

**GPR General Index**

The GPR General Index consists of all the listed property stocks that comply to our consistently applied rules. The GPR General Index is the longest running index, with an inception date of 31 December 1983.

**Index characteristics**

Number of companies	555
Full Market Cap (USD m)	2,025,394
Average	3,649
Largest	116,924
Smallest	52
Median	1,209
% Weight Largest Company	5.77%
Top 10 Holdings (% Index Weight)	27.50%

**Index Information**

**Base date**  
31 December 1983

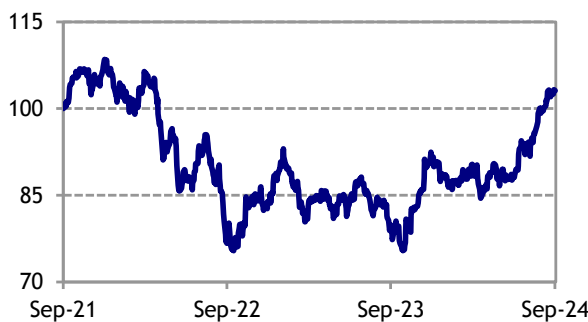
**Base value**  
100

**Calculation frequency**  
Daily

**Currencies**  
EUR, LOC and USD

**Geographies**  
World, continents, regions, zones and countries

**3-year index performance in USD**



**Index characteristics**

<b>Returns</b>	3 month	16.39%
	6 month	14.05%
	Y-T-D	12.46%
	1 year	29.05%
	annualized 3 year	1.02%

**Dividend yield**

1 year	4.05%
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**Volatility**

<b>Annualized risk</b>	1 year	0.02
	3 year	0.02

**Sectors**

Diversified, healthcare, hotel, industrial, office, other, residential and retail

**Fund types**

Open end bank funds & closed-end

**Rules for company inclusion**

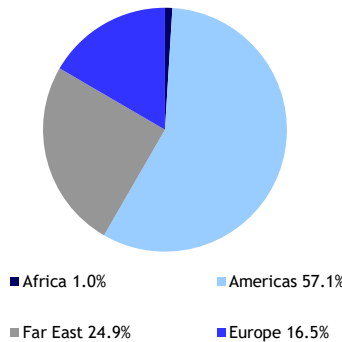
**Size**  
>50 USD million Full Market Cap

**Real estate activity**  
>75% operational turnover

**Top 10 by Full Market Cap**

Company	Full Market Cap	Weight
1 Prologis Inc	\$ 116,924	5.77%
2 Welltower OP Inc	\$ 77,989	3.85%
3 Public Storage Inc.	\$ 63,684	3.14%
4 Realty Income Corp.	\$ 55,230	2.73%
5 Simon Property Group Inc.	\$ 55,107	2.72%
6 Digital Realty Trust	\$ 52,985	2.62%
7 Extra Space Storage	\$ 38,187	1.89%
8 VICI Properties	\$ 34,881	1.72%
9 AvalonBay Communities Inc.	\$ 32,034	1.58%
10 Vonovia SE	\$ 30,057	1.48%

**Continent Breakdown**



**Rental income**

>25% operational turnover

**Sector allocation**

>60% operational turnover from one specific sector, else Diversified

**Country allocation**

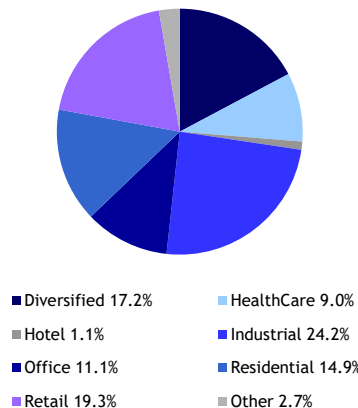
>75% operational turnover from one country (not crossing continental borders), else country of listing

**Customization possibilities**

Besides the plain vanilla indices like the GPR 250 Index, GPR 250 REIT Index, GPR General Index and the GPR General Quoted Index, Global Property Research offers a vast amount of customization possibilities.

- Any group of continents, countries or constituents can be capped or fixed to reduce or increase its weight;
- Concentration constraint imposed by the UCITS Directive can be implemented;
- All indices can be hedged partially or fully to any currency to reduce the possible currency risk;
- Dividends can be reduced using client specific Withholding Tax percentages;
- Indices can be developed not based on market capitalization, but on Fundamental Indexation factors.

**Sector Breakdown**



**GPR Indices on Data Systems**

Bloomberg  
Datastream  
DeltaOne Solutions  
EIKON  
FactSet  
Financial Express  
Fininfo  
Investment Metrics  
Macrobond Financial  
Morningstar, Inc.  
Rimes  
StatPro  
Thomson Reuters  
Vestek  
Wilshire