

Bouwinvest Dutch Institutional Retail Fund N.V.

Retail investments benefit from improving market conditions

Factsheet

Fund size
in billion

€ 1.1

Weighted average lease term
in years

5.6

Number of assets

61

Financial occupancy rate
in %

97.1

Net initial yield
in %

5.0

GRESB 2023
rating

★★★★★

Investment company with variable capital



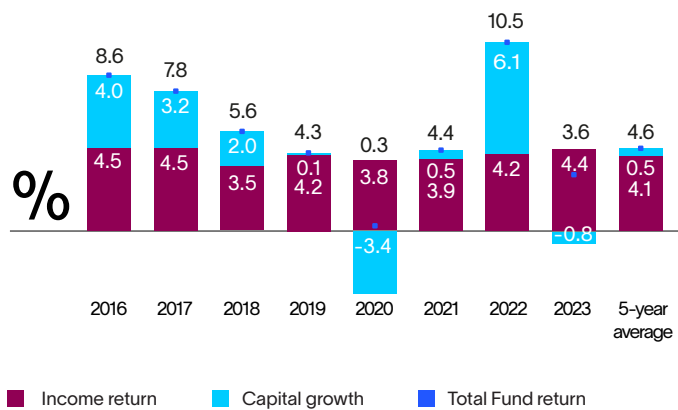
Damrak, Amsterdam

Fund strategy and facts

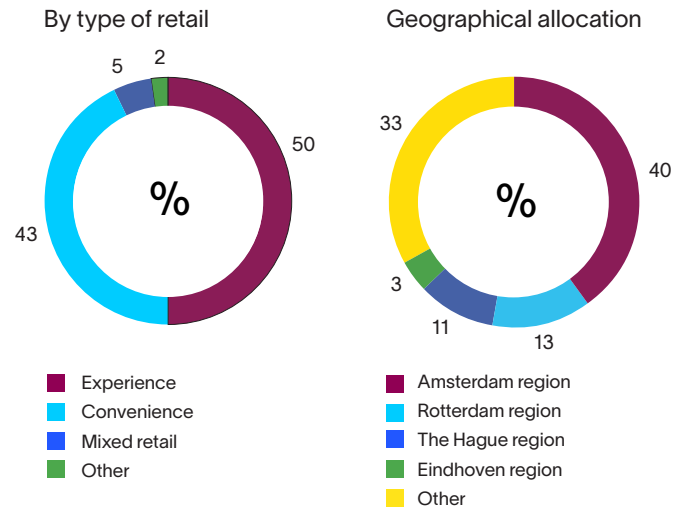
The Retail Fund focuses on high street retail properties in the Holland Metropole region (Experience), as well as neighbourhood shopping centres and standalone supermarkets throughout the Netherlands (Convenience). The Fund has continued to generate healthy returns amid strong headwinds in the past and is expected to benefit from improving market conditions.

- Launched in 2010
- Core investment style
- Target return 4.5-6.0%
- No leverage
- 7 institutional investors
- 10-year property return 6.3% (MSCI: 2.0%)
- 67% assets in Holland Metropole (G5 regions)
- 96% (floor space) BREEAM certificate
- 84% BREEAM-NL In Use Good or better
- 5 star GRESB rating (92 points)

Fund return



Portfolio composition YE 2023



Focus regions

The Netherlands for Convenience and Holland Metropole (G5 regions) for Experience



For more information

www.bouwinvest.com



George Theuvenet
Business Development Director
g.theuvenet@bouwinvest.nl
+31 (0)6 53 31 60 74



Jaap Landkroon
Director Institutional Clients
j.landkroon@bouwinvest.nl
+31 (0)6 52 58 70 27

Disclaimer – This Factsheet has been prepared solely to assist potential Shareholders in making their own evaluation of an investment in Bouwinvest Dutch Institutional Retail Fund ('Fund') and is qualified in its entirety by reference to the Fund Documents, as defined in the Terms and Conditions of the Fund. The Management Company does not make any representation or warranty as to the accuracy or completeness of the information contained in the Factsheet or any ancillary documents, nor should the Factsheet be relied upon as a promise or forecast as to the future. Any prospective Shareholder shall rely solely on its own due diligence, common judgement and business analysis in evaluating an investment in the Fund. Potential Shareholders should conduct their own investigation and analysis of the content of this Factsheet. Each prospective Shareholder should consult its own legal and tax advisors as to the requirements within the country of its residence for the purchase, holding or disposal of shares in the Fund. Each potential Shareholder shall ensure that the terms of this Factsheet remain confidential and shall not disclose to any party any information disclosed by the Management Company in or in relation to this Factsheet or otherwise in relation to the Fund. The Fund is an "Investment Fund" (beleggingsinstelling) within the meaning of Clause 1 of the Financial Markets Supervision Act (the "FMSA") (Wet op het Financieel Toezicht). The Shares in the Fund may not be sold, offered, transferred or delivered, directly or indirectly, to any person, other than a "Qualified Investor" (gekwalificeerde beleggers) within the meaning of the FMSA. The Management Company has a license within the meaning of Article 2:65 FSA and is supervised by the Authority Financial Markets and the Dutch Central Bank.