

IMPORTANT NOTE:

- Samsung S&P High Dividend APAC ex NZ REITs ETF (the "ETF") is a sub-fund of the Samsung ETFs Trust II ("Trust"), which is an umbrella unit trust established under Hong Kong law. The ETF aims to provide investment results that, before fees and expenses, closely correspond to the performance of the S&P High Yield Asia Pacific-Ex New Zealand REITs Select Index (Net Total Return) ("Index").
- Investment involves risk, including the loss of principal. Historical performance does not indicate future performance.
- The ETF could be subject to certain key risks such as risks of Asia Pacific market real estate sector concentration risks; Risk associated with investments in REITs; Real estate sector risk; Asia Pacific market risks; New index risks; Other currency distribution risks; Multi-counter risks, etc. Please note that the above listed investment risks are not exhaustive. Investors should refer to the prospectus of Samsung S&P High Dividend APAC ex NZ REITs ETF for details, including the product features and risk factors. Investors should not base on this material alone to make investment decisions.
- The Manager may at its discretion pay distributions out of capital, or effectively out of capital, of the ETF, amounting to a return or withdrawal of part of an investor's original investment or from any capital gains attributable to that original investment, resulting in an immediate reduction of the NAV per unit.

Samsung S&P High Dividend APAC ex NZ REITs ETF

3187 HKD counter / 9187 USD counter



August 2021

FUND INFORMATION

ETF NAME

- Samsung S&P High Dividend APAC ex NZ REITs ETF

BENCHMARK

- S&P High Yield Asia Pacific-Ex New Zealand REITs Select Index (Net Total Return)

STRATEGY

- Primarily Full Replication, Manager may pursue Representative Sampling Replication

MANAGEMENT FEE

- 0.65% p.a.

LISTING DATE

- 15 October 2020

DISTRIBUTION POLICY

- Quarterly (Usually in March, June, September and December) subject to Manager's discretion.

EXCHANGE

- HKEX – Main Board

TRADING CURRENCY

- 3187 – HKD
- 9187 – USD

TRADE LOT

- 200 units

CREATION/REDEMPTION SIZE

- 200,000 units (or multiples thereof)

ISIN Code

- 3187: HK0000656956
- 9187: HK0000656964

Bloomberg Code

- 3187 HK
- 9187 HK



INVESTMENT STRATEGY

30 REITs listed in developed markets across Asia Pacific (excluding New Zealand) with the highest trailing 12-month dividend yield¹.

KEY FEATURES

- **First REITs ETF in Hong Kong**
- Provides attractive dividend income¹ in a low-yield environment: the ETF starts paying out dividend in 2021 and latest semi-annual dividend yield was 2.21%² as of 31 Aug 2021
- Latest index indicated yield was 4.77%³ as of 31 Aug 2021
- Holdings are diversified across multiple sectors from office and apartment buildings to hotels, warehouses, hospitals, shopping centers, parking lots, etc. with business spanning from just Asia to US and Europe.
- Provides a low-cost tool to conveniently invest in the property sector across multiple geo-markets
- Low correlation with broad market indices historically
- Captures the potential post COVID-19 rebound

¹Based on index methodology of S&P High Yield Asia Pacific-Ex New Zealand REITs Select Index (Net Total Return) compiled by S&P Dow Jones Indices. A positive distribution yield does not imply a positive return. Dividend amount or dividend rate is not guaranteed.

²Source: Samsung Asset Management (Hong Kong) Limited. Dividend yield is calculated by 2021 total semiannual dividend payout (USD) / NAV of 9187 as of 31 Aug 2021.

³Source: S&P Dow Jones Indices, 31 Aug 2021



SAMSUNG
ASSET MANAGEMENT

GICS SUB INDUSTRY BREAKDOWN

GICS Sub Industry	Weighting
Diversified REITs	37.00%
Retail REITs	34.40%
Industrial REITs	15.71%
Office REITs	12.89%

GICS : Global Industry Classification Standard

Source: Bloomberg, as of 31 Aug 2021

DIVIDEND HISTORY

Ex-Dividend Date	Record Date	Distribution Payment Date	Dividend Per Unit (USD)
22 Jun 2021	23 Jun 2021	30 Jun 2021	0.0205
19 Mar 2021	22 Mar 2021	29 Mar 2021	0.0430

Source: Samsung Asset Management (HK) Ltd, as of 31 Aug 2021

LISTING PLACE BREAKDOWN

Listing Place	Weighting
Australia	35.72%
Japan	32.41%
Singapore	31.87%

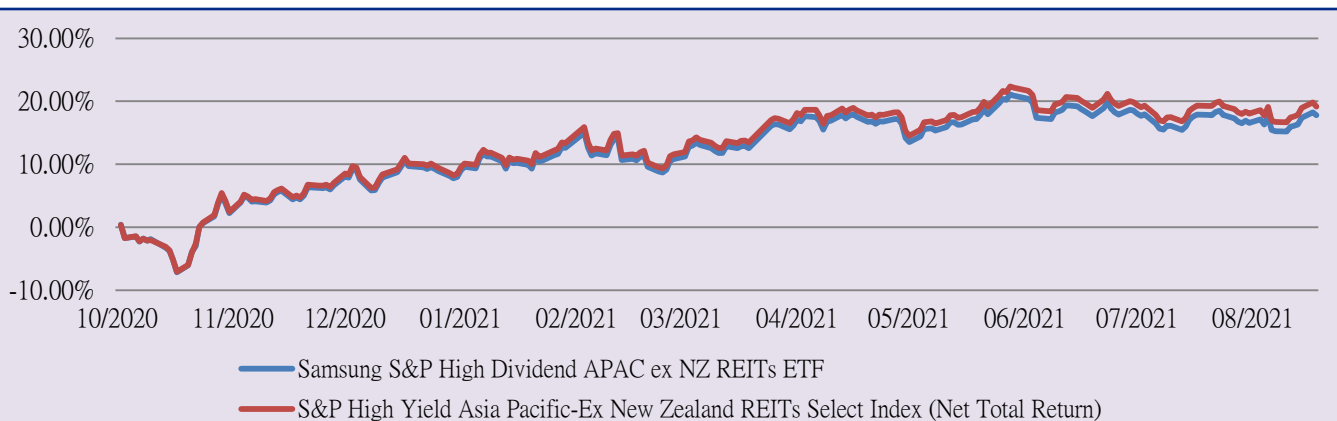
Source: Bloomberg, as of 31 Aug 2021

TOP 10 HOLDINGS

REIT Name	Listing Place	Weighting
DEXUS/AU	AUSTRALIA	8.12%
STOCKLAND	AUSTRALIA	7.83%
ASCENDAS REAL ESTATE INV TRT	SINGAPORE	7.19%
NOMURA REAL ESTATE MASTER FU	JAPAN	7.09%
CAPITALAND INTERGRATED COMMER	SINGAPORE	6.74%
GPT GROUP	AUSTRALIA	6.63%
JAPAN METROPOLITAN FUND INVE	JAPAN	6.53%
VICINITY CENTRES	AUSTRALIA	4.75%
UNITED URBAN INVESTMENT CORP	JAPAN	4.25%
MAPLETREE INDUSTRIAL TRUST	SINGAPORE	4.10%

Source: Bloomberg, as of 31 Aug 2021

CUMULATIVE RETURN (%)¹



Return (%)	1M	3M	6M	1Y	YTD	Calendar Year				
						2016	2017	2018	2019	2020
Fund	-0.07%	0.56%	6.44%	-	7.36%	-	-	-	-	-
Index²	-0.10%	0.75%	7.02%	-	8.21%	-	-	-	-	-

Source: Samsung Asset Management (Hong Kong) Limited, as of 31 Aug 2021

Footnote: 1. Fund performance is calculated on NAV to NAV basis in USD and assumes dividend reinvestment; 2. The fund's underlying index is S&P High Yield Asia Pacific-Ex New Zealand REITs Select Index (Net Total Return) (SPHYARUN)

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