



DASHBOARD AS AT 30.04.2025

Asset Class	Official Benchmark	No. of Holdings in benchmark	Fund Size (EUR millions)
Equity	FTSE EPRA/NAREIT Eurozone Capped (EUR) NR	38	200
Base Currency	YTD Performance (1)	3-year Annualised Perf. (2)	Morningstar Rating
EUR	6.16 % Benchmark 0.06 %	-4.61 % Benchmark -4.66 %	★★★☆☆ 31.03.2025

(1) All figures net of fees (in EUR).

(2) Based on 365 days

PERFORMANCE (CUMULATIVE OVER 5 YEARS) (EUR) (NET)



Cumulated Performance at 30.04.2025 (%)

	YTD	1 Month	3 Months	6 Months
● FUND	6.16	6.61	2.17	1.48
● BENCHMARK	0.06	6.60	2.13	1.56

Annualised performance 365 days (%)

	1 Year	3 Years	5 Years	Since first perf (08.07.2004)
● FUND	7.08	-4.61	0.05	4.64
● BENCHMARK	6.92	-4.66	-0.01	3.32

Calendar Performance at 30.04.2025 (%)

	2024	2023	2022	2021	2020	2019	2018	2017	2016	2015
● FUND	-2.42	15.31	-32.60	6.45	-10.70	22.48	-7.20	17.55	3.02	16.90
● BENCHMARK	-2.60	15.41	-32.59	6.39	-10.87	22.23	-7.38	17.49	3.20	16.54

Source: BNP Paribas Asset Management

The value of your investments may fluctuate. Past performance is no guarantee for future results.



HOLDINGS: % OF PORTFOLIO

Main Holdings (%)

VONOVIA	10.49
UNIBAIL RODAMCO WE STAPLED UNITS	8.29
KLEPIERRE REIT SA REIT	8.07
LEG IMMOBILIEN N	7.21
GECINA SA REIT	5.93
COFINIMMO REIT SA REIT	4.31
AEDIFICA NV REIT	4.27
WAREHOUSES DE PAUW NV REIT	3.84
MERLIN PROPERTIES REIT SA REIT	3.82
COVIVIO SA REIT	3.67
No. of Holdings in Benchmark	38

by Country (%)

France	31.93
Germany	28.49
Belgium	23.56
Spain	6.93
Netherlands	3.44
Finland	3.21
Austria	1.34
Republic of Ireland	0.75
Italy	0.34
Total	100.00

by Sector (%)

Real estate	100.00
Total	100.00

Source of data: BNP Paribas Asset Management, as at 30.04.2025.

The above mentioned securities are for illustrative purpose only and do not constitute any investment recommendation.

The data as shown in the factsheets are based on official accounting data and are based on trade date.



RISK

Risk Indicator



Risk Analysis

Fund

Volatility	25.32
Ex-post Tracking Error	0.24
Period: 3 years. Frequency: monthly	

The summary risk indicator is a guide to the level of risk of this Product compared to other Products. It shows how likely it is that the Product will lose money

We have classified this Product as 5 out of 7, which is a medium-high risk class.

The risk category is justified by the investment mainly in stocks and shares, the value of which can fluctuate considerably. These fluctuations are often amplified in the short term.

Be aware of currency risk. If the currency of your account is different from the currency of this Product, the payments you will get depend on the exchange rate between the two currencies. This risk is not considered in the indicator shown above.

Other risks materially relevant to the Product not included in the summary risk indicator:

- **Liquidity risk:** this risk arises from the difficulty of selling a security at its fair value and within a reasonable period of time due to a lack of buyers.
- **Operational risk:** in the event of an operational breakdown within the management company, one of its representatives or the depositary, investors could face various disruptions (late payment, delivery etc.).

For additional details regarding the risks, please refer to the prospectus.

This Product does not include any protection from future market performance so you could lose some or all of your investment.

DETAILS

Fees		Codes		
Maximum Subscription Fee	3.00%	ISIN Code	LU0192223062	
Maximum Redemption Fee (03.05.25)	3.00%	Quotation	Bloomberg Code	Reuters code
Maximum conversion Fees	0.00%	iNAV	INEEE	N/A
Real Ongoing Charges (31.12.24)	0.40%	Euronext Paris	EEEE GR	EEE.PA
Maximum Management Fees	0.28%	Xetra	EEEE GY	EEE.DE
Index data as of 30.04.2025		Swiss Exchange	EEEE SE	EEE.S
Name	FTSE EPRA/NAREIT Eurozone Capped (EUR) NR	Key Figures (EUR)		
Bloomberg Code	NROEUE	NAV	6.83	
Reuters code	.TRIROEU	Fund Size (Euro millions)	200.34	
		Dividend (28.02.25)	0.01	

Characteristics

Legal form	Sub-fund of SICAV BNP PARIBAS EASY Luxembourg domicile
Dealing Deadline	15:30 CET STP (15:30 CET NON STP)
Recommended Investment Horizon	5 years
Benchmark	FTSE EPRA/NAREIT Eurozone Capped (EUR) NR
Domicile	Luxembourg
Launch Date	08.07.2004
Fund Manager(s)	Ashok OUTTANDY
Management Company	BNP PARIBAS ASSET MANAGEMENT Luxembourg
Delegated Manager	BNP PARIBAS ASSET MANAGEMENT Europe
Custodian	BNP PARIBAS, Luxembourg Branch
Base Currency	EUR
SFDR article	Article 6



INDEX DESCRIPTION:

The benchmark is the FTSE EPRA Nareit Eurozone Capped index published in EUR by FTSE International Limited. The composition of the index is reviewed on a quarterly basis, each Thursday following the third Friday of March, June, September and December. The index is valued daily. The majority of the index's underlying components are property sector equities listed on Eurozone stock exchanges. It is a Net Total Return index.



GLOSSARY

Equity Risk

Equity risk is "the financial risk associated with owning shares in a particular investment." Equity risk often refers to equity in companies through the purchase of shares, and generally does not refer to the risk of real estate payments or the build-up of assets in properties.

Sharpe ratio

A measure for calculating risk-adjusted return. It indicates the return earned in excess of the risk-free rate per unit of risk. It is calculated by dividing the difference between the return and the risk-free rate by the standard deviation of the return on the investment. The Sharpe ratio indicates whether the excess return was obtained thanks to good investment management or by taking additional risk. The higher the ratio, the better the risk-adjusted return.

Tracking Error

The tracking error measures the volatility of a portfolio's relative return in relation to its benchmark index.

Volatility

An asset's volatility is the standard deviation of its return. As a measure of dispersion, it evaluates the uncertainty of asset prices, which is often equated to their risk. Volatility can be calculated ex post (retrospectively) or estimated ex ante (anticipatively).

A glossary of financial terms appearing on this document can be found at <https://www.bnpparibas-am.com/en-nl/>

DISCLAIMER

This material is issued and has been prepared by BNP Paribas Asset Management Europe, Netherlands Branch (address: P.O. Box 71770, 1008 DG Amsterdam) ("BNPP AM NED"), a Dutch (asset) management company authorised by the Autoriteit Financiële Markten ("AFM") to perform the activities of the management company in the Netherlands, on the basis of the passported licence as provided by the L'Autorité des marchés financiers ("AMF") to BNP Paribas Asset Management Europe, registered with the AFM. It contains opinions and statistical data that are considered lawful and correct on the day of their publication according to the economic and financial environment at the time.

This material is produced for information purposes only and does not constitute:

1. an offer or invitation to buy nor a solicitation to sell any security or financial instrument mentioned in this material, or
2. (personalised) investment advice.

The fund is registered with the AFM pursuant to the Act on financial supervision. For this product a prospectus and a Key Information Document (KID) have been drawn up about the product, the costs and the risks. Ask for it, read it and consult the financial instrument(s)' most recent financial reports before you buy the product. The prospectus, KID and information about the product can be obtained via BNP Paribas Asset Management Europe, Netherlands Branch, Client Service, P.O. Box 71770, 1008 DG Amsterdam and via <https://www.bnpparibas-am.com/en-nl/>.

The value of your investments may fluctuate. Past performance is no guarantee for future returns. It is possible that your investment will increase in value. It is also possible, however, that your investment will generate little or no income and that, if the asset price performs poorly, you will lose some or all of your initial outlay. All products are subject to purchase and sales charges.

All information referred to in the present document is available on www.bnpparibas-am.com

Disclaimer Morningstar: Copyright © 2024 Morningstar, Inc. All Rights Reserved. The overall star rating for each fund is based on a weighted average of the number of stars assigned to it in the three-, five-, and 10-year rating periods. Morningstar stars rank from 1 to 5, with the top ranking being 5 stars. The information contained herein: (1) is proprietary to Morningstar and/or its content providers; (2) may not be copied or distributed; and (3) is not warranted to be accurate, complete or timely. Neither Morningstar nor its content providers are responsible for any damages or losses arising from any use of this information. Past performance is no guarantee of future results.

Index disclaimer

The fund(s) is/are not in any way connected to or sponsored, endorsed, sold or promoted by the London Stock Exchange Group plc and its group undertakings (collectively, the "LSE Group"), European Public Real Estate Association ("EPRA"), or National Association of Real Estate Investments Trusts ("Nareit") (together, the "Licensor Parties"). The Licensor Parties do not accept any liability whatsoever to any person arising out of the use of the fund or the underlying data.

