



Fact Sheet – Q1 2020

Riyad REIT is a closed-ended Shariah-compliant real estate investment traded fund

Fund Facts

Fund Capital	SAR 1,633,000,010
Inception Date	9 – Jun – 15
Listing Date	13 – Nov – 16
Fund Term	99 Years
Fund Currency	SAR
Dividend Distribution	Semi-annual
Valuation Frequency	Semi-annual
Percentage of Total Fees and expenses	0.46%
Fund Costs Percentage to Total Asset Value	0.24%
Rental and Operational Income on Unit Price*	2.59%

* Operational income consists of hotels net profit

Fund Fees

Management Fees	1.2% per annum (of AUM after deducting fund expenses)
Custodian Fees	SAR 100,000 per annum

Portfolio Holdings	City	Percentage
Altamyouz Center	Riyadh	3%
Vivienda	Riyadh	2%
Alizdihar Center	Riyadh	2%
The Residence	Riyadh	3%
Braira Villa Hotel	Riyadh	4%
Fursan Plaza *	Riyadh	3%
Burj Rafal Hotel	Riyadh	27%
The Academy	Riyadh	3%
Saudi Electronic University	Riyadh	6%
Ascott Hotel Tahlia	Jeddah	6%
Omnia Center	Jeddah	8%
Alshatea Towers	Dammam	4%
Ascott Corniche Alkhobar	Khobar	6%
Olaya Tower 1	Riyadh	3%
111 Pennsylvania Avenue**	Washington, D.C., USA	5%
Pioneer Headquarters **	Dallas, TX, USA	4%
350 Rhode Island **	San Francisco, CA, USA	9%
Two Washingtonian **	Washington, D.C., USA	2%

* Under Development

** By investing in a share and diverse real estate portfolio outside The Kingdom

Fundamental, material or significant changes

1. Riyad REIT and Marriott International to operate its Burj Rafal Hotel in Riyadh under the name JW Marriot Riyadh
2. Availability of the Annual Financial Report of Riyad REIT Fund for the Financial Year Ending on (2019-12-31) to the Public
3. Availability of Riyad REIT Semi-Annual Valuation Reports for the Second Half of 2019

Disclaimer

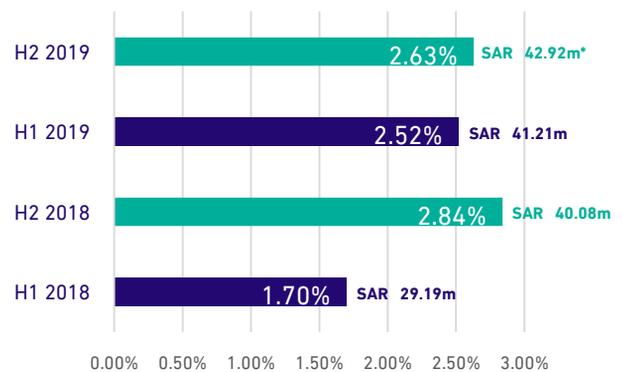
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Performance of the Unit Price (SAR)

	End of Quarter	1 month	3 months	6 months	9 months	YTD
Unit Price	7.90	8.5	8.71	8.02	8.08	7.67
NAV	9.66	9.66	9.66	9.84	9.84	9.94



Dividends Distribution



*Distribution of cash dividends to Riyad REIT Fund unit holders for the second half of 2019

Leverage Ratio

