

# HIGH CONVICTION PROPERTY SECURITIES FUND

Australia's only high conviction A-REIT fund with an ESG focus.



The Pengana High Conviction Property Securities Fund believes each security has an underlying or intrinsic value and that securities become mispriced at times relative to their value and each other, and seeks to exploit such market inefficiencies by employing an active, value-based investment style to capture the underlying cashflows generated from real estate assets and/or real estate businesses.

We believe that responsible investing is important to generate long-term sustainable returns. Incorporating ESG factors alongside financial measures provides a complete view of the risk/return characteristics of our property investments.

All positions are high conviction and assessed on a risk-reward basis, resulting in a concentrated portfolio of 10-20 securities.



## CAPITAL SECURITY

Transparent NTA valuations are easily verified



## INCOME YIELD

A-REITs have reliable income derived from assets with long term leases



## SUSTAINABLE GROWTH

Rental growth indexed to CPI. A concentrated portfolio enables investment in best-positioned assets and sectors at any point in time



## LIQUIDITY

Daily priced A-REITs with market capitalisation > \$50m



## SOUND ESG

A-REITs rank highly on National Australian Built Environment Rating System (NABERS)



Signatory of:



## PLATFORM AVAILABILITY

✓ Hub24 ✓ Macquarie Wrap ✓ Mason Stevens ✓ uXchange

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