UK	USD	2,989.08	67,527	37.66	0.00	28.47	27.40	14.85	-6.66	-0.37	-9.30	15.45
Europe ex UK Dividend+	USD	2,945.87	66,906	37.31	0.00	26.69	25.49	13.69	-5.12	0.44	-9.43	15.73
Europe (UK Restricted)	USD	1,460.18	143,166	79.84	0.00	26.49	24.71	9.50	-5.55	0.88	-12.83	14.59
Euro Zone Capped	USD	3,722.08	70,615	100.00	0.00	-NA-	-NA-	-NA-	-7.98	-0.82	-NA-	-NA-
Europe Capped	USD	3,545.30	178,815	100.00	0.00	-NA-	-NA-	-NA-	-4.86	1.48	-NA-	-NA-
Europe Ex UK Capped	USD	3,890.56	88,022	100.00	0.00	-NA-	-NA-	-NA-	-7.20	-0.58	-NA-	-NA-
Europe Liquid 40 Capped	USD	2,726.16	131,764	100.00	0.00	-NA-	-NA-	-NA-	-4.37	2.28	-NA-	-NA-
Europe Liquid 40 Ex UK Cappe	USD	3,215.37	53,602	100.00	0.00	-NA-	-NA-	-NA-	-6.67	-0.54	-NA-	-NA-
UK	USD	3,191.25	81,510	45.45	0.00	24.36	21.92	3.97	-2.04	3.92	-18.09	17.08
Netherlands	USD	2,761.59	13,492	7.52	0.00	22.11	19.35	12.68	-6.19	2.17	-7.48	15.51
France	USD	4,695.47	34,438	19.20	0.00	34.40	33.54	20.23	-5.39	-0.10	-7.39	18.57
Austria	USD	2,630.12	15,613	8.71	0.00	16.13	13.31	3.47	-12.88	-2.97	-12.16	13.21
Sweden	USD	4,356.32	7,802	4.35	0.00	31.23	29.81	19.74	-0.82	-0.08	-12.48	24.46
Germany	USD	1,361.81	8,270	4.61	0.00	13.64	26.65	-9.14	-11.07	-2.73	-24.34	23.09
Switzerland	USD	2,091.98	4,441	2.48	0.00	15.74	14.68	8.08	-3.59	1.60	-3.76	12.31
Belgium	USD	1,735.41	3,798	2.12	0.00	13.27	8.55	2.26	-2.98	0.31	-7.32	12.05
Italy	USD	4,554.88	2,674	1.49	0.00	24.69	22.45	10.06	-10.42	0.77	-24.45	24.38
Denmark	USD	1,119.21	862	0.48	0.00	18.02	86.96	64.52	-2.04	-7.38	41.47	40.13
Finland	USD	4,811.34	2,396	1.34	0.00	28.65	29.24	30.56	-4.90	-2.82	-5.90	20.55
Poland	USD	2,884.79	1,629	0.91	0.00	-NA-	-NA-	71.65	-14.24	6.78	8.55	-NA-
Greece	USD	1,853.67	1,214	0.68	0.00	-NA-	24.00	44.32	-3.62	-1.47	-9.93	29.43
Norway	USD	1,236.94	835	0.47	0.00	9.81	0.80	23.58	-7.15	-3.91	4.24	-NA-
Spain	USD	5,353.25	350	0.20	0.00	35.44	25.23	-27.64	-10.72	-6.77	-22.30	-NA-

\* -5 & -3 Years Total Returns are annualised

### CONTACT DETAILS:

EPRA: Schiphol Boulevard 283, 1118 BH Schiphol Airport, The Netherlands, T +31 20 405 3830, F +31 20 405 3840, E info@epra.com, W www.epra.com  
 NAREIT: 1875 Eye Street, N.W., Suite 600, Washington D.C. 20006, USA, T +1 202 739 9400, F + 1 202 739 9401, E info@nareit.com, W www.nareit.com

## EPRA/NAREIT Europe Index - Index Performance

Price Return			Free Float	Free Float	Div	Total	Total	Total	Total	Total	Total	36 Mths
Index Description	Curr	Close Value	Mkt Cap	Mkt Cap	Yld (%)	Rtn (%)	Rtn (%)	Rtn (%)	Rtn (%)	Rtn (%)	Rtn (%)	Vlty (%)
		31-Aug	Ccy (m)	(%) Weight	31-Aug	- 5 Yrs	- 3 Yrs	- 1 Yr	QTD	31-Aug	YTD	
<b>Europe</b>	<b>GBP</b>	<b>2,694.68</b>	<b>88,903</b>	<b>100.00</b>	<b>0.00</b>	<b>19.18</b>	<b>19.17</b>	<b>1.96</b>	<b>-5.37</b>	<b>2.23</b>	<b>-16.71</b>	<b>15.30</b>
Euro Zone	GBP	2,733.87	40,774	45.86	0.00	20.23	20.30	3.92	-8.25	0.09	-13.83	15.86
Europe Ex UK	GBP	2,880.70	48,493	54.55	0.00	20.47	21.00	5.67	-7.60	0.26	-12.96	15.89
Europe Liquid 40	GBP	2,082.73	69,069	77.69	0.00	19.34	19.76	2.19	-4.83	3.02	-17.31	15.98
Europe Liquid 40 Ex UK	GBP	2,388.23	33,478	37.66	0.00	21.83	22.63	8.31	-7.16	0.37	-12.00	16.54
Europe ex UK Dividend+	GBP	2,617.80	33,170	37.31	0.00	20.12	20.59	7.22	-5.62	1.19	-12.12	16.80
Europe (UK Restricted)	GBP	1,166.66	70,977	79.84	0.00	19.95	20.04	3.27	-6.06	1.63	-15.42	15.28
Euro Zone Capped	GBP	2,989.78	35,009	100.00	0.00	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-
Europe Capped	GBP	2,847.78	88,651	100.00	0.00	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-
Europe Ex UK Capped	GBP	3,125.11	43,639	100.00	0.00	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-
Europe Liquid 40 Capped	GBP	2,189.80	65,325	100.00	0.00	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-
Europe Liquid 40 Ex UK Cappe	GBP	2,582.77	26,574	100.00	0.00	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-
UK	GBP	2,562.76	40,410	45.45	0.00	17.94	17.35	-1.95	-2.56	4.69	-20.52	16.94
Netherlands	GBP	2,206.46	6,689	7.52	0.00	15.79	14.88	6.26	-6.69	2.93	-10.23	17.02
France	GBP	3,751.60	17,073	19.20	0.00	27.45	28.54	13.38	-5.90	0.65	-10.14	19.82
Austria	GBP	2,101.43	7,741	8.71	0.00	10.12	9.07	-2.43	-13.34	-2.25	-14.77	12.36
Sweden	GBP	3,480.63	3,868	4.35	0.00	24.45	24.95	12.92	-1.35	0.66	-15.08	25.92
Germany	GBP	1,088.06	4,100	4.61	0.00	7.76	21.91	-14.32	-11.54	-2.00	-26.59	22.54
Switzerland	GBP	1,671.46	2,202	2.48	0.00	9.76	10.39	1.92	-4.10	2.36	-6.62	13.02
Belgium	GBP	1,386.57	1,883	2.12	0.00	7.41	4.49	-3.56	-3.49	1.05	-10.07	12.06
Italy	GBP	3,639.28	1,326	1.49	0.00	18.24	17.86	3.79	-10.89	1.52	-26.70	23.89
Denmark	GBP	894.24	427	0.48	0.00	11.91	79.96	55.15	-2.56	-6.69	37.27	40.60
Finland	GBP	3,844.19	1,188	1.34	0.00	22.00	24.40	23.12	-5.40	-2.10	-8.70	21.50
Poland	GBP	2,304.90	807	0.91	0.00	-NA-	-NA-	61.87	-14.70	7.58	5.32	-NA-
Greece	GBP	1,481.05	602	0.68	0.00	-NA-	19.36	36.09	-4.13	-0.73	-12.61	30.31
Norway	GBP	988.29	414	0.47	0.00	2.87	-5.59	16.54	-7.64	-3.19	1.14	-NA-
Spain	GBP	4,277.16	174	0.20	0.00	28.44	20.54	-31.77	-11.19	-6.08	-24.61	-NA-

\* -5 & -3 Years Total Returns are annualised

### CONTACT DETAILS:

EPRA: Schiphol Boulevard 283, 1118 BH Schiphol Airport, The Netherlands, T +31 20 405 3830, F +31 20 405 3840, E info@epra.com, W www.epra.com  
 NAREIT: 1875 Eye Street, N.W., Suite 600, Washington D.C. 20006, USA, T +1 202 739 9400, F + 1 202 739 9401, E info@nareit.com, W www.nareit.com

## EPRA/NAREIT Europe Index - Index Performance

Price Return			Free	Free	Div	Total	Total	Total	Total	Total	Total	36 Mths
Index Description	Curr	Close Value	Float	Float	Yld (%)	Rtn (%)	Rtn (%)	Rtn (%)	Rtn (%)	Rtn (%)	Rtn (%)	Vlty (%)
		31-Aug	Mkt Cap	Mkt Cap	31-Aug	- 5 Yrs	- 3 Yrs	- 1 Yr	QTD	31-Aug	YTD	
			Ccy (m)	(%) Weight	31-Aug							
<b>Europe</b>	<b>JPY</b>	<b>3,819.44</b>	<b>20,786,259</b>	<b>100.00</b>	<b>0.00</b>	<b>25.11</b>	<b>26.09</b>	<b>6.86</b>	<b>-10.70</b>	<b>-1.21</b>	<b>-16.50</b>	<b>15.15</b>
Euro Zone	JPY	3,874.98	9,533,403	45.86	0.00	26.21	27.28	8.91	-13.42	-3.28	-13.60	15.77
Europe Ex UK	JPY	4,083.11	11,338,062	54.55	0.00	26.46	28.02	10.75	-12.81	-3.12	-12.73	15.69
Europe Liquid 40	JPY	2,952.06	16,148,817	77.69	0.00	25.28	26.71	7.10	-10.20	-0.45	-17.10	15.60
Europe Liquid 40 Ex UK	JPY	3,385.08	7,827,352	37.66	0.00	27.90	29.74	13.51	-12.39	-3.00	-11.77	16.17
Europe ex UK Dividend+	JPY	3,081.58	7,755,404	37.31	0.00	24.13	24.47	12.37	-10.94	-2.21	-11.89	16.56
Europe (UK Restricted)	JPY	1,653.63	16,595,039	79.84	0.00	25.92	27.00	8.22	-11.35	-1.79	-15.20	14.95
Euro Zone Capped	JPY	4,490.83	8,185,363	100.00	0.00	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-
Europe Capped	JPY	4,277.54	20,727,333	100.00	0.00	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-
Europe Ex UK Capped	JPY	4,694.10	10,203,065	100.00	0.00	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-
Europe Liquid 40 Capped	JPY	3,289.21	15,273,416	100.00	0.00	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-
Europe Liquid 40 Ex UK Cappe	JPY	3,879.47	6,213,264	100.00	0.00	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-
UK	JPY	3,614.03	9,448,197	45.45	0.00	23.80	24.16	2.76	-8.05	1.17	-20.31	16.85
Netherlands	JPY	3,127.44	1,563,979	7.52	0.00	21.56	21.54	11.37	-11.95	-0.53	-9.99	16.54
France	JPY	5,317.52	3,991,885	19.20	0.00	33.80	36.00	18.83	-11.20	-2.74	-9.91	18.66
Austria	JPY	2,978.56	1,809,802	8.71	0.00	15.61	15.40	2.26	-18.22	-5.54	-14.55	14.14
Sweden	JPY	4,933.45	904,396	4.35	0.00	30.64	32.20	18.34	-6.91	-2.73	-14.86	25.21
Germany	JPY	1,542.22	958,583	4.61	0.00	13.13	28.98	-10.20	-16.53	-5.30	-26.40	23.33
Switzerland	JPY	2,369.13	514,787	2.48	0.00	15.22	16.79	6.82	-9.50	-1.08	-6.38	12.72
Belgium	JPY	1,965.32	440,190	2.12	0.00	12.76	10.55	1.07	-8.93	-2.35	-9.84	11.93
Italy	JPY	5,158.31	309,989	1.49	0.00	24.13	24.70	8.78	-15.92	-1.90	-26.51	24.66
Denmark	JPY	1,267.49	99,876	0.48	0.00	17.48	90.40	62.60	-8.05	-9.83	37.62	40.74
Finland	JPY	5,448.75	277,677	1.34	0.00	28.07	31.61	29.03	-10.73	-5.39	-8.46	21.26
Poland	JPY	3,266.97	188,781	0.91	0.00	-NA-	-NA-	69.65	-19.50	3.96	5.60	-NA-
Greece	JPY	2,099.25	140,719	0.68	0.00	-NA-	26.28	42.63	-9.53	-4.07	-12.38	31.62
Norway	JPY	1,400.81	96,819	0.47	0.00	7.15	3.48	22.14	-12.85	-6.45	1.41	-NA-
Spain	JPY	6,062.45	40,580	0.20	0.00	34.83	27.53	-28.49	-16.20	-9.24	-24.42	-NA-

\* -5 & -3 Years Total Returns are annualised

### CONTACT DETAILS:

EPRA: Schiphol Boulevard 283, 1118 BH Schiphol Airport, The Netherlands, T +31 20 405 3830, F +31 20 405 3840, E info@epra.com, W www.epra.com  
NAREIT: 1875 Eye Street, N.W., Suite 600, Washington D.C. 20006, USA, T +1 202 739 9400, F + 1 202 739 9401, E info@nareit.com, W www.nareit.com

## EPRA/NAREIT Europe Index - Index Performance

Price Return			Free Float Mkt Cap	Free Float Mkt Cap	Div	Total	Total	Total	Total	Total	Total	36 Mths
Index Description	Curr	Close Value 31-Aug	Ccy (m) 31-Aug	(%) Weight 31-Aug	Yld (%) 31-Aug	Rtn (%) - 5 Yrs	Rtn (%) - 3 Yrs	Rtn (%) - 1 Yr	Rtn (%) QTD	Rtn (%) 31-Aug	Rtn (%) YTD	Vlty (%)
Switzerland	CHF	1,587.54	5,366	0.03	0.00	10.84	12.85	5.92	-4.95	2.02	-4.74	12.89
Sweden	SEK	3,531.93	53,741	0.26	0.00	23.32	26.11	14.03	-0.38	2.14	-11.91	24.80
Denmark	DKK	823.35	4,708	0.02	0.00	10.45	80.03	54.27	-2.85	-6.89	36.75	39.96
Poland	PLN	2,511.90	4,574	0.02	0.00	-NA-	-NA-	56.30	-13.52	8.34	4.97	-NA-
Norway	NKK	1,159.92	4,863	0.02	0.00	5.80	-1.80	14.12	-8.47	-3.91	-2.53	21.42

\* -5 & -3 Years Total Returns are annualised

### CONTACT DETAILS:

EPRA: Schiphol Boulevard 283, 1118 BH Schiphol Airport, The Netherlands, T +31 20 405 3830, F +31 20 405 3840, E info@epra.com, W www.epra.com  
 NAREIT: 1875 Eye Street, N.W., Suite 600, Washington D.C. 20006, USA, T +1 202 739 9400, F + 1 202 739 9401, E info@nareit.com, W www.nareit.com

## EPRA/NAREIT Europe Index - Asset Class Comparison

Gross Total Return			12 Mths Estimated Div	Total	Total	Total	Total	Total	Total	36 Mths
Index Description	Curr	Close Value 31-Aug	Yld (%) 31-Aug	Rtn (%) - 5 Yrs	Rtn (%) - 3 Yrs	Rtn (%) - 1 Yr	Rtn (%) QTD	Rtn (%) Aug-07	Rtn (%) YTD	Vlty (%)
Europe Real Estate	Local	3,337.84	2.68	22.12	21.86	2.94	-5.12	2.29	-14.97	14.28
Europe FTSE	Local	262.98	3.33	14.98	21.19	16.21	-3.83	-0.71	6.39	9.04
Europe JP Morgan Bonds	Local	423.48	-NA-	4.27	3.18	0.82	2.73	1.03	0.80	2.98
UK Real Estate	GBP	3,202.49	2.21	21.26	20.05	0.15	-2.19	4.93	-19.24	16.88
UK FTSE	GBP	825.14	3.60	12.46	16.40	10.69	-3.83	-0.16	4.13	8.05
UK JP Morgan Bonds	GBP	494.52	-NA-	4.04	4.29	0.65	4.33	1.19	1.08	3.71
Netherlands Real Estate	EUR	3,372.75	5.11	21.44	20.88	10.54	-6.53	3.03	-7.40	15.39
Netherlands FTSE	EUR	996.85	3.64	11.42	22.47	16.50	-3.55	-1.88	8.79	11.82
Netherlands JP Morgan Bonds	EUR	345.60	-NA-	4.19	2.89	1.02	2.43	0.96	0.94	2.64
France Real Estate	EUR	4,584.50	3.07	30.33	32.68	16.37	-5.63	0.38	-8.06	18.07
France FTSE	EUR	821.34	2.99	14.59	20.54	13.82	-6.23	-1.42	4.85	10.40
France JP Morgan Bonds	EUR	429.90	-NA-	4.15	2.89	0.69	2.47	0.93	0.67	2.87
Sweden Real Estate	SEK	4,955.78	5.96	28.64	31.30	19.59	-0.38	2.14	-7.61	24.64
Sweden FTSE	SEK	2,002.60	3.65	24.06	26.80	29.95	-4.49	-3.16	9.58	13.72
Sweden JP Morgan Bonds	SEK	531.54	-NA-	4.99	3.65	1.27	2.32	0.93	0.90	2.70

\* -5 & -3 Years Total Returns are annualised

### CONTACT DETAILS:

EPRA: Schiphol Boulevard 283, 1118 BH Schiphol Airport, The Netherlands, T +31 20 405 3830, F +31 20 405 3840, E info@epra.com, W www.epra.com  
 NAREIT: 1875 Eye Street, N.W., Suite 600, Washington D.C. 20006, USA, T +1 202 739 9400, F + 1 202 739 9401, E info@nareit.com, W www.nareit.com

## EPRA/NAREIT Europe Index - Asset Class Comparison

<b>Gross Total Return</b>			<b>12 Mths Estimated Div</b>	<b>Total</b>	<b>Total</b>	<b>Total</b>	<b>Total</b>	<b>Total</b>	<b>Total</b>	<b>36 Mths</b>
<b>Index Description</b>	<b>Curr</b>	<b>Close Value 31-Aug</b>	<b>Yld (%) 31-Aug</b>	<b>Rtn (%) - 5 Yrs</b>	<b>Rtn (%) - 3 Yrs</b>	<b>Rtn (%) - 1 Yr</b>	<b>Rtn (%) QTD</b>	<b>Rtn (%) Aug-07</b>	<b>Rtn (%) YTD</b>	<b>Vlty (%)</b>
Switzerland Real Estate	CHF	1,896.21	1.57	12.95	14.25	7.49	-3.93	2.02	-3.33	12.67
Switzerland FTSE	CHF	680.39	2.25	13.31	20.40	11.31	-3.79	-0.27	3.12	10.11
Germany Real Estate	EUR	1,304.99	2.99	10.05	25.10	-12.91	-11.79	-2.33	-25.50	21.46
Germany FTSE	EUR	522.55	3.23	15.73	26.55	31.22	-4.22	0.55	16.50	11.45
Germany JP Morgan Bonds	EUR	323.28	-NA-	4.17	3.00	1.07	2.54	0.72	1.03	2.82
Austria Real Estate	EUR	1,692.72	0.09	30.33	9.08	-2.77	-13.69	-2.58	-14.97	12.06
Austria FTSE	EUR	865.86	2.02	30.10	29.34	20.86	-6.64	-1.92	1.51	14.94
Austria JP Morgan Bonds	EUR	161.53	-NA-	4.24	2.82	0.36	2.64	0.97	0.47	2.99
Italy Real Estate	EUR	4,162.76	2.04	19.64	20.36	4.97	-11.25	1.18	-25.77	22.45
Italy FTSE	EUR	447.12	4.34	13.84	18.42	9.88	-3.85	0.08	0.70	10.05
Italy JP Morgan Bonds	EUR	649.44	-NA-	4.42	3.16	0.79	2.50	0.98	0.53	3.27
Spain Real Estate	EUR	4,971.99	2.22	30.47	22.87	-31.04	0.00	0.00	-23.72	0.00
Spain FTSE	EUR	1,308.97	3.82	20.55	25.73	23.16	-1.73	-1.95	5.08	11.21
Spain JP Morgan Bonds	EUR	576.60	-NA-	4.37	2.98	0.63	2.43	0.76	0.65	2.93

\* -5 & -3 Years Total Returns are annualised

### CONTACT DETAILS:

EPRA: Schiphol Boulevard 283, 1118 BH Schiphol Airport, The Netherlands, T +31 20 405 3830, F +31 20 405 3840, E info@epra.com, W www.epra.com  
 NAREIT: 1875 Eye Street, N.W., Suite 600, Washington D.C. 20006, USA, T +1 202 739 9400, F + 1 202 739 9401, E info@nareit.com, W www.nareit.com



## EPRA/NAREIT Europe Index - Asset Class Comparison

Gross Total Return			12 Mths Estimated Div	Total	Total	Total	Total	Total	Total	36 Mths
Index Description	Curr	Close Value 31-Aug	Yld (%) 31-Aug	Rtn (%) - 5 Yrs	Rtn (%) - 3 Yrs	Rtn (%) - 1 Yr	Rtn (%) QTD	Rtn (%) Aug-07	Rtn (%) YTD	Vlty (%)
Belgium Real Estate	EUR	2,075.21	7.41	12.94	11.12	2.28	-3.88	0.72	-6.48	10.54
Belgium FTSE	EUR	949.54	3.39	17.52	21.59	10.37	-7.24	-1.98	0.04	10.12
Belgium JP Morgan Bonds	EUR	400.37	-NA-	4.26	2.80	0.51	2.35	0.97	0.59	2.74
Finland Real Estate	EUR	5,167.26	3.36	25.80	29.74	25.93	-5.78	-2.42	-6.50	20.90
Finland FTSE	EUR	1,689.17	4.06	15.81	34.02	37.81	8.04	8.18	35.25	15.24
Finland JP Morgan Bonds	EUR	283.12	-NA-	4.17	2.79	1.63	2.33	1.17	1.67	2.14
Greece Real Estate	EUR	1,796.32	1.16	-NA-	21.50	36.27	-4.51	-1.06	-12.39	30.35
Greece FTSE	EUR	679.25	3.52	23.37	31.54	26.53	1.83	0.77	11.98	15.69
Greece JP Morgan Bonds	EUR	206.92	-NA-	4.49	3.01	1.26	2.27	0.90	0.98	2.64
Denmark Real Estate	DKK	903.37	0.17	11.77	83.56	54.27	-2.85	-6.89	36.75	39.97
Denmark FTSE	DKK	1,433.86	2.05	20.77	27.38	34.36	2.52	0.30	17.96	10.80
Denmark JP Morgan Bonds	DKK	463.62	-NA-	4.40	3.07	1.19	2.31	0.89	1.00	2.60
Poland Real Estate	PLN	2,511.90	0.00	-NA-	-NA-	56.30	-13.52	8.34	4.97	-NA-
Poland FTSE	PLN	254.06	4.88	29.38	33.69	28.86	-3.10	-3.46	15.20	22.24
Poland JP Morgan Bonds	PLN	355.75	-NA-	7.05	7.82	4.14	0.22	-0.28	0.72	4.04
Norway Real Estate	NOK	938.04	3.70	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-
Norway FTSE	NOK	1,153.01	3.08	29.63	33.03	27.93	-7.36	-4.73	9.08	18.04
Norway JP Morgan Bonds	NOK	-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-

\* -5 & -3 Years Total Returns are annualised

### CONTACT DETAILS:

EPRA: Schiphol Boulevard 283, 1118 BH Schiphol Airport, The Netherlands, T +31 20 405 3830, F +31 20 405 3840, E info@epra.com, W www.epra.com  
 NAREIT: 1875 Eye Street, N.W., Suite 600, Washington D.C. 20006, USA, T +1 202 739 9400, F + 1 202 739 9401, E info@nareit.com, W www.nareit.com

**EPRA/NAREIT Europe Index - Top 20 Constituents:****31-Aug**

Company	Investment Focus	Sector	Country	Free Float Mkt Cap (EUR m) 31-Aug	Free Float Europe (%) Weight 31-Aug
Unibail-Rodamco *	Rental	Diversified	FR	14,373	10.93
Land Securities *	Rental	Diversified	UK	12,612	9.59
British Land *	Rental	Diversified	UK	9,913	7.54
Liberty International *	Rental	Retail	UK	6,436	4.89
Hammerson *	Rental	Retail	UK	5,707	4.34
Immofinanz	Rental	Diversified	AT	4,063	3.09
Corio *	Rental	Retail	NL	3,845	2.92
Immoeast Immobilien Anlage	Rental	Diversified	AT	3,748	2.85
SEGRO *	Rental	Industrial	UK	3,504	2.66
Klepierre *	Rental	Retail	FR	2,673	2.03
Derwent London	Rental	Office	UK	2,669	2.03
Fonciere Des Regions *	Rental	Diversified	FR	2,381	1.81
IVG Immobilien	Rental	Diversified	DE	2,282	1.73
PSP Swiss Property	Rental	Office	CH	1,855	1.41
Wereldhave *	Rental	Diversified	NL	1,827	1.39
Great Portland Estates *	Rental	Office	UK	1,733	1.32
CA Immobilien Anlage	Rental	Diversified	AT	1,661	1.26
Brixton *	Rental	Industrial	UK	1,570	1.19
Castellum	Rental	Diversified	SE	1,566	1.19
Quintain Estates	Non-Rental	Diversified	UK	1,549	1.18

**EPRA/NAREIT Europe Index - Country B/down:****31-Aug**

Country Index	Number of Constituents 31-Aug	Free Float Mkt Cap (EUR m) 31-Aug	Free Float Europe (%) Weight 31-Aug
EPRA/NAREIT UK	39	59,791	45.45%
EPRA/NAREIT Netherlands	7	9,897	7.52%
EPRA/NAREIT France	10	25,262	19.20%
EPRA/NAREIT Austria	6	11,453	8.71%
EPRA/NAREIT Sweden	6	5,723	4.35%
EPRA/NAREIT Germany	8	6,066	4.61%
EPRA/NAREIT Switzerland	4	3,258	2.48%
EPRA/NAREIT Belgium	6	2,786	2.12%
EPRA/NAREIT Italy	4	1,962	1.49%
EPRA/NAREIT Denmark	2	632	0.48%
EPRA/NAREIT Finland	3	1,757	1.34%
EPRA/NAREIT Poland	1	1,195	0.91%
EPRA/NAREIT Greece	3	891	0.68%
EPRA/NAREIT Norway	1	613	0.47%
<b>EPRA/NAREIT Europe Index</b>	<b>101</b>	<b>131,541</b>	<b>100.00%</b>
EPRA/NAREIT Euro Zone	48	60,330	45.86%
EPRA/NAREIT Ex-UK	62	71,750	54.55%
EPRA/NAREIT Europe Liquid 40	39	102,194	77.69%
EPRA/NAREIT Europe Liquid 40 Ex UK	21	49,533	37.66%

## CONTACT DETAILS:

EPRA: Schiphol Boulevard 283, 1118 BH Schiphol Airport, The Netherlands, T +31 20 405 3830, F +31 20 405 3840, E info@epra.com, W www.epra.com  
NAREIT: 1875 Eye Street, N.W., Suite 600, Washington D.C. 20006, USA, T +1 202 739 9400, F + 1 202 739 9401, E info@nareit.com, W www.nareit.com

**EPRA/NAREIT Europe Index - Top 20 Performance:****31-Aug**

Stock	Investment Focus	Sector	Country	Price Return 31-Aug	Dividend Return 31-Aug	Total Return 31-Aug
Liberty International *	Rental	Retail	UK	15.51	1.59	17.10
Unite Group	Rental	Specialty	UK	12.29	0.00	12.29
Hammerson *	Rental	Retail	UK	10.67	0.00	10.67
IGD	Rental	Retail	IT	9.97	0.00	9.97
Wihlborgs Fastigheter	Rental	Diversified	SE	9.63	0.00	9.63
Conwert Immobilien	Non-Rental	Residential	AT	8.61	0.00	8.61
Primary Health Prop. *	Rental	Health Care	UK	8.36	0.00	8.36
Globe Trade Centre	Non-Rental	Diversified	POL	8.34	0.00	8.34
Corio *	Rental	Retail	NL	8.30	0.00	8.30
Derwent London	Rental	Office	UK	7.49	0.00	7.49
Land Securities *	Rental	Diversified	UK	7.09	0.00	7.09
Freeport	Rental	Retail	UK	7.08	0.00	7.08
Fabege	Rental	Office	SE	6.90	0.00	6.90
Wereldhave Belgium	Rental	Diversified	BE	6.60	0.00	6.60
Eurocommerical Props *	Rental	Retail	NL	6.34	0.00	6.34
Societe de la Tour Eiffel	Rental	Diversified	FR	2.92	2.74	5.66
ProLogis European Prop	Rental	Industrial	NL	5.66	0.00	5.66
Grainger Plc	Rental	Residential	UK	5.30	0.00	5.30
Big Yellow Group	Rental	Self Storage	UK	4.69	0.00	4.69
Befimmo *	Rental	Office	BE	4.68	0.00	4.68

**EPRA/NAREIT Europe Index - Bottom 20 Performance:****Aug-07**

Stock	Investment Focus	Sector	Country	Price Return 31-Aug	Dividend Return 31-Aug	Total Return 31-Aug
Development Securities	Non-Rental	Retail	UK	-4.46	0.00	-4.46
CLS Holdings	Rental	Office	UK	-4.83	0.00	-4.83
Wereldhave *	Rental	Diversified	NL	-6.28	0.00	-6.28
Immoeast Immobilien Anl	Rental	Diversified	AT	-6.35	0.00	-6.35
Renta Corp Real Estate	Non-Rental	Diversified	ES	-6.39	0.00	-6.39
Daejan Holdings	Rental	Diversified	UK	-6.43	0.00	-6.43
Capital & Regional Props	Rental	Retail	UK	-6.76	0.00	-6.76
Hufvudstaden A	Rental	Office	SE	-6.85	0.00	-6.85
Technopolis	Rental	Office	FI	-7.32	0.00	-7.32
Sparkassen Immobilien	Rental	Diversified	AT	-7.87	0.00	-7.87
Acanthe Developpement	Rental	Diversified	FR	-7.88	0.00	-7.88
Eurobank Properties Rea	Rental	Diversified	GR	-9.52	0.00	-9.52
Icade	Rental	Diversified	FR	-9.55	0.00	-9.55
TK Development	Non-Rental	Retail	DK	-9.63	0.00	-9.63
Mucklow <A&J>	Rental	Diversified	UK	-10.07	0.00	-10.07
St Modwen Properties	Rental	Diversified	UK	-11.75	0.73	-11.02
Quintain Estates	Non-Rental	Diversified	UK	-12.54	0.00	-12.54
Mapeley	Rental	Office	UK	-12.93	0.16	-12.77
Vivacon AG	Non-Rental	Residential	DE	-14.07	0.00	-14.07
Deutsche Wohnen	Rental	Residential	DE	-14.16	0.00	-14.16

## CONTACT DETAILS:

EPRA: Schiphol Boulevard 283, 1118 BH Schiphol Airport, The Netherlands, T +31 20 405 3830, F +31 20 405 3840, E info@epra.com, W www.epra.com  
 NAREIT: 1875 Eye Street, N.W., Suite 600, Washington D.C. 20006, USA, T +1 202 739 9400, F +1 202 739 9401, E info@nareit.com, W www.nareit.com

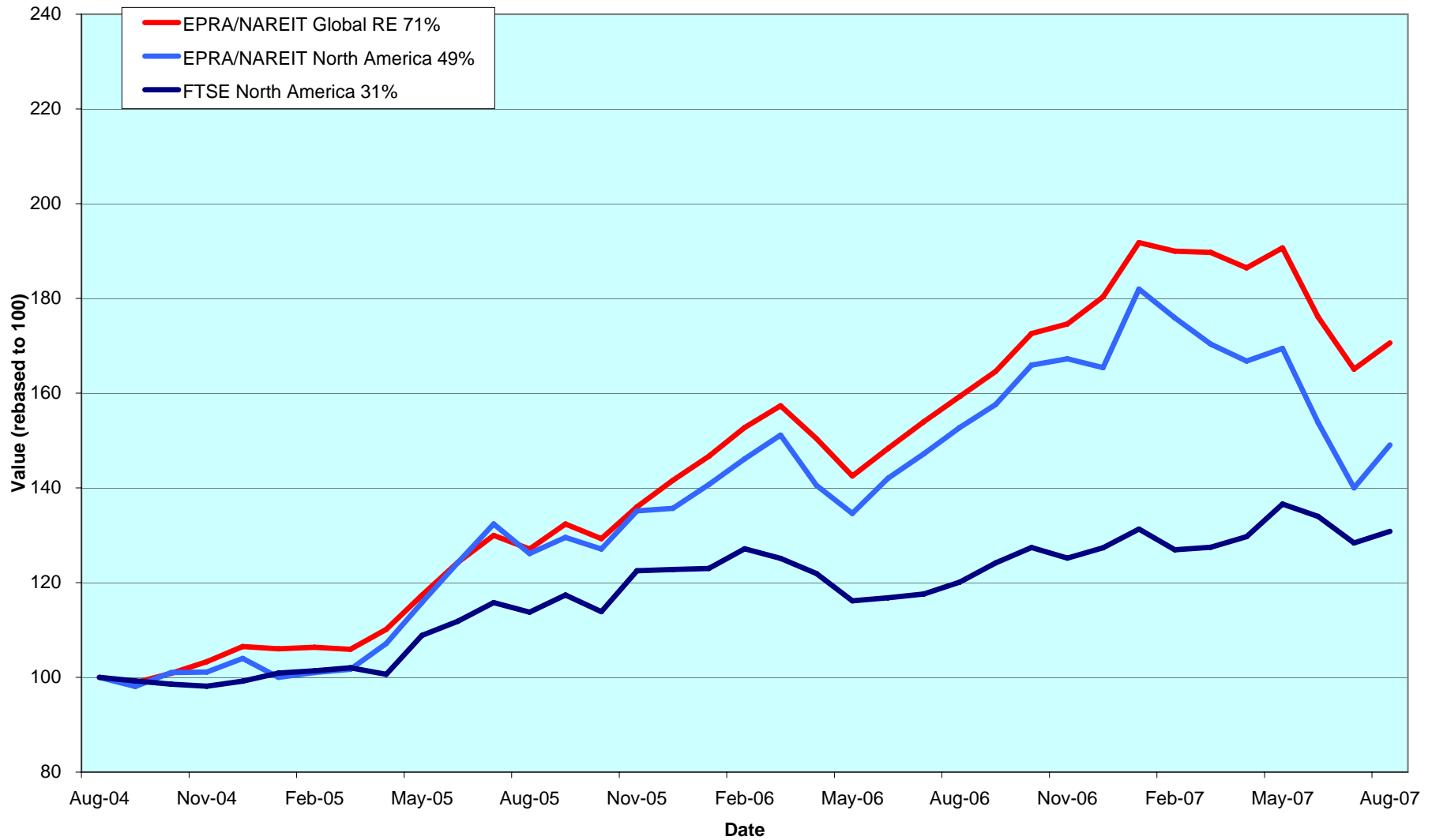
## **Section 5**

### **EPRA/NAREIT North America Index**

**CONTACT DETAILS:**

EPRA: Schiphol Boulevard 283, 1118 BH Schiphol Airport, The Netherlands, T +31 20 405 3830, F +31 20 405 3840, E [info@epra.com](mailto:info@epra.com), W [www.epra.com](http://www.epra.com)  
NAREIT: 1875 Eye Street, N.W., Suite 600, Washington D.C. 20006, USA, T +1 202 739 9400, F + 1 202 739 9401, E [info@nareit.com](mailto:info@nareit.com), W [www.nareit.com](http://www.nareit.com)

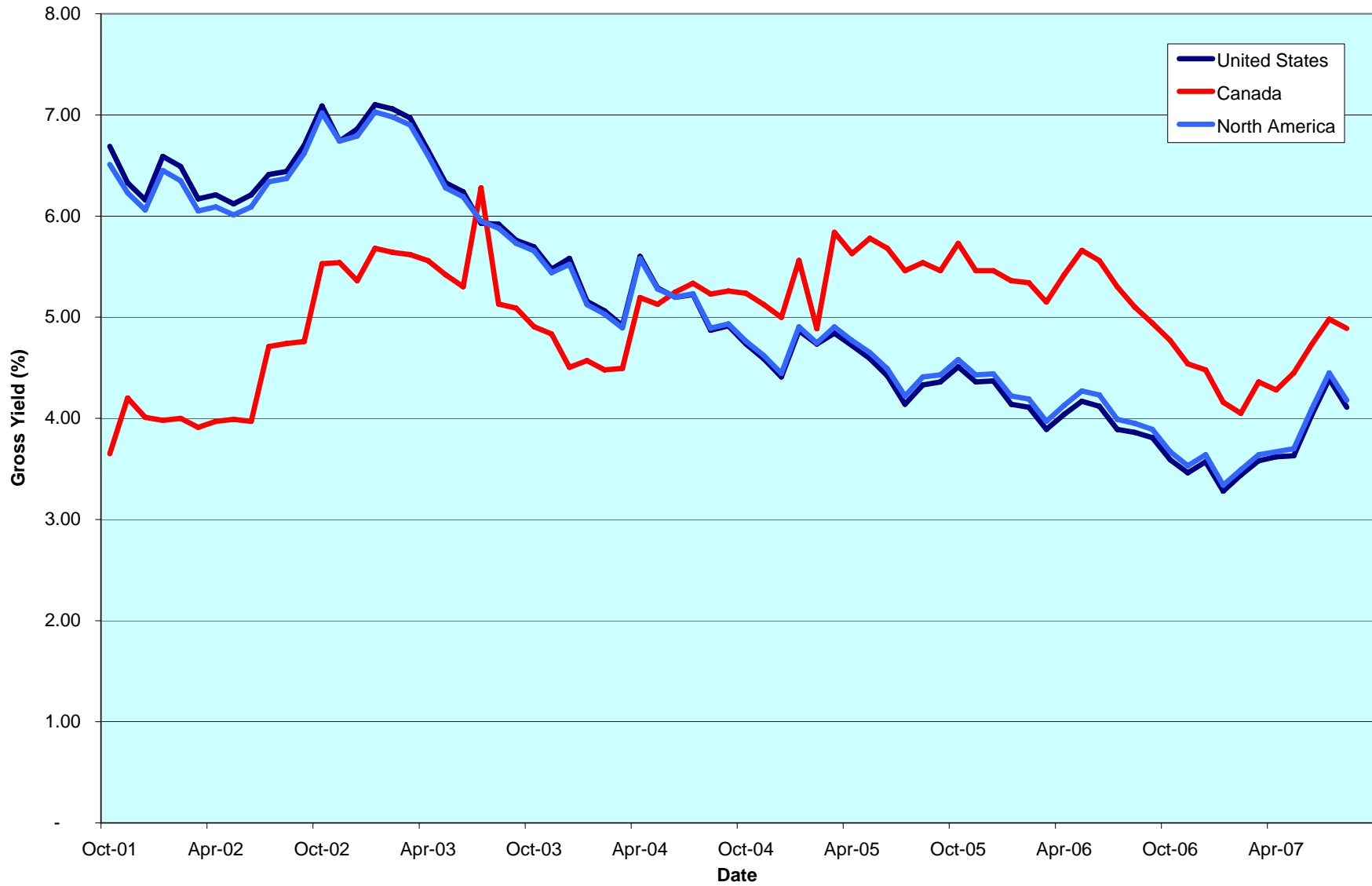
### EPRA/NAREIT North America v EPRA/NAREIT Global & FTSE North America - Total Returns (EUR) Rolling 36 Months Performance



**CONTACT DETAILS:**

EPRA: Schiphol Boulevard 283, 1118 BH Schiphol Airport, The Netherlands, T +31 20 405 3830, F +31 20 405 3840, E info@epra.com, W www.epra.com  
 NAREIT: 1875 Eye Street, N.W., Suite 600, Washington D.C. 20006, USA, T +1 202 739 9400, F + 1 202 739 9401, E info@nareit.com, W www.nareit.com

### Dividend Yields



**CONTACT DETAILS:**

EPRA: Schiphol Boulevard 283, 1118 BH Schiphol Airport, The Netherlands, T +31 20 405 3830, F +31 20 405 3840, E info@epra.com, W www.epra.com  
 NAREIT: 1875 Eye Street, N.W., Suite 600, Washington D.C. 20006, USA, T +1 202 739 9400, F + 1 202 739 9401, E info@nareit.com, W www.nareit.com

## **Corporate Actions & Changes North America**

- 1 August 2007 Spirit Finance Corp. (USA): Deleted following a take-over bid by Redford Holdco LLC
- 1 August 2007 Affordable Residential Communities (USA): New name: Hilltop Holdings
- 6 August 2007 Crescent Real Estate Corporation (USA): Deleted following a take-over bid by Morgan Stanley Real Estate

### CONTACT DETAILS:

EPRA: Schiphol Boulevard 283, 1118 BH Schiphol Airport, The Netherlands, T +31 20 405 3830, F +31 20 405 3840, E [info@epra.com](mailto:info@epra.com), W [www.epra.com](http://www.epra.com)  
NAREIT: 1875 Eye Street, N.W., Suite 600, Washington D.C. 20006, USA, T +1 202 739 9400, F + 1 202 739 9401, E [info@nareit.com](mailto:info@nareit.com), W [www.nareit.com](http://www.nareit.com)

## Dividends North America

Ex - Date	Company	Investment Focus	Sector	Curr	Gross Dividend	Dividend Yield %	Pay Date	Type
1-Aug	Health Care REIT *	Rental	Health Care	USD	0.660	6.27	29-Aug	Quarterly
2-Aug	Colonial Properties Trust *	Rental	Diversified	USD	0.680	7.55	13-Aug	Quarterly
2-Aug	Health Care Properties Inv. *	Rental	Health Care	USD	0.445	5.56	21-Aug	Quarterly
7-Aug	Vornado Realty Trust *	Non-Rental	Diversified	USD	0.850	2.96	22-Aug	Quarterly
8-Aug	Cedar Shopping Centers Inc.	Rental	Retail	USD	0.225	6.80	20-Aug	Quarterly
8-Aug	Cousins Properties Inc. *	Non-Rental	Diversified	USD	0.370	5.39	24-Aug	Quarterly
9-Aug	Highwoods Properties *	Rental	Office	USD	0.425	4.76	24-Aug	Quarterly
9-Aug	Home Props of New York *	Rental	Residential	USD	0.650	5.02	24-Aug	Quarterly
10-Aug	Duke Realty Corp. *	Rental	Office Mixed	USD	0.480	5.56	31-Aug	Quarterly
13-Aug	Canadian Hotel Inc Props *	Rental	Lodging/Resorts	CAD	0.081	4.73	31-Aug	Monthly
13-Aug	Healthcare Realty Trust *	Rental	Health Care	USD	0.385	10.57	4-Sep	Quarterly
13-Aug	Regency Centers *	Rental	Retail	USD	0.660	3.30	29-Aug	Quarterly
14-Aug	Prologis *	Non-Rental	Industrial	USD	0.460	2.56	31-Aug	Quarterly
15-Aug	Apartment Investment *	Rental	Residential	USD	0.600	5.37	31-Aug	Quarterly
15-Aug	Nationwide Health Properties	Rental	Health Care	USD	0.410	5.41	7-Sep	Quarterly
15-Aug	Simon Property Group *	Rental	Retail	USD	0.840	3.08	31-Aug	Quarterly
17-Aug	The Macerich Co. *	Rental	Retail	USD	0.710	3.31	24-Aug	Quarterly
20-Aug	H&R Real Estate Investments	Rental	Diversified	CAD	0.114	5.79	31-Aug	Quarterly
21-Aug	American Campus Communiti	Rental	Residential	USD	0.338	4.76	7-Sep	Quarterly
21-Aug	LTC Properties *	Rental	Health Care	USD	0.125	6.07	31-Aug	Monthly
29-Aug	Allied Properties REIT *	Rental	Office	CAD	0.105	5.60	17-Sep	Monthly
29-Aug	Boardwalk REIT *	Rental	Residential	CAD	0.133	2.69	17-Sep	Monthly
29-Aug	Brookfield Properties *	Rental	Office	USD	0.140	3.02	28-Sep	Quarterly
29-Aug	Canadian Apartment Props *	Rental	Residential	CAD	0.090	5.87	15-Sep	Monthly
29-Aug	Chartwell Seniors Housing RE	Rental	Health Care	CAD	0.089	7.29	17-Sep	Monthly
29-Aug	Cominar REIT *	Rental	Diversified	CAD	0.110	5.48	17-Sep	Monthly
29-Aug	Calloway REIT *	Rental	Retail	CAD	0.129	6.00	17-Sep	Monthly
29-Aug	Dundee REIT *	Rental	Diversified	CAD	0.183	5.90	15-Sep	Monthly
29-Aug	Innvest REIT *	Rental	Lodging/Resorts	CAD	0.094	9.57	17-Sep	Monthly
29-Aug	Inland Real Estate Corp *	Rental	Retail	USD	0.082	6.20	17-Sep	Monthly
29-Aug	LaSalle Hotel Properties *	Rental	Lodging/Resorts	USD	0.170	3.03	14-Sep	Monthly
29-Aug	Northern Property Real Estate	Rental	Residential	CAD	0.115	0.00	14-Sep	Monthly
29-Aug	Pennsylvania Real Estate *	Rental	Retail	USD	0.570	6.03	17-Sep	Quarterly
29-Aug	Primaris Retail REIT *	Rental	Retail	CAD	0.098	6.23	14-Sep	Monthly

\*\* Based on previous period figures

### CONTACT DETAILS:

EPRA: Schiphol Boulevard 283, 1118 BH Schiphol Airport, The Netherlands, T +31 20 405 3830, F +31 20 405 3840, E info@epra.com, W www.epra.com  
 NAREIT: 1875 Eye Street, N.W., Suite 600, Washington D.C. 20006, USA, T +1 202 739 9400, F + 1 202 739 9401, E info@nareit.com, W www.nareit.com



## Dividends North America

Ex - Date	Company	Investment Focus	Sector	Curr	Gross Dividend	Dividend Yield %	Pay Date	Type
29-Aug	Canadian REIT *	Rental	Diversified	CAD	0.111	4.31	17-Sep	Monthly
29-Aug	Riocan Real Estate *	Rental	Retail	CAD	0.110	5.46	10-Sep	Monthly
30-Aug	Forest City Enterprises	Rental	Diversified	USD	0.080	0.43	18-Sep	Quarterly
30-Aug	Realty Income *	Rental	Retail	USD	0.136	5.13	17-Sep	Monthly
5-Sep	Diamondrock Hospitality *	Rental	Lodging/Resorts	USD	0.128	3.11	15-Aug	Monthly
5-Sep	Weingarten Realty *	Rental	Retail	USD	0.495	4.44	14-Sep	Quarterly
10-Sep	Parkway Properties *	Rental	Office	USD	0.650	5.62	26-Sep	Quarterly
10-Sep	Public Storage *	Rental	Self Storage	USD	0.500	2.64	27-Sep	Quarterly
11-Sep	PS Business Parks *	Rental	Office Mixed	USD	0.440	2.05	28-Sep	Quarterly
12-Sep	BRE Properties *	Rental	Residential	USD	0.538	3.62	28-Sep	Quarterly
12-Sep	Extra Space Storage *	Rental	Self Storage	USD	0.228	5.92	28-Sep	Quarterly
12-Sep	Investors Real Estate Trust *	Rental	Diversified	USD	0.167	6.25	1-Oct	Quarterly
12-Sep	Medical Properties Trust *	Rental	Health Care	USD	0.270	8.61	19-Oct	Quarterly
12-Sep	Morguard Corp.	Rental	Diversified	CAD	0.140	0.00	28-Sep	Quarterly
12-Sep	Washington Real Estate Inv. *	Rental	Diversified	USD	0.423	4.92	28-Sep	Quarterly
13-Sep	Digital Realty Trust *	Rental	Specialty	USD	0.286	2.61	1-Oct	Quarterly
13-Sep	Equity Residential *	Rental	Residential	USD	0.425	4.35	12-Oct	Quarterly
13-Sep	Canadian Hotel Inc Props *	Rental	Lodging/Resorts	CAD	0.075 **	4.73	October	Monthly
13-Sep	Universal Health Realty *	Rental	Health Care	USD	0.555 **	6.65	October	Quarterly
14-Sep	Equity One Inc *	Rental	Retail	USD	0.29 **	4.51	October	Quarterly
16-Sep	Ramco Gerhenson *	Rental	Retail	USD	0.4375 **	5.46	October	Quarterly
16-Sep	Ventas *	Rental	Health Care	USD	0.36 **	3.87	October	Quarterly
17-Sep	H&R Real Estate Investments	Rental	Diversified	CAD	0.114	5.79	28-Sep	Quarterly
18-Sep	LTC Properties *	Rental	Health Care	USD	0.125	6.07	28-Sep	Monthly
19-Sep	Eastgroup Properties *	Rental	Industrial	USD	0.485 **	4.58	October	Quarterly
19-Sep	FRT Realty Investment Trust *	Rental	Retail	USD	0.610	2.64	15-Oct	Monthly
20-Sep	Developers Diversified Realty	Rental	Retail	USD	0.660	4.13	2-Oct	Monthly
20-Sep	GMH Communities Trust *	Rental	Residential	USD	0.2275 **	11.58	October	Quarterly
25-Sep	Getty Realty Corp. *	Rental	Retail	USD	0.465	6.53	11-Oct	Quarterly
26-Sep	Acadia Realty Trust *	Rental	Retail	USD	0.200	2.86	15-Oct	Quarterly
26-Sep	Equity Lifestyle Properties *	Rental	Residential	USD	0.150	0.31	12-Oct	Quarterly
26-Sep	LaSalle Hotel Properties *	Rental	Lodging/Resorts	USD	0.170	3.03	15-Oct	Monthly
26-Sep	Sunstone Hotel Investors *	Rental	Lodging/Resorts	USD	0.320	4.34	15-Oct	Quarterly
28-Sep	Agree Realty Corp *	Rental	Retail	USD	0.49 **	6.43	October	Quarterly
28-Sep	Ashford Hospitality *	Rental	Lodging/Resorts	USD	0.18 **	6.87	October	Quarterly

\*\* Based on previous period figures

### CONTACT DETAILS:

EPRA: Schiphol Boulevard 283, 1118 BH Schiphol Airport, The Netherlands, T +31 20 405 3830, F +31 20 405 3840, E info@epra.com, W www.epra.com  
 NAREIT: 1875 Eye Street, N.W., Suite 600, Washington D.C. 20006, USA, T +1 202 739 9400, F + 1 202 739 9401, E info@nareit.com, W www.nareit.com

## Dividends North America

Ex - Date	Company	Investment Focus	Sector	Curr	Gross Dividend	Dividend Yield %	Pay Date	Type
28-Sep	Allied Properties REIT *	Rental	Office	CAD	0.09833 **	5.60	October	Monthly
28-Sep	Strategic Hotels & Resorts *	Rental	Lodging/Resorts	USD	0.22 **	4.33	October	Quarterly
28-Sep	Boardwalk REIT *	Rental	Residential	CAD	0.105 **	2.69	October	Monthly
28-Sep	BioMed Realty Trust *	Rental	Office	USD	0.27 **	4.51	October	Quarterly
28-Sep	Boston Properties *	Rental	Office	USD	0.68 **	2.72	October	Quarterly
28-Sep	Canadian Apartment Props *	Rental	Residential	CAD	0.09 **	5.87	October	Monthly
28-Sep	CBL & Associates Props *	Rental	Retail	USD	0.40625 **	5.24	October	Quarterly
28-Sep	Camden Property Trust *	Rental	Residential	USD	0.635 **	4.17	October	Quarterly
28-Sep	Chartwell Seniors Housing RE	Rental	Health Care	CAD	0.08875 **	7.29	October	Monthly
28-Sep	Cominar REIT *	Rental	Diversified	CAD	0.1 **	5.48	October	Monthly
28-Sep	Calloway REIT *	Rental	Retail	CAD	0.12083 **	6.00	October	Monthly
28-Sep	Dundee REIT *	Rental	Diversified	CAD	0.183 **	5.90	October	Monthly
28-Sep	Equity Inns *	Rental	Lodging/Resorts	USD	0.17 **	3.02	October	Quarterly
28-Sep	Entertainment Props *	Rental	Specialty	USD	0.625 **	5.36	October	Quarterly
28-Sep	Essex Property Trust *	Rental	Residential	USD	0.81 **	2.78	October	Quarterly
28-Sep	First Industrial Realty *	Rental	Industrial	USD	0.695 **	6.84	October	Quarterly
28-Sep	Glimcher Realty Trust *	Rental	Retail	USD	0.4808 **	8.60	October	Quarterly
28-Sep	Host Hotels & Resorts *	Rental	Lodging/Resorts	USD	0.11 **	2.11	October	Quarterly
28-Sep	Innvest REIT *	Rental	Lodging/Resorts	CAD	0.09375 **	9.57	October	Monthly
28-Sep	Inland Real Estate Corp *	Rental	Retail	USD	0.08 **	6.20	October	Monthly
28-Sep	Kilroy Realty *	Rental	Office	USD	0.51 **	3.37	October	Quarterly
28-Sep	Legacy Hotels *	Rental	Lodging/Resorts	CAD	0.08 **	2.54	October	Quarterly
28-Sep	Liberty Property Trust *	Rental	Office Mixed	USD	0.615 **	6.29	October	Quarterly
28-Sep	Maguire Properties Inc. *	Rental	Office	USD	0.4 **	6.15	October	Quarterly
28-Sep	Corporate Office Props *	Rental	Office	USD	0.28 **	2.54	October	Quarterly
28-Sep	Primaris Retail REIT *	Rental	Retail	CAD	0.095 **	6.23	October	Monthly
28-Sep	Canadian REIT *	Rental	Diversified	CAD	0.1067 **	4.31	October	Monthly
28-Sep	Riocan Real Estate *	Rental	Retail	CAD	0.1075 **	5.46	October	Monthly
28-Sep	SL Green Realty *	Rental	Office	USD	0.54 **	2.04	October	Quarterly
28-Sep	Taubman Centers *	Rental	Retail	USD	0.285 **	2.29	October	Quarterly
28-Sep	Urstadt Biddle Class A *	Rental	Retail	USD	0.22 **	5.25	October	Quarterly
29-Sep	American Financial Realty *	Rental	Office	USD	0.27 **	13.04	October	Quarterly
29-Sep	Alexandria Real Estate *	Rental	Office	USD	0.68 **	2.96	October	Quarterly
29-Sep	Avalonbay Communities *	Rental	Residential	USD	0.71 **	2.54	October	Quarterly
29-Sep	Kite Realty Group Trust *	Non-Rental	Retail	USD	0.1875 **	4.42	October	Quarterly

\*\* Based on previous period figures

### CONTACT DETAILS:

EPRA: Schiphol Boulevard 283, 1118 BH Schiphol Airport, The Netherlands, T +31 20 405 3830, F +31 20 405 3840, E info@epra.com, W www.epra.com  
 NAREIT: 1875 Eye Street, N.W., Suite 600, Washington D.C. 20006, USA, T +1 202 739 9400, F + 1 202 739 9401, E info@nareit.com, W www.nareit.com

## Dividends North America

Ex - Date	Company	Investment Focus	Sector	Curr	Gross Dividend	Dividend Yield %	Pay Date	Type
29-Sep	Realty Income *	Rental	Retail	USD	0.115625 **	5.13	October	Monthly
29-Sep	Post Properties *	Rental	Residential	USD	0.45 **	4.51	October	Quarterly

\*\* Based on previous period figures

### CONTACT DETAILS:

EPRA: Schiphol Boulevard 283, 1118 BH Schiphol Airport, The Netherlands, T +31 20 405 3830, F +31 20 405 3840, E info@epra.com, W www.epra.com  
NAREIT: 1875 Eye Street, N.W., Suite 600, Washington D.C. 20006, USA, T +1 202 739 9400, F + 1 202 739 9401, E info@nareit.com, W www.nareit.com

**EPRA/NAREIT North America Index - Stock Performance**

Index Constituents	Investment Focus	Sector	Local Price 31-Aug	Free Float Mkt Cap EUR (m) 31-Aug	Free Float Global Wght (%) 31-Aug	Free Float Nth Am Wght (%) 31-Aug	Div Yld (%) 31-Aug	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Price Rtn (%) Aug-07	Dividend Rtn (%) Aug-07	Total Rtn (%) Aug-07	Total Rtn (%) YTD	36 Mths Vlty (%)	Turnover 3 month Annualise USD (m)	Annual Velocity (%)
Brookfield Props	Rental	Office	24.15	4,985	0.80	1.94	2.45	26.16	28.67	43.84	-6.54	-0.37	0.58	0.21	20.55	30.08	2,027	30
Riocan Real Estate *	Rental	Retail	23.53	3,365	0.54	1.31	5.61	18.49	19.68	8.50	0.42	4.12	0.49	4.60	-2.94	15.33	3,366	73
H & R Real Estate *	Rental	Diversified	22.76	2,112	0.34	0.82	6.02	15.53	16.62	11.14	0.21	4.07	0.52	4.59	-1.73	14.52	1,828	63
Boardwalk REIT *	Rental	Residential	46.86	1,680	0.27	0.65	3.41	28.17	44.09	59.02	-3.13	3.24	0.29	3.53	15.98	21.14	1,760	77
Calloway REIT *	Rental	Retail	23.90	1,240	0.20	0.48	6.48	54.15	20.62	-0.38	-3.92	-0.42	0.54	0.12	-9.77	19.31	961	57
Canadian REIT *	Rental	Diversified	29.70	1,185	0.19	0.46	4.48	21.81	27.87	21.69	2.72	6.45	0.40	6.85	-2.85	16.20	1,093	68
Legacy Hotels *	Rental	Lodging/Resorts	12.59	1,013	0.16	0.39	2.54	11.80	24.16	49.25	5.80	1.70	0.00	1.70	34.49	20.46	5,321	385
Chartwell Seniors Housing RE	Rental	Health Care	14.61	919	0.15	0.36	7.29	-NA-	15.31	9.69	-1.29	2.10	0.62	2.72	9.90	17.93	946	75
Canadian Apartment Props *	Rental	Residential	18.40	772	0.12	0.30	5.87	11.12	16.60	9.75	-4.91	4.31	0.51	4.82	2.91	14.84	742	70
Primaris Retail REIT *	Rental	Retail	18.23	735	0.12	0.29	6.47	-NA-	21.84	10.54	-5.46	-0.65	0.54	-0.12	0.72	16.04	599	60
Cominar REIT *	Rental	Diversified	22.18	686	0.11	0.27	5.95	18.10	19.13	13.74	3.97	3.16	0.51	3.67	2.28	13.16	494	53
Extencicare REIT	Rental	Health Care	14.74	618	0.10	0.24	7.53	-NA-	-NA-	-NA-	-5.81	-0.41	0.00	-0.41	-NA-	-NA-	636	76
Canadian Hotel Inc Props *	Rental	Lodging/Resorts	19.03	476	0.08	0.19	5.10	20.48	29.04	46.26	23.74	33.45	0.57	34.02	31.72	23.33	2,397	370
Innvest REIT *	Rental	Lodging/Resorts	11.75	452	0.07	0.18	9.57	11.91	11.37	-0.96	-2.47	-2.08	0.78	-1.30	-9.42	16.86	380	62
Dundee REIT *	Rental	Diversified	37.23	436	0.07	0.17	5.90	23.26	23.06	24.18	-18.27	-14.12	0.42	-13.70	0.11	17.44	-NA-	-NA-
Morguard REIT*	Rental	Diversified	12.87	395	0.06	0.15	6.99	-NA-	-NA-	20.23	-7.74	-5.02	0.00	-5.02	-4.29	-NA-	26	5
Allied Properties REIT *	Rental	Office	21.26	368	0.06	0.14	5.93	-NA-	26.09	28.94	-0.37	6.30	0.53	6.83	-4.97	19.29	390	78
Northern Property REIT*	Rental	Residential	22.21	347	0.06	0.14	6.21	-NA-	-NA-	8.18	-2.69	1.97	0.53	2.50	-17.25	-NA-	303	64
<b>Canada Total</b>				<b>21,786</b>	<b>3.48</b>	<b>8.48</b>	<b>4.89</b>											

Simon Property Group *	Rental	Retail	94.92	15,553	2.48	6.06	3.54	25.05	22.93	15.82	2.92	9.70	0.97	10.67	-3.80	21.03	28,368	134
Vornado Realty Trust *	Non-Rental	Diversified	106.59	11,851	1.89	4.61	3.19	24.58	23.40	4.48	-2.18	-0.41	0.79	0.38	-10.17	18.67	24,023	149
Prologis *	Non-Rental	Industrial	60.16	11,308	1.81	4.40	3.06	22.17	21.59	9.71	6.54	5.73	0.81	6.54	1.27	20.63	21,890	142
Archstone-Smith Trust *	Rental	Residential	58.80	9,615	1.54	3.74	3.08	21.13	27.84	13.09	-0.52	2.42	0.00	2.42	2.57	20.64	36,692	280
General Growth Props *	Rental	Retail	49.71	8,937	1.43	3.48	3.62	27.57	21.86	13.63	-5.27	3.61	0.00	3.61	-2.24	24.17	21,952	180
Boston Properties *	Rental	Office	100.07	8,731	1.39	3.40	2.72	25.69	26.97	6.22	-2.02	5.91	0.00	5.91	-9.34	21.44	19,467	164
Equity Residential Props *	Rental	Residential	40.24	8,597	1.37	3.35	4.60	11.92	12.04	-15.64	-11.81	1.08	0.00	1.08	-18.89	22.02	16,863	144
Host Hotels & Resorts *	Rental	Lodging/Resorts	22.29	8,564	1.37	3.33	3.59	18.03	20.28	-0.37	-3.59	5.54	0.00	5.54	-9.21	19.06	15,621	134
Kimco Realty *	Rental	Retail	42.82	7,839	1.25	3.05	3.36	25.27	22.97	6.52	13.42	14.71	0.00	14.71	-3.14	22.34	13,682	128

\* -5 & -3 Years Total Returns are annualised

CONTACT DETAILS:

EPRA: Schiphol Boulevard 283, 1118 BH Schiphol Airport, The Netherlands, T +31 20 405 3830, F +31 20 405 3840, E info@epra.com, W www.epra.com  
 NAREIT: 1875 Eye Street, N.W., Suite 600, Washington D.C. 20006, USA, T +1 202 739 9400, F +1 202 739 9401, E info@nareit.com, W www.nareit.com

**EPRA/NAREIT North America Index - Stock Performance**

Index Constituents	Investment Focus	Sector	Local Price 31-Aug	Free Float Mkt Cap EUR (m) 31-Aug	Free Float Global Wght (%) 31-Aug	Free Float Nth Am Wght (%) 31-Aug	Div Yld (%) 31-Aug	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Price Rtn (%) Aug-07	Dividend Rtn (%) Aug-07	Total Rtn (%) Aug-07	Total Rtn (%) YTD	36 Mths Vity (%)	Turnover 3 month Annualised USD (m)	Annual Velocity (%)
Public Storage *	Rental	Self Storage	75.78	7,095	1.13	2.76	2.64	21.71	17.07	-10.24	-1.35	8.12	0.00	8.12	-21.25	19.94	13,972	144
Avalonbay Communities *	Rental	Residential	114.38	6,595	1.05	2.57	2.97	23.32	26.90	-2.78	-3.79	5.94	0.00	5.94	-10.74	21.34	18,908	210
Developers Diversified *	Rental	Retail	53.48	4,902	0.78	1.91	4.94	22.50	16.96	3.48	1.46	11.42	0.00	11.42	-12.95	20.18	12,073	181
SL Green Realty *	Rental	Office	111.51	4,813	0.77	1.87	2.51	29.93	33.39	2.38	-9.99	-8.16	0.00	-8.16	-14.96	22.26	12,445	190
Health Care Properties *	Rental	Health Care	30.42	4,585	0.73	1.78	5.85	12.58	11.93	6.95	6.69	11.67	1.63	13.31	-13.76	22.53	6,076	97
The Macerich Company *	Rental	Retail	81.22	4,277	0.68	1.67	3.50	25.29	17.93	12.59	-0.59	11.03	0.97	12.00	-3.72	20.70	9,629	165
AMB Property *	Rental	Industrial	54.98	3,989	0.64	1.55	3.64	16.47	17.40	1.92	4.25	3.19	0.00	3.19	-4.49	15.26	7,801	143
Ventas *	Rental	Health Care	38.08	3,722	0.59	1.45	4.99	28.15	15.65	-1.56	5.05	16.74	0.00	16.74	-7.77	21.66	7,041	139
Regency Centers *	Rental	Retail	69.47	3,495	0.56	1.36	3.80	20.52	18.51	7.10	-0.52	7.09	1.02	8.11	-8.60	20.39	6,365	134
Federal Realty Inv *	Rental	Retail	84.07	3,464	0.55	1.35	2.74	28.56	26.07	16.61	8.81	11.88	0.00	11.88	0.26	20.56	6,328	134
Duke Realty Corp *	Rental	Office Mixed	33.79	3,392	0.54	1.32	5.68	10.45	5.08	-6.02	-3.92	3.36	1.47	4.83	-13.89	18.35	5,603	121
Forest City Enterprises	Rental	Diversified	55.55	3,139	0.50	1.22	0.58	26.96	26.82	3.83	-9.52	2.10	0.15	2.24	-4.50	20.11	3,303	77
Apartment Investment *	Rental	Residential	44.70	2,992	0.48	1.16	5.37	5.70	13.50	-8.08	-10.15	5.80	1.42	7.22	-18.06	22.12	10,123	248
Hospitality Properties *	Rental	Lodging/Resorts	39.46	2,716	0.43	1.06	7.70	10.35	6.46	-4.10	-4.89	2.87	0.00	2.87	-8.20	14.07	5,141	139
Liberty Property Trust *	Rental	Office Mixed	39.06	2,635	0.42	1.03	6.35	9.45	4.70	-13.22	-11.09	4.13	0.00	4.13	-17.99	17.16	5,402	150
Camden Property Trust *	Rental	Residential	61.49	2,562	0.41	1.00	4.49	15.72	13.76	-17.27	-8.18	11.88	0.00	11.88	-14.87	22.78	6,019	172
Weingarten Realty *	Rental	Retail	40.21	2,525	0.40	0.98	4.92	13.65	10.73	-0.68	-2.17	9.83	0.00	9.83	-10.65	20.01	6,067	176
UDR Inc. *	Rental	Residential	25.11	2,480	0.40	0.97	5.26	13.35	10.71	-13.49	-3.27	8.75	0.00	8.75	-17.95	21.76	6,363	188
Health Care REIT *	Rental	Health Care	39.90	2,357	0.38	0.92	6.62	12.78	11.49	5.56	0.50	8.69	1.80	10.49	-3.49	19.86	4,994	155
Corrections Corp of US	Rental	Specialty	25.66	2,310	0.37	0.90	0.00	39.16	30.50	22.50	-18.68	-11.06	0.00	-11.06	13.46	22.42	3,576	114
Essex Property Trust *	Rental	Residential	117.79	2,110	0.34	0.82	3.16	20.49	20.12	-3.30	1.28	9.49	0.00	9.49	-7.43	21.02	5,410	188
BRE Properties *	Rental	Residential	55.54	2,055	0.33	0.80	3.87	14.75	18.15	-2.45	-6.32	9.91	0.00	9.91	-12.93	21.91	5,336	190
Mack-Cali Realty *	Rental	Office	41.76	2,053	0.33	0.80	6.13	10.15	2.93	-16.61	-2.51	8.19	0.00	8.19	-14.35	20.20	4,167	149
Alexandria Real Estate *	Rental	Office	93.33	2,004	0.32	0.78	3.26	19.29	16.22	-1.76	-3.60	8.36	0.00	8.36	-5.55	19.83	4,836	177
Realty Income *	Rental	Retail	27.00	2,000	0.32	0.78	6.02	14.68	12.18	15.51	8.23	15.04	0.58	15.62	1.17	17.57	3,943	145

\* -5 & -3 Years Total Returns are annualised

CONTACT DETAILS:

EPRA: Schiphol Boulevard 283, 1118 BH Schiphol Airport, The Netherlands, T +31 20 405 3830, F +31 20 405 3840, E info@epra.com, W www.epra.com  
 NAREIT: 1875 Eye Street, N.W., Suite 600, Washington D.C. 20006, USA, T +1 202 739 9400, F +1 202 739 9401, E info@nareit.com, W www.nareit.com

**EPRA/NAREIT North America Index - Stock Performance**

Index Constituents	Investment Focus	Sector	Local Price 31-Aug	Free Float Mkt Cap EUR (m) 31-Aug	Free Float Global Wght (%) 31-Aug	Free Float Nth Am Wght (%) 31-Aug	Div Yld (%) 31-Aug	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Price Rtn (%) Aug-07	Dividend Rtn (%) Aug-07	Total Rtn (%) Aug-07	Total Rtn (%) YTD	36 Mths Vlty (%)	Turnover 3 month Annualised USD (m)	Annual Velocity (%)
Nationwide Health Props *	Rental	Health Care	27.75	1,817	0.29	0.71	5.91	15.55	16.83	12.70	3.53	16.45	1.72	18.17	-4.10	22.28	4,762	192
Digital Realty Trust *	Rental	Specialty	39.00	1,736	0.28	0.68	2.94	-NA-	-NA-	33.46	3.50	17.65	0.00	17.65	15.01	-NA-	7,645	323
Brandywine Realty Trust *	Rental	Office	25.78	1,646	0.26	0.64	6.83	8.84	1.62	-15.60	-8.26	6.88	0.00	6.88	-18.50	22.46	3,333	149
CBL & Associates Props *	Rental	Retail	32.96	1,580	0.25	0.62	6.13	14.94	7.35	-14.26	-8.57	3.36	0.00	3.36	-21.64	22.00	3,589	167
Orient Express Hotel	Rental	Lodging/Resorts	50.05	1,543	0.25	0.60	0.20	-NA-	-NA-	-NA-	-6.27	7.75	0.00	7.75	5.77	-NA-	7,869	374
Taubman Centers *	Rental	Retail	51.58	1,521	0.24	0.59	2.91	30.55	29.01	31.57	3.97	7.26	0.00	7.26	2.89	19.84	4,412	213
HRPT Properties Trust *	Rental	Office	9.78	1,506	0.24	0.59	8.59	10.89	5.09	-6.64	-3.94	4.60	0.00	4.60	-15.71	17.70	2,213	108
Corporate Office Props *	Rental	Office	43.07	1,487	0.24	0.58	2.88	27.91	20.65	-5.66	5.02	14.27	0.00	14.27	-13.43	23.33	3,762	186
Highwoods Properties *	Rental	Office	35.69	1,485	0.24	0.58	4.76	13.24	18.36	-0.93	-3.69	9.71	1.31	11.02	-9.31	23.99	3,011	149
Kilroy Realty *	Rental	Office	61.13	1,452	0.23	0.57	3.63	24.05	21.20	-19.94	-13.71	-5.12	0.00	-5.12	-20.21	21.86	4,081	206
First Industrial Realty *	Rental	Industrial	40.78	1,358	0.22	0.53	6.96	10.55	7.13	0.67	5.21	5.35	0.00	5.35	-10.00	18.74	4,366	236
Post Properties *	Rental	Residential	39.91	1,265	0.20	0.49	4.51	11.99	14.23	-13.46	-23.44	-9.38	0.00	-9.38	-10.70	21.21	5,583	324
DCT Industrial Trust	Rental	Industrial	10.22	1,252	0.20	0.49	4.70	-NA-	-NA-	-NA-	-5.02	4.29	0.00	4.29	-NA-	-NA-	3,907	229
Diamondrock Hospitality *	Rental	Lodging/Resorts	17.95	1,245	0.20	0.48	5.35	-NA-	-NA-	11.85	-5.92	6.59	0.00	6.59	2.33	-NA-	5,233	308
Home Props of New York *	Rental	Residential	50.82	1,238	0.20	0.48	5.12	13.00	13.20	-6.08	-0.89	9.76	1.40	11.17	-10.97	22.51	3,969	235
Senior Housing Prop *	Rental	Health Care	20.34	1,236	0.20	0.48	6.69	16.82	11.50	6.58	1.62	17.71	0.00	17.71	-12.75	25.02	2,022	120
Sunstone Hotel Investors *	Rental	Lodging/Resorts	26.96	1,235	0.20	0.48	4.75	-NA-	-NA-	-5.62	-5.04	8.62	0.00	8.62	3.25	-NA-	5,856	348
LaSalle Hotel Properties *	Rental	Lodging/Resorts	41.64	1,220	0.19	0.48	4.90	30.72	17.55	-1.07	-3.32	4.02	0.42	4.45	-6.41	18.22	3,600	216
Colonial Properties *	Rental	Diversified	35.91	1,210	0.19	0.47	7.57	12.63	11.99	0.50	0.38	3.82	1.97	5.78	4.42	17.29	2,831	172
BioMed Realty Trust *	Rental	Office	24.38	1,171	0.19	0.46	5.09	-NA-	15.94	-17.85	-2.95	11.63	0.00	11.63	-12.59	23.58	2,591	162
National Retail Properties *	Rental	Retail	23.49	1,150	0.18	0.45	6.05	13.85	15.47	11.83	9.08	8.45	0.00	8.45	6.91	17.55	2,914	186
Strategic Hotel Capital *	Rental	Lodging/Resorts	20.57	1,122	0.18	0.44	4.67	-NA-	18.19	5.39	-8.54	-3.34	0.00	-3.34	-3.40	22.53	4,880	319
Washington Real Estate *	Rental	Diversified	32.75	1,078	0.17	0.42	5.16	9.05	7.43	-15.29	-3.68	9.75	0.00	9.75	-16.04	19.60	2,883	196
Douglas Emmett	Rental	Office	24.45	1,031	0.16	0.40	1.92	-NA-	-NA-	-NA-	-1.17	6.03	0.00	6.03	-8.05	-NA-	6,912	492
Pennsylvania Real Estate *	Rental	Retail	37.83	1,023	0.16	0.40	6.03	13.21	5.25	-5.22	-13.38	-2.85	1.46	-1.39	0.41	20.21	2,918	209

\* -5 & -3 Years Total Returns are annualised

CONTACT DETAILS:

EPRA: Schiphol Boulevard 283, 1118 BH Schiphol Airport, The Netherlands, T +31 20 405 3830, F +31 20 405 3840, E info@epra.com, W www.epra.com  
NAREIT: 1875 Eye Street, N.W., Suite 600, Washington D.C. 20006, USA, T +1 202 739 9400, F +1 202 739 9401, E info@nareit.com, W www.nareit.com

**EPRA/NAREIT North America Index - Stock Performance**

Index Constituents	Investment Focus	Sector	Local Price 31-Aug	Free Float Mkt Cap EUR (m) 31-Aug	Free Float Global Wght (%) 31-Aug	Free Float Nth Am Wght (%) 31-Aug	Div Yld (%) 31-Aug	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Price Rtn (%) Aug-07	Dividend Rtn (%) Aug-07	Total Rtn (%) Aug-07	Total Rtn (%) YTD	36 Mths Vity (%)	Turnover 3 month Annualised USD (m)	Annual Velocity (%)
Lexington Corporate *	Rental	Diversified	20.68	1,004	0.16	0.39	7.25	11.39	6.67	8.31	-0.58	9.59	0.00	9.59	-2.79	14.95	2,390	175
Felcor Lodging Trust *	Rental	Lodging/Resorts	21.94	998	0.16	0.39	5.47	10.05	26.03	6.95	-14.56	-0.09	0.00	-0.09	2.98	23.13	2,998	220
Ashford Hospitality *	Rental	Lodging/Resorts	10.91	981	0.16	0.38	7.70	-NA-	15.21	-2.01	-7.23	6.75	0.00	6.75	-9.00	20.83	1,793	134
Entertainment Props *	Rental	Specialty	47.84	928	0.15	0.36	6.35	21.33	14.27	1.75	-11.04	7.38	0.00	7.38	-15.54	23.05	1,916	151
Mid-America Apartment *	Rental	Residential	49.59	922	0.15	0.36	4.88	19.50	12.68	-13.91	-4.35	9.88	0.00	9.88	-10.19	21.11	2,310	184
Equity Inns *	Rental	Lodging/Resorts	22.52	911	0.15	0.35	4.44	31.31	37.38	52.67	0.54	0.72	0.00	0.72	44.24	22.13	4,031	324
Maguire Properties Inc. *	Rental	Office	26.01	896	0.14	0.35	6.15	-NA-	7.79	-30.82	-24.24	-9.09	0.00	-9.09	-32.98	25.19	2,663	218
Healthcare Realty Trust *	Rental	Health Care	24.97	874	0.14	0.34	6.17	6.11	-0.17	-12.69	-8.73	7.54	1.66	9.19	-23.04	22.62	2,652	223
Tanger Factory *	Rental	Retail	38.07	873	0.14	0.34	3.78	25.07	24.02	10.25	2.62	13.88	0.00	13.88	0.13	20.91	2,298	193
Equity Lifestyle Properties *	Rental	Residential	48.70	869	0.14	0.34	1.23	9.47	13.88	9.64	-6.69	7.36	0.00	7.36	-9.98	17.95	1,599	135
American Financial Realty *	Rental	Office	8.28	792	0.13	0.31	9.18	-NA-	-8.09	-21.19	-19.77	-5.59	0.00	-5.59	-24.30	22.56	1,709	158
Cousins Properties *	Non-Rental	Diversified	27.47	779	0.12	0.30	5.39	14.23	6.30	-6.28	-4.03	6.85	1.44	8.28	-18.97	23.62	2,124	200
Inland Real Estate Corp *	Rental	Retail	15.48	739	0.12	0.29	6.33	13.01	7.29	1.86	-7.87	2.38	0.54	2.92	-13.84	18.25	1,073	106
Eastgroup Properties *	Rental	Industrial	42.43	736	0.12	0.29	4.71	15.24	12.68	-12.94	-3.17	2.89	0.00	2.89	-18.91	15.51	1,233	123
Omega Healthcare Investors *	Rental	Health Care	14.89	724	0.12	0.28	7.25	28.96	20.15	7.92	-4.23	15.16	0.00	15.16	-11.46	23.88	1,104	112
Extra Space Storage *	Rental	Self Storage	15.37	723	0.12	0.28	5.92	-NA-	9.23	-6.97	-6.85	9.47	0.00	9.47	-13.34	23.28	2,145	217
Equity One Inc *	Rental	Retail	26.16	707	0.11	0.28	4.59	18.19	14.05	7.59	2.39	13.34	0.00	13.34	-0.75	22.53	2,539	263
Sovran Self Storage *	Rental	Self Storage	45.11	678	0.11	0.26	5.50	13.40	9.79	-12.00	-5.05	4.66	0.00	4.66	-18.00	18.66	1,216	132
PS Business Parks *	Rental	Office Mixed	56.50	662	0.11	0.26	3.12	12.18	14.79	-5.42	-10.84	10.57	0.00	10.57	-19.06	21.40	675	75
Glimcher Realty Trust *	Rental	Retail	22.36	609	0.10	0.24	8.60	12.09	3.54	-0.48	-10.56	5.17	0.00	5.17	-12.69	21.46	1,209	146
Alexander's Inc. *	Rental	Retail	399.75	589	0.09	0.23	0.00	43.59	27.28	38.92	-1.11	12.89	0.00	12.89	-4.74	27.84	1,051	131
Acadia Realty Trust *	Rental	Retail	24.97	589	0.09	0.23	3.20	30.66	22.85	4.53	-3.78	8.42	0.00	8.42	1.40	18.05	1,166	145
U-Store-It Trust *	Rental	Self Storage	13.56	567	0.09	0.22	8.55	-NA-	-NA-	-26.10	-15.50	-5.24	0.00	-5.24	-29.78	-NA-	2,458	318
Parkway Properties *	Rental	Office	46.28	539	0.09	0.21	5.62	9.94	4.60	-0.29	-3.64	14.05	0.00	14.05	-6.72	23.43	1,171	159
Medical Properties Trust *	Rental	Health Care	13.47	486	0.08	0.19	8.02	-NA-	-NA-	8.59	1.81	20.27	0.00	20.27	-8.43	-NA-	2,022	305

\* -5 & -3 Years Total Returns are annualised

CONTACT DETAILS:

EPRA: Schiphol Boulevard 283, 1118 BH Schiphol Airport, The Netherlands, T +31 20 405 3830, F +31 20 405 3840, E info@epra.com, W www.epra.com  
 NAREIT: 1875 Eye Street, N.W., Suite 600, Washington D.C. 20006, USA, T +1 202 739 9400, F + 1 202 739 9401, E info@nareit.com, W www.nareit.com

**EPRA/NAREIT North America Index - Stock Performance**

Index Constituents	Investment Focus	Sector	Local Price 31-Aug	Free Float Mkt Cap EUR (m) 31-Aug	Free Float Global Wght (%) 31-Aug	Free Float Nth Am Wght (%) 31-Aug	Div Yld (%) 31-Aug	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Price Rtn (%) Aug-07	Dividend Rtn (%) Aug-07	Total Rtn (%) Aug-07	Total Rtn (%) YTD	36 Mths Vlty (%)	Turnover 3 month Annualised USD (m)	Annual Velocity (%)
Saul Centers *	Rental	Retail	50.06	484	0.08	0.19	3.52	20.28	18.29	18.60	11.36	15.43	0.00	15.43	-6.94	25.91	580	88
American Campus Communities	Rental	Residential	28.34	482	0.08	0.19	4.76	-NA-	22.10	14.32	1.37	10.92	1.32	12.24	3.10	20.35	1,657	252
Cedar Shopping Centers *	Rental	Retail	13.24	429	0.07	0.17	6.80	4.63	5.56	-8.06	-6.17	5.33	1.79	7.12	-12.54	18.46	629	108
Ramco Gerhenson *	Rental	Retail	32.25	425	0.07	0.17	5.74	14.91	11.60	6.47	-10.24	0.16	0.00	0.16	-13.02	19.97	1,088	188
LTC Properties *	Rental	Health Care	22.58	390	0.06	0.15	6.64	31.48	14.51	1.01	0.35	12.51	0.62	13.13	-13.66	21.83	555	104
Sun Communities *	Rental	Residential	28.51	382	0.06	0.15	8.84	0.93	-2.61	-3.60	-2.12	4.74	0.00	4.74	-6.06	13.78	913	175
First Potomac Realty Trust *	Rental	Industrial	21.19	373	0.06	0.15	6.42	-NA-	7.09	-27.38	-7.56	8.17	0.00	8.17	-23.70	21.26	963	189
Hilltop Holdings	Rental	Residential	12.02	373	0.06	0.15	0.00	-NA-	-5.35	15.80	1.69	5.81	0.00	5.81	3.18	26.50	-NA-	-NA-
Getty Realty *	Rental	Retail	27.27	370	0.06	0.14	6.82	14.06	9.11	-3.32	3.77	8.21	0.00	8.21	-8.77	17.78	476	94
Investors Real Estate *	Rental	Diversified	10.45	370	0.06	0.14	6.37	4.89	6.83	16.12	1.16	8.63	0.00	8.63	5.09	11.48	330	65
National Healthcare	Rental	Health Care	52.59	362	0.06	0.14	1.60	-NA-	-NA-	-NA-	1.92	0.82	0.00	0.82	-4.73	-NA-	251	51
Kite Realty Group Trust *	Non-Rental	Retail	16.98	360	0.06	0.14	4.59	-NA-	13.46	9.02	-9.70	6.39	0.00	6.39	-5.67	17.92	782	160
Hersha Hospitality Trust	Rental	Lodging/Resorts	10.93	326	0.05	0.13	6.59	-NA-	-NA-	-NA-	-7.53	4.10	0.00	4.10	-3.62	-NA-	739	166
Universal Health Realty *	Rental	Health Care	33.52	288	0.05	0.11	6.86	10.90	11.89	1.20	0.66	14.60	0.00	14.60	-8.70	23.39	331	84
Education Realty Trust *	Rental	Residential	13.67	280	0.04	0.11	6.00	-NA-	-NA-	2.26	-1.10	3.95	0.00	3.95	-3.28	-NA-	887	232
Republic Property	Rental	Office	14.37	275	0.04	0.11	3.48	-NA-	-NA-	-NA-	17.31	2.50	0.00	2.50	24.52	-NA-	1,881	502
GMH Communities Trust *	Rental	Residential	7.86	240	0.04	0.09	8.40	-NA-	-NA-	-32.90	-18.89	-6.43	0.00	-6.43	-19.31	-NA-	459	141
Urstadt Biddle Class A *	Rental	Retail	16.94	233	0.04	0.09	5.43	13.29	9.08	3.69	0.94	12.19	0.00	12.19	-7.65	21.04	251	79
Winthrop Realty Trust	Rental	Diversified	6.35	229	0.04	0.09	3.78	-NA-	-NA-	-NA-	-8.10	-4.65	0.00	-4.65	-7.30	-NA-	508	163
Associated Estates Realty	Rental	Residential	14.14	181	0.03	0.07	4.81	-NA-	-NA-	-NA-	-9.30	10.47	0.00	10.47	2.91	-NA-	425	172
Agree Realty Corp *	Rental	Retail	30.50	172	0.03	0.07	6.43	15.21	9.92	0.46	-2.40	4.77	0.00	4.77	-8.41	16.77	339	145
<b>United States Total</b>				<b>235,067</b>	<b>37.54</b>	<b>91.52</b>	<b>4.11</b>											

\* -5 & -3 Years Total Returns are annualised

CONTACT DETAILS:

EPRA: Schiphol Boulevard 283, 1118 BH Schiphol Airport, The Netherlands, T +31 20 405 3830, F +31 20 405 3840, E info@epra.com, W www.epra.com  
 NAREIT: 1875 Eye Street, N.W., Suite 600, Washington D.C. 20006, USA, T +1 202 739 9400, F +1 202 739 9401, E info@nareit.com, W www.nareit.com



## EPRA/NAREIT North America Index - Index Performance

Gross Total Return			Free Float Mkt Cap Ccy (m) 31-Aug	Free Float Mkt Cap (%) Weight 31-Aug	Div Yld (%) 31-Aug	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) Aug-07	Total Rtn (%) YTD	36 Mths Vlty (%)
Index Description	Curr	Close Value 31-Aug										
<b>Nth America</b>	<b>EUR</b>	<b>2,970.64</b>	<b>256,852</b>	<b>100.00</b>	<b>4.18</b>	<b>12.89</b>	<b>14.23</b>	<b>-2.41</b>	<b>-3.07</b>	<b>6.48</b>	<b>-9.86</b>	<b>16.43</b>
United States	EUR	2,795.13	235,067	91.52	4.11	12.45	13.59	-3.42	-3.06	6.77	-10.87	16.88
Canada	EUR	3,753.53	21,786	8.48	4.89	19.65	23.44	9.89	-3.10	3.47	2.56	13.56
US Dividend+	EUR	1,890.73	223,738	100.00	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-
<b>Nth America</b>	<b>USD</b>	<b>3,865.35</b>	<b>350,155</b>	<b>100.00</b>	<b>4.18</b>	<b>20.57</b>	<b>18.69</b>	<b>3.94</b>	<b>-2.16</b>	<b>6.04</b>	<b>-6.82</b>	<b>15.25</b>
United States	USD	3,801.70	320,455	91.52	4.11	20.10	18.02	2.86	-2.15	6.34	-7.85	15.72
Canada	USD	5,105.24	29,699	8.48	4.89	27.80	28.26	17.03	-2.19	3.05	6.03	12.01
US Dividend+	USD	2,129.05	305,012	100.00	-NA-	-NA-	-NA-	2.49	-1.76	6.60	-8.14	-NA-
<b>Nth America</b>	<b>GBP</b>	<b>3,088.36</b>	<b>173,596</b>	<b>100.00</b>	<b>4.18</b>	<b>14.33</b>	<b>14.24</b>	<b>-1.98</b>	<b>-2.68</b>	<b>6.83</b>	<b>-9.58</b>	<b>17.25</b>
United States	GBP	3,037.50	158,872	91.52	4.11	13.89	13.60	-3.00	-2.67	7.13	-10.59	17.68
Canada	GBP	4,079.01	14,724	8.48	4.89	21.19	23.46	10.36	-2.71	3.81	2.88	14.35
US Dividend+	GBP	1,891.95	151,216	100.00	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-
<b>Nth America</b>	<b>JPY</b>	<b>4,377.43</b>	<b>40,588,162</b>	<b>100.00</b>	<b>4.18</b>	<b>20.03</b>	<b>20.87</b>	<b>2.72</b>	<b>-8.16</b>	<b>3.24</b>	<b>-9.35</b>	<b>17.22</b>
United States	JPY	4,305.35	37,145,583	91.52	4.11	19.56	20.19	1.66	-8.16	3.52	-10.36	17.63
Canada	JPY	5,781.58	3,442,579	8.48	4.89	27.22	30.62	15.66	-8.19	0.32	3.14	14.49
US Dividend+	JPY	2,227.13	35,355,451	100.00	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-
Canada	CAD	3,734.78	31,417	8.48	4.89	18.27	19.21	11.56	-2.73	2.09	-3.61	12.34

\* -5 & -3 Years Total Returns are annualised

CONTACT DETAILS:

EPRA: Schiphol Boulevard 283, 1118 BH Schiphol Airport, The Netherlands, T +31 20 405 3830, F +31 20 405 3840, E info@epra.com, W www.epra.com  
NAREIT: 1875 Eye Street, N.W., Suite 600, Washington D.C. 20006, USA, T +1 202 739 9400, F + 1 202 739 9401, E info@nareit.com, W www.nareit.com

## EPRA/NAREIT North America Index - Index Performance

Net Total Return			Free Float Mkt Cap Ccy (m) 31-Aug	Free Float Mkt Cap (%) Weight 31-Aug	Div Yld (%) 31-Aug	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) Aug-07	Total Rtn (%) YTD	36 Mths Vlty (%)
Index Description	Curr	Close Value 31-Aug										
<b>North America</b>	<b>EUR</b>	<b>2,919.26</b>	<b>256,852</b>	<b>100.00</b>	<b>2.94</b>	<b>-NA-</b>	<b>-NA-</b>	<b>-NA-</b>	<b>-3.24</b>	<b>6.37</b>	<b>-NA-</b>	<b>-NA-</b>
United States	EUR	2,749.99	235,067	91.52	0.09	-NA-	-NA-	-NA-	-3.23	6.67	-NA-	-NA-
Canada	EUR	3,630.08	21,786	8.48	3.67	-NA-	-NA-	-NA-	-3.31	3.34	-NA-	-NA-
<b>North America</b>	<b>USD</b>	<b>3,798.54</b>	<b>350,155</b>	<b>100.00</b>	<b>2.94</b>	<b>-NA-</b>	<b>-NA-</b>	<b>-NA-</b>	<b>-2.33</b>	<b>5.93</b>	<b>-NA-</b>	<b>-NA-</b>
United States	USD	3,740.31	320,455	91.52	0.09	-NA-	-NA-	-NA-	-2.32	6.23	-NA-	-NA-
Canada	USD	4,937.34	29,699	8.48	3.67	-NA-	-NA-	-NA-	-2.40	2.92	-NA-	-NA-
<b>North America</b>	<b>GBP</b>	<b>3,034.97</b>	<b>173,596</b>	<b>100.00</b>	<b>2.94</b>	<b>-NA-</b>	<b>-NA-</b>	<b>-NA-</b>	<b>-2.84</b>	<b>6.72</b>	<b>-NA-</b>	<b>-NA-</b>
United States	GBP	2,988.45	158,872	91.52	0.09	-NA-	-NA-	-NA-	-2.83	7.02	-NA-	-NA-
Canada	GBP	3,944.86	14,724	8.48	3.67	-NA-	-NA-	-NA-	-2.91	3.68	-NA-	-NA-
<b>North America</b>	<b>JPY</b>	<b>4,301.77</b>	<b>40,588,162</b>	<b>100.00</b>	<b>2.94</b>	<b>-NA-</b>	<b>-NA-</b>	<b>-NA-</b>	<b>-8.32</b>	<b>3.13</b>	<b>-NA-</b>	<b>-NA-</b>
United States	JPY	4,235.82	37,145,583	91.52	0.09	-NA-	-NA-	-NA-	-8.31	3.42	-NA-	-NA-
Canada	JPY	5,591.44	3,442,579	8.48	3.67	-NA-	-NA-	-NA-	-8.39	0.20	-NA-	-NA-
Canada	CAD	3,612.00	31,417	8.48	3.67	-NA-	-NA-	-NA-	-2.94	1.96	-NA-	-NA-

\* -5 & -3 Years Total Returns are annualised

### CONTACT DETAILS:

EPRA: Schiphol Boulevard 283, 1118 BH Schiphol Airport, The Netherlands, T +31 20 405 3830, F +31 20 405 3840, E info@epra.com, W www.epra.com  
NAREIT: 1875 Eye Street, N.W., Suite 600, Washington D.C. 20006, USA, T +1 202 739 9400, F + 1 202 739 9401, E info@nareit.com, W www.nareit.com

## EPRA/NAREIT North America Index - Index Performance

Price Return			Free Float Mkt Cap Ccy (m) 31-Aug	Free Float Mkt Cap (%) Weight 31-Aug	Div Yld (%) 31-Aug	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) Aug-07	Total Rtn (%) YTD	36 Mths Vlty (%)
Index Description	Curr	Close Value 31-Aug										
<b>Nth America</b>	<b>EUR</b>	<b>1,978.76</b>	<b>256,852</b>	<b>100.00</b>	<b>0.00</b>	<b>7.45</b>	<b>9.41</b>	<b>-6.02</b>	<b>-3.63</b>	<b>6.11</b>	<b>-11.96</b>	<b>16.37</b>
United States	EUR	1,858.22	235,067	91.52	0.00	7.05	8.87	-6.93	-3.60	6.42	-12.89	16.82
Canada	EUR	2,605.17	21,786	8.48	0.00	13.65	17.22	4.97	-3.92	2.96	-0.50	13.44
US Dividend+	EUR	1,874.92	223,738	100.00	0.00	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-
<b>Nth America</b>	<b>USD</b>	<b>2,574.40</b>	<b>350,155</b>	<b>100.00</b>	<b>0.00</b>	<b>14.76</b>	<b>13.68</b>	<b>0.09</b>	<b>-2.73</b>	<b>5.67</b>	<b>-8.98</b>	<b>15.20</b>
United States	USD	2,527.39	320,455	91.52	0.00	14.34	13.11	-0.88	-2.70	5.98	-9.94	15.68
Canada	USD	3,543.33	29,699	8.48	0.00	21.39	21.79	11.79	-3.02	2.54	2.87	11.92
US Dividend+	USD	2,091.58	305,012	100.00	0.00	-NA-	-NA-	-1.35	-2.33	6.23	-10.29	-NA-
<b>Nth America</b>	<b>GBP</b>	<b>2,056.91</b>	<b>173,596</b>	<b>100.00</b>	<b>0.00</b>	<b>8.83</b>	<b>9.42</b>	<b>-5.62</b>	<b>-3.25</b>	<b>6.46</b>	<b>-11.69</b>	<b>17.14</b>
United States	GBP	2,019.35	158,872	91.52	0.00	8.43	8.88	-6.53	-3.21	6.77	-12.62	17.57
Canada	GBP	2,831.07	14,724	8.48	0.00	15.11	17.23	5.42	-3.53	3.30	-0.19	14.23
US Dividend+	GBP	1,868.58	151,216	100.00	0.00	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-
<b>Nth America</b>	<b>JPY</b>	<b>2,915.46</b>	<b>40,588,162</b>	<b>100.00</b>	<b>0.00</b>	<b>14.25</b>	<b>15.77</b>	<b>-1.08</b>	<b>-8.70</b>	<b>2.88</b>	<b>-11.46</b>	<b>17.12</b>
United States	JPY	2,862.22	37,145,583	91.52	0.00	13.83	15.20	-2.04	-8.67	3.18	-12.39	17.54
Canada	JPY	4,012.75	3,442,579	8.48	0.00	20.84	24.03	10.49	-8.97	-0.18	0.07	14.39
US Dividend+	JPY	2,331.01	35,355,451	100.00	0.00	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-
Canada	CAD	2,591.55	31,417	8.48	0.00	12.34	13.20	6.56	-3.56	1.58	-6.49	12.28

\* -5 & -3 Years Total Returns are annualised

CONTACT DETAILS:

EPRA: Schiphol Boulevard 283, 1118 BH Schiphol Airport, The Netherlands, T +31 20 405 3830, F +31 20 405 3840, E info@epa.com, W www.epa.com  
NAREIT: 1875 Eye Street, N.W., Suite 600, Washington D.C. 20006, USA, T +1 202 739 9400, F + 1 202 739 9401, E info@nareit.com, W www.nareit.com

## EPRA/NAREIT North America Index - Asset Class Comparison

Gross Total Return			12 Mths Estimated Div	Total	Total	Total	Total	Total	Total	36 Mths
Index Description	Curr	Close Value 31-Aug	Yld (%) 31-Aug	Rtn (%) - 5 Yrs	Rtn (%) - 3 Yrs	Rtn (%) - 1 Yr	Rtn (%) QTD	Rtn (%) Aug-07	Rtn (%) YTD	Vlty (%)
North America Real Estate	Local	3,792.65	4.18	19.99	18.08	3.50	-2.20	5.96	-7.53	15.30
North America FTSE	Local	240.35	2.02	12.64	13.19	15.68	-1.46	1.45	5.61	7.49
United States Real Estate	USD	3,801.70	4.11	20.10	18.02	2.86	-2.15	6.34	-7.85	15.72
United States FTSE	USD	980.05	2.02	12.29	12.72	15.38	-1.57	1.55	5.39	7.55
United States JP Morgan Bonds	USD	397.46	-NA-	4.00	3.78	6.28	3.54	1.98	4.51	3.48
Canada Real Estate	CAD	3,734.78	4.89	18.27	19.21	11.56	-2.73	2.09	-3.61	12.34
Canada FTSE	CAD	827.79	2.20	19.45	21.90	20.34	0.01	0.01	8.73	9.82
Canada JP Morgan Bonds	CAD	500.48	-NA-	5.54	4.90	1.95	1.34	0.96	0.45	3.21

\* -5 & -3 Years Total Returns are annualised

### CONTACT DETAILS:

EPRA: Schiphol Boulevard 283, 1118 BH Schiphol Airport, The Netherlands, T +31 20 405 3830, F +31 20 405 3840, E info@epra.com, W www.epra.com  
 NAREIT: 1875 Eye Street, N.W., Suite 600, Washington D.C. 20006, USA, T +1 202 739 9400, F + 1 202 739 9401, E info@nareit.com, W www.nareit.com

**EPRA/NAREIT North America - Top 20 Constituents:****31-Aug**

<b>Company</b>	<b>Investment Focus</b>	<b>Sector</b>	<b>Country</b>	<b>Free Float Mkt Cap (EUR m) 31-Aug</b>	<b>Free Float Nth America (%) Weight 31-Aug</b>
Simon Property Group *	Rental	Retail	US	15,553	6.06
Vornado Realty Trust *	Non-Rental	Diversified	US	11,851	4.61
Prologis *	Non-Rental	Industrial	US	11,308	4.40
Archstone-Smith Trust *	Rental	Residential	US	9,615	3.74
General Growth Props *	Rental	Retail	US	8,937	3.48
Boston Properties *	Rental	Office	US	8,731	3.40
Equity Residential Props *	Rental	Residential	US	8,597	3.35
Host Hotels & Resorts *	Rental	Lodging/Resorts	US	8,564	3.33
Kimco Realty *	Rental	Retail	US	7,839	3.05
Public Storage *	Rental	Self Storage	US	7,095	2.76
Avalonbay Communities *	Rental	Residential	US	6,595	2.57
Brookfield Props	Rental	Office	CA	4,985	1.94
Developers Diversified *	Rental	Retail	US	4,902	1.91
SL Green Realty *	Rental	Office	US	4,813	1.87
Health Care Properties *	Rental	Health Care	US	4,585	1.78
The Macerich Company *	Rental	Retail	US	4,277	1.67
AMB Property *	Rental	Industrial	US	3,989	1.55
Ventas *	Rental	Health Care	US	3,722	1.45
Regency Centers *	Rental	Retail	US	3,495	1.36
Federal Realty Inv *	Rental	Retail	US	3,464	1.35

**EPRA/NAREIT North America - Country B/down:****31-Aug**

<b>Country Index</b>	<b>Number of Constituents 31-Aug</b>	<b>Free Float Mkt Cap (EUR m) 31-Aug</b>	<b>Free Float Nth America (%) Weight 31-Aug</b>
EPRA/NAREIT United States	105	235,067	91.52%
EPRA/NAREIT Canada	18	21,786	8.48%
<b>EPRA/NAREIT North America</b>	<b>123</b>	<b>256,852</b>	<b>100.00%</b>

## CONTACT DETAILS:

EPRA: Schiphol Boulevard 283, 1118 BH Schiphol Airport, The Netherlands, T +31 20 405 3830, F +31 20 405 3840, E info@epra.com, W www.epra.com  
NAREIT: 1875 Eye Street, N.W., Suite 600, Washington D.C. 20006, USA, T +1 202 739 9400, F + 1 202 739 9401, E info@nareit.com, W www.nareit.com

**EPRA/NAREIT North America - Top 20 Performance:****Aug-07**

Stock	Investment			Price Return Aug-07	Dividend Return Aug-07	Total Return Aug-07
	Focus	Sector	Country			
Canadian Hotel Inc Props	Rental	Lodging/Resorts	CA	33.45	0.57	34.02
Medical Properties Trust *	Rental	Health Care	US	20.27	0.00	20.27
Nationwide Health Props *	Rental	Health Care	US	16.45	1.72	18.17
Senior Housing Prop *	Rental	Health Care	US	17.71	0.00	17.71
Digital Realty Trust *	Rental	Specialty	US	17.65	0.00	17.65
Ventas *	Rental	Health Care	US	16.74	0.00	16.74
Realty Income *	Rental	Retail	US	15.04	0.58	15.62
Saul Centers *	Rental	Retail	US	15.43	0.00	15.43
Omega Healthcare Investc	Rental	Health Care	US	15.16	0.00	15.16
Kimco Realty *	Rental	Retail	US	14.71	0.00	14.71
Universal Health Realty *	Rental	Health Care	US	14.60	0.00	14.60
Corporate Office Props *	Rental	Office	US	14.27	0.00	14.27
Parkway Properties *	Rental	Office	US	14.05	0.00	14.05
Tanger Factory *	Rental	Retail	US	13.88	0.00	13.88
Equity One Inc *	Rental	Retail	US	13.34	0.00	13.34
Health Care Properties *	Rental	Health Care	US	11.67	1.63	13.31
LTC Properties *	Rental	Health Care	US	12.51	0.62	13.13
Alexander's Inc. *	Rental	Retail	US	12.89	0.00	12.89
American Campus Commi	Rental	Residential	US	10.92	1.32	12.24
Urstadt Biddle Class A *	Rental	Retail	US	12.19	0.00	12.19

**EPRA/NAREIT North America - Bottom 20 Performance:****31-Aug**

Stock	Investment			Price Return Aug-07	Dividend Return Aug-07	Total Return Aug-07
	Focus	Sector	Country			
Brookfield Props	Rental	Office	CA	-0.37	0.58	0.21
Ramco Gerhenson *	Rental	Retail	US	0.16	0.00	0.16
Calloway REIT *	Rental	Retail	CA	-0.42	0.54	0.12
Felcor Lodging Trust *	Rental	Lodging/Resorts	US	-0.09	0.00	-0.09
Primaris Retail REIT *	Rental	Retail	CA	-0.65	0.54	-0.12
Extendicare REIT	Rental	Health Care	CA	-0.41	0.00	-0.41
Innvest REIT *	Rental	Lodging/Resorts	CA	-2.08	0.78	-1.30
Pennsylvania Real Estate	Rental	Retail	US	-2.85	1.46	-1.39
Strategic Hotel Capital *	Rental	Lodging/Resorts	US	-3.34	0.00	-3.34
Winthrop Realty Trust	Rental	Diversified	US	-4.65	0.00	-4.65
Morguard REIT*	Rental	Diversified	CA	-5.02	0.00	-5.02
Kilroy Realty *	Rental	Office	US	-5.12	0.00	-5.12
U-Store-It Trust *	Rental	Self Storage	US	-5.24	0.00	-5.24
American Financial Realty	Rental	Office	US	-5.59	0.00	-5.59
GMH Communities Trust	Rental	Residential	US	-6.43	0.00	-6.43
SL Green Realty *	Rental	Office	US	-8.16	0.00	-8.16
Maguire Properties Inc. *	Rental	Office	US	-9.09	0.00	-9.09
Post Properties *	Rental	Residential	US	-9.38	0.00	-9.38
Corrections Corp of US	Rental	Specialty	US	-11.06	0.00	-11.06
Dundee REIT *	Rental	Diversified	CA	-14.12	0.42	-13.70

## CONTACT DETAILS:

EPRA: Schiphol Boulevard 283, 1118 BH Schiphol Airport, The Netherlands, T +31 20 405 3830, F +31 20 405 3840, E info@epra.com, W www.epra.com  
NAREIT: 1875 Eye Street, N.W., Suite 600, Washington D.C. 20006, USA, T +1 202 739 9400, F +1 202 739 9401, E info@nareit.com, W www.nareit.com

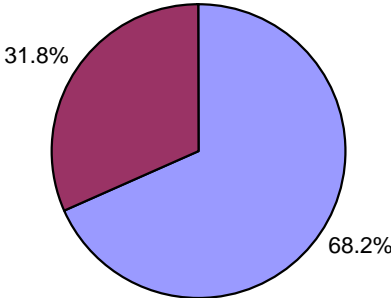
## **Section 6**

### **FTSE EPRA/NAREIT Global REIT and Non-REIT Index Series**

#### **CONTACT DETAILS:**

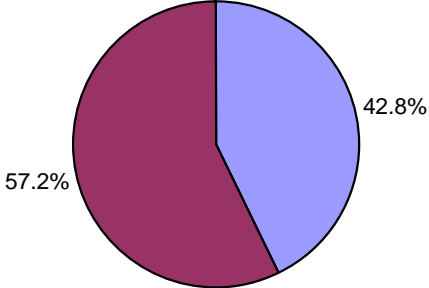
EPRA: Schiphol Boulevard 283, 1118 BH Schiphol Airport, The Netherlands, T +31 20 405 3830, F +31 20 405 3840, E [info@epra.com](mailto:info@epra.com), W [www.epra.com](http://www.epra.com)  
NAREIT: 1875 Eye Street, N.W., Suite 600, Washington D.C. 20006, USA, T +1 202 739 9400, F + 1 202 739 9401, E [info@nareit.com](mailto:info@nareit.com), W [www.nareit.com](http://www.nareit.com)

**Global Market Cap Breakdown REIT/Non-REIT**



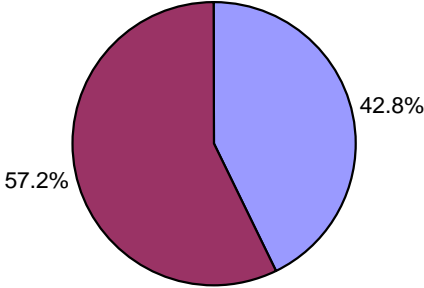
Global REITs Global Non-REITs

**Asia Market Cap Breakdown REIT/Non-REIT**



Asia REITs Asia Non-REITs

**UK Market Cap Breakdown REIT/Non-REIT**



Asia REITs Asia Non-REITs

**CONTACT DETAILS:**

EPRA: Schiphol Boulevard 283, 1118 BH Schiphol Airport, The Netherlands, T +31 20 405 3830, F +31 20 405 3840, E info@epra.com, W www.epra.com  
NAREIT: 1875 Eye Street, N.W., Suite 600, Washington D.C. 20006, USA, T +1 202 739 9400, F + 1 202 739 9401, E info@nareit.com, W www.nareit.com



## FTSE EPRA/NAREIT Global REIT and Non-REIT Index Series - Index Performance

Gross Total Return			Free Float Mkt Cap Ccy (m) 31-Aug	Free Float Mkt Cap (%) Weight 31-Aug	Div Yld (%) 31-Aug	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) Aug-07	Total Rtn (%) YTD	36 Mths Vlty (%)
Index Description	Curr	Close Value 31-Aug										
<b>Global REITs</b>	<b>EUR</b>	<b>1,041.22</b>	<b>427,339</b>	<b>68.25</b>	<b>4.21</b>	<b>-NA-</b>	<b>-NA-</b>	<b>2.21</b>	<b>-3.21</b>	<b>4.99</b>	<b>-8.29</b>	<b>-NA-</b>
<b>Global Non-REITs</b>	<b>EUR</b>	<b>1,242.39</b>	<b>198,828</b>	<b>31.75</b>	<b>1.50</b>	<b>-NA-</b>	<b>-NA-</b>	<b>18.52</b>	<b>-2.84</b>	<b>-0.10</b>	<b>1.78</b>	<b>-NA-</b>
Global ex Asia REITs	EUR	985.28	325,577	52.00	4.00	-NA-	-NA-	-2.66	-2.87	6.19	-11.22	-NA-
Global ex Asia Non-REITs	EUR	1,139.48	62,816	10.03	1.96	-NA-	-NA-	4.80	-8.80	-1.15	-13.92	-NA-
Global ex Europe REITs	EUR	1,047.59	345,673	55.20	4.49	-NA-	-NA-	3.17	-3.16	5.15	-6.67	-NA-
Global ex Europe Non-REITs	EUR	1,252.06	148,953	23.79	1.28	-NA-	-NA-	21.63	-0.74	0.38	9.47	-NA-
Global ex US REITs	EUR	985.32	200,229	31.98	4.17	-NA-	-NA-	11.60	-3.73	2.76	-4.92	-NA-
Global ex US Non-REITs	EUR	1,043.17	190,872	30.48	1.54	-NA-	-NA-	18.92	-2.43	-0.07	1.90	-NA-
Asia REITs	EUR	1,255.66	101,762	16.25	4.87	-NA-	-NA-	20.23	-4.35	1.30	2.13	-NA-
Asia Non-REITs	EUR	1,248.21	136,013	21.72	1.28	-NA-	-NA-	23.92	0.24	0.40	11.35	-NA-
Europe REITs	EUR	1,098.31	81,666	100.00	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-
Europe Non-REITs	EUR	1,118.56	49,875	100.00	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-
UK REITs	EUR	604.77	44,422	7.09	0.00	-NA-	-NA-	-NA-	-1.82	6.83	-39.52	-NA-
UK Non-REITs	EUR	628.32	15,369	2.45	0.00	-NA-	-NA-	-NA-	-4.72	-1.45	-37.17	-NA-
<b>Global REITs</b>	<b>USD</b>	<b>1,194.74</b>	<b>582,571</b>	<b>68.25</b>	<b>4.21</b>	<b>-NA-</b>	<b>-NA-</b>	<b>8.86</b>	<b>-2.30</b>	<b>4.56</b>	<b>-5.19</b>	<b>-NA-</b>
<b>Global Non-REITs</b>	<b>USD</b>	<b>1,425.59</b>	<b>271,053</b>	<b>31.75</b>	<b>1.50</b>	<b>-NA-</b>	<b>-NA-</b>	<b>26.22</b>	<b>-1.93</b>	<b>-0.51</b>	<b>5.22</b>	<b>-NA-</b>
Global ex Asia REITs	USD	1,130.52	443,844	52.00	4.00	-NA-	-NA-	3.67	-1.95	5.76	-8.22	-NA-
Global ex Asia Non-REITs	USD	1,307.51	85,634	10.03	1.96	-NA-	-NA-	11.61	-7.94	-1.56	-11.00	-NA-
Global ex Europe REITs	USD	1,202.05	471,240	55.20	4.49	-NA-	-NA-	9.87	-2.25	4.72	-3.52	-NA-
Global ex Europe Non-REITs	USD	1,436.68	203,061	23.79	1.28	-NA-	-NA-	29.54	0.20	-0.03	13.17	-NA-
Global ex US REITs	USD	1,340.15	272,962	31.98	4.17	-NA-	-NA-	18.85	-2.82	2.34	-1.70	-NA-
Global ex US Non-REITs	USD	1,418.83	260,207	30.48	1.54	-NA-	-NA-	26.65	-1.51	-0.48	5.35	-NA-
Asia REITs	USD	1,440.95	138,727	16.25	4.87	-NA-	-NA-	28.05	-3.45	0.88	5.59	-NA-
Asia Non-REITs	USD	1,432.27	185,419	21.72	1.28	-NA-	-NA-	31.97	1.18	-0.02	15.11	-NA-
Europe REITs	USD	1,260.21	111,331	100.00	-NA-	-NA-	-NA-	-NA-	-2.48	3.89	-NA-	-NA-
Europe Non-REITs	USD	1,283.51	67,992	100.00	-NA-	-NA-	-NA-	-NA-	-7.66	-1.88	-NA-	-NA-
UK REITs	USD	822.56	60,558	7.09	0.00	-NA-	-NA-	-NA-	-0.89	6.39	-17.74	-NA-
UK Non-REITs	USD	854.58	20,951	2.45	0.00	-NA-	-NA-	-NA-	-3.83	-1.86	-14.54	-NA-

\* -5 & -3 Years Total Returns are annualised

### CONTACT DETAILS:

EPRA: Schiphol Boulevard 283, 1118 BH Schiphol Airport, The Netherlands, T +31 20 405 3830, F +31 20 405 3840, E info@epra.com, W www.epra.com  
NAREIT: 1875 Eye Street, N.W., Suite 600, Washington D.C. 20006, USA, T +1 202 739 9400, F +1 202 739 9401, E info@nareit.com, W www.nareit.com

## FTSE EPRA/NAREIT Global REIT and Non-REIT Index Series - Index Performance

Gross Total Return			Free Float Mkt Cap Ccy (m) 31-Aug	Free Float Mkt Cap (%) Weight 31-Aug	Div Yld (%) 31-Aug	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) Aug-07	Total Rtn (%) YTD	36 Mths Vlty (%)
Index Description	Curr	Close Value 31-Aug										
<b>Global REITs</b>	<b>GBP</b>	<b>954.58</b>	<b>288,821</b>	<b>68.25</b>	<b>4.21</b>	<b>-NA-</b>	<b>-NA-</b>	<b>2.66</b>	<b>-2.82</b>	<b>5.34</b>	<b>-8.01</b>	<b>-NA-</b>
<b>Global Non-REITs</b>	<b>GBP</b>	<b>1,139.02</b>	<b>134,380</b>	<b>31.75</b>	<b>1.50</b>	<b>-NA-</b>	<b>-NA-</b>	<b>19.03</b>	<b>-2.45</b>	<b>0.23</b>	<b>2.09</b>	<b>-NA-</b>
Global ex Asia REITs	GBP	903.26	220,045	52.00	4.00	-NA-	-NA-	-2.24	-2.48	6.54	-10.94	-NA-
Global ex Asia Non-REITs	GBP	1,044.68	42,455	10.03	1.96	-NA-	-NA-	5.26	-8.43	-0.82	-13.65	-NA-
Global ex Europe REITs	GBP	960.42	233,626	55.20	4.49	-NA-	-NA-	3.62	-2.77	5.50	-6.38	-NA-
Global ex Europe Non-REITs	GBP	1,147.88	100,672	23.79	1.28	-NA-	-NA-	22.16	-0.34	0.71	9.81	-NA-
Global ex US REITs	GBP	1,070.76	135,326	31.98	4.17	-NA-	-NA-	12.08	-3.34	3.10	-4.62	-NA-
Global ex US Non-REITs	GBP	1,133.62	129,003	30.48	1.54	-NA-	-NA-	19.43	-2.04	0.26	2.22	-NA-
Asia REITs	GBP	1,151.29	68,777	16.25	4.87	-NA-	-NA-	20.76	-3.97	1.63	2.46	-NA-
Asia Non-REITs	GBP	1,144.36	91,925	21.72	1.28	-NA-	-NA-	24.45	0.64	0.73	11.69	-NA-
Europe REITs	GBP	1,006.89	55,195	100.00	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-
Europe Non-REITs	GBP	1,025.50	33,708	100.00	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-
UK REITs	GBP	798.10	30,023	7.09	0.00	-NA-	-NA-	-NA-	-1.42	7.19	-20.19	-NA-
UK Non-REITs	GBP	829.19	10,387	2.45	0.00	-NA-	-NA-	-NA-	-4.34	-1.13	-17.08	-NA-
<b>Global REITs</b>	<b>JPY</b>	<b>1,353.02</b>	<b>67,528,701</b>	<b>68.25</b>	<b>4.21</b>	<b>-NA-</b>	<b>-NA-</b>	<b>7.59</b>	<b>-8.29</b>	<b>1.80</b>	<b>-7.77</b>	<b>-NA-</b>
<b>Global Non-REITs</b>	<b>JPY</b>	<b>1,614.45</b>	<b>31,419,131</b>	<b>31.75</b>	<b>1.50</b>	<b>-NA-</b>	<b>-NA-</b>	<b>24.75</b>	<b>-7.95</b>	<b>-3.14</b>	<b>2.36</b>	<b>-NA-</b>
Global ex Asia REITs	JPY	1,280.29	51,448,190	52.00	4.00	-NA-	-NA-	2.46	-7.97	2.96	-10.71	-NA-
Global ex Asia Non-REITs	JPY	1,480.73	9,926,231	10.03	1.96	-NA-	-NA-	10.31	-13.59	-4.16	-13.42	-NA-
Global ex Europe REITs	JPY	1,361.30	54,623,737	55.20	4.49	-NA-	-NA-	8.59	-8.25	1.95	-6.14	-NA-
Global ex Europe Non-REITs	JPY	1,627.01	23,537,836	23.79	1.28	-NA-	-NA-	28.02	-5.95	-2.68	10.10	-NA-
Global ex US REITs	JPY	1,517.70	31,640,391	31.98	4.17	-NA-	-NA-	17.46	-8.79	-0.37	-4.37	-NA-
Global ex US Non-REITs	JPY	1,606.79	30,161,858	30.48	1.54	-NA-	-NA-	25.17	-7.56	-3.11	2.48	-NA-
Asia REITs	JPY	1,631.84	16,080,511	16.25	4.87	-NA-	-NA-	26.56	-9.38	-1.78	2.72	-NA-
Asia Non-REITs	JPY	1,622.02	21,492,900	21.72	1.28	-NA-	-NA-	30.43	-5.03	-2.66	11.98	-NA-
Europe REITs	JPY	1,427.16	12,904,964	100.00	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-
Europe Non-REITs	JPY	1,453.55	7,881,295	100.00	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-
UK REITs	JPY	931.53	7,019,638	7.09	0.00	-NA-	-NA-	-NA-	-6.98	3.58	-6.85	-NA-
UK Non-REITs	JPY	967.80	2,428,559	2.45	0.00	-NA-	-NA-	-NA-	-9.73	-4.45	-3.22	-NA-

\* -5 & -3 Years Total Returns are annualised

### CONTACT DETAILS:

EPRA: Schiphol Boulevard 283, 1118 BH Schiphol Airport, The Netherlands, T +31 20 405 3830, F +31 20 405 3840, E info@epra.com, W www.epra.com  
NAREIT: 1875 Eye Street, N.W., Suite 600, Washington D.C. 20006, USA, T +1 202 739 9400, F +1 202 739 9401, E info@nareit.com, W www.nareit.com

## FTSE EPRA/NAREIT Global REIT and Non-REIT Index Series - Index Performance

Price Return			Free Float Mkt Cap Ccy (m) 31-Aug	Free Float Mkt Cap (%) Weight 31-Aug	Div Yld (%) 31-Aug	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) Aug-07	Total Rtn (%) YTD	36 Mths Vlty (%)
Index Description	Curr	Close Value 31-Aug										
<b>Global REITs</b>	<b>EUR</b>	<b>976.83</b>	<b>427,339</b>	<b>68.25</b>	<b>0.00</b>	<b>-NA-</b>	<b>-NA-</b>	<b>-1.86</b>	<b>-3.82</b>	<b>4.55</b>	<b>-10.63</b>	<b>-NA-</b>
<b>Global Non-REITs</b>	<b>EUR</b>	<b>1,211.81</b>	<b>198,828</b>	<b>31.75</b>	<b>0.00</b>	<b>-NA-</b>	<b>-NA-</b>	<b>16.82</b>	<b>-2.94</b>	<b>-0.17</b>	<b>0.83</b>	<b>-NA-</b>
Global ex Asia REITs	EUR	927.78	325,577	52.00	0.00	-NA-	-NA-	-6.29	-3.42	5.86	-13.33	-NA-
Global ex Asia Non-REITs	EUR	1,103.88	62,816	10.03	0.00	-NA-	-NA-	2.91	-9.00	-1.28	-15.17	-NA-
Global ex Europe REITs	EUR	982.26	345,673	55.20	0.00	-NA-	-NA-	-1.07	-3.81	4.65	-9.11	-NA-
Global ex Europe Non-REITs	EUR	1,227.38	148,953	23.79	0.00	-NA-	-NA-	20.07	-0.80	0.31	8.75	-NA-
Global ex US REITs	EUR	916.46	200,229	31.98	0.00	-NA-	-NA-	6.81	-4.40	2.23	-7.58	-NA-
Global ex US Non-REITs	EUR	1,016.64	190,872	30.48	0.00	-NA-	-NA-	17.17	-2.53	-0.14	0.92	-NA-
Asia REITs	EUR	1,163.87	101,762	16.25	0.00	-NA-	-NA-	14.45	-5.14	0.51	-1.03	-NA-
Asia Non-REITs	EUR	1,222.99	136,013	21.72	0.00	-NA-	-NA-	22.30	0.19	0.35	10.63	-NA-
Europe REITs	EUR	1,098.31	81,666	100.00	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-
Europe Non-REITs	EUR	1,118.56	49,875	100.00	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-
UK REITs	EUR	604.77	44,422	7.09	0.00	-NA-	-NA-	-NA-	-1.82	6.83	-39.52	-NA-
UK Non-REITs	EUR	628.32	15,369	2.45	0.00	-NA-	-NA-	-NA-	-4.72	-1.45	-37.17	-NA-
<b>Global REITs</b>	<b>USD</b>	<b>1,120.84</b>	<b>582,571</b>	<b>68.25</b>	<b>0.00</b>	<b>-NA-</b>	<b>-NA-</b>	<b>4.52</b>	<b>-2.91</b>	<b>4.12</b>	<b>-7.61</b>	<b>-NA-</b>
<b>Global Non-REITs</b>	<b>USD</b>	<b>1,390.46</b>	<b>271,053</b>	<b>31.75</b>	<b>0.00</b>	<b>-NA-</b>	<b>-NA-</b>	<b>24.41</b>	<b>-2.03</b>	<b>-0.58</b>	<b>4.24</b>	<b>-NA-</b>
Global ex Asia REITs	USD	1,064.56	443,844	52.00	0.00	-NA-	-NA-	-0.20	-2.51	5.43	-10.40	-NA-
Global ex Asia Non-REITs	USD	1,266.61	85,634	10.03	0.00	-NA-	-NA-	9.60	-8.14	-1.68	-12.30	-NA-
Global ex Europe REITs	USD	1,127.07	471,240	55.20	0.00	-NA-	-NA-	5.36	-2.90	4.22	-6.04	-NA-
Global ex Europe Non-REITs	USD	1,408.32	203,061	23.79	0.00	-NA-	-NA-	27.87	0.13	-0.10	12.43	-NA-
Global ex US REITs	USD	1,246.49	272,962	31.98	0.00	-NA-	-NA-	13.75	-3.50	1.81	-4.45	-NA-
Global ex US Non-REITs	USD	1,382.75	260,207	30.48	0.00	-NA-	-NA-	24.78	-1.62	-0.55	4.34	-NA-
Asia REITs	USD	1,335.45	138,727	16.25	0.00	-NA-	-NA-	21.89	-4.25	0.10	2.32	-NA-
Asia Non-REITs	USD	1,403.29	185,419	21.72	0.00	-NA-	-NA-	30.25	1.14	-0.06	14.37	-NA-
Europe REITs	USD	1,219.61	111,331	100.00	0.00	-NA-	-NA-	-NA-	-2.95	3.70	-NA-	-NA-
Europe Non-REITs	USD	1,345.25	67,992	100.00	0.00	-NA-	-NA-	-NA-	-7.85	-1.97	-NA-	-NA-
UK REITs	USD	822.56	60,558	7.09	0.00	-NA-	-NA-	-NA-	-0.89	6.39	-17.74	-NA-
UK Non-REITs	USD	854.58	20,951	2.45	0.00	-NA-	-NA-	-NA-	-3.83	-1.86	-14.54	-NA-

\* -5 & -3 Years Total Returns are annualised

### CONTACT DETAILS:

EPRA: Schiphol Boulevard 283, 1118 BH Schiphol Airport, The Netherlands, T +31 20 405 3830, F +31 20 405 3840, E info@epra.com, W www.epra.com  
NAREIT: 1875 Eye Street, N.W., Suite 600, Washington D.C. 20006, USA, T +1 202 739 9400, F +1 202 739 9401, E info@nareit.com, W www.nareit.com

## FTSE EPRA/NAREIT Global REIT and Non-REIT Index Series - Index Performance

Price Return			Free Float Mkt Cap Ccy (m) 31-Aug	Free Float Mkt Cap (%) Weight 31-Aug	Div Yld (%) 31-Aug	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) Aug-07	Total Rtn (%) YTD	36 Mths Vlty (%)
Index Description	Curr	Close Value 31-Aug										
<b>Global REITs</b>	<b>GBP</b>	<b>895.53</b>	<b>288,821</b>	<b>68.25</b>	<b>0.00</b>	<b>-NA-</b>	<b>-NA-</b>	<b>-1.44</b>	<b>-3.43</b>	<b>4.89</b>	<b>-10.36</b>	<b>-NA-</b>
<b>Global Non-REITs</b>	<b>GBP</b>	<b>1,110.96</b>	<b>134,380</b>	<b>31.75</b>	<b>0.00</b>	<b>-NA-</b>	<b>-NA-</b>	<b>17.33</b>	<b>-2.55</b>	<b>0.16</b>	<b>1.15</b>	<b>-NA-</b>
Global ex Asia REITs	GBP	850.56	220,045	52.00	0.00	-NA-	-NA-	-5.89	-3.03	6.21	-13.06	-NA-
Global ex Asia Non-REITs	GBP	1,012.00	42,455	10.03	0.00	-NA-	-NA-	3.36	-8.63	-0.95	-14.91	-NA-
Global ex Europe REITs	GBP	900.51	233,626	55.20	0.00	-NA-	-NA-	-0.64	-3.42	4.99	-8.83	-NA-
Global ex Europe Non-REITs	GBP	1,125.23	100,672	23.79	0.00	-NA-	-NA-	20.59	-0.40	0.64	9.09	-NA-
Global ex US REITs	GBP	995.93	135,326	31.98	0.00	-NA-	-NA-	7.27	-4.01	2.57	-7.29	-NA-
Global ex US Non-REITs	GBP	1,104.79	129,003	30.48	0.00	-NA-	-NA-	17.67	-2.14	0.19	1.24	-NA-
Asia REITs	GBP	1,067.00	68,777	16.25	0.00	-NA-	-NA-	14.95	-4.76	0.85	-0.72	-NA-
Asia Non-REITs	GBP	1,121.21	91,925	21.72	0.00	-NA-	-NA-	22.83	0.60	0.68	10.97	-NA-
Europe REITs	GBP	979.66	55,195	100.00	0.00	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-
Europe Non-REITs	GBP	1,080.58	33,708	100.00	0.00	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-
UK REITs	GBP	798.10	30,023	7.09	0.00	-NA-	-NA-	-NA-	-1.42	7.19	-20.19	-NA-
UK Non-REITs	GBP	829.19	10,387	2.45	0.00	-NA-	-NA-	-NA-	-4.34	-1.13	-17.08	-NA-
<b>Global REITs</b>	<b>JPY</b>	<b>1,269.33</b>	<b>67,528,701</b>	<b>68.25</b>	<b>0.00</b>	<b>-NA-</b>	<b>-NA-</b>	<b>3.29</b>	<b>-8.87</b>	<b>1.36</b>	<b>-10.12</b>	<b>-NA-</b>
<b>Global Non-REITs</b>	<b>JPY</b>	<b>1,574.67</b>	<b>31,419,131</b>	<b>31.75</b>	<b>0.00</b>	<b>-NA-</b>	<b>-NA-</b>	<b>22.96</b>	<b>-8.04</b>	<b>-3.21</b>	<b>1.41</b>	<b>-NA-</b>
Global ex Asia REITs	JPY	1,205.59	51,448,190	52.00	0.00	-NA-	-NA-	-1.37	-8.50	2.64	-12.83	-NA-
Global ex Asia Non-REITs	JPY	1,434.41	9,926,231	10.03	0.00	-NA-	-NA-	8.32	-13.78	-4.28	-14.69	-NA-
Global ex Europe REITs	JPY	1,276.39	54,623,737	55.20	0.00	-NA-	-NA-	4.13	-8.86	1.46	-8.59	-NA-
Global ex Europe Non-REITs	JPY	1,594.90	23,537,836	23.79	0.00	-NA-	-NA-	26.38	-6.01	-2.74	9.38	-NA-
Global ex US REITs	JPY	1,411.63	31,640,391	31.98	0.00	-NA-	-NA-	12.42	-9.42	-0.88	-7.05	-NA-
Global ex US Non-REITs	JPY	1,565.93	30,161,858	30.48	0.00	-NA-	-NA-	23.32	-7.66	-3.18	1.50	-NA-
Asia REITs	JPY	1,512.37	16,080,511	16.25	0.00	-NA-	-NA-	20.47	-10.13	-2.55	-0.47	-NA-
Asia Non-REITs	JPY	1,589.20	21,492,900	21.72	0.00	-NA-	-NA-	28.72	-5.07	-2.70	11.26	-NA-
Europe REITs	JPY	1,471.50	12,904,964	100.00	0.00	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-
Europe Non-REITs	JPY	1,623.09	7,881,295	100.00	0.00	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-
UK REITs	JPY	931.53	7,019,638	7.09	0.00	-NA-	-NA-	-NA-	-6.98	3.58	-6.85	-NA-
UK Non-REITs	JPY	967.80	2,428,559	2.45	0.00	-NA-	-NA-	-NA-	-9.73	-4.45	-3.22	-NA-

\* -5 & -3 Years Total Returns are annualised

### CONTACT DETAILS:

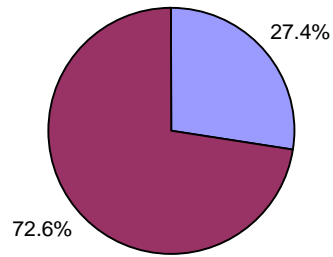
EPRA: Schiphol Boulevard 283, 1118 BH Schiphol Airport, The Netherlands, T +31 20 405 3830, F +31 20 405 3840, E info@epra.com, W www.epra.com  
NAREIT: 1875 Eye Street, N.W., Suite 600, Washington D.C. 20006, USA, T +1 202 739 9400, F +1 202 739 9401, E info@nareit.com, W www.nareit.com

**Section 7**  
**Investment Focus Index Series**

**CONTACT DETAILS:**

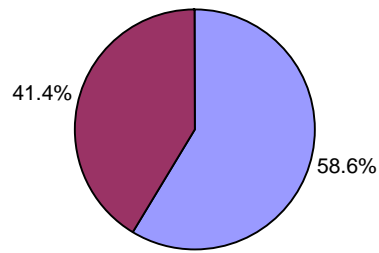
EPRA: Schiphol Boulevard 283, 1118 BH Schiphol Airport, The Netherlands, T +31 20 405 3830, F +31 20 405 3840, E [info@epra.com](mailto:info@epra.com), W [www.epra.com](http://www.epra.com)  
NAREIT: 1875 Eye Street, N.W., Suite 600, Washington D.C. 20006, USA, T +1 202 739 9400, F + 1 202 739 9401, E [info@nareit.com](mailto:info@nareit.com), W [www.nareit.com](http://www.nareit.com)

**Global Investment Focus Market Cap Breakdown**



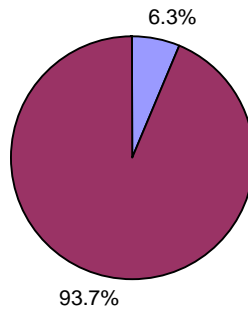
■ Global Non-Rental ■ Global Rental

**Asia Investment Focus Market Cap Breakdown**



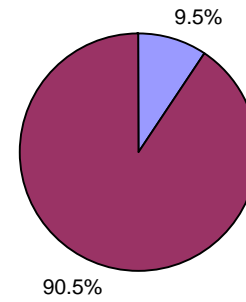
■ Asia Non-Rental ■ Asia Rental

**Europe Investment Focus Market Cap Breakdown**



■ Europe Non-Rental ■ Europe Rental

**North America Investment Focus Market Cap Breakdown**



■ North America Non-Rental ■ North America Rental

**CONTACT DETAILS:**

EPRA: Schiphol Boulevard 283, 1118 BH Schiphol Airport, The Netherlands, T +31 20 405 3830, F +31 20 405 3840, E info@epra.com, W www.epra.com  
 NAREIT: 1875 Eye Street, N.W., Suite 600, Washington D.C. 20006, USA, T +1 202 739 9400, F +1 202 739 9401, E info@nareit.com, W www.nareit.com

## FTSE EPRA/NAREIT Investment Focus Index Series - Index Performance

Gross Total Return			Free Float Mkt Cap Ccy (m) 31-Aug	Free Float Mkt Cap (%) Weight 31-Aug	Div Yld (%) 31-Aug	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) Aug-07	Total Rtn (%) YTD	36 Mths Vlty (%)
Index Description	Curr	Close Value 31-Aug										
Global Non-Rental	USD	1,541.27	234,219.92	27.44	1.75	-NA-	-NA-	-NA-	1.24	0.87	11.02	-NA-
Global Rental	USD	1,342.45	619,404.13	72.56	3.95	-NA-	-NA-	-NA-	-3.42	3.70	-6.33	-NA-
Global ex Australia Non-Rental in AUS\$ Unhedged	USD	1,426.55	213,429.42	28.43	0.09	-NA-	-NA-	-NA-	1.58	0.80	-NA-	-NA-
Global ex Australia Rental in AUS\$ Unhedged	USD	1,241.00	537,296.66	71.57	0.09	-NA-	-NA-	-NA-	-3.86	3.80	-NA-	-NA-
Asia Non-Rental	USD	1,567.03	189,860.96	58.57	1.54	-NA-	-NA-	-NA-	1.67	0.63	15.68	-NA-
Asia Rental	USD	1,441.70	134,285.28	41.43	4.63	-NA-	-NA-	-NA-	-4.21	0.04	4.62	-NA-
Asia ex Australia Non-Rental	USD	1,560.43	169,070.46	76.42	0.09	-NA-	-NA-	-NA-	2.15	0.51	-NA-	-NA-
Asia ex Australia Rental	USD	1,346.23	52,177.81	23.58	0.09	-NA-	-NA-	-NA-	-9.48	-4.38	-NA-	-NA-
Australia Non-Rental	USD	1,619.96	20,790.50	20.20	5.21	-NA-	-NA-	-NA-	-2.41	1.54	12.38	-NA-
Australia Rental	USD	1,508.88	82,107.47	79.80	5.47	-NA-	-NA-	-NA-	-0.70	2.95	5.59	-NA-
Hong Kong Non-Rental	USD	1,865.40	76,887.88	85.00	1.71	-NA-	-NA-	-NA-	11.42	-0.60	28.41	-NA-
Hong Kong Rental	USD	1,174.24	13,569.88	15.00	3.58	-NA-	-NA-	-NA-	-11.09	-6.72	-0.76	-NA-
Japan Non-Rental	USD	1,283.42	79,055.40	72.95	0.49	-NA-	-NA-	-NA-	-3.78	2.51	4.38	-NA-
Japan Rental	USD	1,366.32	29,308.91	27.05	2.85	-NA-	-NA-	-NA-	-6.48	-1.42	5.15	-NA-
Europe Non-Rental	USD	1,619.65	11,235.33	6.27	1.06	-NA-	-NA-	-NA-	-6.25	-2.68	-5.00	-NA-
Europe Rental	USD	1,444.22	168,087.96	93.73	2.79	-NA-	-NA-	-NA-	-4.39	1.93	-12.80	-NA-
UK Non-Rental	USD	1,594.18	3,929.07	6.57	1.05	-NA-	-NA-	-NA-	-0.16	-8.00	-2.12	-NA-
UK Rental	USD	1,395.94	77,580.64	129.75	2.26	-NA-	-NA-	-NA-	-1.74	4.85	-17.36	-NA-
North America Non-Rental	USD	1,337.65	33,123.63	9.46	3.22	-NA-	-NA-	-NA-	1.86	3.70	-4.26	-NA-
North America Rental	USD	1,262.84	317,030.89	90.54	4.28	-NA-	-NA-	-NA-	-2.59	6.30	-7.10	-NA-
United States Non-Rental	USD	1,337.65	33,123.63	10.34	3.22	-NA-	-NA-	-NA-	1.86	3.70	-4.26	-NA-
United States Rental	USD	1,251.02	287,331.72	89.66	4.21	-NA-	-NA-	-NA-	-2.64	6.65	-8.29	-NA-

\* -5 & -3 Years Total Returns are annualised

### CONTACT DETAILS:

EPRA: Schiphol Boulevard 283, 1118 BH Schiphol Airport, The Netherlands, T +31 20 405 3830, F +31 20 405 3840, E info@epra.com, W www.epra.com  
 NAREIT: 1875 Eye Street, N.W., Suite 600, Washington D.C. 20006, USA, T +1 202 739 9400, F +1 202 739 9401, E info@nareit.com, W www.nareit.com

## FTSE EPRA/NAREIT Investment Focus Index Series - Index Performance

Price Return			Free	Free	Div	Total	Total	Total	Total	Total	Total	36 Mths
Index Description	Curr	Close Value	Float	Float	Yld (%)	Rtn (%)	Rtn (%)	Rtn (%)	Rtn (%)	Rtn (%)	Rtn (%)	Vlty (%)
		31-Aug	Mkt Cap	Mkt Cap	31-Aug	- 5 Yrs	- 3 Yrs	- 1 Yr	QTD	Aug-07	YTD	
			Ccy (m)	(%) Weight	31-Aug							
Global Non-Rental	USD	1,495.60	234,219.92	27.44	0.00	-NA-	-NA-	-NA-	1.11	0.76	9.94	-NA-
Global Rental	USD	1,259.49	619,404.13	72.56	0.00	-NA-	-NA-	-NA-	-3.99	3.30	-8.61	-NA-
Global ex Australia Non-Rental in AUS\$ Unhedged	USD	1,392.20	213,429.42	28.43	0.00	-NA-	-NA-	-NA-	1.44	0.68	-NA-	-NA-
Global ex Australia Rental in AUS\$ Unhedged	USD	1,172.50	537,296.66	71.57	0.00	-NA-	-NA-	-NA-	-4.35	3.52	-NA-	-NA-
Asia Non-Rental	USD	1,529.69	189,860.96	58.57	0.00	-NA-	-NA-	-NA-	1.66	0.63	14.85	-NA-
Asia Rental	USD	1,326.62	134,285.28	41.43	0.00	-NA-	-NA-	-NA-	-5.08	-0.82	1.39	-NA-
Asia ex Australia Non-Rental	USD	1,533.82	169,070.46	76.42	0.00	-NA-	-NA-	-NA-	2.15	0.51	-NA-	-NA-
Asia ex Australia Rental	USD	1,275.75	52,177.81	23.58	0.00	-NA-	-NA-	-NA-	-10.01	-4.81	-NA-	-NA-
Australia Non-Rental	USD	1,492.53	20,790.50	20.20	0.00	-NA-	-NA-	-NA-	-2.41	1.54	9.50	-NA-
Australia Rental	USD	1,362.96	82,107.47	79.80	0.00	-NA-	-NA-	-NA-	-1.83	1.78	1.60	-NA-
Hong Kong Non-Rental	USD	1,806.20	76,887.88	85.00	0.00	-NA-	-NA-	-NA-	11.42	-0.60	27.31	-NA-
Hong Kong Rental	USD	1,114.97	13,569.88	15.00	0.00	-NA-	-NA-	-NA-	-11.61	-7.27	-3.18	-NA-
Japan Non-Rental	USD	1,275.39	79,055.40	72.95	0.00	-NA-	-NA-	-NA-	-3.78	2.51	4.19	-NA-
Japan Rental	USD	1,304.06	29,308.91	27.05	0.00	-NA-	-NA-	-NA-	-6.86	-1.77	3.52	-NA-
Europe Non-Rental	USD	1,584.22	11,235.33	6.27	0.00	-NA-	-NA-	-NA-	-6.42	-2.68	-5.76	-NA-
Europe Rental	USD	1,376.86	168,087.96	93.73	0.00	-NA-	-NA-	-NA-	-4.76	1.77	-14.63	-NA-
UK Non-Rental	USD	1,561.83	3,929.07	6.57	0.00	-NA-	-NA-	-NA-	-0.65	-8.00	-2.83	-NA-
UK Rental	USD	1,344.25	77,580.64	129.75	0.00	-NA-	-NA-	-NA-	-2.10	4.60	-18.70	-NA-
North America Non-Rental	USD	1,260.70	33,123.63	9.46	0.00	-NA-	-NA-	-NA-	1.03	2.86	-6.48	-NA-
North America Rental	USD	1,184.24	317,030.89	90.54	0.00	-NA-	-NA-	-NA-	-3.14	5.98	-9.26	-NA-
United States Non-Rental	USD	1,260.70	33,123.63	10.34	0.00	-NA-	-NA-	-NA-	1.03	2.86	-6.48	-NA-
United States Rental	USD	1,175.00	287,331.72	89.66	0.00	-NA-	-NA-	-NA-	-3.15	6.36	-10.36	-NA-

\* -5 & -3 Years Total Returns are annualised

### CONTACT DETAILS:

EPRA: Schiphol Boulevard 283, 1118 BH Schiphol Airport, The Netherlands, T +31 20 405 3830, F +31 20 405 3840, E info@epra.com, W www.epra.com  
NAREIT: 1875 Eye Street, N.W., Suite 600, Washington D.C. 20006, USA, T +1 202 739 9400, F +1 202 739 9401, E info@nareit.com, W www.nareit.com



## FTSE EPRA/NAREIT Investment Focus Index Series - Index Performance

Gross Total Return			Free Float Mkt Cap Ccy (m) 31-Aug	Free Float Mkt Cap (%) Weight 31-Aug	Div Yld (%) 31-Aug	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) Aug-07	Total Rtn (%) YTD	36 Mths Vltly (%)
Index Description	Curr	Close Value 31-Aug										
Global Non-Rental	EUR	1,333.56	171,809.68	27.44	1.75	-NA-	-NA-	-NA-	0.30	1.29	7.39	-NA-
Global Rental	EUR	1,161.53	454,357.71	72.56	3.95	-NA-	-NA-	-NA-	-4.32	4.13	-9.39	-NA-
Asia Non-Rental	EUR	1,355.82	139,270.61	58.57	1.54	-NA-	-NA-	-NA-	0.72	1.04	11.90	-NA-
Asia Rental	EUR	1,247.30	98,503.62	41.43	4.63	-NA-	-NA-	-NA-	-5.10	0.45	1.19	-NA-
Asia ex Australia Non-Rental	EUR	1,350.12	124,019.94	76.42	0.09	-NA-	-NA-	-NA-	1.20	0.92	-NA-	-NA-
Asia ex Australia Rental	EUR	1,164.76	38,274.51	23.58	0.09	-NA-	-NA-	-NA-	-10.32	-3.98	-NA-	-NA-
Australia Non-Rental	EUR	1,401.58	15,250.66	20.20	5.21	-NA-	-NA-	-NA-	-3.32	1.96	8.70	-NA-
Australia Rental	EUR	1,305.38	60,229.12	79.80	5.47	-NA-	-NA-	-NA-	-1.63	3.37	2.13	-NA-
Hong Kong Non-Rental	EUR	1,613.92	56,400.33	85.00	1.71	-NA-	-NA-	-NA-	10.39	-0.19	24.21	-NA-
Hong Kong Rental	EUR	1,015.97	9,954.05	15.00	3.58	-NA-	-NA-	-NA-	-11.92	-6.34	-4.01	-NA-
Japan Non-Rental	EUR	1,110.47	57,990.30	72.95	0.49	-NA-	-NA-	-NA-	-4.67	2.93	0.97	-NA-
Japan Rental	EUR	1,182.11	21,499.25	27.05	2.85	-NA-	-NA-	-NA-	-7.35	-1.02	1.71	-NA-
Europe Non-Rental	EUR	1,401.34	8,241.56	6.27	1.06	-NA-	-NA-	-NA-	-7.12	-2.28	-8.11	-NA-
Europe Rental	EUR	1,249.58	123,299.24	93.73	2.79	-NA-	-NA-	-NA-	-5.28	2.35	-15.66	-NA-
UK Non-Rental	EUR	1,379.38	2,882.13	6.57	1.05	-NA-	-NA-	-NA-	-1.08	-7.62	-5.32	-NA-
UK Rental	EUR	1,207.78	56,908.50	129.75	2.26	-NA-	-NA-	-NA-	-2.65	5.28	-20.06	-NA-
North America Non-Rental	EUR	1,157.48	24,297.51	9.46	3.22	-NA-	-NA-	-NA-	0.92	4.13	-7.39	-NA-
North America Rental	EUR	1,092.69	232,554.84	90.54	4.28	-NA-	-NA-	-NA-	-3.50	6.74	-10.14	-NA-
United States Non-Rental	EUR	1,157.48	24,297.51	10.34	3.22	-NA-	-NA-	-NA-	0.92	4.13	-7.39	-NA-
United States Rental	EUR	1,082.46	210,769.31	89.66	4.21	-NA-	-NA-	-NA-	-3.55	7.09	-11.29	-NA-

\* -5 & -3 Years Total Returns are annualised

### CONTACT DETAILS:

EPRA: Schiphol Boulevard 283, 1118 BH Schiphol Airport, The Netherlands, T +31 20 405 3830, F +31 20 405 3840, E info@epra.com, W www.epra.com  
 NAREIT: 1875 Eye Street, N.W., Suite 600, Washington D.C. 20006, USA, T +1 202 739 9400, F +1 202 739 9401, E info@nareit.com, W www.nareit.com

## FTSE EPRA/NAREIT Investment Focus Index Series - Index Performance

Price Return			Free Float Mkt Cap Ccy (m) 31-Aug	Free Float Mkt Cap (%) Weight 31-Aug	Div Yld (%) 31-Aug	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) Aug-07	Total Rtn (%) YTD	36 Mths Vlty (%)
Index Description	Curr	Close Value 31-Aug										
Global Non-Rental	EUR	1,294.06	171,809.68	27.44	0.00	-NA-	-NA-	-NA-	0.17	1.17	6.34	-NA-
Global Rental	EUR	1,089.77	454,357.71	72.56	0.00	-NA-	-NA-	-NA-	-4.88	3.73	-11.60	-NA-
Asia Non-Rental	EUR	1,323.56	139,270.61	58.57	0.00	-NA-	-NA-	-NA-	0.72	1.04	11.09	-NA-
Asia Rental	EUR	1,147.86	98,503.62	41.43	0.00	-NA-	-NA-	-NA-	-5.96	-0.41	-1.93	-NA-
Asia ex Australia Non-Rental	EUR	1,327.14	124,019.94	76.42	0.00	-NA-	-NA-	-NA-	1.20	0.92	-NA-	-NA-
Asia ex Australia Rental	EUR	1,103.84	38,274.51	23.58	0.00	-NA-	-NA-	-NA-	-10.84	-4.42	-NA-	-NA-
Australia Non-Rental	EUR	1,291.41	15,250.66	20.20	0.00	-NA-	-NA-	-NA-	-3.32	1.96	5.91	-NA-
Australia Rental	EUR	1,179.30	60,229.12	79.80	0.00	-NA-	-NA-	-NA-	-2.74	2.20	-1.72	-NA-
Hong Kong Non-Rental	EUR	1,562.81	56,400.33	85.00	0.00	-NA-	-NA-	-NA-	10.39	-0.19	23.15	-NA-
Hong Kong Rental	EUR	964.72	9,954.05	15.00	0.00	-NA-	-NA-	-NA-	-12.44	-6.89	-6.35	-NA-
Japan Non-Rental	EUR	1,103.53	57,990.30	72.95	0.00	-NA-	-NA-	-NA-	-4.67	2.93	0.78	-NA-
Japan Rental	EUR	1,128.33	21,499.25	27.05	0.00	-NA-	-NA-	-NA-	-7.73	-1.37	0.13	-NA-
Europe Non-Rental	EUR	1,370.75	8,241.56	6.27	0.00	-NA-	-NA-	-NA-	-7.29	-2.28	-8.84	-NA-
Europe Rental	EUR	1,191.32	123,299.24	93.73	0.00	-NA-	-NA-	-NA-	-5.64	2.19	-17.42	-NA-
UK Non-Rental	EUR	1,351.37	2,882.13	6.57	0.00	-NA-	-NA-	-NA-	-1.58	-7.62	-6.01	-NA-
UK Rental	EUR	1,163.11	56,908.50	129.75	0.00	-NA-	-NA-	-NA-	-3.02	5.03	-21.36	-NA-
North America Non-Rental	EUR	1,090.82	24,297.51	9.46	0.00	-NA-	-NA-	-NA-	0.09	3.29	-9.54	-NA-
North America Rental	EUR	1,024.66	232,554.84	90.54	0.00	-NA-	-NA-	-NA-	-4.04	6.42	-12.23	-NA-
United States Non-Rental	EUR	1,090.82	24,297.51	10.34	0.00	-NA-	-NA-	-NA-	0.09	3.29	-9.54	-NA-
United States Rental	EUR	1,016.67	210,769.31	89.66	0.00	-NA-	-NA-	-NA-	-4.06	6.80	-13.29	-NA-

\* -5 & -3 Years Total Returns are annualised

### CONTACT DETAILS:

EPRA: Schiphol Boulevard 283, 1118 BH Schiphol Airport, The Netherlands, T +31 20 405 3830, F +31 20 405 3840, E info@epra.com, W www.epra.com  
NAREIT: 1875 Eye Street, N.W., Suite 600, Washington D.C. 20006, USA, T +1 202 739 9400, F +1 202 739 9401, E info@nareit.com, W www.nareit.com

## FTSE EPRA/NAREIT Investment Focus Index Series - Index Performance

Gross Total Return			Free Float Mkt Cap Ccy (m) 31-Aug	Free Float Mkt Cap (%) Weight 31-Aug	Div Yld (%) 31-Aug	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) Aug-07	Total Rtn (%) YTD	36 Mths Vlty (%)
Index Description	Curr	Close Value 31-Aug										
Global Non-Rental	GBP	1,231.45	116,119.21	27.44	1.75	-NA-	-NA-	-NA-	0.70	1.62	7.73	-NA-
Global Rental	GBP	1,072.59	307,081.99	72.56	3.95	-NA-	-NA-	-NA-	-3.93	4.47	-9.11	-NA-
Asia Non-Rental	GBP	1,252.03	94,127.37	58.57	1.54	-NA-	-NA-	-NA-	1.12	1.38	12.25	-NA-
Asia Rental	GBP	1,151.90	66,574.61	41.43	4.63	-NA-	-NA-	-NA-	-4.72	0.79	1.51	-NA-
Asia ex Australia Non-Rental	GBP	1,246.76	83,820.06	76.42	0.09	-NA-	-NA-	-NA-	1.61	1.26	-NA-	-NA-
Asia ex Australia Rental	GBP	1,075.62	25,868.19	23.58	0.09	-NA-	-NA-	-NA-	-9.96	-3.66	-NA-	-NA-
Australia Non-Rental	GBP	1,294.32	10,307.30	20.20	5.21	-NA-	-NA-	-NA-	-2.93	2.30	9.04	-NA-
Australia Rental	GBP	1,205.58	40,706.42	79.80	5.47	-NA-	-NA-	-NA-	-1.23	3.71	2.46	-NA-
Hong Kong Non-Rental	GBP	1,490.42	38,118.70	85.00	1.71	-NA-	-NA-	-NA-	10.83	0.14	24.60	-NA-
Hong Kong Rental	GBP	938.20	6,727.54	15.00	3.58	-NA-	-NA-	-NA-	-11.56	-6.03	-3.71	-NA-
Japan Non-Rental	GBP	1,025.43	39,193.30	72.95	0.49	-NA-	-NA-	-NA-	-4.29	3.27	1.28	-NA-
Japan Rental	GBP	1,091.67	14,530.48	27.05	2.85	-NA-	-NA-	-NA-	-6.98	-0.69	2.03	-NA-
Europe Non-Rental	GBP	1,294.08	5,570.14	6.27	1.06	-NA-	-NA-	-NA-	-6.75	-1.95	-7.82	-NA-
Europe Rental	GBP	1,153.91	83,332.97	93.73	2.79	-NA-	-NA-	-NA-	-4.89	2.69	-15.39	-NA-
UK Non-Rental	GBP	1,273.73	1,947.91	6.57	1.05	-NA-	-NA-	-NA-	-0.69	-7.31	-5.02	-NA-
UK Rental	GBP	1,115.33	38,462.15	129.75	2.26	-NA-	-NA-	-NA-	-2.26	5.63	-19.82	-NA-
North America Non-Rental	GBP	1,068.76	16,421.70	9.46	3.22	-NA-	-NA-	-NA-	1.32	4.47	-7.11	-NA-
North America Rental	GBP	1,008.99	157,174.40	90.54	4.28	-NA-	-NA-	-NA-	-3.11	7.09	-9.86	-NA-
United States Non-Rental	GBP	1,068.76	16,421.70	10.34	3.22	-NA-	-NA-	-NA-	1.32	4.47	-7.11	-NA-
United States Rental	GBP	999.55	142,450.45	89.66	4.21	-NA-	-NA-	-NA-	-3.16	7.45	-11.01	-NA-

\* -5 & -3 Years Total Returns are annualised

### CONTACT DETAILS:

EPRA: Schiphol Boulevard 283, 1118 BH Schiphol Airport, The Netherlands, T +31 20 405 3830, F +31 20 405 3840, E info@epra.com, W www.epra.com  
NAREIT: 1875 Eye Street, N.W., Suite 600, Washington D.C. 20006, USA, T +1 202 739 9400, F +1 202 739 9401, E info@nareit.com, W www.nareit.com

## FTSE EPRA/NAREIT Investment Focus Index Series - Index Performance

Price Return			Free Float Mkt Cap Ccy (m) 31-Aug	Free Float Mkt Cap (%) Weight 31-Aug	Div Yld (%) 31-Aug	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) Aug-07	Total Rtn (%) YTD	36 Mths Vltly (%)
Index Description	Curr	Close Value 31-Aug										
Global Non-Rental	GBP	1,194.96	116,119.21	27.44	0.00	-NA-	-NA-	-NA-	0.58	1.51	6.67	-NA-
Global Rental	GBP	1,006.32	307,081.99	72.56	0.00	-NA-	-NA-	-NA-	-4.50	4.07	-11.32	-NA-
Asia Non-Rental	GBP	1,222.20	94,127.37	58.57	0.00	-NA-	-NA-	-NA-	1.12	1.38	11.44	-NA-
Asia Rental	GBP	1,059.95	66,574.61	41.43	0.00	-NA-	-NA-	-NA-	-5.58	-0.08	-1.62	-NA-
Asia ex Australia Non-Rental	GBP	1,225.50	83,820.06	76.42	0.00	-NA-	-NA-	-NA-	1.61	1.26	-NA-	-NA-
Asia ex Australia Rental	GBP	1,019.30	25,868.19	23.58	0.00	-NA-	-NA-	-NA-	-10.48	-4.10	-NA-	-NA-
Australia Non-Rental	GBP	1,192.51	10,307.30	20.20	0.00	-NA-	-NA-	-NA-	-2.93	2.30	6.24	-NA-
Australia Rental	GBP	1,088.98	40,706.42	79.80	0.00	-NA-	-NA-	-NA-	-2.35	2.54	-1.42	-NA-
Hong Kong Non-Rental	GBP	1,443.13	38,118.70	85.00	0.00	-NA-	-NA-	-NA-	10.83	0.14	23.53	-NA-
Hong Kong Rental	GBP	890.84	6,727.54	15.00	0.00	-NA-	-NA-	-NA-	-12.09	-6.58	-6.05	-NA-
Japan Non-Rental	GBP	1,019.02	39,193.30	72.95	0.00	-NA-	-NA-	-NA-	-4.29	3.27	1.09	-NA-
Japan Rental	GBP	1,041.92	14,530.48	27.05	0.00	-NA-	-NA-	-NA-	-7.36	-1.04	0.44	-NA-
Europe Non-Rental	GBP	1,265.77	5,570.14	6.27	0.00	-NA-	-NA-	-NA-	-6.92	-1.96	-8.56	-NA-
Europe Rental	GBP	1,100.09	83,332.97	93.73	0.00	-NA-	-NA-	-NA-	-5.26	2.53	-17.16	-NA-
UK Non-Rental	GBP	1,247.88	1,947.91	6.57	0.00	-NA-	-NA-	-NA-	-1.18	-7.31	-5.71	-NA-
UK Rental	GBP	1,074.03	38,462.15	129.75	0.00	-NA-	-NA-	-NA-	-2.62	5.38	-21.12	-NA-
North America Non-Rental	GBP	1,007.28	16,421.70	9.46	0.00	-NA-	-NA-	-NA-	0.49	3.63	-9.26	-NA-
North America Rental	GBP	946.19	157,174.40	90.54	0.00	-NA-	-NA-	-NA-	-3.65	6.77	-11.95	-NA-
United States Non-Rental	GBP	1,007.28	16,421.70	10.34	0.00	-NA-	-NA-	-NA-	0.49	3.63	-9.26	-NA-
United States Rental	GBP	938.81	142,450.45	89.66	0.00	-NA-	-NA-	-NA-	-3.67	7.15	-13.02	-NA-

\* -5 & -3 Years Total Returns are annualised

### CONTACT DETAILS:

EPRA: Schiphol Boulevard 283, 1118 BH Schiphol Airport, The Netherlands, T +31 20 405 3830, F +31 20 405 3840, E info@epra.com, W www.epra.com  
NAREIT: 1875 Eye Street, N.W., Suite 600, Washington D.C. 20006, USA, T +1 202 739 9400, F +1 202 739 9401, E info@nareit.com, W www.nareit.com

## FTSE EPRA/NAREIT Investment Focus Index Series - Index Performance

Gross Total Return			Free Float Mkt Cap Ccy (m) 31-Aug	Free Float Mkt Cap (%) Weight 31-Aug	Div Yld (%) 31-Aug	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) Aug-07	Total Rtn (%) YTD	36 Mths Vlty (%)
Index Description	Curr	Close Value 31-Aug										
Global Non-Rental	JPY	1,745.46	27,149,602.17	27.44	1.75	-NA-	-NA-	-NA-	-4.97	-1.80	8.01	-NA-
Global Rental	JPY	1,520.29	71,798,229.93	72.56	3.95	-NA-	-NA-	-NA-	-9.34	0.96	-8.88	-NA-
Asia Non-Rental	JPY	1,774.63	22,007,732.64	58.57	1.54	-NA-	-NA-	-NA-	-4.57	-2.03	12.54	-NA-
Asia Rental	JPY	1,632.70	15,565,678.30	41.43	4.63	-NA-	-NA-	-NA-	-10.09	-2.60	1.78	-NA-
Asia ex Australia Non-Rental	JPY	1,767.16	19,597,802.22	76.42	0.09	-NA-	-NA-	-NA-	-4.12	-2.15	-NA-	-NA-
Asia ex Australia Rental	JPY	1,524.58	6,048,190.36	23.58	0.09	-NA-	-NA-	-NA-	-15.03	-6.91	-NA-	-NA-
Australia Non-Rental	JPY	1,834.57	2,409,930.42	20.20	5.21	-NA-	-NA-	-NA-	-8.40	-1.15	9.32	-NA-
Australia Rental	JPY	1,708.78	9,517,487.94	79.80	5.47	-NA-	-NA-	-NA-	-6.80	0.22	2.72	-NA-
Hong Kong Non-Rental	JPY	2,112.53	8,912,458.50	85.00	1.71	-NA-	-NA-	-NA-	4.58	-3.23	24.92	-NA-
Hong Kong Rental	JPY	1,329.80	1,572,953.06	15.00	3.58	-NA-	-NA-	-NA-	-16.55	-9.19	-3.46	-NA-
Japan Non-Rental	JPY	1,453.45	9,163,706.68	72.95	0.49	-NA-	-NA-	-NA-	-9.68	-0.20	1.55	-NA-
Japan Rental	JPY	1,547.33	3,397,341.84	27.05	2.85	-NA-	-NA-	-NA-	-12.22	-4.03	2.29	-NA-
Europe Non-Rental	JPY	1,834.22	1,302,343.42	6.27	1.06	-NA-	-NA-	-NA-	-12.01	-5.25	-7.59	-NA-
Europe Rental	JPY	1,635.55	19,483,916.03	93.73	2.79	-NA-	-NA-	-NA-	-10.25	-0.77	-15.17	-NA-
UK Non-Rental	JPY	1,805.38	455,437.58	6.57	1.05	-NA-	-NA-	-NA-	-6.29	-10.43	-4.78	-NA-
UK Rental	JPY	1,580.87	8,992,759.45	129.75	2.26	-NA-	-NA-	-NA-	-7.77	2.08	-19.61	-NA-
North America Non-Rental	JPY	1,514.86	3,839,526.11	9.46	3.22	-NA-	-NA-	-NA-	-4.39	0.95	-6.87	-NA-
North America Rental	JPY	1,430.14	36,748,635.59	90.54	4.28	-NA-	-NA-	-NA-	-8.57	3.49	-9.62	-NA-
United States Non-Rental	JPY	1,514.86	3,839,526.11	10.34	3.22	-NA-	-NA-	-NA-	-4.39	0.95	-6.87	-NA-
United States Rental	JPY	1,416.76	33,306,056.55	89.66	4.21	-NA-	-NA-	-NA-	-8.62	3.83	-10.78	-NA-

\* -5 & -3 Years Total Returns are annualised

### CONTACT DETAILS:

EPRA: Schiphol Boulevard 283, 1118 BH Schiphol Airport, The Netherlands, T +31 20 405 3830, F +31 20 405 3840, E info@epra.com, W www.epra.com  
 NAREIT: 1875 Eye Street, N.W., Suite 600, Washington D.C. 20006, USA, T +1 202 739 9400, F +1 202 739 9401, E info@nareit.com, W www.nareit.com

## FTSE EPRA/NAREIT Investment Focus Index Series - Index Performance

Price Return			Free Float Mkt Cap Ccy (m) 31-Aug	Free Float Mkt Cap (%) Weight 31-Aug	Div Yld (%) 31-Aug	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) Aug-07	Total Rtn (%) YTD	36 Mths Vlty (%)
Index Description	Curr	Close Value 31-Aug										
Global Non-Rental	JPY	1,693.74	27,149,602.17	27.44	0.00	-NA-	-NA-	-NA-	-5.09	-1.91	6.95	-NA-
Global Rental	JPY	1,426.35	71,798,229.93	72.56	0.00	-NA-	-NA-	-NA-	-9.88	0.57	-11.09	-NA-
Asia Non-Rental	JPY	1,732.35	22,007,732.64	58.57	0.00	-NA-	-NA-	-NA-	-4.57	-2.03	11.73	-NA-
Asia Rental	JPY	1,502.37	15,565,678.30	41.43	0.00	-NA-	-NA-	-NA-	-10.91	-3.44	-1.37	-NA-
Asia ex Australia Non-Rental	JPY	1,737.02	19,597,802.22	76.42	0.00	-NA-	-NA-	-NA-	-4.12	-2.15	-NA-	-NA-
Asia ex Australia Rental	JPY	1,444.76	6,048,190.36	23.58	0.00	-NA-	-NA-	-NA-	-15.53	-7.33	-NA-	-NA-
Australia Non-Rental	JPY	1,690.26	2,409,930.42	20.20	0.00	-NA-	-NA-	-NA-	-8.40	-1.14	6.52	-NA-
Australia Rental	JPY	1,543.52	9,517,487.94	79.80	0.00	-NA-	-NA-	-NA-	-7.85	-0.91	-1.16	-NA-
Hong Kong Non-Rental	JPY	2,045.49	8,912,458.50	85.00	0.00	-NA-	-NA-	-NA-	4.58	-3.23	23.85	-NA-
Hong Kong Rental	JPY	1,262.68	1,572,953.06	15.00	0.00	-NA-	-NA-	-NA-	-17.04	-9.72	-5.81	-NA-
Japan Non-Rental	JPY	1,444.35	9,163,706.68	72.95	0.00	-NA-	-NA-	-NA-	-9.68	-0.20	1.35	-NA-
Japan Rental	JPY	1,476.82	3,397,341.84	27.05	0.00	-NA-	-NA-	-NA-	-12.58	-4.37	0.70	-NA-
Europe Non-Rental	JPY	1,794.10	1,302,343.42	6.27	0.00	-NA-	-NA-	-NA-	-12.17	-5.25	-8.32	-NA-
Europe Rental	JPY	1,559.26	19,483,916.03	93.73	0.00	-NA-	-NA-	-NA-	-10.60	-0.92	-16.95	-NA-
UK Non-Rental	JPY	1,768.74	455,437.58	6.57	0.00	-NA-	-NA-	-NA-	-6.75	-10.43	-5.47	-NA-
UK Rental	JPY	1,522.33	8,992,759.45	129.75	0.00	-NA-	-NA-	-NA-	-8.11	1.83	-20.91	-NA-
North America Non-Rental	JPY	1,427.72	3,839,526.11	9.46	0.00	-NA-	-NA-	-NA-	-5.17	0.14	-9.02	-NA-
North America Rental	JPY	1,341.12	36,748,635.59	90.54	0.00	-NA-	-NA-	-NA-	-9.09	3.18	-11.73	-NA-
United States Non-Rental	JPY	1,427.72	3,839,526.11	10.34	0.00	-NA-	-NA-	-NA-	-5.17	0.14	-9.02	-NA-
United States Rental	JPY	1,330.67	33,306,056.55	89.66	0.00	-NA-	-NA-	-NA-	-9.10	3.55	-12.80	-NA-

\* -5 & -3 Years Total Returns are annualised

### CONTACT DETAILS:

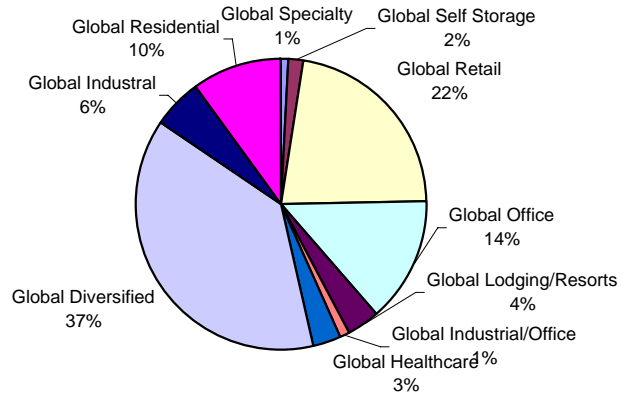
EPRA: Schiphol Boulevard 283, 1118 BH Schiphol Airport, The Netherlands, T +31 20 405 3830, F +31 20 405 3840, E info@epra.com, W www.epra.com  
NAREIT: 1875 Eye Street, N.W., Suite 600, Washington D.C. 20006, USA, T +1 202 739 9400, F +1 202 739 9401, E info@nareit.com, W www.nareit.com

**Section 8**  
**Sector Index Series**

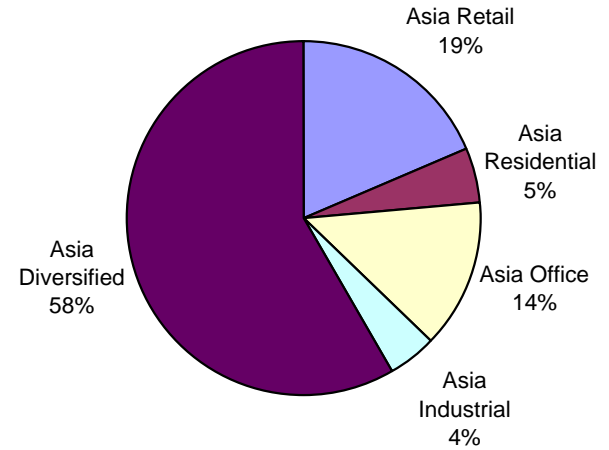
**CONTACT DETAILS:**

EPRA: Schiphol Boulevard 283, 1118 BH Schiphol Airport, The Netherlands, T +31 20 405 3830, F +31 20 405 3840, E [info@epra.com](mailto:info@epra.com), W [www.epra.com](http://www.epra.com)  
NAREIT: 1875 Eye Street, N.W., Suite 600, Washington D.C. 20006, USA, T +1 202 739 9400, F + 1 202 739 9401, E [info@nareit.com](mailto:info@nareit.com), W [www.nareit.com](http://www.nareit.com)

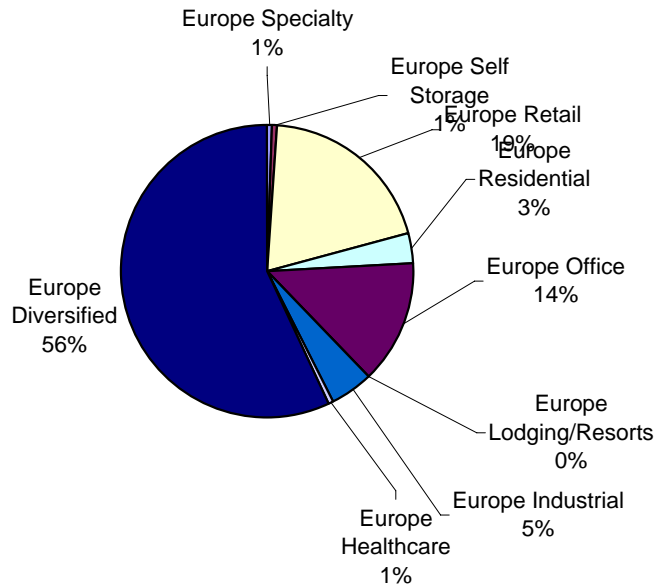
**Sector Breakdown - Global**



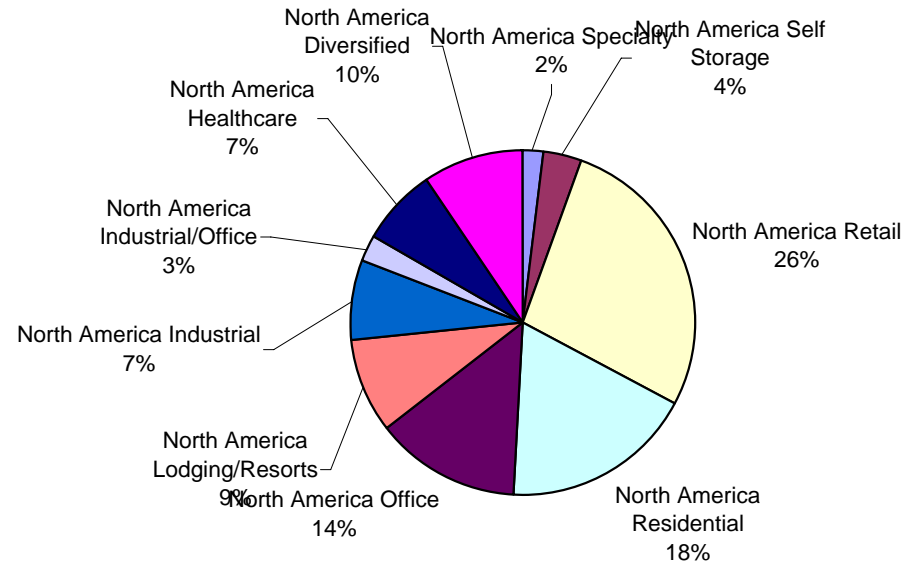
**Sector Breakdown - Asia**



**Sector Breakdown - Europe**



**Sector Breakdown - North America**



**CONTACT DETAILS:**

EPRA: Schiphol Boulevard 283, 1118 BH Schiphol Airport, The Netherlands, T +31 20 405 3830, F +31 20 405 3840, E info@epra.com, W www.epra.com  
 NAREIT: 1875 Eye Street, N.W., Suite 600, Washington D.C. 20006, USA, T +1 202 739 9400, F + 1 202 739 9401, E info@nareit.com, W www.nareit.com



## FTSE EPRA/NAREIT Sector Index Series - Index Performance

Gross Total Return			Free	Free	Div	Total	Total	Total	Total	Total	Total	36 Mths
Index Description	Curr	Close Value	Float	Float	Yld (%)	Rtn (%)	Rtn (%)	Rtn (%)	Rtn (%)	Rtn (%)	Rtn (%)	Vlty (%)
		31-Aug	Mkt Cap	Mkt Cap	31-Aug	- 5 Yrs	- 3 Yrs	- 1 Yr	QTD	Aug-07	YTD	
			Ccy (m)	(%) Weight	31-Aug							
Global Specialty	USD	1,506.91	7,784.25	0.91	2.01	-NA-	-NA-	-NA-	-9.22	2.01	4.07	-NA-
Global Self Storage	USD	1,139.23	13,271.67	1.55	3.33	-NA-	-NA-	-NA-	-2.77	6.80	-21.27	-NA-
Global Retail	USD	1,341.60	191,125.34	22.39	4.13	-NA-	-NA-	-NA-	-0.23	6.63	2.08	-NA-
Global Office	USD	1,398.90	116,638.59	13.66	3.43	-NA-	-NA-	-NA-	-5.67	0.14	-3.47	-NA-
Global Lodging/Resorts	USD	1,297.47	32,085.43	3.76	4.51	-NA-	-NA-	-NA-	-4.01	4.51	4.38	-NA-
Global Industrial/Office	USD	1,069.75	9,118.20	1.07	5.69	-NA-	-NA-	-NA-	-7.49	5.15	-12.21	-NA-
Global Healthcare	USD	1,264.05	26,126.80	3.06	5.92	-NA-	-NA-	-NA-	1.87	12.70	-8.91	-NA-
Global Diversified	USD	1,479.25	323,808.40	37.93	2.39	-NA-	-NA-	-NA-	-1.93	0.81	1.47	-NA-
Global Industrial	USD	1,322.98	48,360.72	5.67	4.09	-NA-	-NA-	-NA-	-0.90	3.68	-6.99	-NA-
Global Residential	USD	1,386.61	85,304.65	9.99	3.34	-NA-	-NA-	-NA-	-2.14	2.57	-4.78	-NA-
Asia Retail	USD	1,397.09	59,885.12	18.47	4.92	-NA-	-NA-	-NA-	-1.44	2.56	5.67	-NA-
Asia Residential	USD	2,925.73	16,522.60	5.10	1.14	-NA-	-NA-	-NA-	20.91	-4.13	39.42	-NA-
Asia Office	USD	1,456.23	44,357.02	13.68	3.21	-NA-	-NA-	-NA-	-6.80	-2.83	8.45	-NA-
Asia Industrial	USD	1,589.11	14,173.56	4.37	5.07	-NA-	-NA-	-NA-	-4.92	0.74	-1.31	-NA-
Asia Diversified	USD	1,504.92	188,445.96	58.14	2.03	-NA-	-NA-	-NA-	-0.34	0.97	11.76	-NA-
Asia ex Australia Diversified	USD	1,492.20	155,169.20	70.13	0.09	-NA-	-NA-	-NA-	-0.02	0.68	-NA-	-NA-
Asia ex Australia Industrial	USD	1,434.27	2,612.63	1.18	0.09	-NA-	-NA-	-NA-	-18.37	-13.43	-NA-	-NA-
Asia ex Australia Office	USD	1,392.39	34,731.86	15.70	0.09	-NA-	-NA-	-NA-	-7.59	-2.82	-NA-	-NA-
Asia ex Australia Residential	USD	2,904.15	16,522.60	7.47	0.09	-NA-	-NA-	-NA-	20.91	-4.13	-NA-	-NA-
Asia ex Australia Retail	USD	1,222.33	12,211.97	5.52	0.09	-NA-	-NA-	-NA-	-9.64	-3.50	-NA-	-NA-

\* -5 & -3 Years Total Returns are annualised

### CONTACT DETAILS:

EPRA: Schiphol Boulevard 283, 1118 BH Schiphol Airport, The Netherlands, T +31 20 405 3830, F +31 20 405 3840, E info@epra.com, W www.epra.com  
NAREIT: 1875 Eye Street, N.W., Suite 600, Washington D.C. 20006, USA, T +1 202 739 9400, F + 1 202 739 9401, E info@nareit.com, W www.nareit.com

## FTSE EPRA/NAREIT Sector Index Series - Index Performance

Gross Total Return			Free	Free	Div	Total	Total	Total	Total	Total	Total	36 Mths
Index Description	Curr	Close Value	Float	Float	Yld (%)	Rtn (%)	Rtn (%)	Rtn (%)	Rtn (%)	Rtn (%)	Rtn (%)	Vlty (%)
		31-Aug	Mkt Cap	Mkt Cap	31-Aug	- 5 Yrs	- 3 Yrs	- 1 Yr	QTD	Aug-07	YTD	
			Ccy (m)	(%) Weight	31-Aug							
Eurozone Retail	USD	1,605.79	15,766.83	19.17	3.84	-NA-	-NA-	-NA-	-3.13	3.87	-4.66	-NA-
Eurozone Residential	USD	973.16	5,003.45	6.08	2.78	-NA-	-NA-	-NA-	-12.05	-1.12	-29.61	-NA-
Eurozone Office	USD	1,430.75	7,683.50	9.34	5.13	-NA-	-NA-	-NA-	-7.34	-0.97	-7.15	-NA-
Eurozone Industrial	USD	1,156.34	1,346.26	1.64	5.37	-NA-	-NA-	-NA-	-2.82	3.79	-3.14	-NA-
Eurozone Diversified	USD	1,568.71	52,444.73	63.77	2.35	-NA-	-NA-	-NA-	-8.19	-1.80	-6.31	-NA-
Europe Specialty	USD	1,261.42	1,002.10	0.56	0.62	-NA-	-NA-	-NA-	0.97	11.46	-23.13	-NA-
Europe Self Storage	USD	2,146.65	915.84	0.51	1.21	-NA-	-NA-	-NA-	2.45	3.91	-19.74	-NA-
Europe Retail	USD	1,572.32	35,559.41	19.83	2.77	-NA-	-NA-	-NA-	-2.23	7.01	-4.77	-NA-
Europe Residential	USD	1,013.28	6,022.70	3.36	2.49	-NA-	-NA-	-NA-	-11.26	-0.21	-27.93	-NA-
Europe Office	USD	1,441.30	24,249.23	13.52	3.04	-NA-	-NA-	-NA-	-4.70	0.17	-5.55	-NA-
Europe Lodging/Resorts	USD	1,978.41	237.94	0.13	0.00	-NA-	-NA-	-NA-	7.21	0.72	16.97	-NA-
Europe Industrial	USD	1,154.23	8,263.94	4.61	3.62	-NA-	-NA-	-NA-	-8.63	3.25	-21.74	-NA-
Europe Healthcare	USD	1,234.18	1,074.29	0.60	3.18	-NA-	-NA-	-NA-	-11.04	1.06	-13.52	-NA-
Europe Diversified	USD	1,479.07	101,997.84	56.88	2.54	-NA-	-NA-	-NA-	-4.38	0.10	-10.81	-NA-
UK Specialty	USD	1,261.42	1,002.10	1.23	0.62	-NA-	-NA-	-NA-	0.97	11.46	-23.13	-NA-
UK Self Storage	USD	2,146.65	915.84	1.12	1.21	-NA-	-NA-	-NA-	2.45	3.91	-20.85	-NA-
UK Retail	USD	1,503.82	19,166.47	23.51	1.98	-NA-	-NA-	-NA-	-1.55	10.42	-11.14	-NA-
UK Residential	USD	1,184.88	1,019.25	1.25	1.07	-NA-	-NA-	-NA-	-7.12	4.52	-21.95	-NA-
UK Lodging/Resorts	USD	2,318.23	237.94	0.29	0.00	-NA-	-NA-	-NA-	7.21	0.72	25.30	-NA-
UK Industrial	USD	1,141.83	6,917.68	8.49	3.27	-NA-	-NA-	-NA-	-9.63	3.14	-24.10	-NA-
UK Healthcare	USD	1,234.18	1,074.29	1.32	3.18	-NA-	-NA-	-NA-	-11.04	1.06	-16.14	-NA-
UK Diversified	USD	1,404.76	42,696.19	52.38	2.36	-NA-	-NA-	-NA-	0.44	2.34	-16.74	-NA-
UK Office	USD	1,464.58	8,479.95	10.40	1.42	-NA-	-NA-	-NA-	-3.73	0.71	-14.98	-NA-

\* -5 & -3 Years Total Returns are annualised

### CONTACT DETAILS:

EPRA: Schiphol Boulevard 283, 1118 BH Schiphol Airport, The Netherlands, T +31 20 405 3830, F +31 20 405 3840, E info@epra.com, W www.epra.com  
NAREIT: 1875 Eye Street, N.W., Suite 600, Washington D.C. 20006, USA, T +1 202 739 9400, F + 1 202 739 9401, E info@nareit.com, W www.nareit.com

## FTSE EPRA/NAREIT Sector Index Series - Index Performance

Gross Total Return			Free	Free	Div	Total	Total	Total	Total	Total	Total	36 Mths
Index Description	Curr	Close Value	Float	Float	Yld (%)	Rtn (%)	Rtn (%)	Rtn (%)	Rtn (%)	Rtn (%)	Rtn (%)	Vlty (%)
		31-Aug	Mkt Cap	Mkt Cap	31-Aug	- 5 Yrs	- 3 Yrs	- 1 Yr	QTD	Aug-07	YTD	
			Ccy (m)	(%) Weight	31-Aug							
North America Specialty	USD	1,555.81	6,782.15	1.94	2.21	-NA-	-NA-	-NA-	-10.56	0.75	6.72	-NA-
North America Self Storage	USD	1,102.81	12,355.83	3.53	3.49	-NA-	-NA-	-NA-	-3.14	7.02	-21.30	-NA-
North America Retail	USD	1,233.66	95,680.80	27.33	4.15	-NA-	-NA-	-NA-	1.32	9.13	-4.04	-NA-
North America Residential	USD	1,265.38	62,759.35	17.92	4.00	-NA-	-NA-	-NA-	-5.90	4.78	-9.71	-NA-
North America Office	USD	1,304.65	48,032.34	13.72	3.83	-NA-	-NA-	-NA-	-5.16	2.99	-11.38	-NA-
North America Lodging/Resort	USD	1,291.45	31,085.51	8.88	4.57	-NA-	-NA-	-NA-	-3.99	4.85	0.20	-NA-
North America Industrial	USD	1,255.43	25,923.22	7.40	3.70	-NA-	-NA-	-NA-	4.55	5.50	-2.98	-NA-
North America Industrial/Office	USD	1,069.75	9,118.20	2.60	5.69	-NA-	-NA-	-NA-	-7.49	5.15	-16.41	-NA-
North America Healthcare	USD	1,266.54	25,052.51	7.15	6.04	-NA-	-NA-	-NA-	2.50	13.26	-8.56	-NA-
North America Diversified	USD	1,332.66	33,364.61	9.53	3.94	-NA-	-NA-	-NA-	-2.95	2.09	-4.55	-NA-
United States Specialty	USD	1,555.81	6,782.15	2.12	2.21	-NA-	-NA-	-NA-	-10.56	0.75	10.03	-NA-
United States Self Storage	USD	1,102.81	12,355.83	3.86	3.49	-NA-	-NA-	-NA-	-3.14	7.02	-21.30	-NA-
United States Retail	USD	1,230.42	88,399.65	27.59	4.00	-NA-	-NA-	-NA-	1.51	9.59	-0.89	-NA-
United States Residential	USD	1,237.07	58,942.69	18.39	3.97	-NA-	-NA-	-NA-	-6.08	4.78	-7.68	-NA-
United States Office	USD	1,316.22	40,736.12	12.71	4.03	-NA-	-NA-	-NA-	-5.05	3.26	-11.32	-NA-
United States Lodging/Resorts	USD	1,266.18	28,440.41	8.87	4.55	-NA-	-NA-	-NA-	-4.97	4.54	2.10	-NA-
United States Industrial	USD	1,253.99	25,923.22	8.09	3.70	-NA-	-NA-	-NA-	4.55	5.50	0.50	-NA-
United States Industrial/Office	USD	1,069.75	9,118.20	2.85	5.69	-NA-	-NA-	-NA-	-7.49	5.15	-12.21	-NA-
United States Healthcare	USD	1,283.88	22,957.00	7.16	5.92	-NA-	-NA-	-NA-	2.94	14.34	-10.94	-NA-
United States Diversified	USD	1,298.88	26,800.08	8.36	3.51	-NA-	-NA-	-NA-	-2.97	2.31	-7.41	-NA-

\* -5 & -3 Years Total Returns are annualised

### CONTACT DETAILS:

EPRA: Schiphol Boulevard 283, 1118 BH Schiphol Airport, The Netherlands, T +31 20 405 3830, F +31 20 405 3840, E info@epra.com, W www.epra.com  
NAREIT: 1875 Eye Street, N.W., Suite 600, Washington D.C. 20006, USA, T +1 202 739 9400, F + 1 202 739 9401, E info@nareit.com, W www.nareit.com

## FTSE EPRA/NAREIT Sector Index Series - Index Performance

Price Return			Free	Free	Div	Total	Total	Total	Total	Total	Total	36 Mths
Index Description	Curr	Close Value	Float	Float	Yld (%)	Rtn (%)	Rtn (%)	Rtn (%)	Rtn (%)	Rtn (%)	Rtn (%)	Vlty (%)
		31-Aug	Mkt Cap	Mkt Cap	31-Aug	- 5 Yrs	- 3 Yrs	- 1 Yr	QTD	Aug-07	YTD	
			Ccy (m)	(%) Weight	31-Aug							
Global Specialty	USD	1,454.33	7,784.25	0.91	0.00	-NA-	-NA-	-NA-	-9.22	2.01	-2.22	-NA-
Global Self Storage	USD	1,086.72	13,271.67	1.55	0.00	-NA-	-NA-	-NA-	-2.98	6.80	-22.53	-NA-
Global Retail	USD	1,248.71	191,125.34	22.39	0.00	-NA-	-NA-	-NA-	-1.16	5.81	-8.98	-NA-
Global Residential	USD	1,314.30	85,304.65	9.99	0.00	-NA-	-NA-	-NA-	-2.37	2.45	-6.49	-NA-
Global Office	USD	1,248.71	191,125.34	13.66	0.00	-NA-	-NA-	-NA-	-1.16	5.81	-8.98	-NA-
Global Lodging/Resorts	USD	1,219.86	32,085.43	3.76	0.00	-NA-	-NA-	-NA-	-4.34	4.47	-5.61	-NA-
Global Industrial/Office	USD	988.01	9,118.20	1.07	0.00	-NA-	-NA-	-NA-	-8.20	4.34	-22.80	-NA-
Global Industrial	USD	1,241.91	48,360.72	5.67	0.00	-NA-	-NA-	-NA-	-1.43	3.40	-9.17	-NA-
Global Healthcare	USD	1,144.39	26,126.80	3.06	0.00	-NA-	-NA-	-NA-	0.69	11.68	-12.24	-NA-
Global Diversified	USD	1,421.26	323,808.40	37.93	0.00	-NA-	-NA-	-NA-	-2.20	0.65	-0.05	-NA-
Asia Retail	USD	1,270.41	59,885.12	18.47	0.00	-NA-	-NA-	-NA-	-2.95	0.99	1.61	-NA-
Asia Residential	USD	2,847.35	16,522.60	5.10	0.00	-NA-	-NA-	-NA-	20.91	-4.13	38.14	-NA-
Asia Office	USD	1,379.43	44,357.02	13.68	0.00	-NA-	-NA-	-NA-	-7.04	-3.03	6.45	-NA-
Asia Industrial	USD	1,463.27	14,173.56	4.37	0.00	-NA-	-NA-	-NA-	-5.15	0.68	-4.01	-NA-
Asia Diversified	USD	1,456.76	188,445.96	58.14	0.00	-NA-	-NA-	-NA-	-0.45	0.86	10.60	-NA-
Asia ex Australia Diversified	USD	1,463.24	155,169.20	70.13	0.00	-NA-	-NA-	-NA-	-0.06	0.64	-NA-	-NA-
Asia ex Australia Industrial	USD	1,309.59	2,612.63	1.18	0.00	-NA-	-NA-	-NA-	-19.35	-13.68	-NA-	-NA-
Asia ex Australia Office	USD	1,337.59	34,731.86	15.70	0.00	-NA-	-NA-	-NA-	-7.91	-3.08	-NA-	-NA-
Asia ex Australia Residential	USD	2,828.37	16,522.60	7.47	0.00	-NA-	-NA-	-NA-	20.91	-4.13	-NA-	-NA-
Asia ex Australia Retail	USD	1,158.04	12,211.97	5.52	0.00	-NA-	-NA-	-NA-	-10.21	-4.12	-NA-	-NA-

\* -5 & -3 Years Total Returns are annualised

### CONTACT DETAILS:

EPRA: Schiphol Boulevard 283, 1118 BH Schiphol Airport, The Netherlands, T +31 20 405 3830, F +31 20 405 3840, E info@epra.com, W www.epra.com  
NAREIT: 1875 Eye Street, N.W., Suite 600, Washington D.C. 20006, USA, T +1 202 739 9400, F + 1 202 739 9401, E info@nareit.com, W www.nareit.com

## FTSE EPRA/NAREIT Sector Index Series - Index Performance

Price Return			Free	Free	Div	Total	Total	Total	Total	Total	Total	36 Mths
Index Description	Curr	Close Value	Float	Float	Yld (%)	Rtn (%)	Rtn (%)	Rtn (%)	Rtn (%)	Rtn (%)	Rtn (%)	Vlty (%)
		31-Aug	Mkt Cap	Mkt Cap	31-Aug	- 5 Yrs	- 3 Yrs	- 1 Yr	QTD	Aug-07	YTD	
			Ccy (m)	(%) Weight	31-Aug							
Eurozone Retail	USD	1,502.32	15,766.83	19.17	0.00	-NA-	-NA-	-NA-	-3.29	3.70	-7.14	-NA-
Eurozone Residential	USD	944.61	5,003.45	6.08	0.00	-NA-	-NA-	-NA-	-12.18	-1.12	-32.96	-NA-
Eurozone Office	USD	1,332.08	7,683.50	9.34	0.00	-NA-	-NA-	-NA-	-7.52	-1.16	-13.55	-NA-
Eurozone Industrial	USD	1,041.40	1,346.26	1.64	0.00	-NA-	-NA-	-NA-	-4.16	3.79	-18.42	-NA-
Eurozone Diversified	USD	1,505.34	52,444.73	63.77	0.00	-NA-	-NA-	-NA-	-8.62	-1.88	-12.09	-NA-
Europe Specialty	USD	1,249.92	1,002.10	0.56	0.00	-NA-	-NA-	-NA-	0.97	11.46	-24.28	-NA-
Europe Self Storage	USD	2,095.73	915.84	0.51	0.00	-NA-	-NA-	-NA-	2.45	3.91	-22.73	-NA-
Europe Retail	USD	1,489.70	35,559.41	19.83	0.00	-NA-	-NA-	-NA-	-2.66	6.54	-12.53	-NA-
Europe Residential	USD	981.52	6,022.70	3.36	0.00	-NA-	-NA-	-NA-	-11.38	-0.21	-31.65	-NA-
Europe Office	USD	1,370.92	24,249.23	13.52	0.00	-NA-	-NA-	-NA-	-5.01	0.06	-12.65	-NA-
Europe Lodging/Resorts	USD	1,978.41	237.94	0.13	0.00	-NA-	-NA-	-NA-	7.21	0.72	16.97	-NA-
Europe Industrial	USD	1,101.34	8,263.94	4.61	0.00	-NA-	-NA-	-NA-	-8.83	3.25	-27.35	-NA-
Europe Healthcare	USD	1,175.05	1,074.29	0.60	0.00	-NA-	-NA-	-NA-	-11.04	1.06	-20.16	-NA-
Europe Diversified	USD	1,417.95	101,997.84	56.88	0.00	-NA-	-NA-	-NA-	-4.77	0.01	-16.39	-NA-
UK Specialty	USD	1,249.92	1,002.10	1.23	0.00	-NA-	-NA-	-NA-	0.97	11.46	-24.28	-NA-
UK Self Storage	USD	2,095.73	915.84	1.12	0.00	-NA-	-NA-	-NA-	2.45	3.91	-21.64	-NA-
UK Retail	USD	1,448.09	19,166.47	23.51	0.00	-NA-	-NA-	-NA-	-2.22	9.67	-16.13	-NA-
UK Residential	USD	1,162.68	1,019.25	1.25	0.00	-NA-	-NA-	-NA-	-7.12	4.52	-23.41	-NA-
UK Lodging/Resorts	USD	2,318.23	237.94	0.29	0.00	-NA-	-NA-	-NA-	7.21	0.72	25.30	-NA-
UK Industrial	USD	1,094.68	6,917.68	8.49	0.00	-NA-	-NA-	-NA-	-9.63	3.14	-29.10	-NA-
UK Healthcare	USD	1,175.05	1,074.29	1.32	0.00	-NA-	-NA-	-NA-	-11.04	1.06	-17.66	-NA-
UK Diversified	USD	1,350.79	42,696.19	52.38	0.00	-NA-	-NA-	-NA-	0.05	2.22	-18.17	-NA-
UK Office	USD	1,464.58	8,479.95	10.40	0.00	-NA-	-NA-	-NA-	-3.73	0.71	-14.98	-NA-

\* -5 & -3 Years Total Returns are annualised

### CONTACT DETAILS:

EPRA: Schiphol Boulevard 283, 1118 BH Schiphol Airport, The Netherlands, T +31 20 405 3830, F +31 20 405 3840, E info@epra.com, W www.epra.com  
NAREIT: 1875 Eye Street, N.W., Suite 600, Washington D.C. 20006, USA, T +1 202 739 9400, F + 1 202 739 9401, E info@nareit.com, W www.nareit.com

## FTSE EPRA/NAREIT Sector Index Series - Index Performance

Price Return			Free	Free	Div	Total	Total	Total	Total	Total	Total	36 Mths
Index Description	Curr	Close Value	Float	Float	Yld (%)	Rtn (%)	Rtn (%)	Rtn (%)	Rtn (%)	Rtn (%)	Rtn (%)	Vlty (%)
		31-Aug	Mkt Cap	Mkt Cap	31-Aug	- 5 Yrs	- 3 Yrs	- 1 Yr	QTD	Aug-07	YTD	
			Ccy (m)	(%) Weight	31-Aug							
North America Specialty	USD	1,494.68	6,782.15	1.94	0.00	-NA-	-NA-	-NA-	-10.56	0.75	5.71	-NA-
North America Self Storage	USD	1,050.81	12,355.83	3.53	0.00	-NA-	-NA-	-NA-	-3.36	7.02	-22.59	-NA-
North America Retail	USD	1,155.15	95,680.80	27.33	0.00	-NA-	-NA-	-NA-	0.58	8.69	-6.37	-NA-
North America Residential	USD	1,193.83	62,759.35	17.92	0.00	-NA-	-NA-	-NA-	-6.18	4.61	-11.53	-NA-
North America Office	USD	1,232.42	48,032.34	13.72	0.00	-NA-	-NA-	-NA-	-5.53	2.83	-13.14	-NA-
North America Lodging/Resort	USD	1,212.97	31,085.51	8.88	0.00	-NA-	-NA-	-NA-	-4.32	4.80	-2.08	-NA-
North America Industrial	USD	1,183.50	25,923.22	7.40	0.00	-NA-	-NA-	-NA-	3.71	5.00	-5.14	-NA-
North America Industrial/Office	USD	988.01	9,118.20	2.60	0.00	-NA-	-NA-	-NA-	-8.20	4.34	-18.92	-NA-
North America Healthcare	USD	1,143.98	25,052.51	7.15	0.00	-NA-	-NA-	-NA-	1.26	12.18	-11.99	-NA-
North America Diversified	USD	1,244.15	33,364.61	9.53	0.00	-NA-	-NA-	-NA-	-3.72	1.44	-6.99	-NA-
United States Specialty	USD	1,494.68	6,782.15	2.12	0.00	-NA-	-NA-	-NA-	-10.56	0.75	2.53	-NA-
United States Self Storage	USD	1,050.81	12,355.83	3.86	0.00	-NA-	-NA-	-NA-	-3.36	7.02	-22.59	-NA-
United States Retail	USD	1,154.55	88,399.65	27.59	0.00	-NA-	-NA-	-NA-	0.79	9.15	-10.64	-NA-
United States Residential	USD	1,168.37	58,942.69	18.39	0.00	-NA-	-NA-	-NA-	-6.33	4.62	-16.00	-NA-
United States Office	USD	1,241.80	40,736.12	12.71	0.00	-NA-	-NA-	-NA-	-5.38	3.20	-16.33	-NA-
United States Lodging/Resorts	USD	1,191.28	28,440.41	8.87	0.00	-NA-	-NA-	-NA-	-5.28	4.51	-7.58	-NA-
United States Industrial	USD	1,183.60	25,923.22	8.09	0.00	-NA-	-NA-	-NA-	3.71	5.00	-8.43	-NA-
United States Industrial/Office	USD	988.01	9,118.20	2.85	0.00	-NA-	-NA-	-NA-	-8.20	4.34	-22.80	-NA-
United States Healthcare	USD	1,161.59	22,957.00	7.16	0.00	-NA-	-NA-	-NA-	1.70	13.21	-14.22	-NA-
United States Diversified	USD	1,219.40	26,800.08	8.36	0.00	-NA-	-NA-	-NA-	-3.71	1.61	-9.57	-NA-

\* -5 & -3 Years Total Returns are annualised

### CONTACT DETAILS:

EPRA: Schiphol Boulevard 283, 1118 BH Schiphol Airport, The Netherlands, T +31 20 405 3830, F +31 20 405 3840, E info@epra.com, W www.epra.com  
NAREIT: 1875 Eye Street, N.W., Suite 600, Washington D.C. 20006, USA, T +1 202 739 9400, F + 1 202 739 9401, E info@nareit.com, W www.nareit.com

## FTSE EPRA/NAREIT Sector Index Series - Index Performance

Gross Total Return			Free	Free	Div	Total	Total	Total	Total	Total	Total	36 Mths
Index Description	Curr	Close Value	Float	Float	Yld (%)	Rtn (%)	Rtn (%)	Rtn (%)	Rtn (%)	Rtn (%)	Rtn (%)	Vlty (%)
		31-Aug	Mkt Cap	Mkt Cap	31-Aug	- 5 Yrs	- 3 Yrs	- 1 Yr	QTD	Aug-07	YTD	
			Ccy (m)	(%) Weight	31-Aug							
Global Specialty	EUR	1,303.83	5,710.06	0.91	2.01	-NA-	-NA-	-NA-	-10.07	2.43	-2.00	-NA-
Global Self Storage	EUR	985.73	9,735.30	1.55	3.33	-NA-	-NA-	-NA-	-3.68	7.23	-23.84	-NA-
Global Retail	EUR	1,160.75	140,198.08	22.39	4.13	-NA-	-NA-	-NA-	-1.16	7.07	-5.41	-NA-
Global Office	EUR	1,210.40	85,559.07	13.66	3.43	-NA-	-NA-	-NA-	-6.55	0.55	-6.63	-NA-
Global Lodging/Resorts	EUR	1,122.71	23,535.95	3.76	4.51	-NA-	-NA-	-NA-	-4.91	4.94	-2.89	-NA-
Global Industrial/Office	EUR	925.72	6,688.56	1.07	5.69	-NA-	-NA-	-NA-	-8.35	5.58	-19.14	-NA-
Global Healthcare	EUR	1,093.67	19,165.06	3.06	5.92	-NA-	-NA-	-NA-	0.92	13.16	-11.89	-NA-
Global Diversified	EUR	1,279.88	237,526.42	37.93	2.39	-NA-	-NA-	-NA-	-2.85	1.22	-1.85	-NA-
Global Industrial	EUR	1,144.71	35,474.52	5.67	4.09	-NA-	-NA-	-NA-	-1.82	4.11	-10.03	-NA-
Global Residential	EUR	1,199.76	62,574.38	9.99	3.34	-NA-	-NA-	-NA-	-3.05	2.99	-7.90	-NA-
Asia Retail	EUR	1,208.61	43,928.13	18.47	4.92	-NA-	-NA-	-NA-	-2.36	2.98	2.20	-NA-
Asia Residential	EUR	2,531.50	12,119.99	5.10	1.14	-NA-	-NA-	-NA-	19.79	-3.74	34.86	-NA-
Asia Office	EUR	1,259.93	32,537.65	13.68	3.21	-NA-	-NA-	-NA-	-7.66	-2.43	4.90	-NA-
Asia Industrial	EUR	1,374.90	10,396.87	4.37	5.07	-NA-	-NA-	-NA-	-5.80	1.15	-4.54	-NA-
Asia Diversified	EUR	1,302.08	138,232.65	58.14	2.03	-NA-	-NA-	-NA-	-1.27	1.38	8.10	-NA-
Asia ex Australia Diversified	EUR	1,291.08	113,822.82	70.13	0.09	-NA-	-NA-	-NA-	-0.95	1.09	-NA-	-NA-
Asia ex Australia Industrial	EUR	1,240.73	1,916.47	1.18	0.09	-NA-	-NA-	-NA-	-19.13	-13.08	-NA-	-NA-
Asia ex Australia Office	EUR	1,204.71	25,477.21	15.70	0.09	-NA-	-NA-	-NA-	-8.45	-2.42	-NA-	-NA-
Asia ex Australia Residential	EUR	2,512.82	12,119.99	7.47	0.09	-NA-	-NA-	-NA-	19.79	-3.74	-NA-	-NA-
Asia ex Australia Retail	EUR	1,057.55	8,957.97	5.52	0.09	-NA-	-NA-	-NA-	-10.48	-3.11	-NA-	-NA-

\* -5 & -3 Years Total Returns are annualised

### CONTACT DETAILS:

EPRA: Schiphol Boulevard 283, 1118 BH Schiphol Airport, The Netherlands, T +31 20 405 3830, F +31 20 405 3840, E info@epra.com, W www.epra.com  
NAREIT: 1875 Eye Street, N.W., Suite 600, Washington D.C. 20006, USA, T +1 202 739 9400, F + 1 202 739 9401, E info@nareit.com, W www.nareit.com

## FTSE EPRA/NAREIT Sector Index Series - Index Performance

Gross Total Return			Free	Free	Div	Total	Total	Total	Total	Total	Total	36 Mths
Index Description	Curr	Close Value	Float	Float	Yld (%)	Rtn (%)	Rtn (%)	Rtn (%)	Rtn (%)	Rtn (%)	Rtn (%)	Vlty (%)
		31-Aug	Mkt Cap	Mkt Cap	31-Aug	- 5 Yrs	- 3 Yrs	- 1 Yr	QTD	Aug-07	YTD	
			Ccy (m)	(%) Weight	31-Aug							
Eurozone Retail	EUR	1,389.35	11,565.60	19.17	3.84	-NA-	-NA-	-NA-	-4.03	4.30	-7.78	-NA-
Eurozone Residential	EUR	842.00	3,670.23	6.08	2.78	-NA-	-NA-	-NA-	-12.87	-0.72	-33.19	-NA-
Eurozone Office	EUR	1,238.02	5,636.16	9.34	5.13	-NA-	-NA-	-NA-	-8.21	-0.57	-10.18	-NA-
Eurozone Industrial	EUR	1,000.57	987.54	1.64	5.37	-NA-	-NA-	-NA-	-3.73	4.22	-12.39	-NA-
Eurozone Diversified	EUR	1,357.27	38,470.31	63.77	2.35	-NA-	-NA-	-NA-	-9.04	-1.40	-11.39	-NA-
Europe Specialty	EUR	1,091.44	735.08	0.56	0.62	-NA-	-NA-	-NA-	0.03	11.92	-26.08	-NA-
Europe Self Storage	EUR	1,857.44	671.81	0.51	1.21	-NA-	-NA-	-NA-	1.49	4.34	-23.44	-NA-
Europe Retail	EUR	1,360.41	26,084.25	19.83	2.77	-NA-	-NA-	-NA-	-3.14	7.45	-10.69	-NA-
Europe Residential	EUR	876.72	4,417.89	3.36	2.49	-NA-	-NA-	-NA-	-12.09	0.20	-31.75	-NA-
Europe Office	EUR	1,247.12	17,787.78	13.52	3.04	-NA-	-NA-	-NA-	-5.59	0.58	-11.17	-NA-
Europe Lodging/Resorts	EUR	1,711.82	174.54	0.13	0.00	-NA-	-NA-	-NA-	6.21	1.14	13.14	-NA-
Europe Industrial	EUR	998.68	6,061.93	4.61	3.62	-NA-	-NA-	-NA-	-9.48	3.67	-26.36	-NA-
Europe Healthcare	EUR	1,067.90	788.04	0.60	3.18	-NA-	-NA-	-NA-	-11.87	1.48	-18.89	-NA-
Europe Diversified	EUR	1,279.70	74,819.49	56.88	2.54	-NA-	-NA-	-NA-	-5.27	0.51	-15.64	-NA-
UK Specialty	EUR	1,091.44	735.08	1.23	0.62	-NA-	-NA-	-NA-	0.03	11.92	-26.08	-NA-
UK Self Storage	EUR	1,857.44	671.81	1.12	1.21	-NA-	-NA-	-NA-	1.49	4.34	-23.44	-NA-
UK Retail	EUR	1,301.17	14,059.37	23.51	1.98	-NA-	-NA-	-NA-	-2.46	10.88	-15.75	-NA-
UK Residential	EUR	1,025.13	747.66	1.25	1.07	-NA-	-NA-	-NA-	-7.99	4.95	-24.51	-NA-
UK Lodging/Resorts	EUR	2,005.85	174.54	0.29	0.00	-NA-	-NA-	-NA-	6.21	1.14	21.20	-NA-
UK Industrial	EUR	987.95	5,074.39	8.49	3.27	-NA-	-NA-	-NA-	-10.48	3.56	-28.46	-NA-
UK Healthcare	EUR	1,067.90	788.04	1.32	3.18	-NA-	-NA-	-NA-	-11.87	1.48	-18.89	-NA-
UK Diversified	EUR	1,215.38	31,319.36	52.38	2.36	-NA-	-NA-	-NA-	-0.50	2.76	-19.47	-NA-
UK Office	EUR	1,298.95	6,220.38	10.40	1.42	-NA-	-NA-	-NA-	-4.39	1.26	-16.99	-NA-

\* -5 & -3 Years Total Returns are annualised

### CONTACT DETAILS:

EPRA: Schiphol Boulevard 283, 1118 BH Schiphol Airport, The Netherlands, T +31 20 405 3830, F +31 20 405 3840, E info@epra.com, W www.epra.com  
NAREIT: 1875 Eye Street, N.W., Suite 600, Washington D.C. 20006, USA, T +1 202 739 9400, F + 1 202 739 9401, E info@nareit.com, W www.nareit.com



## FTSE EPRA/NAREIT Sector Index Series - Index Performance

Gross Total Return			Free	Free	Div	Total	Total	Total	Total	Total	Total	36 Mths
Index Description	Curr	Close Value	Float	Float	Yld (%)	Rtn (%)	Rtn (%)	Rtn (%)	Rtn (%)	Rtn (%)	Rtn (%)	Vlty (%)
		31-Aug	Mkt Cap	Mkt Cap	31-Aug	- 5 Yrs	- 3 Yrs	- 1 Yr	QTD	Aug-07	YTD	
			Ccy (m)	(%) Weight	31-Aug							
North America Specialty	EUR	1,346.14	4,974.98	1.94	2.21	-NA-	-NA-	-NA-	-11.39	1.16	3.23	-NA-
North America Self Storage	EUR	954.21	9,063.49	3.53	3.49	-NA-	-NA-	-NA-	-4.04	7.45	-23.88	-NA-
North America Retail	EUR	1,067.42	70,185.69	27.33	4.15	-NA-	-NA-	-NA-	0.38	9.58	-7.18	-NA-
North America Residential	EUR	1,094.87	46,036.49	17.92	4.00	-NA-	-NA-	-NA-	-6.77	5.21	-12.67	-NA-
North America Office	EUR	1,128.88	35,233.64	13.72	3.83	-NA-	-NA-	-NA-	-6.05	3.41	-14.28	-NA-
North America Lodging/Resort	EUR	1,117.50	22,802.47	8.88	4.57	-NA-	-NA-	-NA-	-4.88	5.28	-3.08	-NA-
North America Industrial	EUR	1,086.31	19,015.72	7.40	3.70	-NA-	-NA-	-NA-	3.58	5.94	-6.15	-NA-
North America Industrial/Office	EUR	925.72	6,688.56	2.60	5.69	-NA-	-NA-	-NA-	-8.35	5.58	-19.14	-NA-
North America Healthcare	EUR	1,095.83	18,377.02	7.15	6.04	-NA-	-NA-	-NA-	1.55	13.72	-11.56	-NA-
North America Diversified	EUR	1,153.14	24,474.28	9.53	3.94	-NA-	-NA-	-NA-	-3.85	2.50	-7.67	-NA-
United States Specialty	EUR	1,346.14	4,974.98	2.12	2.21	-NA-	-NA-	-NA-	-11.39	1.16	3.23	-NA-
United States Self Storage	EUR	954.21	9,063.49	3.86	3.49	-NA-	-NA-	-NA-	-4.04	7.45	-23.88	-NA-
United States Retail	EUR	1,064.61	64,844.68	27.59	4.00	-NA-	-NA-	-NA-	0.56	10.05	-7.89	-NA-
United States Residential	EUR	1,070.38	43,236.82	18.39	3.97	-NA-	-NA-	-NA-	-6.95	5.21	-13.97	-NA-
United States Office	EUR	1,138.90	29,881.57	12.71	4.03	-NA-	-NA-	-NA-	-5.94	3.69	-14.22	-NA-
United States Lodging/Resorts	EUR	1,095.63	20,862.18	8.87	4.55	-NA-	-NA-	-NA-	-5.86	4.96	-4.99	-NA-
United States Industrial	EUR	1,085.05	19,015.72	8.09	3.70	-NA-	-NA-	-NA-	3.58	5.94	-6.15	-NA-
United States Industrial/Office	EUR	925.72	6,688.56	2.85	5.69	-NA-	-NA-	-NA-	-8.35	5.58	-19.14	-NA-
United States Healthcare	EUR	1,110.81	16,839.88	7.16	5.92	-NA-	-NA-	-NA-	1.98	14.81	-13.85	-NA-
United States Diversified	EUR	1,123.91	19,658.93	8.36	3.51	-NA-	-NA-	-NA-	-3.87	2.73	-10.44	-NA-

\* -5 & -3 Years Total Returns are annualised

### CONTACT DETAILS:

EPRA: Schiphol Boulevard 283, 1118 BH Schiphol Airport, The Netherlands, T +31 20 405 3830, F +31 20 405 3840, E info@epra.com, W www.epra.com  
 NAREIT: 1875 Eye Street, N.W., Suite 600, Washington D.C. 20006, USA, T +1 202 739 9400, F + 1 202 739 9401, E info@nareit.com, W www.nareit.com

## FTSE EPRA/NAREIT Sector Index Series - Index Performance

Price Return			Free	Free	Div	Total	Total	Total	Total	Total	Total	36 Mths
Index Description	Curr	Close Value	Float	Float	Yld (%)	Rtn (%)	Rtn (%)	Rtn (%)	Rtn (%)	Rtn (%)	Rtn (%)	Vlty (%)
		31-Aug	Mkt Cap	Mkt Cap	31-Aug	- 5 Yrs	- 3 Yrs	- 1 Yr	QTD	Aug-07	YTD	
			Ccy (m)	(%) Weight	31-Aug							
Global Specialty	EUR	1,258.36	5,710.06	0.91	0.00	-NA-	-NA-	-NA-	-10.07	2.43	-2.85	-NA-
Global Self Storage	EUR	940.28	9,735.30	1.55	0.00	-NA-	-NA-	-NA-	-3.88	7.23	-25.06	-NA-
Global Retail	EUR	1,080.44	140,198.08	22.39	0.00	-NA-	-NA-	-NA-	-2.08	6.24	-8.10	-NA-
Global Residential	EUR	1,137.19	62,574.38	9.99	0.00	-NA-	-NA-	-NA-	-3.28	2.87	-9.55	-NA-
Global Office	EUR	1,145.61	85,559.07	13.66	0.00	-NA-	-NA-	-NA-	-6.85	0.39	-8.48	-NA-
Global Lodging/Resorts	EUR	1,055.49	23,535.95	3.76	0.00	-NA-	-NA-	-NA-	-5.23	4.89	-5.07	-NA-
Global Industrial/Office	EUR	854.87	6,688.56	1.07	0.00	-NA-	-NA-	-NA-	-9.06	4.77	-21.57	-NA-
Global Industrial	EUR	1,074.56	35,474.52	5.67	0.00	-NA-	-NA-	-NA-	-2.35	3.83	-12.14	-NA-
Global Healthcare	EUR	990.18	19,165.06	3.06	0.00	-NA-	-NA-	-NA-	-0.25	12.14	-15.11	-NA-
Global Diversified	EUR	1,229.74	237,526.42	37.93	0.00	-NA-	-NA-	-NA-	-3.12	1.07	-3.32	-NA-
Asia Retail	EUR	1,099.22	43,928.13	18.47	0.00	-NA-	-NA-	-NA-	-3.85	1.40	-1.72	-NA-
Asia Residential	EUR	2,463.66	12,119.99	5.10	0.00	-NA-	-NA-	-NA-	19.79	-3.74	33.62	-NA-
Asia Office	EUR	1,193.55	32,537.65	13.68	0.00	-NA-	-NA-	-NA-	-7.91	-2.64	2.97	-NA-
Asia Industrial	EUR	1,266.09	10,396.87	4.37	0.00	-NA-	-NA-	-NA-	-6.04	1.09	-7.15	-NA-
Asia Diversified	EUR	1,260.46	138,232.65	58.14	0.00	-NA-	-NA-	-NA-	-1.38	1.28	6.98	-NA-
Asia ex Australia Diversified	EUR	1,266.07	113,822.82	70.13	0.00	-NA-	-NA-	-NA-	-0.99	1.05	-NA-	-NA-
Asia ex Australia Industrial	EUR	1,133.12	1,916.47	1.18	0.00	-NA-	-NA-	-NA-	-20.10	-13.33	-NA-	-NA-
Asia ex Australia Office	EUR	1,157.34	25,477.21	15.70	0.00	-NA-	-NA-	-NA-	-8.77	-2.68	-NA-	-NA-
Asia ex Australia Residential	EUR	2,447.24	12,119.99	7.47	0.00	-NA-	-NA-	-NA-	19.79	-3.74	-NA-	-NA-
Asia ex Australia Retail	EUR	1,002.00	8,957.97	5.52	0.00	-NA-	-NA-	-NA-	-11.05	-3.72	-NA-	-NA-

\* -5 & -3 Years Total Returns are annualised

### CONTACT DETAILS:

EPRA: Schiphol Boulevard 283, 1118 BH Schiphol Airport, The Netherlands, T +31 20 405 3830, F +31 20 405 3840, E info@epra.com, W www.epra.com  
NAREIT: 1875 Eye Street, N.W., Suite 600, Washington D.C. 20006, USA, T +1 202 739 9400, F + 1 202 739 9401, E info@nareit.com, W www.nareit.com

## FTSE EPRA/NAREIT Sector Index Series - Index Performance

Price Return			Free	Free	Div	Total	Total	Total	Total	Total	Total	36 Mths
Index Description	Curr	Close Value	Float	Float	Yld (%)	Rtn (%)	Rtn (%)	Rtn (%)	Rtn (%)	Rtn (%)	Rtn (%)	Vlty (%)
		31-Aug	Mkt Cap	Mkt Cap	31-Aug	- 5 Yrs	- 3 Yrs	- 1 Yr	QTD	Aug-07	YTD	
			Ccy (m)	(%) Weight	31-Aug							
Eurozone Retail	EUR	1,299.88	11,565.60	19.17	0.00	-NA-	-NA-	-NA-	-4.20	4.13	-10.18	-NA-
Eurozone Residential	EUR	817.32	3,670.23	6.08	0.00	-NA-	-NA-	-NA-	-13.00	-0.72	-33.91	-NA-
Eurozone Office	EUR	1,152.58	5,636.16	9.34	0.00	-NA-	-NA-	-NA-	-8.38	-0.75	-13.06	-NA-
Eurozone Industrial	EUR	901.07	987.54	1.64	0.00	-NA-	-NA-	-NA-	-5.06	4.22	-15.62	-NA-
Eurozone Diversified	EUR	1,302.49	38,470.31	63.77	0.00	-NA-	-NA-	-NA-	-9.47	-1.48	-13.04	-NA-
Europe Specialty	EUR	1,081.49	735.08	0.56	0.00	-NA-	-NA-	-NA-	0.03	11.92	-26.33	-NA-
Europe Self Storage	EUR	1,813.33	671.81	0.51	0.00	-NA-	-NA-	-NA-	1.49	4.34	-24.21	-NA-
Europe Retail	EUR	1,288.96	26,084.25	19.83	0.00	-NA-	-NA-	-NA-	-3.57	6.98	-12.73	-NA-
Europe Residential	EUR	849.25	4,417.89	3.36	0.00	-NA-	-NA-	-NA-	-12.21	0.20	-32.47	-NA-
Europe Office	EUR	1,186.19	17,787.78	13.52	0.00	-NA-	-NA-	-NA-	-5.90	0.47	-13.10	-NA-
Europe Lodging/Resorts	EUR	1,711.82	174.54	0.13	0.00	-NA-	-NA-	-NA-	6.21	1.14	13.14	-NA-
Europe Industrial	EUR	952.93	6,061.93	4.61	0.00	-NA-	-NA-	-NA-	-9.68	3.67	-27.77	-NA-
Europe Healthcare	EUR	1,016.71	788.04	0.60	0.00	-NA-	-NA-	-NA-	-11.87	1.48	-20.35	-NA-
Europe Diversified	EUR	1,226.88	74,819.49	56.88	0.00	-NA-	-NA-	-NA-	-5.65	0.42	-17.29	-NA-
UK Specialty	EUR	1,081.49	735.08	1.23	0.00	-NA-	-NA-	-NA-	0.03	11.92	-26.33	-NA-
UK Self Storage	EUR	1,813.33	671.81	1.12	0.00	-NA-	-NA-	-NA-	1.49	4.34	-24.21	-NA-
UK Retail	EUR	1,252.96	14,059.37	23.51	0.00	-NA-	-NA-	-NA-	-3.13	10.12	-17.24	-NA-
UK Office	EUR	1,267.23	6,220.38	10.40	0.00	-NA-	-NA-	-NA-	-4.62	1.12	-17.76	-NA-
UK Office	EUR	1,267.23	6,220.38	10.40	0.00	-NA-	-NA-	-NA-	-4.62	1.12	-17.76	-NA-
UK Lodging/Resorts	EUR	2,005.85	174.54	0.29	0.00	-NA-	-NA-	-NA-	6.21	1.14	21.20	-NA-
UK Industrial	EUR	947.17	5,074.39	8.49	0.00	-NA-	-NA-	-NA-	-10.48	3.56	-29.61	-NA-
UK Healthcare	EUR	1,016.71	788.04	1.32	0.00	-NA-	-NA-	-NA-	-11.87	1.48	-20.35	-NA-
UK Diversified	EUR	1,168.77	31,319.36	52.38	0.00	-NA-	-NA-	-NA-	-0.88	2.64	-20.84	-NA-

\* -5 & -3 Years Total Returns are annualised

### CONTACT DETAILS:

EPRA: Schiphol Boulevard 283, 1118 BH Schiphol Airport, The Netherlands, T +31 20 405 3830, F +31 20 405 3840, E info@epra.com, W www.epra.com  
NAREIT: 1875 Eye Street, N.W., Suite 600, Washington D.C. 20006, USA, T +1 202 739 9400, F + 1 202 739 9401, E info@nareit.com, W www.nareit.com

## FTSE EPRA/NAREIT Sector Index Series - Index Performance

Price Return			Free	Free	Div	Total	Total	Total	Total	Total	Total	36 Mths
Index Description	Curr	Close Value	Float	Float	Yld (%)	Rtn (%)	Rtn (%)	Rtn (%)	Rtn (%)	Rtn (%)	Rtn (%)	Vlty (%)
		31-Aug	Mkt Cap	Mkt Cap	31-Aug	- 5 Yrs	- 3 Yrs	- 1 Yr	QTD	Aug-07	YTD	
			Ccy (m)	(%) Weight	31-Aug							
North America Specialty	EUR	1,293.27	4,974.98	1.94	0.00	-NA-	-NA-	-NA-	-11.39	1.16	2.25	-NA-
North America Self Storage	EUR	909.21	9,063.49	3.53	0.00	-NA-	-NA-	-NA-	-4.26	7.46	-25.13	-NA-
North America Retail	EUR	999.49	70,185.69	27.33	0.00	-NA-	-NA-	-NA-	-0.36	9.13	-9.44	-NA-
North America Residential	EUR	1,032.96	46,036.49	17.92	0.00	-NA-	-NA-	-NA-	-7.06	5.04	-14.42	-NA-
North America Office	EUR	1,066.35	35,233.64	13.72	0.00	-NA-	-NA-	-NA-	-6.41	3.25	-15.98	-NA-
North America Lodging/Resort	EUR	1,049.52	22,802.47	8.88	0.00	-NA-	-NA-	-NA-	-5.21	5.23	-5.28	-NA-
North America Industrial	EUR	1,024.02	19,015.72	7.40	0.00	-NA-	-NA-	-NA-	2.75	5.43	-8.25	-NA-
North America Industrial/Office	EUR	854.87	6,688.56	2.60	0.00	-NA-	-NA-	-NA-	-9.06	4.77	-21.57	-NA-
North America Healthcare	EUR	989.83	18,377.02	7.15	0.00	-NA-	-NA-	-NA-	0.32	12.64	-14.86	-NA-
North America Diversified	EUR	1,076.50	24,474.28	9.53	0.00	-NA-	-NA-	-NA-	-4.62	1.85	-10.03	-NA-
United States Specialty	EUR	1,293.27	4,974.98	2.12	0.00	-NA-	-NA-	-NA-	-11.39	1.16	2.25	-NA-
United States Self Storage	EUR	909.21	9,063.49	3.86	0.00	-NA-	-NA-	-NA-	-4.26	7.46	-25.13	-NA-
United States Retail	EUR	998.97	64,844.68	27.59	0.00	-NA-	-NA-	-NA-	-0.15	9.60	-10.04	-NA-
United States Residential	EUR	1,010.93	43,236.82	18.39	0.00	-NA-	-NA-	-NA-	-7.21	5.05	-15.66	-NA-
United States Lodging/Resorts	EUR	1,030.75	20,862.18	8.87	0.00	-NA-	-NA-	-NA-	-6.16	4.94	-7.09	-NA-
United States Industrial	EUR	1,024.11	19,015.72	8.09	0.00	-NA-	-NA-	-NA-	2.74	5.43	-8.25	-NA-
United States Industrial/Office	EUR	854.87	6,688.56	2.85	0.00	-NA-	-NA-	-NA-	-9.06	4.77	-21.57	-NA-
United States Healthcare	EUR	1,005.07	16,839.88	7.16	0.00	-NA-	-NA-	-NA-	0.76	13.68	-17.03	-NA-
United States Diversified	EUR	1,055.08	19,658.93	8.36	0.00	-NA-	-NA-	-NA-	-4.60	2.03	-12.53	-NA-
United States Office	EUR	1,074.47	29,881.57	12.71	0.00	-NA-	-NA-	-NA-	-6.26	3.62	-15.94	-NA-

\* -5 & -3 Years Total Returns are annualised

### CONTACT DETAILS:

EPRA: Schiphol Boulevard 283, 1118 BH Schiphol Airport, The Netherlands, T +31 20 405 3830, F +31 20 405 3840, E info@epra.com, W www.epra.com  
NAREIT: 1875 Eye Street, N.W., Suite 600, Washington D.C. 20006, USA, T +1 202 739 9400, F + 1 202 739 9401, E info@nareit.com, W www.nareit.com

## FTSE EPRA/NAREIT Sector Index Series - Index Performance

Gross Total Return			Free	Free	Div	Total	Total	Total	Total	Total	Total	36 Mths
Index Description	Curr	Close Value	Float	Float	Yld (%)	Rtn (%)	Rtn (%)	Rtn (%)	Rtn (%)	Rtn (%)	Rtn (%)	Vlty (%)
		31-Aug	Mkt Cap	Mkt Cap	31-Aug	- 5 Yrs	- 3 Yrs	- 1 Yr	QTD	Aug-07	YTD	
			Ccy (m)	(%) Weight	31-Aug							
Global Specialty	GBP	1,204.00	3,859.20	0.91	2.01	-NA-	-NA-	-NA-	-9.71	2.77	-1.70	-NA-
Global Self Storage	GBP	910.23	6,579.70	1.55	3.33	-NA-	-NA-	-NA-	-3.29	7.59	-23.61	-NA-
Global Retail	GBP	1,071.92	94,754.21	22.39	4.13	-NA-	-NA-	-NA-	-0.76	7.43	-5.11	-NA-
Global Office	GBP	1,117.70	57,825.91	13.66	3.43	-NA-	-NA-	-NA-	-6.17	0.89	-6.34	-NA-
Global Lodging/Resorts	GBP	1,036.66	15,906.99	3.76	4.51	-NA-	-NA-	-NA-	-4.52	5.29	-2.59	-NA-
Global Industrial/Office	GBP	854.71	4,520.53	1.07	5.69	-NA-	-NA-	-NA-	-7.99	5.93	-18.90	-NA-
Global Healthcare	GBP	1,009.95	12,952.89	3.06	5.92	-NA-	-NA-	-NA-	1.32	13.54	-11.62	-NA-
Global Diversified	GBP	1,181.90	160,534.49	37.93	2.39	-NA-	-NA-	-NA-	-2.45	1.56	-1.55	-NA-
Global Industrial	GBP	1,057.04	23,975.79	5.67	4.09	-NA-	-NA-	-NA-	-1.43	4.45	-9.75	-NA-
Global Residential	GBP	1,107.88	42,291.49	9.99	3.34	-NA-	-NA-	-NA-	-2.66	3.33	-7.61	-NA-
Asia Retail	GBP	1,116.25	29,689.25	18.47	4.92	-NA-	-NA-	-NA-	-1.96	3.32	2.53	-NA-
Asia Residential	GBP	2,337.61	8,191.41	5.10	1.14	-NA-	-NA-	-NA-	20.27	-3.42	35.28	-NA-
Asia Office	GBP	1,163.51	21,990.88	13.68	3.21	-NA-	-NA-	-NA-	-7.29	-2.11	5.23	-NA-
Asia Industrial	GBP	1,269.67	7,026.83	4.37	5.07	-NA-	-NA-	-NA-	-5.42	1.49	-4.24	-NA-
Asia Diversified	GBP	1,202.41	93,425.85	58.14	2.03	-NA-	-NA-	-NA-	-0.87	1.72	8.44	-NA-
Asia ex Australia Diversified	GBP	1,192.24	76,928.24	70.13	0.09	-NA-	-NA-	-NA-	-0.55	1.43	-NA-	-NA-
Asia ex Australia Industrial	GBP	1,145.96	1,295.26	1.18	0.09	-NA-	-NA-	-NA-	-18.81	-12.79	-NA-	-NA-
Asia ex Australia Office	GBP	1,112.50	17,219.01	15.70	0.09	-NA-	-NA-	-NA-	-8.08	-2.09	-NA-	-NA-
Asia ex Australia Residential	GBP	2,320.37	8,191.41	7.47	0.09	-NA-	-NA-	-NA-	20.27	-3.42	-NA-	-NA-
Asia ex Australia Retail	GBP	976.62	6,054.33	5.52	0.09	-NA-	-NA-	-NA-	-10.12	-2.78	-NA-	-NA-

\* -5 & -3 Years Total Returns are annualised

### CONTACT DETAILS:

EPRA: Schiphol Boulevard 283, 1118 BH Schiphol Airport, The Netherlands, T +31 20 405 3830, F +31 20 405 3840, E info@epra.com, W www.epra.com  
NAREIT: 1875 Eye Street, N.W., Suite 600, Washington D.C. 20006, USA, T +1 202 739 9400, F + 1 202 739 9401, E info@nareit.com, W www.nareit.com

## FTSE EPRA/NAREIT Sector Index Series - Index Performance

Gross Total Return			Free	Free	Div	Total	Total	Total	Total	Total	Total	36 Mths
Index Description	Curr	Close Value	Float	Float	Yld (%)	Rtn (%)	Rtn (%)	Rtn (%)	Rtn (%)	Rtn (%)	Rtn (%)	Vlty (%)
		31-Aug	Mkt Cap	Mkt Cap	31-Aug	- 5 Yrs	- 3 Yrs	- 1 Yr	QTD	Aug-07	YTD	
			Ccy (m)	(%) Weight	31-Aug							
Eurozone Retail	GBP	1,283.00	7,816.72	19.17	3.84	-NA-	-NA-	-NA-	-3.65	4.65	-7.49	-NA-
Eurozone Residential	GBP	777.54	2,480.56	6.08	2.78	-NA-	-NA-	-NA-	-12.51	-0.39	-32.98	-NA-
Eurozone Office	GBP	1,143.14	3,809.25	9.34	5.13	-NA-	-NA-	-NA-	-7.84	-0.24	-9.90	-NA-
Eurozone Industrial	GBP	923.90	667.44	1.64	5.37	-NA-	-NA-	-NA-	-3.33	4.56	-12.11	-NA-
Eurozone Diversified	GBP	1,253.37	26,000.53	63.77	2.35	-NA-	-NA-	-NA-	-8.68	-1.07	-11.11	-NA-
Europe Specialty	GBP	1,007.86	496.81	0.56	0.62	-NA-	-NA-	-NA-	0.44	12.29	-25.85	-NA-
Europe Self Storage	GBP	1,715.14	454.05	0.51	1.21	-NA-	-NA-	-NA-	1.90	4.69	-23.21	-NA-
Europe Retail	GBP	1,256.26	17,629.29	19.83	2.77	-NA-	-NA-	-NA-	-2.75	7.80	-10.42	-NA-
Europe Residential	GBP	809.60	2,985.87	3.36	2.49	-NA-	-NA-	-NA-	-11.73	0.53	-31.53	-NA-
Europe Office	GBP	1,151.57	12,022.04	13.52	3.04	-NA-	-NA-	-NA-	-5.21	0.91	-10.89	-NA-
Europe Lodging/Resorts	GBP	1,580.72	117.96	0.13	0.00	-NA-	-NA-	-NA-	6.64	1.47	13.49	-NA-
Europe Industrial	GBP	922.21	4,097.01	4.61	3.62	-NA-	-NA-	-NA-	-9.12	4.02	-26.13	-NA-
Europe Healthcare	GBP	986.09	532.60	0.60	3.18	-NA-	-NA-	-NA-	-11.51	1.82	-18.63	-NA-
Europe Diversified	GBP	1,181.76	50,567.47	56.88	2.54	-NA-	-NA-	-NA-	-4.89	0.84	-15.37	-NA-
UK Specialty	GBP	1,007.86	496.81	1.23	0.62	-NA-	-NA-	-NA-	0.44	12.29	-25.85	-NA-
UK Self Storage	GBP	1,715.14	454.05	1.12	1.21	-NA-	-NA-	-NA-	1.90	4.69	-23.21	-NA-
UK Retail	GBP	1,201.53	9,502.16	23.51	1.98	-NA-	-NA-	-NA-	-2.07	11.24	-15.49	-NA-
UK Residential	GBP	946.70	505.31	1.25	1.07	-NA-	-NA-	-NA-	-7.62	5.30	-24.27	-NA-
UK Lodging/Resorts	GBP	1,852.23	117.96	0.29	0.00	-NA-	-NA-	-NA-	6.64	1.47	21.58	-NA-
UK Industrial	GBP	912.31	3,429.58	8.49	3.27	-NA-	-NA-	-NA-	-10.11	3.91	-28.24	-NA-
UK Healthcare	GBP	986.09	532.60	1.32	3.18	-NA-	-NA-	-NA-	-11.51	1.82	-18.63	-NA-
UK Diversified	GBP	1,122.38	21,167.49	52.38	2.36	-NA-	-NA-	-NA-	-0.09	3.10	-19.22	-NA-
UK Office	GBP	1,199.47	4,204.10	10.40	1.42	-NA-	-NA-	-NA-	-4.00	1.59	-16.73	-NA-

\* -5 & -3 Years Total Returns are annualised

### CONTACT DETAILS:

EPRA: Schiphol Boulevard 283, 1118 BH Schiphol Airport, The Netherlands, T +31 20 405 3830, F +31 20 405 3840, E info@epra.com, W www.epra.com  
NAREIT: 1875 Eye Street, N.W., Suite 600, Washington D.C. 20006, USA, T +1 202 739 9400, F + 1 202 739 9401, E info@nareit.com, W www.nareit.com

## FTSE EPRA/NAREIT Sector Index Series - Index Performance

Gross Total Return			Free	Free	Div	Total	Total	Total	Total	Total	Total	36 Mths
Index Description	Curr	Close Value	Float	Float	Yld (%)	Rtn (%)	Rtn (%)	Rtn (%)	Rtn (%)	Rtn (%)	Rtn (%)	Vlty (%)
		31-Aug	Mkt Cap	Mkt Cap	31-Aug	- 5 Yrs	- 3 Yrs	- 1 Yr	QTD	Aug-07	YTD	
			Ccy (m)	(%) Weight	31-Aug							
North America Specialty	GBP	1,243.07	3,362.39	1.94	2.21	-NA-	-NA-	-NA-	-11.03	1.50	3.55	-NA-
North America Self Storage	GBP	881.13	6,125.65	3.53	3.49	-NA-	-NA-	-NA-	-3.65	7.81	-23.64	-NA-
North America Retail	GBP	985.67	47,435.67	27.33	4.15	-NA-	-NA-	-NA-	0.78	9.95	-6.89	-NA-
North America Residential	GBP	1,011.02	31,114.20	17.92	4.00	-NA-	-NA-	-NA-	-6.40	5.56	-12.40	-NA-
North America Office	GBP	1,042.40	23,812.99	13.72	3.83	-NA-	-NA-	-NA-	-5.67	3.75	-14.02	-NA-
North America Lodging/Resort	GBP	1,031.85	15,411.27	8.88	4.57	-NA-	-NA-	-NA-	-4.50	5.63	-2.78	-NA-
North America Industrial	GBP	1,003.07	12,851.96	7.40	3.70	-NA-	-NA-	-NA-	3.99	6.29	-5.86	-NA-
North America Industrial/Office	GBP	854.71	4,520.53	2.60	5.69	-NA-	-NA-	-NA-	-7.99	5.93	-18.90	-NA-
North America Healthcare	GBP	1,011.95	12,420.28	7.15	6.04	-NA-	-NA-	-NA-	1.95	14.10	-11.28	-NA-
North America Diversified	GBP	1,064.77	16,541.17	9.53	3.94	-NA-	-NA-	-NA-	-3.47	2.84	-7.39	-NA-
United States Specialty	GBP	1,243.07	3,362.39	2.12	2.21	-NA-	-NA-	-NA-	-11.03	1.50	3.55	-NA-
United States Self Storage	GBP	881.13	6,125.65	3.86	3.49	-NA-	-NA-	-NA-	-3.65	7.81	-23.64	-NA-
United States Retail	GBP	983.09	43,825.90	27.59	4.00	-NA-	-NA-	-NA-	0.97	10.41	-7.60	-NA-
United States Residential	GBP	988.40	29,222.02	18.39	3.97	-NA-	-NA-	-NA-	-6.57	5.56	-13.70	-NA-
United States Office	GBP	1,051.64	20,195.75	12.71	4.03	-NA-	-NA-	-NA-	-5.56	4.03	-13.95	-NA-
United States Lodging/Resorts	GBP	1,011.66	14,099.90	8.87	4.55	-NA-	-NA-	-NA-	-5.48	5.31	-4.69	-NA-
United States Industrial	GBP	1,001.92	12,851.96	8.09	3.70	-NA-	-NA-	-NA-	3.99	6.29	-5.86	-NA-
United States Industrial/Office	GBP	854.71	4,520.53	2.85	5.69	-NA-	-NA-	-NA-	-7.99	5.93	-18.90	-NA-
United States Healthcare	GBP	1,025.80	11,381.39	7.16	5.92	-NA-	-NA-	-NA-	2.39	15.19	-13.59	-NA-
United States Diversified	GBP	1,037.78	13,286.68	8.36	3.51	-NA-	-NA-	-NA-	-3.48	3.07	-10.16	-NA-

\* -5 & -3 Years Total Returns are annualised

### CONTACT DETAILS:

EPRA: Schiphol Boulevard 283, 1118 BH Schiphol Airport, The Netherlands, T +31 20 405 3830, F +31 20 405 3840, E info@epra.com, W www.epra.com  
NAREIT: 1875 Eye Street, N.W., Suite 600, Washington D.C. 20006, USA, T +1 202 739 9400, F + 1 202 739 9401, E info@nareit.com, W www.nareit.com

## FTSE EPRA/NAREIT Sector Index Series - Index Performance

Price Return			Free	Free	Div	Total	Total	Total	Total	Total	Total	36 Mths
Index Description	Curr	Close Value	Float	Float	Yld (%)	Rtn (%)	Rtn (%)	Rtn (%)	Rtn (%)	Rtn (%)	Rtn (%)	Vlty (%)
		31-Aug	Mkt Cap	Mkt Cap	31-Aug	- 5 Yrs	- 3 Yrs	- 1 Yr	QTD	Aug-07	YTD	
			Ccy (m)	(%) Weight	31-Aug							
Global Specialty	GBP	1,161.99	3,859.20	0.91	0.00	-NA-	-NA-	-NA-	-9.71	2.77	-2.55	-NA-
Global Self Storage	GBP	868.27	6,579.70	1.55	0.00	-NA-	-NA-	-NA-	-3.49	7.59	-24.83	-NA-
Global Retail	GBP	997.70	94,754.21	22.39	0.00	-NA-	-NA-	-NA-	-1.69	6.60	-7.81	-NA-
Global Residential	GBP	1,050.10	42,291.49	9.99	0.00	-NA-	-NA-	-NA-	-2.89	3.21	-9.27	-NA-
Global Office	GBP	1,057.87	57,825.91	13.66	0.00	-NA-	-NA-	-NA-	-6.48	0.72	-8.20	-NA-
Global Lodging/Resorts	GBP	974.65	15,906.99	3.76	0.00	-NA-	-NA-	-NA-	-4.85	5.24	-4.77	-NA-
Global Industrial/Office	GBP	789.40	4,520.53	1.07	0.00	-NA-	-NA-	-NA-	-8.69	5.12	-21.33	-NA-
Global Industrial	GBP	992.27	23,975.79	5.67	0.00	-NA-	-NA-	-NA-	-1.95	4.17	-11.87	-NA-
Global Healthcare	GBP	914.35	12,952.89	3.06	0.00	-NA-	-NA-	-NA-	0.16	12.51	-14.84	-NA-
Global Diversified	GBP	1,135.57	160,534.49	37.93	0.00	-NA-	-NA-	-NA-	-2.72	1.40	-3.02	-NA-
Asia Retail	GBP	1,015.04	29,689.25	18.47	0.00	-NA-	-NA-	-NA-	-3.47	1.74	-1.41	-NA-
Asia Residential	GBP	2,274.99	8,191.41	5.10	0.00	-NA-	-NA-	-NA-	20.27	-3.42	34.03	-NA-
Asia Office	GBP	1,102.15	21,990.88	13.68	0.00	-NA-	-NA-	-NA-	-7.54	-2.31	3.29	-NA-
Asia Industrial	GBP	1,169.13	7,026.83	4.37	0.00	-NA-	-NA-	-NA-	-5.66	1.43	-6.86	-NA-
Asia Diversified	GBP	1,163.93	93,425.85	58.14	0.00	-NA-	-NA-	-NA-	-0.98	1.62	7.32	-NA-
Asia ex Australia Diversified	GBP	1,169.11	76,928.24	70.13	0.00	-NA-	-NA-	-NA-	-0.59	1.39	-NA-	-NA-
Asia ex Australia Industrial	GBP	1,046.34	1,295.26	1.18	0.00	-NA-	-NA-	-NA-	-19.78	-13.04	-NA-	-NA-
Asia ex Australia Office	GBP	1,068.71	17,219.01	15.70	0.00	-NA-	-NA-	-NA-	-8.40	-2.36	-NA-	-NA-
Asia ex Australia Residential	GBP	2,259.82	8,191.41	7.47	0.00	-NA-	-NA-	-NA-	20.27	-3.42	-NA-	-NA-
Asia ex Australia Retail	GBP	925.26	6,054.33	5.52	0.00	-NA-	-NA-	-NA-	-10.69	-3.41	-NA-	-NA-

\* -5 & -3 Years Total Returns are annualised

### CONTACT DETAILS:

EPRA: Schiphol Boulevard 283, 1118 BH Schiphol Airport, The Netherlands, T +31 20 405 3830, F +31 20 405 3840, E info@epra.com, W www.epra.com  
NAREIT: 1875 Eye Street, N.W., Suite 600, Washington D.C. 20006, USA, T +1 202 739 9400, F + 1 202 739 9401, E info@nareit.com, W www.nareit.com



## FTSE EPRA/NAREIT Sector Index Series - Index Performance

Price Return			Free	Free	Div	Total	Total	Total	Total	Total	Total	36 Mths
Index Description	Curr	Close Value	Float	Float	Yld (%)	Rtn (%)	Rtn (%)	Rtn (%)	Rtn (%)	Rtn (%)	Rtn (%)	Vlty (%)
		31-Aug	Mkt Cap	Mkt Cap	31-Aug	- 5 Yrs	- 3 Yrs	- 1 Yr	QTD	Aug-07	YTD	
			Ccy (m)	(%) Weight	31-Aug							
Eurozone Retail	GBP	1,200.33	7,816.72	19.17	0.00	-NA-	-NA-	-NA-	-3.81	4.47	-9.90	-NA-
Eurozone Residential	GBP	754.73	2,480.56	6.08	0.00	-NA-	-NA-	-NA-	-12.65	-0.39	-33.71	-NA-
Eurozone Office	GBP	1,064.31	3,809.25	9.34	0.00	-NA-	-NA-	-NA-	-8.01	-0.42	-12.79	-NA-
Eurozone Industrial	GBP	832.06	667.44	1.64	0.00	-NA-	-NA-	-NA-	-4.67	4.56	-15.36	-NA-
Eurozone Diversified	GBP	1,202.74	26,000.53	63.77	0.00	-NA-	-NA-	-NA-	-9.11	-1.15	-12.77	-NA-
Europe Specialty	GBP	998.67	496.81	0.56	0.00	-NA-	-NA-	-NA-	0.44	12.29	-26.10	-NA-
Europe Self Storage	GBP	1,674.46	454.05	0.51	0.00	-NA-	-NA-	-NA-	1.90	4.69	-23.97	-NA-
Europe Retail	GBP	1,190.25	17,629.29	19.83	0.00	-NA-	-NA-	-NA-	-3.18	7.33	-12.45	-NA-
Europe Residential	GBP	784.22	2,985.87	3.36	0.00	-NA-	-NA-	-NA-	-11.86	0.53	-32.26	-NA-
Europe Office	GBP	1,095.34	12,022.04	13.52	0.00	-NA-	-NA-	-NA-	-5.52	0.81	-12.83	-NA-
Europe Lodging/Resorts	GBP	1,580.72	117.96	0.13	0.00	-NA-	-NA-	-NA-	6.64	1.47	13.49	-NA-
Europe Industrial	GBP	879.96	4,097.01	4.61	0.00	-NA-	-NA-	-NA-	-9.31	4.02	-27.55	-NA-
Europe Healthcare	GBP	938.85	532.60	0.60	0.00	-NA-	-NA-	-NA-	-11.51	1.82	-20.11	-NA-
Europe Diversified	GBP	1,132.92	50,567.47	56.88	0.00	-NA-	-NA-	-NA-	-5.27	0.76	-17.04	-NA-
UK Specialty	GBP	998.67	496.81	1.23	0.00	-NA-	-NA-	-NA-	0.44	12.29	-26.10	-NA-
UK Self Storage	GBP	1,674.46	454.05	1.12	0.00	-NA-	-NA-	-NA-	1.90	4.69	-23.97	-NA-
UK Retail	GBP	1,157.00	9,502.16	23.51	0.00	-NA-	-NA-	-NA-	-2.74	10.49	-16.98	-NA-
UK Residential	GBP	928.96	505.31	1.25	0.00	-NA-	-NA-	-NA-	-7.62	5.30	-24.96	-NA-
UK Office	GBP	1,170.18	4,204.10	10.40	0.00	-NA-	-NA-	-NA-	-4.24	1.45	-17.50	-NA-
UK Lodging/Resorts	GBP	1,852.23	117.96	0.29	0.00	-NA-	-NA-	-NA-	6.64	1.47	21.58	-NA-
UK Industrial	GBP	874.64	3,429.58	8.49	0.00	-NA-	-NA-	-NA-	-10.11	3.91	-29.39	-NA-
UK Healthcare	GBP	938.85	532.60	1.32	0.00	-NA-	-NA-	-NA-	-11.51	1.82	-20.11	-NA-
UK Diversified	GBP	1,079.26	21,167.49	52.38	0.00	-NA-	-NA-	-NA-	-0.48	2.98	-20.60	-NA-

\* -5 & -3 Years Total Returns are annualised

### CONTACT DETAILS:

EPRA: Schiphol Boulevard 283, 1118 BH Schiphol Airport, The Netherlands, T +31 20 405 3830, F +31 20 405 3840, E info@epra.com, W www.epra.com  
NAREIT: 1875 Eye Street, N.W., Suite 600, Washington D.C. 20006, USA, T +1 202 739 9400, F + 1 202 739 9401, E info@nareit.com, W www.nareit.com

## FTSE EPRA/NAREIT Sector Index Series - Index Performance

Price Return			Free	Free	Div	Total	Total	Total	Total	Total	Total	36 Mths
Index Description	Curr	Close Value	Float	Float	Yld (%)	Rtn (%)	Rtn (%)	Rtn (%)	Rtn (%)	Rtn (%)	Rtn (%)	Vlty (%)
		31-Aug	Mkt Cap	Mkt Cap	31-Aug	- 5 Yrs	- 3 Yrs	- 1 Yr	QTD	Aug-07	YTD	
			Ccy (m)	(%) Weight	31-Aug							
North America Specialty	GBP	1,194.23	3,362.39	1.94	0.00	-NA-	-NA-	-NA-	-11.03	1.50	2.57	-NA-
North America Self Storage	GBP	839.58	6,125.65	3.53	0.00	-NA-	-NA-	-NA-	-3.87	7.81	-24.89	-NA-
North America Retail	GBP	922.95	47,435.67	27.33	0.00	-NA-	-NA-	-NA-	0.05	9.50	-9.16	-NA-
North America Residential	GBP	953.85	31,114.20	17.92	0.00	-NA-	-NA-	-NA-	-6.68	5.38	-14.16	-NA-
North America Office	GBP	984.68	23,812.99	13.72	0.00	-NA-	-NA-	-NA-	-6.03	3.60	-15.72	-NA-
North America Lodging/Resort	GBP	969.14	15,411.27	8.88	0.00	-NA-	-NA-	-NA-	-4.83	5.58	-4.99	-NA-
North America Industrial	GBP	945.60	12,851.96	7.40	0.00	-NA-	-NA-	-NA-	3.16	5.78	-7.96	-NA-
North America Industrial/Office	GBP	789.40	4,520.53	2.60	0.00	-NA-	-NA-	-NA-	-8.69	5.12	-21.33	-NA-
North America Healthcare	GBP	914.02	12,420.28	7.15	0.00	-NA-	-NA-	-NA-	0.73	13.02	-14.60	-NA-
North America Diversified	GBP	994.06	16,541.17	9.53	0.00	-NA-	-NA-	-NA-	-4.23	2.19	-9.75	-NA-
United States Specialty	GBP	1,194.23	3,362.39	2.12	0.00	-NA-	-NA-	-NA-	-11.03	1.50	2.57	-NA-
United States Self Storage	GBP	839.58	6,125.65	3.86	0.00	-NA-	-NA-	-NA-	-3.87	7.81	-24.89	-NA-
United States Retail	GBP	922.47	43,825.90	27.59	0.00	-NA-	-NA-	-NA-	0.25	9.97	-9.76	-NA-
United States Residential	GBP	933.51	29,222.02	18.39	0.00	-NA-	-NA-	-NA-	-6.83	5.40	-15.40	-NA-
United States Lodging/Resorts	GBP	951.81	14,099.90	8.87	0.00	-NA-	-NA-	-NA-	-5.79	5.29	-6.80	-NA-
United States Industrial	GBP	945.68	12,851.96	8.09	0.00	-NA-	-NA-	-NA-	3.16	5.78	-7.96	-NA-
United States Industrial/Office	GBP	789.40	4,520.53	2.85	0.00	-NA-	-NA-	-NA-	-8.69	5.12	-21.33	-NA-
United States Healthcare	GBP	928.10	11,381.39	7.16	0.00	-NA-	-NA-	-NA-	1.16	14.06	-16.77	-NA-
United States Diversified	GBP	974.28	13,286.68	8.36	0.00	-NA-	-NA-	-NA-	-4.22	2.37	-12.26	-NA-
United States Office	GBP	992.18	20,195.75	12.71	0.00	-NA-	-NA-	-NA-	-5.88	3.96	-15.68	-NA-

\* -5 & -3 Years Total Returns are annualised

CONTACT DETAILS:

EPRA: Schiphol Boulevard 283, 1118 BH Schiphol Airport, The Netherlands, T +31 20 405 3830, F +31 20 405 3840, E info@epra.com, W www.epra.com  
 NAREIT: 1875 Eye Street, N.W., Suite 600, Washington D.C. 20006, USA, T +1 202 739 9400, F + 1 202 739 9401, E info@nareit.com, W www.nareit.com

## FTSE EPRA/NAREIT Sector Index Series - Index Performance

Gross Total Return			Free	Free	Div	Total	Total	Total	Total	Total	Total	Total
Index Description	Curr	Close Value	Float	Float	Yld (%)	Rtn (%)	Rtn (%)	Rtn (%)	Rtn (%)	Rtn (%)	Rtn (%)	36 Mths
		31-Aug	Mkt Cap	Mkt Cap	31-Aug	- 5 Yrs	- 3 Yrs	- 1 Yr	QTD	Aug-07	YTD	Vlty (%)
			Ccy (m)	(%) Weight	31-Aug							
Global Specialty	JPY	1,706.55	902,310.88	0.91	2.01	-NA-	-NA-	-NA-	-14.80	-0.69	-1.44	-NA-
Global Self Storage	JPY	1,290.16	1,538,385.57	1.55	3.33	-NA-	-NA-	-NA-	-8.74	3.97	-23.41	-NA-
Global Retail	JPY	1,519.33	22,154,293.23	22.39	4.13	-NA-	-NA-	-NA-	-6.36	3.81	-4.87	-NA-
Global Office	JPY	1,584.23	13,520,162.16	13.66	3.43	-NA-	-NA-	-NA-	-11.46	-2.51	-6.09	-NA-
Global Lodging/Resorts	JPY	1,469.36	3,719,182.67	3.76	4.51	-NA-	-NA-	-NA-	-9.90	1.75	-2.34	-NA-
Global Industrial/Office	JPY	1,211.47	1,056,936.20	1.07	5.69	-NA-	-NA-	-NA-	-13.17	2.37	-18.69	-NA-
Global Healthcare	JPY	1,431.51	3,028,488.50	3.06	5.92	-NA-	-NA-	-NA-	-4.39	9.72	-11.39	-NA-
Global Diversified	JPY	1,675.22	37,534,251.17	37.93	2.39	-NA-	-NA-	-NA-	-7.95	-1.86	-1.29	-NA-
Global Industrial	JPY	1,498.25	5,605,732.74	5.67	4.09	-NA-	-NA-	-NA-	-6.98	0.94	-9.52	-NA-
Global Residential	JPY	1,570.31	9,888,088.98	9.99	3.34	-NA-	-NA-	-NA-	-8.15	-0.14	-7.37	-NA-
Asia Retail	JPY	1,582.17	6,941,583.91	18.47	4.92	-NA-	-NA-	-NA-	-7.49	-0.15	2.80	-NA-
Asia Residential	JPY	3,313.33	1,915,217.39	5.10	1.14	-NA-	-NA-	-NA-	13.49	-6.67	35.63	-NA-
Asia Office	JPY	1,649.15	5,141,644.30	13.68	3.21	-NA-	-NA-	-NA-	-12.52	-5.40	5.50	-NA-
Asia Industrial	JPY	1,799.64	1,642,928.10	4.37	5.07	-NA-	-NA-	-NA-	-10.75	-1.93	-4.00	-NA-
Asia Diversified	JPY	1,704.29	21,843,713.07	58.14	2.03	-NA-	-NA-	-NA-	-6.46	-1.70	8.72	-NA-
Asia ex Australia Diversified	JPY	1,689.89	17,986,438.17	70.13	0.09	-NA-	-NA-	-NA-	-6.15	-1.98	-NA-	-NA-
Asia ex Australia Industrial	JPY	1,624.29	302,842.91	1.18	0.09	-NA-	-NA-	-NA-	-23.38	-15.72	-NA-	-NA-
Asia ex Australia Office	JPY	1,576.85	4,025,943.44	15.70	0.09	-NA-	-NA-	-NA-	-13.26	-5.39	-NA-	-NA-
Asia ex Australia Residential	JPY	3,288.89	1,915,217.39	7.47	0.09	-NA-	-NA-	-NA-	13.49	-6.67	-NA-	-NA-
Asia ex Australia Retail	JPY	1,384.26	1,415,550.67	5.52	0.09	-NA-	-NA-	-NA-	-15.18	-6.06	-NA-	-NA-

\* -5 & -3 Years Total Returns are annualised

### CONTACT DETAILS:

EPRA: Schiphol Boulevard 283, 1118 BH Schiphol Airport, The Netherlands, T +31 20 405 3830, F +31 20 405 3840, E info@epra.com, W www.epra.com  
NAREIT: 1875 Eye Street, N.W., Suite 600, Washington D.C. 20006, USA, T +1 202 739 9400, F + 1 202 739 9401, E info@nareit.com, W www.nareit.com

## FTSE EPRA/NAREIT Sector Index Series - Index Performance

Gross Total Return			Free	Free	Div	Total	Total	Total	Total	Total	Total	36 Mths
Index Description	Curr	Close Value	Float	Float	Yld (%)	Rtn (%)	Rtn (%)	Rtn (%)	Rtn (%)	Rtn (%)	Rtn (%)	Vlty (%)
		31-Aug	Mkt Cap	Mkt Cap	31-Aug	- 5 Yrs	- 3 Yrs	- 1 Yr	QTD	Aug-07	YTD	
			Ccy (m)	(%) Weight	31-Aug							
Eurozone Retail	JPY	1,818.52	1,827,611.83	19.17	3.84	-NA-	-NA-	-NA-	-9.08	1.13	-7.25	-NA-
Eurozone Residential	JPY	1,102.09	579,975.08	6.08	2.78	-NA-	-NA-	-NA-	-17.44	-3.74	-32.81	-NA-
Eurozone Office	JPY	1,620.29	890,633.09	9.34	5.13	-NA-	-NA-	-NA-	-13.03	-3.59	-9.67	-NA-
Eurozone Industrial	JPY	1,309.53	156,051.89	1.64	5.37	-NA-	-NA-	-NA-	-8.78	1.05	-11.88	-NA-
Eurozone Diversified	JPY	1,776.53	6,079,131.35	63.77	2.35	-NA-	-NA-	-NA-	-13.82	-4.40	-10.88	-NA-
Europe Specialty	JPY	1,428.54	116,157.93	0.56	0.62	-NA-	-NA-	-NA-	-5.23	8.51	-25.66	-NA-
Europe Self Storage	JPY	2,431.03	106,160.10	0.51	1.21	-NA-	-NA-	-NA-	-3.84	1.17	-23.01	-NA-
Europe Retail	JPY	1,780.62	4,121,869.39	19.83	2.77	-NA-	-NA-	-NA-	-8.24	4.18	-10.18	-NA-
Europe Residential	JPY	1,147.52	698,121.50	3.36	2.49	-NA-	-NA-	-NA-	-16.71	-2.85	-31.36	-NA-
Europe Office	JPY	1,632.24	2,810,849.41	13.52	3.04	-NA-	-NA-	-NA-	-10.55	-2.48	-10.66	-NA-
Europe Lodging/Resorts	JPY	2,240.51	27,581.11	0.13	0.00	-NA-	-NA-	-NA-	0.63	-1.94	13.79	-NA-
Europe Industrial	JPY	1,307.14	957,914.43	4.61	3.62	-NA-	-NA-	-NA-	-14.24	0.52	-25.94	-NA-
Europe Healthcare	JPY	1,397.69	124,526.52	0.60	3.18	-NA-	-NA-	-NA-	-16.50	-1.61	-18.42	-NA-
Europe Diversified	JPY	1,675.02	11,823,079.08	56.88	2.54	-NA-	-NA-	-NA-	-10.25	-2.55	-15.15	-NA-
UK Specialty	JPY	1,428.54	116,157.93	1.23	0.62	-NA-	-NA-	-NA-	-5.23	8.51	-25.66	-NA-
UK Self Storage	JPY	2,431.03	106,160.10	1.12	1.21	-NA-	-NA-	-NA-	-3.84	1.17	-23.01	-NA-
UK Retail	JPY	1,703.05	2,221,680.91	23.51	1.98	-NA-	-NA-	-NA-	-7.59	7.50	-15.27	-NA-
UK Residential	JPY	1,341.85	118,146.42	1.25	1.07	-NA-	-NA-	-NA-	-12.82	1.76	-24.07	-NA-
UK Lodging/Resorts	JPY	2,625.35	27,581.11	0.29	0.00	-NA-	-NA-	-NA-	0.63	-1.94	21.89	-NA-
UK Industrial	JPY	1,293.10	801,862.53	8.49	3.27	-NA-	-NA-	-NA-	-15.18	0.41	-28.06	-NA-
UK Healthcare	JPY	1,397.69	124,526.52	1.32	3.18	-NA-	-NA-	-NA-	-16.50	-1.61	-18.42	-NA-
UK Diversified	JPY	1,590.86	4,949,128.68	52.38	2.36	-NA-	-NA-	-NA-	-5.73	-0.37	-19.01	-NA-
UK Office	JPY	1,700.13	982,952.84	10.40	1.42	-NA-	-NA-	-NA-	-9.41	-1.83	-16.51	-NA-

\* -5 & -3 Years Total Returns are annualised

### CONTACT DETAILS:

EPRA: Schiphol Boulevard 283, 1118 BH Schiphol Airport, The Netherlands, T +31 20 405 3830, F +31 20 405 3840, E info@epra.com, W www.epra.com  
NAREIT: 1875 Eye Street, N.W., Suite 600, Washington D.C. 20006, USA, T +1 202 739 9400, F + 1 202 739 9401, E info@nareit.com, W www.nareit.com

## FTSE EPRA/NAREIT Sector Index Series - Index Performance

Gross Total Return			Free	Free	Div	Total	Total	Total	Total	Total	Total	Total
Index Description	Curr	Close Value	Float	Float	Yld (%)	Rtn (%)	Rtn (%)	Rtn (%)	Rtn (%)	Rtn (%)	Rtn (%)	36 Mths
		31-Aug	Mkt Cap	Mkt Cap	31-Aug	- 5 Yrs	- 3 Yrs	- 1 Yr	QTD	Aug-07	YTD	Vlty (%)
			Ccy (m)	(%) Weight	31-Aug							
North America Specialty	JPY	1,761.92	786,152.95	1.94	2.21	-NA-	-NA-	-NA-	-16.05	-1.92	3.82	-NA-
North America Self Storage	JPY	1,248.91	1,432,225.47	3.53	3.49	-NA-	-NA-	-NA-	-9.08	4.18	-23.44	-NA-
North America Retail	JPY	1,397.09	11,090,839.93	27.33	4.15	-NA-	-NA-	-NA-	-4.90	6.25	-6.65	-NA-
North America Residential	JPY	1,433.01	7,274,750.09	17.92	4.00	-NA-	-NA-	-NA-	-11.67	2.01	-12.17	-NA-
North America Office	JPY	1,477.49	5,567,668.45	13.72	3.83	-NA-	-NA-	-NA-	-10.98	0.26	-13.79	-NA-
North America Lodging/Resort	JPY	1,462.55	3,603,277.40	8.88	4.57	-NA-	-NA-	-NA-	-9.88	2.07	-2.53	-NA-
North America Industrial	JPY	1,421.75	3,004,890.21	7.40	3.70	-NA-	-NA-	-NA-	-1.87	2.71	-5.62	-NA-
North America Industrial/Office	JPY	1,211.47	1,056,936.20	2.60	5.69	-NA-	-NA-	-NA-	-13.17	2.37	-18.69	-NA-
North America Healthcare	JPY	1,434.34	2,903,961.98	7.15	6.04	-NA-	-NA-	-NA-	-3.79	10.26	-11.05	-NA-
North America Diversified	JPY	1,509.21	3,867,459.02	9.53	3.94	-NA-	-NA-	-NA-	-8.91	-0.62	-7.15	-NA-
United States Specialty	JPY	1,761.92	786,152.95	2.12	2.21	-NA-	-NA-	-NA-	-16.05	-1.92	3.82	-NA-
United States Self Storage	JPY	1,248.91	1,432,225.47	3.86	3.49	-NA-	-NA-	-NA-	-9.08	4.18	-23.44	-NA-
United States Retail	JPY	1,393.43	10,246,845.83	27.59	4.00	-NA-	-NA-	-NA-	-4.72	6.70	-7.36	-NA-
United States Residential	JPY	1,400.96	6,832,342.00	18.39	3.97	-NA-	-NA-	-NA-	-11.84	2.01	-13.48	-NA-
United States Office	JPY	1,490.59	4,721,927.12	12.71	4.03	-NA-	-NA-	-NA-	-10.88	0.53	-13.73	-NA-
United States Lodging/Resorts	JPY	1,433.92	3,296,670.39	8.87	4.55	-NA-	-NA-	-NA-	-10.81	1.77	-4.44	-NA-
United States Industrial	JPY	1,420.12	3,004,890.21	8.09	3.70	-NA-	-NA-	-NA-	-1.87	2.71	-5.62	-NA-
United States Industrial/Office	JPY	1,211.47	1,056,936.20	2.85	5.69	-NA-	-NA-	-NA-	-13.17	2.37	-18.69	-NA-
United States Healthcare	JPY	1,453.97	2,661,061.13	7.16	5.92	-NA-	-NA-	-NA-	-3.38	11.31	-13.36	-NA-
United States Diversified	JPY	1,470.95	3,106,531.37	8.36	3.51	-NA-	-NA-	-NA-	-8.92	-0.40	-9.93	-NA-

\* -5 & -3 Years Total Returns are annualised

### CONTACT DETAILS:

EPRA: Schiphol Boulevard 283, 1118 BH Schiphol Airport, The Netherlands, T +31 20 405 3830, F +31 20 405 3840, E info@epra.com, W www.epra.com  
 NAREIT: 1875 Eye Street, N.W., Suite 600, Washington D.C. 20006, USA, T +1 202 739 9400, F + 1 202 739 9401, E info@nareit.com, W www.nareit.com

## FTSE EPRA/NAREIT Sector Index Series - Index Performance

Price Return			Free	Free	Div	Total	Total	Total	Total	Total	Total	36 Mths
Index Description	Curr	Close Value	Float	Float	Yld (%)	Rtn (%)	Rtn (%)	Rtn (%)	Rtn (%)	Rtn (%)	Rtn (%)	Vlty (%)
		31-Aug	Mkt Cap	Mkt Cap	31-Aug	- 5 Yrs	- 3 Yrs	- 1 Yr	QTD	Aug-07	YTD	
			Ccy (m)	(%) Weight	31-Aug							
Global Specialty	JPY	1,647.00	902,310.88	0.91	0.00	-NA-	-NA-	-NA-	-14.80	-0.69	-2.30	-NA-
Global Self Storage	JPY	1,230.69	1,538,385.57	1.55	0.00	-NA-	-NA-	-NA-	-8.93	3.97	-24.64	-NA-
Global Retail	JPY	1,414.14	22,154,293.23	22.39	0.00	-NA-	-NA-	-NA-	-7.23	3.01	-7.57	-NA-
Global Residential	JPY	1,488.42	9,888,088.98	9.99	0.00	-NA-	-NA-	-NA-	-8.37	-0.26	-9.03	-NA-
Global Office	JPY	1,499.43	13,520,162.16	13.66	0.00	-NA-	-NA-	-NA-	-11.75	-2.67	-7.96	-NA-
Global Lodging/Resorts	JPY	1,381.47	3,719,182.67	3.76	0.00	-NA-	-NA-	-NA-	-10.21	1.70	-4.53	-NA-
Global Industrial/Office	JPY	1,118.90	1,056,936.20	1.07	0.00	-NA-	-NA-	-NA-	-13.84	1.58	-21.12	-NA-
Global Industrial	JPY	1,406.44	5,605,732.74	5.67	0.00	-NA-	-NA-	-NA-	-7.48	0.67	-11.64	-NA-
Global Healthcare	JPY	1,296.00	3,028,488.50	3.06	0.00	-NA-	-NA-	-NA-	-5.49	8.72	-14.62	-NA-
Global Diversified	JPY	1,609.55	37,534,251.17	37.93	0.00	-NA-	-NA-	-NA-	-8.21	-2.01	-2.77	-NA-
Asia Retail	JPY	1,438.71	6,941,583.91	18.47	0.00	-NA-	-NA-	-NA-	-8.91	-1.68	-1.16	-NA-
Asia Residential	JPY	3,224.56	1,915,217.39	5.10	0.00	-NA-	-NA-	-NA-	13.49	-6.67	34.38	-NA-
Asia Office	JPY	1,562.18	5,141,644.30	13.68	0.00	-NA-	-NA-	-NA-	-12.75	-5.60	3.55	-NA-
Asia Industrial	JPY	1,657.12	1,642,928.10	4.37	0.00	-NA-	-NA-	-NA-	-10.98	-1.99	-6.62	-NA-
Asia Diversified	JPY	1,649.76	21,843,713.07	58.14	0.00	-NA-	-NA-	-NA-	-6.56	-1.80	7.59	-NA-
Asia ex Australia Diversified	JPY	1,657.10	17,986,438.17	70.13	0.00	-NA-	-NA-	-NA-	-6.20	-2.02	-NA-	-NA-
Asia ex Australia Industrial	JPY	1,483.08	302,842.91	1.18	0.00	-NA-	-NA-	-NA-	-24.30	-15.97	-NA-	-NA-
Asia ex Australia Office	JPY	1,514.79	4,025,943.44	15.70	0.00	-NA-	-NA-	-NA-	-13.56	-5.64	-NA-	-NA-
Asia ex Australia Residential	JPY	3,203.07	1,915,217.39	7.47	0.00	-NA-	-NA-	-NA-	13.49	-6.67	-NA-	-NA-
Asia ex Australia Retail	JPY	1,311.46	1,415,550.67	5.52	0.00	-NA-	-NA-	-NA-	-15.73	-6.66	-NA-	-NA-

\* -5 & -3 Years Total Returns are annualised

### CONTACT DETAILS:

EPRA: Schiphol Boulevard 283, 1118 BH Schiphol Airport, The Netherlands, T +31 20 405 3830, F +31 20 405 3840, E info@epra.com, W www.epra.com  
NAREIT: 1875 Eye Street, N.W., Suite 600, Washington D.C. 20006, USA, T +1 202 739 9400, F + 1 202 739 9401, E info@nareit.com, W www.nareit.com

## FTSE EPRA/NAREIT Sector Index Series - Index Performance

Price Return			Free	Free	Div	Total	Total	Total	Total	Total	Total	36 Mths
Index Description	Curr	Close Value	Float	Float	Yld (%)	Rtn (%)	Rtn (%)	Rtn (%)	Rtn (%)	Rtn (%)	Rtn (%)	Vlty (%)
		31-Aug	Mkt Cap	Mkt Cap	31-Aug	- 5 Yrs	- 3 Yrs	- 1 Yr	QTD	Aug-07	YTD	
			Ccy (m)	(%) Weight	31-Aug							
Eurozone Retail	JPY	1,701.34	1,827,611.83	19.17	0.00	-NA-	-NA-	-NA-	-9.23	0.96	-9.66	-NA-
Eurozone Residential	JPY	1,069.75	579,975.08	6.08	0.00	-NA-	-NA-	-NA-	-17.57	-3.74	-33.54	-NA-
Eurozone Office	JPY	1,508.55	890,633.09	9.34	0.00	-NA-	-NA-	-NA-	-13.19	-3.77	-12.57	-NA-
Eurozone Industrial	JPY	1,179.37	156,051.89	1.64	0.00	-NA-	-NA-	-NA-	-10.05	1.05	-15.14	-NA-
Eurozone Diversified	JPY	1,704.77	6,079,131.35	63.77	0.00	-NA-	-NA-	-NA-	-14.23	-4.47	-12.54	-NA-
Europe Specialty	JPY	1,415.51	116,157.93	0.56	0.00	-NA-	-NA-	-NA-	-5.23	8.51	-25.91	-NA-
Europe Self Storage	JPY	2,373.38	106,160.10	0.51	0.00	-NA-	-NA-	-NA-	-3.84	1.17	-23.77	-NA-
Europe Retail	JPY	1,687.06	4,121,869.39	19.83	0.00	-NA-	-NA-	-NA-	-8.64	3.72	-12.23	-NA-
Europe Residential	JPY	1,111.55	698,121.50	3.36	0.00	-NA-	-NA-	-NA-	-16.82	-2.85	-32.08	-NA-
Europe Office	JPY	1,552.54	2,810,849.41	13.52	0.00	-NA-	-NA-	-NA-	-10.84	-2.58	-12.60	-NA-
Europe Lodging/Resorts	JPY	2,240.51	27,581.11	0.13	0.00	-NA-	-NA-	-NA-	0.63	-1.94	13.79	-NA-
Europe Industrial	JPY	1,247.25	957,914.43	4.61	0.00	-NA-	-NA-	-NA-	-14.42	0.52	-27.36	-NA-
Europe Healthcare	JPY	1,330.72	124,526.52	0.60	0.00	-NA-	-NA-	-NA-	-16.50	-1.61	-19.90	-NA-
Europe Diversified	JPY	1,605.80	11,823,079.08	56.88	0.00	-NA-	-NA-	-NA-	-10.61	-2.63	-16.82	-NA-
UK Specialty	JPY	1,415.51	116,157.93	1.23	0.00	-NA-	-NA-	-NA-	-5.23	8.51	-25.91	-NA-
UK Self Storage	JPY	2,373.38	106,160.10	1.12	0.00	-NA-	-NA-	-NA-	-3.84	1.17	-23.77	-NA-
UK Retail	JPY	1,639.93	2,221,680.91	23.51	0.00	-NA-	-NA-	-NA-	-8.22	6.77	-16.76	-NA-
UK Residential	JPY	1,316.71	118,146.42	1.25	0.00	-NA-	-NA-	-NA-	-12.82	1.76	-24.77	-NA-
UK Office	JPY	1,658.61	982,952.84	10.40	0.00	-NA-	-NA-	-NA-	-9.64	-1.96	-17.29	-NA-
UK Lodging/Resorts	JPY	2,625.35	27,581.11	0.29	0.00	-NA-	-NA-	-NA-	0.63	-1.94	21.89	-NA-
UK Industrial	JPY	1,239.71	801,862.53	8.49	0.00	-NA-	-NA-	-NA-	-15.18	0.41	-29.21	-NA-
UK Healthcare	JPY	1,330.72	124,526.52	1.32	0.00	-NA-	-NA-	-NA-	-16.50	-1.61	-19.90	-NA-
UK Diversified	JPY	1,529.74	4,949,128.68	52.38	0.00	-NA-	-NA-	-NA-	-6.09	-0.49	-20.39	-NA-

\* -5 & -3 Years Total Returns are annualised

### CONTACT DETAILS:

EPRA: Schiphol Boulevard 283, 1118 BH Schiphol Airport, The Netherlands, T +31 20 405 3830, F +31 20 405 3840, E info@epra.com, W www.epra.com  
NAREIT: 1875 Eye Street, N.W., Suite 600, Washington D.C. 20006, USA, T +1 202 739 9400, F + 1 202 739 9401, E info@nareit.com, W www.nareit.com

## FTSE EPRA/NAREIT Sector Index Series - Index Performance

Price Return			Free	Free	Div	Total	Total	Total	Total	Total	Total	36 Mths
Index Description	Curr	Close Value	Float	Float	Yld (%)	Rtn (%)	Rtn (%)	Rtn (%)	Rtn (%)	Rtn (%)	Rtn (%)	Vlty (%)
		31-Aug	Mkt Cap	Mkt Cap	31-Aug	- 5 Yrs	- 3 Yrs	- 1 Yr	QTD	Aug-07	YTD	
			Ccy (m)	(%) Weight	31-Aug							
North America Specialty	JPY	1,692.70	786,152.95	1.94	0.00	-NA-	-NA-	-NA-	-16.05	-1.92	2.84	-NA-
North America Self Storage	JPY	1,190.02	1,432,225.47	3.53	0.00	-NA-	-NA-	-NA-	-9.29	4.18	-24.70	-NA-
North America Retail	JPY	1,308.18	11,090,839.93	27.33	0.00	-NA-	-NA-	-NA-	-5.59	5.81	-8.92	-NA-
North America Residential	JPY	1,351.99	7,274,750.09	17.92	0.00	-NA-	-NA-	-NA-	-11.94	1.84	-13.93	-NA-
North America Office	JPY	1,395.69	5,567,668.45	13.72	0.00	-NA-	-NA-	-NA-	-11.33	0.11	-15.50	-NA-
North America Lodging/Resort	JPY	1,373.66	3,603,277.40	8.88	0.00	-NA-	-NA-	-NA-	-10.20	2.02	-4.74	-NA-
North America Industrial	JPY	1,340.29	3,004,890.21	7.40	0.00	-NA-	-NA-	-NA-	-2.65	2.22	-7.72	-NA-
North America Industrial/Office	JPY	1,118.90	1,056,936.20	2.60	0.00	-NA-	-NA-	-NA-	-13.84	1.58	-21.12	-NA-
North America Healthcare	JPY	1,295.54	2,903,961.98	7.15	0.00	-NA-	-NA-	-NA-	-4.95	9.22	-14.38	-NA-
North America Diversified	JPY	1,408.98	3,867,459.02	9.53	0.00	-NA-	-NA-	-NA-	-9.63	-1.25	-9.52	-NA-
United States Specialty	JPY	1,692.70	786,152.95	2.12	0.00	-NA-	-NA-	-NA-	-16.05	-1.92	2.84	-NA-
United States Self Storage	JPY	1,190.02	1,432,225.47	3.86	0.00	-NA-	-NA-	-NA-	-9.29	4.18	-24.70	-NA-
United States Retail	JPY	1,307.51	10,246,845.83	27.59	0.00	-NA-	-NA-	-NA-	-5.40	6.27	-9.53	-NA-
United States Residential	JPY	1,323.15	6,832,342.00	18.39	0.00	-NA-	-NA-	-NA-	-12.08	1.86	-15.18	-NA-
United States Lodging/Resorts	JPY	1,349.10	3,296,670.39	8.87	0.00	-NA-	-NA-	-NA-	-11.10	1.74	-6.56	-NA-
United States Industrial	JPY	1,340.41	3,004,890.21	8.09	0.00	-NA-	-NA-	-NA-	-2.65	2.22	-7.72	-NA-
United States Industrial/Office	JPY	1,118.90	1,056,936.20	2.85	0.00	-NA-	-NA-	-NA-	-13.84	1.58	-21.12	-NA-
United States Healthcare	JPY	1,315.48	2,661,061.13	7.16	0.00	-NA-	-NA-	-NA-	-4.54	10.22	-16.55	-NA-
United States Diversified	JPY	1,380.95	3,106,531.37	8.36	0.00	-NA-	-NA-	-NA-	-9.62	-1.08	-12.03	-NA-
United States Office	JPY	1,406.32	4,721,927.12	12.71	0.00	-NA-	-NA-	-NA-	-11.18	0.47	-15.46	-NA-

\* -5 & -3 Years Total Returns are annualised

### CONTACT DETAILS:

EPRA: Schiphol Boulevard 283, 1118 BH Schiphol Airport, The Netherlands, T +31 20 405 3830, F +31 20 405 3840, E info@epra.com, W www.epra.com  
NAREIT: 1875 Eye Street, N.W., Suite 600, Washington D.C. 20006, USA, T +1 202 739 9400, F + 1 202 739 9401, E info@nareit.com, W www.nareit.com



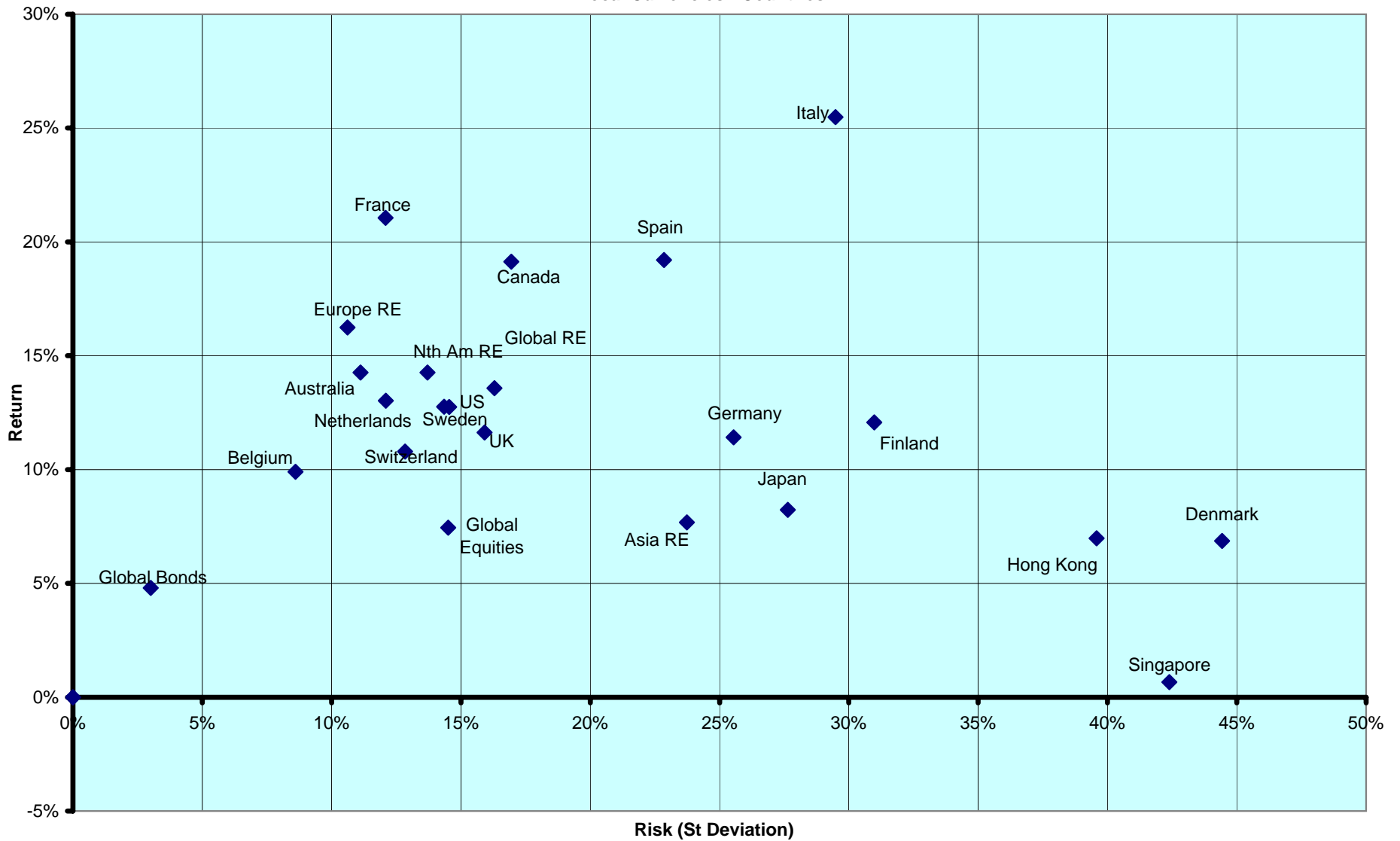
## **Section 9**

### **Risk / Return Profiles and Correlations**

**CONTACT DETAILS:**

EPRA: Schiphol Boulevard 283, 1118 BH Schiphol Airport, The Netherlands, T +31 20 405 3830, F +31 20 405 3840, E [info@epra.com](mailto:info@epra.com), W [www.epra.com](http://www.epra.com)  
NAREIT: 1875 Eye Street, N.W., Suite 600, Washington D.C. 20006, USA, T +1 202 739 9400, F + 1 202 739 9401, E [info@nareit.com](mailto:info@nareit.com), W [www.nareit.com](http://www.nareit.com)

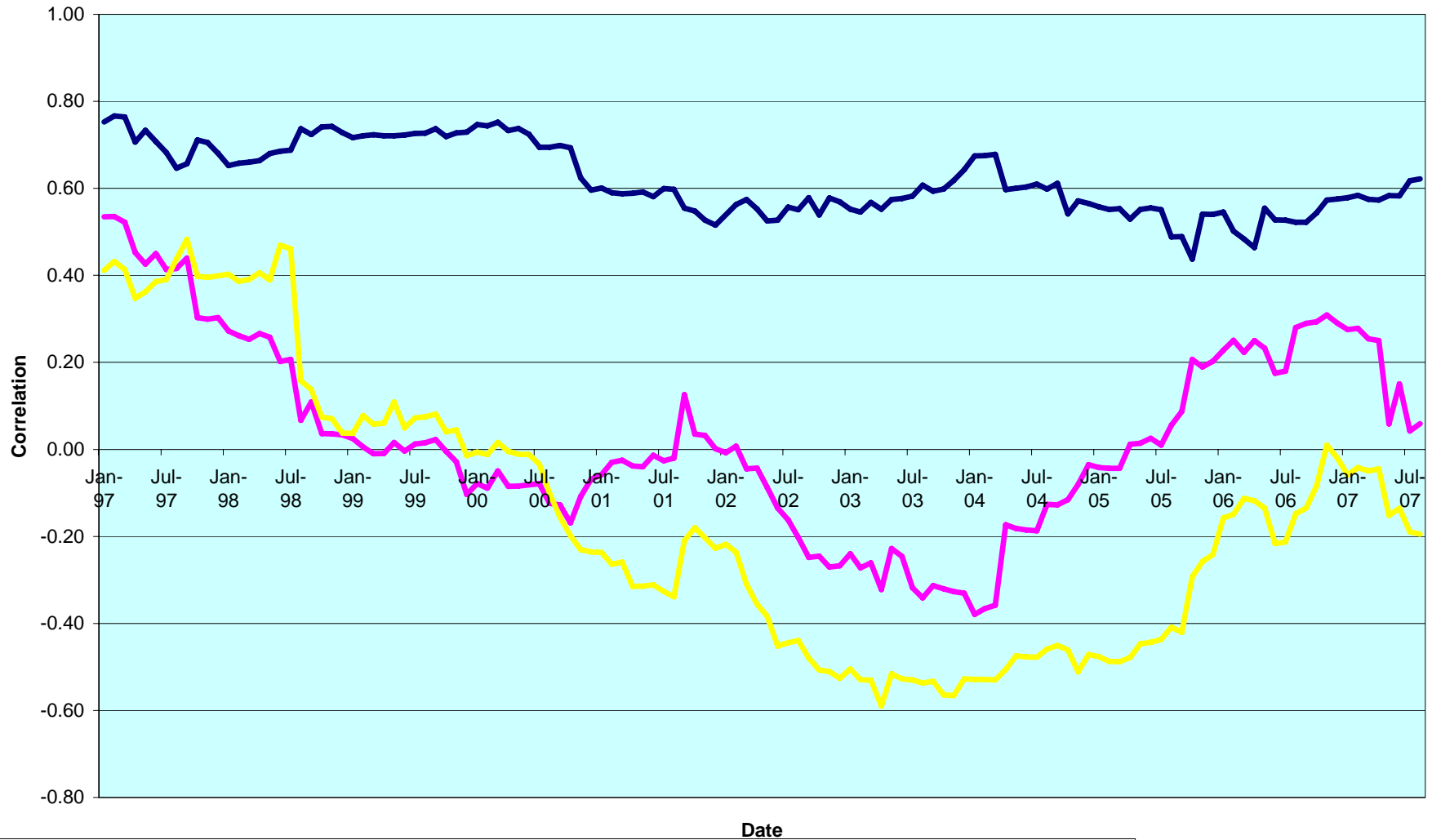
**Rolling 10 Years Risk/Return Profiles  
Local Currencies - Countries**



**CONTACT DETAILS:**

EPRA: Schiphol Boulevard 283, 1118 BH Schiphol Airport, The Netherlands, T +31 20 405 3830, F +31 20 405 3840, E info@epra.com, W www.epra.com  
 NAREIT: 1875 Eye Street, N.W., Suite 600, Washington D.C. 20006, USA, T +1 202 739 9400, F +1 202 739 9401, E info@nareit.com, W www.nareit.com

**Real Estate, Equities & Bonds 36 Months Asset Class Correlations (Local)  
1997 to Date**



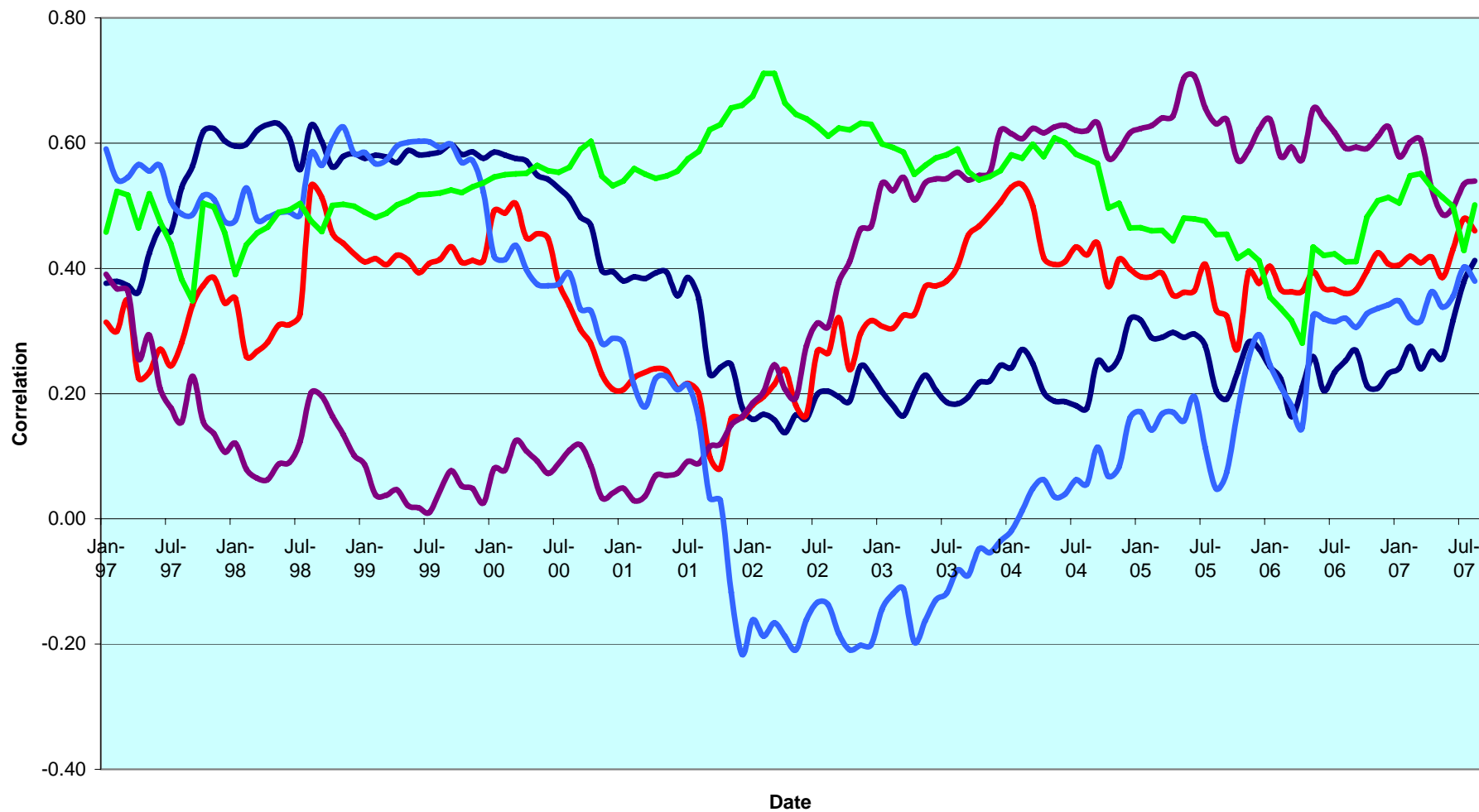
**Date**

— Global Equities v Global Real Estate    
 — Global Real Estate v Global Bonds    
 — Global Equities v Global Bonds

**CONTACT DETAILS:**

EPRA: Schiphol Boulevard 283, 1118 BH Schiphol Airport, The Netherlands, T +31 20 405 3830, F +31 20 405 3840, E info@epra.com, W www.epra.com  
 NAREIT: 1875 Eye Street, N.W., Suite 600, Washington D.C. 20006, USA, T +1 202 739 9400, F + 1 202 739 9401, E info@nareit.com, W www.nareit.com

**Top 5 Countries v Global Equities 36 Months Correlations (Local)  
1997 to Date**

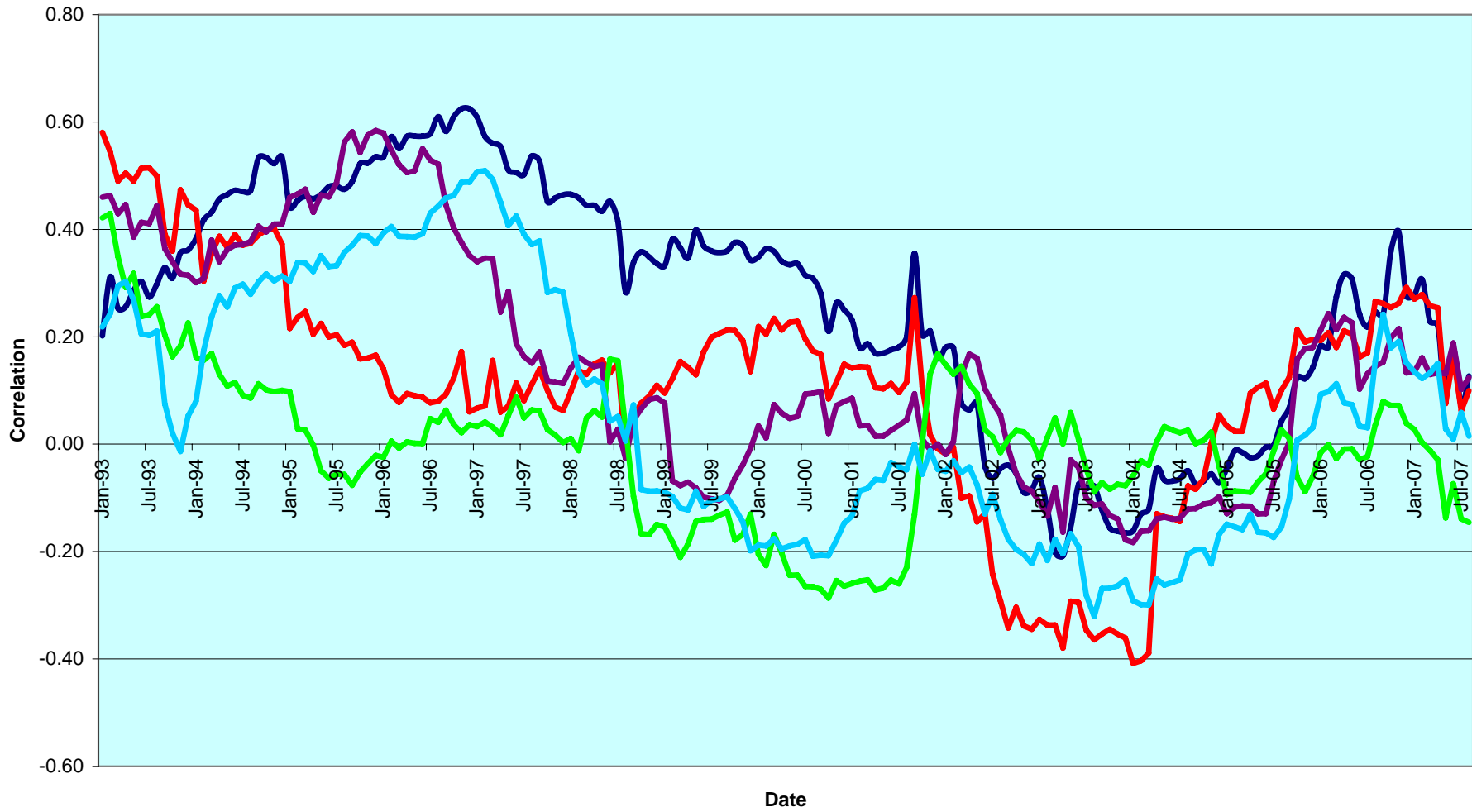


■ Global Equities v Australia 
 ■ Global Equities v US 
 ■ Global Equities v UK 
 ■ Global Equities v Japan 
 ■ Global Equities v Hong Kong

**CONTACT DETAILS:**

EPRA: Schiphol Boulevard 283, 1118 BH Schiphol Airport, The Netherlands, T +31 20 405 3830, F +31 20 405 3840, E info@epra.com, W www.epra.com  
 NAREIT: 1875 Eye Street, N.W., Suite 600, Washington D.C. 20006, USA, T +1 202 739 9400, F + 1 202 739 9401, E info@nareit.com, W www.nareit.com

**Top 5 Countries v Global Bonds 36 Months Correlations (Local)  
1993 to Date**



— Global Bonds v Australia 
 — Global Bonds v US 
 — Global Bonds v UK 
 — Global Bonds v Japan 
 — Global Bonds v Hong Kong

CONTACT DETAILS:

EPRA: Schiphol Boulevard 283, 1118 BH Schiphol Airport, The Netherlands, T +31 20 405 3830, F +31 20 405 3840, E info@epra.com, W www.epra.com  
 NAREIT: 1875 Eye Street, N.W., Suite 600, Washington D.C. 20006, USA, T +1 202 739 9400, F + 1 202 739 9401, E info@nareit.com, W www.nareit.com

### 36 Months EUR Correlations

	Global Real Estate	Europe Real Estate	North America Real Estate	Asia Real Estate		Global Equities	Europe Equities	North America Equities	Asia Equities		Global Bonds
<b>Global Real Estate</b>	1.00	0.71	0.94	0.78		0.62	0.48	0.62	0.53		0.07
<b>Europe Real Estate</b>	0.71	1.00	0.55	0.51		0.48	0.53	0.45	0.33		0.13
<b>North America Real Estate</b>	0.94	0.55	1.00	0.58		0.49	0.33	0.56	0.35		0.07
<b>Asia Real Estate</b>	0.78	0.51	0.58	1.00		0.64	0.49	0.56	0.77		0.03
<b>Global Equities</b>	0.62	0.48	0.49	0.64		1.00	0.91	0.96	0.80		-0.25
<b>Europe Equities</b>	0.48	0.53	0.33	0.49		0.91	1.00	0.82	0.63		-0.27
<b>North America Equities</b>	0.62	0.45	0.56	0.56		0.96	0.82	1.00	0.66		-0.22
<b>Asia Equities</b>	0.53	0.33	0.35	0.77		0.80	0.63	0.66	1.00		-0.19
<b>Global Bonds</b>	0.07	0.13	0.07	0.03		-0.25	-0.27	-0.22	-0.19		1.00

CONTACT DETAILS:

EPRA: Schiphol Boulevard 283, 1118 BH Schiphol Airport, The Netherlands, T +31 20 405 3830, F +31 20 405 3840, E info@epra.com, W www.epra.com  
 NAREIT: 1875 Eye Street, N.W., Suite 600, Washington D.C. 20006, USA, T +1 202 739 9400, F + 1 202 739 9401, E info@nareit.com, W www.nareit.com

### 36 Months USD Correlations

	Global Real Estate	Europe Real Estate	North America Real Estate	Asia Real Estate		Global Equities	Europe Equities	North America Equities	Asia Equities		Global Bonds
<b>Global Real Estate</b>	1.00	0.76	0.93	0.77		0.61	0.52	0.60	0.49		0.22
<b>Europe Real Estate</b>	0.76	1.00	0.57	0.57		0.61	0.66	0.54	0.37		0.24
<b>North America Real Estate</b>	0.93	0.57	1.00	0.55		0.44	0.33	0.52	0.28		0.18
<b>Asia Real Estate</b>	0.77	0.57	0.55	1.00		0.62	0.50	0.49	0.75		0.18
<b>Global Equities</b>	0.61	0.61	0.44	0.62		1.00	0.93	0.93	0.75		-0.07
<b>Europe Equities</b>	0.52	0.66	0.33	0.50		0.93	1.00	0.81	0.57		-0.05
<b>North America Equities</b>	0.60	0.54	0.52	0.49		0.93	0.81	1.00	0.55		-0.06
<b>Asia Equities</b>	0.49	0.37	0.28	0.75		0.75	0.57	0.55	1.00		-0.07
<b>Global Bonds</b>	0.22	0.24	0.18	0.18		-0.07	-0.05	-0.06	-0.07		1.00

CONTACT DETAILS:

EPRA: Schiphol Boulevard 283, 1118 BH Schiphol Airport, The Netherlands, T +31 20 405 3830, F +31 20 405 3840, E info@epra.com, W www.epra.com  
 NAREIT: 1875 Eye Street, N.W., Suite 600, Washington D.C. 20006, USA, T +1 202 739 9400, F +1 202 739 9401, E info@nareit.com, W www.nareit.com

### 36 Months Local Correlations

	Australia	Singapore	Hong Kong	Japan	US	Canada	UK	Switzerland	Sweden	Austria	Netherlands	Norway	Italy	France	Germany	Greece	Poland	Belgium	Denmark	Finland	Global Equities	Global Bonds
<b>Australia</b>	1.00	0.09	0.00	0.19	0.47	0.55	0.48	0.33	0.34	0.37	0.54	0.16	0.48	0.44	0.25	0.22	0.30	0.29	-0.07	0.29	0.23	0.16
<b>Singapore</b>	0.09	1.00	0.44	0.24	0.36	0.40	0.26	0.20	0.34	0.33	0.31	-0.01	0.49	0.35	0.39	0.26	0.44	0.26	0.02	0.43	0.28	-0.09
<b>Hong Kong</b>	0.00	0.44	1.00	0.17	0.29	0.27	0.17	0.10	0.15	-0.02	0.10	-0.09	0.16	0.11	0.12	0.15	0.06	0.07	0.23	0.06	0.24	0.08
<b>Japan</b>	0.19	0.24	0.17	1.00	0.29	0.37	0.30	0.25	0.23	0.42	0.36	0.01	0.37	0.32	0.27	0.23	0.22	0.40	0.12	0.34	0.43	-0.06
<b>US</b>	0.47	0.36	0.29	0.29	1.00	0.76	0.44	0.36	0.52	0.43	0.47	0.10	0.53	0.55	0.34	0.13	0.68	0.34	0.06	0.35	0.23	0.19
<b>Canada</b>	0.55	0.40	0.27	0.37	0.76	1.00	0.46	0.36	0.48	0.40	0.48	0.09	0.63	0.59	0.43	0.24	0.55	0.48	0.08	0.49	0.39	0.12
<b>UK</b>	0.48	0.26	0.17	0.30	0.44	0.46	1.00	0.50	0.51	0.48	0.65	0.15	0.58	0.66	0.43	0.33	0.45	0.54	-0.01	0.55	0.38	0.16
<b>Switzerland</b>	0.33	0.20	0.10	0.25	0.36	0.36	0.50	1.00	0.49	0.55	0.68	0.22	0.60	0.63	0.36	0.48	0.68	0.45	0.08	0.63	0.45	0.02
<b>Sweden</b>	0.34	0.34	0.15	0.23	0.52	0.48	0.51	0.49	1.00	0.38	0.62	0.11	0.54	0.62	0.29	0.39	0.56	0.45	0.02	0.64	0.43	0.00
<b>Austria</b>	0.37	0.33	-0.02	0.42	0.43	0.40	0.48	0.55	0.38	1.00	0.71	0.28	0.63	0.57	0.55	0.32	0.62	0.64	0.09	0.58	0.32	0.01
<b>Netherlands</b>	0.54	0.31	0.10	0.36	0.47	0.48	0.65	0.68	0.62	0.71	1.00	0.18	0.71	0.81	0.45	0.46	0.58	0.67	0.08	0.71	0.41	0.15
<b>Norway</b>	0.16	-0.01	-0.09	0.01	0.10	0.09	0.15	0.22	0.11	0.28	0.18	1.00	0.23	0.25	0.03	0.15	0.06	0.07	-0.06	0.21	0.07	-0.08
<b>Italy</b>	0.48	0.49	0.16	0.37	0.53	0.63	0.58	0.60	0.54	0.63	0.71	0.23	1.00	0.71	0.65	0.37	0.54	0.55	0.06	0.74	0.31	0.04
<b>France</b>	0.44	0.35	0.11	0.32	0.55	0.59	0.66	0.63	0.62	0.57	0.81	0.25	0.71	1.00	0.45	0.40	0.56	0.64	0.00	0.69	0.30	0.15
<b>Germany</b>	0.25	0.39	0.12	0.27	0.34	0.43	0.43	0.36	0.29	0.55	0.45	0.03	0.65	0.45	1.00	0.15	0.48	0.42	0.15	0.57	0.30	-0.06
<b>Greece</b>	0.22	0.26	0.15	0.23	0.13	0.24	0.33	0.48	0.39	0.32	0.46	0.15	0.37	0.40	0.15	1.00	0.40	0.16	-0.17	0.41	0.31	-0.35
<b>Poland</b>	0.30	0.44	0.06	0.22	0.68	0.55	0.45	0.68	0.56	0.62	0.58	0.06	0.54	0.56	0.48	0.40	1.00	0.35	0.08	0.50	0.42	-0.08
<b>Belgium</b>	0.29	0.26	0.07	0.40	0.34	0.48	0.54	0.45	0.45	0.64	0.67	0.07	0.55	0.64	0.42	0.16	0.35	1.00	0.08	0.55	0.34	0.13
<b>Denmark</b>	-0.07	0.02	0.23	0.12	0.06	0.08	-0.01	0.08	0.02	0.09	0.08	-0.06	0.06	0.00	0.15	-0.17	0.08	0.08	1.00	-0.04	0.17	0.07
<b>Finland</b>	0.29	0.43	0.06	0.34	0.35	0.49	0.55	0.63	0.64	0.58	0.71	0.21	0.74	0.69	0.57	0.41	0.50	0.55	-0.04	1.00	0.42	0.03
<b>Global Equities</b>	0.23	0.28	0.24	0.43	0.23	0.39	0.38	0.45	0.43	0.32	0.41	0.07	0.31	0.30	0.30	0.31	0.42	0.34	0.17	0.42	1.00	-0.25
<b>Global Bonds</b>	0.16	-0.09	0.08	-0.06	0.19	0.12	0.16	0.02	0.00	0.01	0.15	-0.08	0.04	0.15	-0.06	-0.35	-0.08	0.13	0.07	0.03	-0.25	1.00

CONTACT DETAILS:

EPRA: Schiphol Boulevard 283, 1118 BH Schiphol Airport, The Netherlands, T +31 20 405 3830, F +31 20 405 3840, E info@epra.com, W www.epra.com  
 NAREIT: 1875 Eye Street, N.W., Suite 600, Washington D.C. 20006, USA, T +1 202 739 9400, F +1 202 739 9401, E info@nareit.com, W www.nareit.com



### 36 Months Local Correlations

	Australia - RE	Australia - ASX	Australia Bds
Australia - RE	1.00	0.36	0.23
Australia - ASX	0.36	1.00	-0.04
Australia Bonds	0.23	-0.04	1.00

	Singapore - RE	Singapore - STI	Singapore Bonds
Singapore - RE	1.00	0.71	0.02
Singapore - STI	0.71	1.00	-0.13
Singapore Bonds	0.02	-0.13	1.00

	Japan - RE	Japan - Nikkei	Japan Bonds
Japan - RE	1.00	0.72	-0.30
Japan - Nikkei	0.72	1.00	-0.43
Japan Bonds	-0.30	-0.43	1.00

	US - RE	US - S&P 500	US Bonds
United States - RE	1.00	0.49	0.19
United States - S&P 500	0.49	1.00	-0.11
United States Bonds	0.19	-0.11	1.00

	HK - RE	HK - Hang Seng	HK Bonds
Hong Kong - RE	1.00	0.75	0.30
Hong Kong - Hang Seng	0.75	1.00	0.35
Hong Kong Bonds	0.30	0.35	1.00

	Canada - RE	Canada - TSX	Canada Bonds
Canada - RE	1.00	0.51	0.25
Canada - TSX	0.51	1.00	0.00
Canada Bonds	0.25	0.00	1.00

CONTACT DETAILS:

EPRA: Schiphol Boulevard 283, 1118 BH Schiphol Airport, The Netherlands, T +31 20 405 3830, F +31 20 405 3840, E info@epra.com, W www.epra.com  
 NAREIT: 1875 Eye Street, N.W., Suite 600, Washington D.C. 20006, USA, T +1 202 739 9400, F + 1 202 739 9401, E info@nareit.com, W www.nareit.com

### 36 Months Local Correlations

	UK - RE	UK - FTSE 100	UK Bonds
UK - RE	1.00	0.54	0.19
UK - FTSE 100	0.54	1.00	-0.18
UK Bonds	0.19	-0.18	1.00

	Sweden - RE	Sweden - OMX	Sweden Bonds
Sweden - RE	1.00	0.54	0.17
Sweden - OMX	0.54	1.00	-0.23
Sweden Bonds	0.17	-0.23	1.00

	Netherlands - RE	Netherlands - AEX	Netherlands Bonds
Netherlands - RE	1.00	0.26	0.16
Netherlands - AEX	0.26	1.00	-0.37
Netherlands Bonds	0.16	-0.37	1.00

	France - RE	France - CAC 40	France Bonds
France - RE	1.00	0.30	0.15
France - CAC 40	0.30	1.00	-0.35
France Bonds	0.15	-0.35	1.00

	Italy - RE	Italy - MIB30	Italy Bonds
Italy - RE	1.00	0.40	0.10
Italy - MIB30	0.40	1.00	-0.03
Italy Bonds	0.10	-0.03	1.00

	Greece - RE	Greece - ASE 20	Greece Bonds
Greece - RE	1.00	0.14	-0.35
Greece - ASE 20	0.14	1.00	-0.01
Greece Bonds	-0.35	-0.01	1.00

CONTACT DETAILS:

EPRA: Schiphol Boulevard 283, 1118 BH Schiphol Airport, The Netherlands, T +31 20 405 3830, F +31 20 405 3840, E info@epra.com, W www.epra.com  
 NAREIT: 1875 Eye Street, N.W., Suite 600, Washington D.C. 20006, USA, T +1 202 739 9400, F + 1 202 739 9401, E info@nareit.com, W www.nareit.com

### 36 Months Local Correlations

	Switzerland - RE	Switzerland - SMI	Switzerland Bonds
Switzerland - RE	1.00	0.36	-NA-
Switzerland - SMI	0.36	1.00	-NA-
Switzerland Bonds	-NA-	-NA-	1.00

	Belgium - RE	Belgium - BEL 20	Belgium Bonds
Belgium - RE	1.00	0.39	0.18
Belgium - BEL 20	0.39	1.00	-0.16
Belgium Bonds	0.18	-0.16	1.00

	Germany - RE	Germany - DAX	Germany Bonds
Germany - RE	1.00	0.23	-0.05
Germany - DAX	0.23	1.00	-0.46
Germany Bonds	-0.05	-0.46	1.00

	Finland - RE	Finland - HEX 25	Finland Bonds
Finland - RE	1.00	0.47	0.00
Finland - HEX 25	0.47	1.00	-0.32
Finland Bonds	0.00	-0.32	1.00

	Denmark - RE	Denmark - KFX	Denmark Bonds
Denmark - RE	1.00	0.16	0.14
Denmark - KFX	0.16	1.00	0.02
Denmark Bonds	0.14	0.02	1.00

	Austria - RE	Austria - WBI	Austria Bonds
Austria - RE	1.00	0.54	0.03
Austria - WBI	0.54	1.00	0.01
Austria Bonds	0.03	0.01	1.00

CONTACT DETAILS:

EPRA: Schiphol Boulevard 283, 1118 BH Schiphol Airport, The Netherlands, T +31 20 405 3830, F +31 20 405 3840, E info@epra.com, W www.epra.com  
 NAREIT: 1875 Eye Street, N.W., Suite 600, Washington D.C. 20006, USA, T +1 202 739 9400, F + 1 202 739 9401, E info@nareit.com, W www.nareit.com

### 36 Months Local Correlations

	Poland - RE	Poland - WIG 20	Poland Bonds
Poland - RE	1.00	0.38	0.28
Poland - WIG 20	0.38	1.00	0.17
Poland Bonds	0.28	0.17	1.00

	Norway - RE	Norway - OBX	Norway Bonds
Norway - RE	1.00	0.05	-NA-
Norway - OBX	0.05	1.00	-NA-
Norway Bonds	-NA-	-NA-	-NA-

	New Zealand - RE	New Zealand Bonds
New Zealand - RE	1.00	-0.12
New Zealand Bonds	-0.12	1.00

	Spain - RE	Spain - IBEX 35	Spain Bonds
Spain - RE	-NA-	-NA-	-NA-
Spain - IBEX 35	-NA-	1.00	-0.14
Spain Bonds	-NA-	-0.14	1.00

CONTACT DETAILS:

EPRA: Schiphol Boulevard 283, 1118 BH Schiphol Airport, The Netherlands, T +31 20 405 3830, F +31 20 405 3840, E info@epra.com, W www.epra.com  
 NAREIT: 1875 Eye Street, N.W., Suite 600, Washington D.C. 20006, USA, T +1 202 739 9400, F + 1 202 739 9401, E info@nareit.com, W www.nareit.com

FTSE EPRA/NAREIT Global Real Estate Indices - Bloomberg Ticker Codes					
<b>Bloomberg</b>					
Real Time Indices					
Index					Ticker
EPRA/NAREIT Euro Zone (EUR)					EPEU
EPRA/NAREIT Europe (UK Restr.) (EUR)					EPHG
EPRA/NAREIT Europe Ex UK (EUR)					EXUK
EPRA/NAREIT Europe (EUR)					EPRA
EPRA/NAREIT Europe (USD)					UPRA
EPRA/NAREIT UK (GBP)					ELUK
EPRA/NAREIT North America (EUR)					EGNA
EPRA/NAREIT North America (USD)					UGNA
EPRA/NAREIT United States (USD)					UNUS
EPRA/NAREIT Asia (EUR)					EGAS
EPRA/NAREIT Asia (USD)					UCAS
EPRA/NAREIT Australia (AUD)					ELAU
EPRA/NAREIT Global (EUR)					ENGL
EPRA/NAREIT Global (USD)					UNCL
EPRA/NAREIT Hong Kong (HKD)					ELHK
EPRA/NAREIT Japan (JPY)					ELJP

Net Total Return Indices					
Index	EUR	USD	GBP	JPY	Local
EPRA/NAREIT Europe	NEPRA	NUPRA	NPPRA	NYPRA	-NA-
EPRA/NAREIT Euro Zone	NEPEU	NUEU	NPEEU	NYPEU	-NA-
EPRA/NAREIT Europe Ex UK	REXUK	NUXUK	NPKUK	NYXUK	-NA-
EPRA/NAREIT Europe Liquid 40 Ex UK	NSXU	NUSXU	NPSXU	NYXU	-NA-
EPRA/NAREIT Europe Liquid 40	NSSL	NUSSL	NPSSL	NYSSL	-NA-
EPRA/NAREIT UK	NEPUK	NUPUK	NPPUK	NYPUK	-NA-

Price Return Indices (EOD)					
Index	EUR	USD	GBP	JPY	Local
EPRA/NAREIT Asia	EGAS	UGAS	PGAS	YGAS	-NA-
EPRA/NAREIT Australia	ENAU	UNAU	PLAU	YLAU	ELAU
EPRA/NAREIT Austria	EPAS	UPAS	PPAS	YPAS	EPAS
EPRA/NAREIT Belgium	EPBL	UPBL	PPBL	YPBL	EPBL
EPRA/NAREIT Canada	ENCA	UNCA	PLCA	YUCA	ELCA
EPRA/NAREIT Denmark	EPDK	UPDK	PPDK	YPDK	EPDK
EPRA/NAREIT Euro Zone	EPEU	UPEU	GPUE	YPEU	EPEU
EPRA/NAREIT Europe	EPRA	UPRA	CPRA	YPR A	-NA-
EPRA/NAREIT Europe (UK Restricted)	EPHG	UPHG	PPHG	YPHG	-NA-
EPRA/NAREIT Europe Ex UK	EXUK	UXUK	GXUK	YXUK	-NA-
EPRA/NAREIT Europe Liquid 40	SSEL	USEL	PSEL	YSEL	-NA-
EPRA/NAREIT Europe Liquid 40 Ex UK	SSXU	USXU	PSXU	YSXU	-NA-
EPRA/NAREIT Finland	EPFI	UPFI	PPFI	YPFI	EPFI
EPRA/NAREIT France	EPFR	UPFR	PPFR	YPR F	EPFR
EPRA/NAREIT Germany	EPGR	UPGR	PPGR	YPR G	EPGR
EPRA/NAREIT Global	ENGL	UNGL	PNGL	YNGL	-NA-
EPRA/NAREIT Global Ex Asia	EGXA	UGXA	PGXA	YGXA	-NA-
EPRA/NAREIT Global Ex Europe	EGXE	UGXE	PGXE	YGXE	-NA-
EPRA/NAREIT Global Ex North America	EGXN	UGXN	PGXN	YGXN	-NA-
EPRA/NAREIT Greece	EPGC	UPGC	PPGC	YPGC	EPGC
EPRA/NAREIT Hong Kong	ENHK	UNHK	PLHK	YLHK	ELHK
EPRA/NAREIT Ireland	EPRI	UPRI	-NA-	-NA-	-NA-
EPRA/NAREIT Italy	EPIT	UPIT	PPIT	YPIT	EPIT
EPRA/NAREIT Japan	ENJP	UNJP	PLJP	ELJP	ELJP
EPRA/NAREIT Netherlands	EPNL	UPNL	PPNL	YPNL	EPNL
EPRA/NAREIT New Zealand	ENNZ	UNNZ	PLNZ	YLNZ	ELNZ
EPRA/NAREIT North America	EGNA	UGNA	PGNA	YGNA	-NA-
EPRA/NAREIT Norway	EPNK	UPNK	-NA-	-NA-	ELNK
EPRA/NAREIT Portugal	EPPT	UPPT	-NA-	-NA-	-NA-
EPRA/NAREIT Pure Asia	EPAA	UPAA	CPAA	YCPA	-NA-
EPRA/NAREIT Pure Australia	EPAAU	UPAAU	PPAAU	YPAU	LPAAU
EPRA/NAREIT Singapore	ENSI	UNSI	PLSI	YLSI	ELSI
EPRA/NAREIT Spain	EPSP	UPSP	PPSP	YPS P	EPSP
EPRA/NAREIT Sweden	EPSD	UPSD	PPSD	YPSD	ELSD
EPRA/NAREIT Switzerland	EPSW	UPSW	PPSW	YPSW	ELSW
EPRA/NAREIT UK	ELUK	ELUK	ELUK	ELUK	ELUK
EPRA/NAREIT United States	ENUS	UNUS	PNUS	YNUS	UNUS

Gross Total Return Indices (EOD)					
Index	EUR	USD	GBP	JPY	Local
REGA	RUGA	RPGA	RYAS	-NA-	-NA-
REAU	RUAU	RPAU	RYAU	RDAU	-NA-
REPAS	RUPAS	RPAS	RYAS	RPAS	-NA-
RPBL	RUPBL	RPPB	RYBL	RPBL	-NA-
RCAE	RC AU	RPCA	RYCA	RCAC	-NA-
RPPK	RUPDK	RPLD	RYDK	RPLD	-NA-
RPEU	RUP EU	RGPEU	RYEU	RPEU	-NA-
RPRA	RUPRA	RPCRA	RYRA	-NA-	-NA-
RPHG	RUPHG	RPPH	RYPH	-NA-	-NA-
RXUK	RUXUK	RGXUK	RYXU	-NA-	-NA-
RSSL	RUSE	RPEL	RYSE	-NA-	-NA-
RSXU	RUSX	RXPX	RYSX	-NA-	-NA-
RPFI	RUPFI	RPPFI	RYFI	RPFI	-NA-
RPF R	RUPFR	RPPFR	RYFR	RPF R	-NA-
RPGR	RUPGR	RPPGR	RYGR	RPG R	-NA-
RNGL	RUGL	RPG L	RYGL	-NA-	-NA-
REXA	RUXA	RPXA	RYXA	-NA-	-NA-
REXE	RUXE	RPXE	RYXE	-NA-	-NA-
REXN	RUXN	RPXN	RYXN	-NA-	-NA-
RPGC	RUGC	RPPGC	RYGC	RPGC	-NA-
REHK	RUHK	RPHK	RYHK	RHHK	-NA-
RPIR	RUPIR	-NA-	-NA-	-NA-	-NA-
RPIT	RUPIT	RPPI	RYIT	RPIT	-NA-
REJP	RUJP	RPLJ	RYJP	RYJP	-NA-
RPNL	RUPNL	RPPN	RYNL	RPNL	-NA-
REGNZ	RUNZ	RPNZ	RYNZ	RLPNZ	-NA-
REGN	RUGN	RPGN	RYNA	-NA-	-NA-
RPNK	RUPNK	-NA-	-NA-	RLNK	-NA-
RPP T	RUPPT	-NA-	-NA-	-NA-	-NA-
RGPA	RUPA	RPPA	RYPA	-NA-	-NA-
RAIU	RUJU	RPPAU	RYPAU	RLPA	-NA-
RESI	RUSI	RPSI	RYSI	RDSI	-NA-
RSPS	RUPSP	RPPS	RYSP	RPSL	-NA-
RPSD	RUPSD	RPLSD	RYSD	RLSD	-NA-
RPSW	RUPSW	RPLSW	RYSW	RLSW	-NA-
RPUK	RUPUK	RLUK	RYUK	RLUK	-NA-
RUIS	RUPUI	RPUUI	RYUI	RUIU	-NA-

FTSE EPRA/NAREIT Global Real Estate Indices - Reuters Ric Codes					
<b>REUTERS KNOW. NOW.</b>					
Real Time Indices					
Index					Ticker
EPRA/NAREIT Euro Zone (EUR)					.FTEPU
EPRA/NAREIT Europe (UK Restr.) (EUR)					.FTEPHG
EPRA/NAREIT Europe Ex UK (EUR)					.FTEUXK
EPRA/NAREIT Europe (EUR)					.FTEPRA
EPRA/NAREIT Europe (USD)					.FTUPRA
EPRA/NAREIT UK (GBP)					.FTELUK
EPRA/NAREIT North America (EUR)					.FTEGNA
EPRA/NAREIT North America (USD)					.FTUGNA
EPRA/NAREIT United States (USD)					.FTUNUS
EPRA/NAREIT Asia (EUR)					.FTEGAS
EPRA/NAREIT Asia (USD)					.FTUCAS
EPRA/NAREIT Australia (AUD)					.FTELAU
EPRA/NAREIT Global (EUR)					.FTENGL
EPRA/NAREIT Global (USD)					.FTUNCL
EPRA/NAREIT Hong Kong (HKD)					.FTEHKG
EPRA/NAREIT Japan (JPY)					.FTELJP

Net Total Return Indices					
Index	EUR	USD	GBP	JPY	Local
EPRA/NAREIT Europe	.FTRPRAE	.FTRPRAU	.FTRPRAS	.FTRPRAY	.FTRPRAL
EPRA/NAREIT Euro Zone	.FTRPEUE	.FTRPEUU	.FTRPEUS	.FTRPEUY	.FTRPEUL
EPRA/NAREIT Europe Ex UK	.FTRXUKE	.FTRXUKU	.FTRXUKS	.FTRXUKY	.FTRXUKL
EPRA/NAREIT Europe Liquid 40 Ex UK	.FTRSXUE	.FTRSXUU	.FTRSXUS	.FTRSXUY	.FTRSXUL
EPRA/NAREIT Europe Liquid 40	.FTRSSLE	.FTRSSLU	.FTRSSLS	.FTRSSLY	.FTRSSLL
EPRA/NAREIT UK	.FTRPUKE	.FTRPUKU	.FTRPUKS	.FTRPUKY	.FTRPUKL

Price & Gross Total Return Indices (EOD)					
Index	EUR	USD	GBP	JPY	Local
EPRA/NAREIT Asia	.FTEGASE	.FTEGASU	.FTEGASS	.FTEGASY	.FTEGASL
EPRA/NAREIT Australia	.FTELAUE	.FTELAUU	.FTELAUS	.FTELAUY	.FTELAUL
EPRA/NAREIT Austria	.FTEPASE	.FTEPASU	.FTEPASS	.FTEPASY	.FTEPASL
EPRA/NAREIT Belgium	.FTEPBLE	.FTEPBLU	.FTEPBLS	.FTEPBLY	.FTEPBLL
EPRA/NAREIT Canada	.FTELCAE	.FTELC AU	.FTELCAS	.FTELCAY	.FTELCAL
EPRA/NAREIT Denmark	.FTELDKE	.FTELDKU	.FTELDKS	.FTELDKY	.FTELDKL
EPRA/NAREIT Euro Zone	.FTEPEUE	.FTEPEUU	.FTEPEUS	.FTEPEUY	.FTEPEUL
EPRA/NAREIT Europe (UK Restricted)	.FTEPHGE	.FTEPHGU	.FTEPHGS	.FTEPHGY	.FTEPHGL
EPRA/NAREIT Europe Ex UK	.FTEUXKE	.FTEUXKU	.FTEUXKS	.FTEUXKY	.FTEUXKL
EPRA/NAREIT Europe	.FTEPRAE	.FTEPRAU	.FTEPRAS	.FTEPRAY	.FTEPRAL
EPRA/NAREIT Europe Liquid 40 Ex UK	.FTSSXUE	.FTSSXUU	.FTSSXUS	.FTSSXUY	.FTSSXUL
EPRA/NAREIT Europe Liquid 40	.FTSSELE	.FTSSELU	.FTSSELS	.FTSSELY	.FTSSELL
EPRA/NAREIT Finland	.FTEPFIE	.FTEPFIU	.FTEPFIS	.FTEPFY	.FTEPFIL
EPRA/NAREIT France	.FTEPFRE	.FTEPF RU	.FTEPFRS	.FTEPFY	.FTEPFR L
EPRA/NAREIT Germany	.FTEPGRE	.FTEPGRU	.FTEPGRS	.FTEPGRY	.FTEPGR L
EPRA/NAREIT Global Ex Asia	.FTEGXAE	.FTEGX AU	.FTEGXAS	.FTEGXAY	.FTEGXAL
EPRA/NAREIT Global Ex Europe	.FTEGXEE	.FTEGX EU	.FTEGXES	.FTEGXEY	.FTEGXEL
EPRA/NAREIT Global Ex North America	.FTEGXNE	.FTEGX NU	.FTEGXNS	.FTEGXNY	.FTEGXNL
EPRA/NAREIT Global	.FTEGNLE	.FTEGNLU	.FTEGNLS	.FTEGNLY	.FTEGNLL
EPRA/NAREIT Greece	.FTEPGCE	.FTEPGCU	.FTEPGCS	.FTEPGCY	.FTEPGCL
EPRA/NAREIT Hong Kong	.FTEHKE	.FTEH KU	.FTEHKS	.FTEH KY	.FTEHKL
EPRA/NAREIT Ireland	.FTEPIRE	.FTEPIRU	.FTEPIRS	.FTEPIRY	.FTEPIL
EPRA/NAREIT Italy	.FTEPITE	.FTEPITU	.FTEPITS	.FTEPITY	.FTEPITL
EPRA/NAREIT Japan	.FTELJPE	.FTELJPU	.FTELJPS	.FTELJPY	.FTELJPL
EPRA/NAREIT Netherlands	.FTEPNLE	.FTEPNLU	.FTEPNLS	.FTEPNLY	.FTEPNLL
EPRA/NAREIT New Zealand	.FTELNZE	.FTELNZU	.FTELNZS	.FTELNZY	.FTELNZL
EPRA/NAREIT North America	.FTEGNAE	.FTEGNAU	.FTEGNAS	.FTEGNAY	.FTEGNAL
EPRA/NAREIT Norway	.FTELNKE	.FTELNKU	.FTELNKS	.FTELNKY	.FTELNKL
EPRA/NAREIT Portugal	.FTEP PTE	.FTEPPTU	.FTEPPTS	.FTEPPTY	.FTEPPTL
EPRA/NAREIT Pure Asia	.FTEPAIE	.FTEPAIU	.FTEPAS	.FTEPAY	.FTEPAL
EPRA/NAREIT Pure Australia	.FTLPAUE	.FTLPAUU	.FTLPAUS	.FTLPAUY	.FTLPAUL
EPRA/NAREIT Singapore	.FTELSIE	.FTELSIU	.FTELSIS	.FTELSY	.FTELSL
EPRA/NAREIT Spain	.FTEPSPE	.FTEPSPU	.FTEPSPS	.FTEPSY	.FTEPSL
EPRA/NAREIT Sweden	.FTELSDE	.FTELSDU	.FTELSDS	.FTELSDY	.FTELSDL
EPRA/NAREIT Switzerland	.FTELSWE	.FTELSWU	.FTELSWS	.FTELSWY	.FTELSWL
EPRA/NAREIT UK	.FTELUKE	.FTELUKU	.FTELUKS	.FTELUKY	.FTELUKL
EPRA/NAREIT United States	.FTUNUSE	.FTUNUSU	.FTUNUSS	.FTUNUSY	.FTUNUSL

**CONTACT DETAILS:**

EPRA: Schiphol Boulevard 283, 1118 BH Schiphol Airport, The Netherlands, T +31 20 405 3830, F +31 20 405 3840, E info@epra.com, W www.epra.com  
NAREIT: 1875 Eye Street, N.W., Suite 600, Washington D.C. 20006, USA, T +1 202 739 9400, F +1 202 739 9401, E info@nareit.com, W www.nareit.com

## Contacts

### UK

Client Services  
FTSE  
Podium Floor  
St. Alphage House  
2 Fore Street  
London, EC2Y 5DA  
UK  
+44 (0) 20 7448 1810  
+44 (0) 20 7448 1804 (fax)

### France

Client Services  
FTSE  
40 rue La Boétie  
75008 Paris  
FRANCE  
+33 (0) 1 53 76 82 88  
+33 (0) 1 53 76 82 71 (fax)

### Spain

Client Services  
FTSE  
Paseo de la Castellana 66,  
28046 Madrid,  
Spain  
+34 (0) 91 411 37 87

### Germany

Client Services  
FTSE  
Nibelungenplatz 3  
60318 Frankfurt  
GERMANY  
+49 69 15685143  
+49 69 15976604 (fax)

### Japan

Client Services  
FTSE  
Yamato Seimei Building 21F,  
1-1-7 Uchisaiwaicho,  
Chiyoda-Ku,  
Tokyo  
JAPAN  
+81 3 3581 2811  
+81 3 3581 1423 (fax)

### Hong Kong

Client Services  
FTSE  
Suite 609-612  
One International Finance Centre  
Hong Kong  
+852 2230 5800  
+852 2230 5804 (fax)  
In Singapore please ring +65 223 3738

### USA – East Coast

Client Services  
FTSE  
1330 Avenue of the Americas,  
10th Floor,  
New York,  
New York 10019  
+(1) 212 641 6160  
+(1) 212 641 6190 (fax)

### USA – West Coast

Client Services  
FTSE Americas Inc.  
251 Post Street,  
Suite 200,  
San Francisco, CA 94108  
USA  
+1 415 445 5660  
+1 415 445 5666 (fax)

#### CONTACT DETAILS:

EPRA: Schiphol Boulevard 283, 1118 BH Schiphol Airport, The Netherlands, T +31 20 405 3830, F +31 20 405 3840, E info@epra.com, W www.epra.com  
NAREIT: 1875 Eye Street, N.W., Suite 600, Washington D.C. 20006, USA, T +1 202 739 9400, F +1 202 739 9401, E info@nareit.com, W www.nareit.com

## Disclaimer

© FTSE International Limited ("FTSE") 2005. All rights reserved.

"FTSE®" is a registered trade mark of the London Stock Exchange Plc and The Financial Times Limited and is used by FTSE under licence. "NAREIT®" is the trade mark of the National Association of Real Estate Investment Trusts and "EPRA®" is the trade mark of the European Public Real Estate Association. The FTSE EPRA/NAREIT Global Real Estate Index Series (the "Index Series") is calculated by FTSE. All rights in and to the Index Series vest in FTSE and/or its relevant partners. No part of this publication may be reproduced, stored in retrieval system or transmitted by any other form or means whether electronic, mechanical, photocopying, recording or otherwise without the prior permission of FTSE. All information is provided for information purposes only. Whilst every effort is made to ensure that all information given by FTSE in this publication is accurate, no responsibility or liability can be accepted by FTSE for any errors or for any loss arising from use of this publication. Distribution of FTSE index values and the use of FTSE indices to create financial products requires a licence with FTSE.

### CONTACT DETAILS:

EPRA: Schiphol Boulevard 283, 1118 BH Schiphol Airport, The Netherlands, T +31 20 405 3830, F +31 20 405 3840, E [info@epra.com](mailto:info@epra.com), W [www.epra.com](http://www.epra.com)  
NAREIT: 1875 Eye Street, N.W., Suite 600, Washington D.C. 20006, USA, T +1 202 739 9400, F + 1 202 739 9401, E [info@nareit.com](mailto:info@nareit.com), W [www.nareit.com](http://www.nareit.com)