

Exchange traded investment fund

FinEx US REIT UCITS ETF

USD share class

BLOOMBERG:

SGUSACRN index

USD share class

(ISIN: IE0000CHPRB9)



02/05/2026

Index Information

Index Ticker (Bloomberg)

SGUSACRN index

Index Currency

USD

Index Ticker (Reuters)

SGUSACRN

Index Provider

Solactive AG

Key Information

Product Name	FinEx US REIT UCITS ETF
ISIN	IE0000CHPRB9
Issuer	FinEx Funds ICAV
Inception Date	11/16/2021
Fund Domicile	Ireland
UCITS V Compliant	Yes
Manager	Waystone Management Company (IE) Limited
Base Currency	USD
Total Expence Ratio	0.60%
Reference Index	Solactive GPR United States REIT ex Timber and Mortgage Index NTR
Custodian/Administrator	Citi Depositary Services (Ireland)/Citibank Europe
EUSD Taxation	Out Of Scope
Replication Method	Full replication
Reporting Frequency	Semi-Annually
Close of Fiscal Year	30-September
Fund Auditor	Grant Thornton
Trading Taxes	No UK Stamp duty or SDRT
Currency Hedging	No
Minimum Purchase	1 share
NAV per share DD 02/04/2026	0.950051 USD
Shares in Issue	9,100,000
Total Fund Assets	8,513,922.61 USD

Investment Objective

The investment objective of the fund is to deliver the total net return of the reference index (Solactive GPR United States REIT ex Timber and Mortgage Index NTR), minus the fees and costs of the fund. The reference index is denominated in USD. The fund is passively managed.

Risks

Sensitivity to interest rates; sector concentration; property market cycles.

Trading Information

Stock Exchange	Bloomberg Ticker	Bloomberg INAV
Dublin Euronext	FXRE ID	FXRERUIV

Share class return for (USD, %). Past performance does not predict future returns.* :

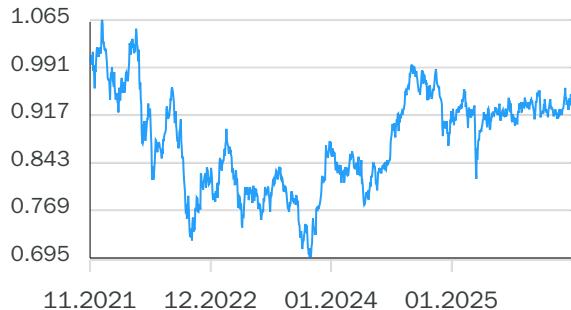


*The yield is indicated in the fund's currency (U.S. dollar)

Contacts

Waystone Management Company (IE) Limited
35 Shelbourne Road
Ballsbridge
Dublin
Ireland, D04 A4E0

Past Performance



NAV Information



TOP 10 holdings

Security	ISIN	Currency	Weight
WELLTOWER ORD	US95040Q1040	USD	9.664%
PROLOGIS REIT	US74340W1036	USD	9.261%
AMERICAN TOWER REIT	US03027X1000	USD	6.257%
EQUINIX REIT	US29444U7000	USD	6.092%
SIMON PROP GRP REIT ORD	US8288061091	USD	4.786%
DIGITAL REALTY REIT ORD	US2538681030	USD	4.348%
REALTY INCOME REIT ORD	US7561091049	USD	4.276%
PUBLIC STORAGE REIT ORD	US74460D1090	USD	3.308%
CROWN CASTLE INTERNATIONAL REIT ORD	US22822V1017	USD	2.837%
VENTAS REIT ORD	US92276F1003	USD	2.676%

Authorized participants

Goldenberg Hehmeyer LLP
25 Canada Square, Canary Wharf
London E14 5LB
Tel: +44 (0) 207 390 33 35

FinEx Capital Management LLP
25 Green Street,
London W1K 7AX
Tel: +44 (0) 20 7663 3300
Email: info@finxcapital.com

Further information about FinEx Funds ICAV can be found in the prospectus and the supplement to the prospectus of the fund which is available at FinEx Group's website www.FinExETF.com

GENERAL DISCLAIMER

This is a marketing communication. Please refer to the prospectus before making any final investment decisions. Investment in the products mentioned in this document may not be suitable for all investors. Past performance is not a guide to future performance and should not be the sole factor of consideration when selecting a product. The price of the investments may go up or down and the investor may not get back the amount invested. Your income is not fixed and may fluctuate. The value of investments involving exposure to foreign currencies can be affected by exchange rate movements. We remind you that the levels and bases of, and reliefs from, taxation can change. FinEx has not considered the suitability of this investment against your individual needs and risk tolerance. The data displayed provides summary information, investment should be made on the basis of the relevant Prospectus which is available from your Broker, Financial Adviser or finexetf.com. We recommend you seek independent professional advice prior to investing. In respect of the products mentioned this document is intended for information purposes only and does not constitute investment advice or an offer to sell or a solicitation of an offer to buy the securities described within. This document may not be distributed without authorisation from Sanarus Investment Management LLP. Sanarus Investment Management LLP, which is authorised and regulated by the Financial Conduct Authority (FCA), having its registered office at 2nd Floor, 25 Green Street, London, England, W1K 7AX, has issued this document. FinEx ETFs constitute exchange traded funds issued by an Irish domiciled company, FinEx Funds ICAV established under Irish law (the "Fund"). FinEx Funds ICAV (the "company") is an open-ended investment company with variable capital having segregated liability between their funds organised under the laws of Ireland and authorised by the Financial Regulator.

For professional investors in the UK: Please note that the Fund is not registered in the United Kingdom. Most of the protections provided by the UK regulatory system do not apply to the operation of the Company, and compensation will not be available under the UK Financial Services Compensation Scheme on its default. The Company is a recognised scheme for the purposes of the Financial Services and Markets Act 2000. This document is not, and under no circumstances is to be construed as, an advertisement, or any other step in furtherance of a public offering of shares in the United States or Canada. This document is not aimed at persons who are resident in the United States, Canada or any province or territory thereof, where the Companies are not authorised or registered for distribution and where no prospectus for the Companies has been filed with any securities commission or regulatory authority. The Company may not be acquired or owned by, or acquired with the assets of, an ERISA Plan.