

abrdn SICAV II - Global Real Estate Securities Sustainable Fund

This is a marketing communication. Please refer to the Prospectus of the UCITS/Information document and the Key Investor Information Document (KIID) or Key Information Document (KID) as applicable before making any final investment decisions. Effective 30th January 2023 fund name has changed from Global REIT Focus Fund to Global Real Estate Securities Sustainable Fund.

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29 February 2024

Objective

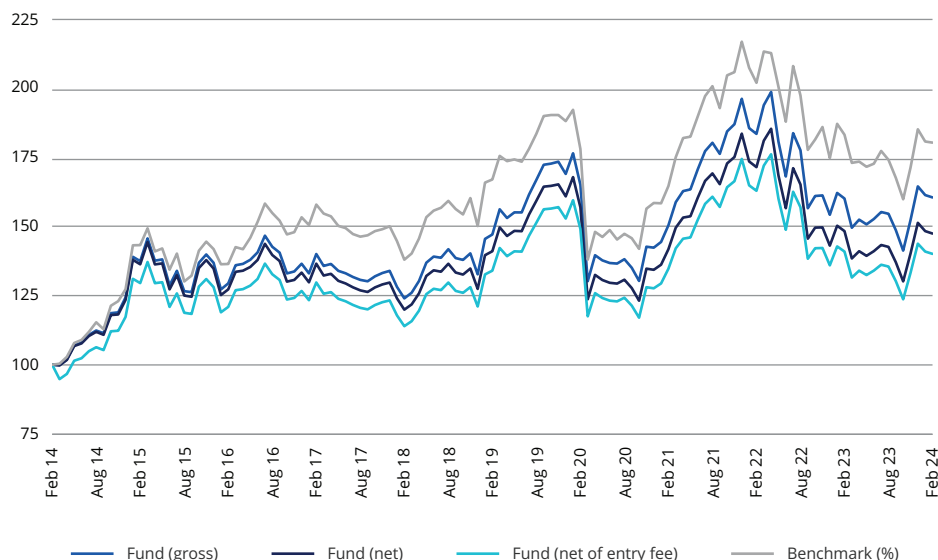
The Fund aims to provide long term growth from a combination of income and capital growth by investing in listed real estate investment trusts (REITs) and companies principally engaged in real estate activities (together "Real Estate Companies") on a global basis, which adhere to the abrdn Global Real Estate Securities Sustainable Investment Approach (the "Investment Approach").

The Fund aims to outperform the FTSE EPRA Nareit Developed Net Return Index (EUR) benchmark before charges.

Portfolio securities

- The fund invests at least 90% in listed closed ended real estate investment trusts ("REITs") or securities and companies principally engaged in real estate activities on a global basis.
- Investment in all Real Estate Companies will follow the Investment Approach.
- The Fund aims to have a positive tilt towards sustainable leaders with at least 50% of the fund invested in companies with best in class ESG credentials addressing global environmental and societal challenges ("Sustainable leaders"). As a minimum, Real Estate Companies will be expected to have ESG credentials that are considered average within the region they operate to be considered for investment.
- The abrdn ESG House Score is used to quantitatively identify and exclude those companies exposed to the highest ESG risks. Additionally, abrdn apply a set of company exclusions to rule out a narrow, defined list of unacceptable activities and behaviours which are related to the UN Global Compact, State Owned Enterprises (SOE), Weapons, Tobacco, Thermal Coal, Oil & Gas and Electricity Generation. Taken together, the fund will exclude at least 20% of the benchmark investment universe. More detail on this overall process is captured within the Investment Approach, which is published at www.abrdn.com under "Fund Centre".
- Financial derivative instruments, money-market instruments and cash may not adhere to this approach.

Performance



Cumulative and annualised performance

	1 month	6 months	Year to date	1 year	3 years (p.a.)	5 years (p.a.)	10 years (p.a.)
Fund (gross) (%)	-0,53	3,83	-2,43	0,25	2,18	1,76	4,85
Fund (net) (%)	-0,60	3,39	-2,57	-0,60	1,31	0,90	3,97
Fund (net of entry fee) (%)	-5,57	-1,78	-7,44	-5,57	-0,40	-0,13	3,44
Benchmark (%)	-0,22	3,59	-2,61	-1,56	3,09	1,55	6,09

Discrete annual returns - year to 29/2

	2024	2023	2022	2021	2020	2019	2018	2017	2016	2015
Fund (gross) (%)	0,25	-12,78	22,01	-8,90	12,25	18,67	-11,48	8,24	-5,89	37,58
Fund (net) (%)	-0,60	-13,52	20,97	-9,67	11,30	17,67	-12,23	7,33	-6,63	36,41
Fund (net of entry fee) (%)	-5,57	-17,84	14,92	-14,18	5,74	11,78	-16,62	1,97	-11,32	29,60
Benchmark (%)	-1,56	-9,32	22,72	-7,54	6,62	21,07	-12,64	15,77	-4,77	43,38

Performance Data: Share Class D Acc EUR

Benchmark history: Benchmark – FTSE EPRA Nareit Developed Net Index (EUR) from 30/01/2023. FTSE EPRA Nareit Developed Index (EUR) from 08/10/2009 to 29/01/2023

Source: abrdn. Basis: Total Return, NAV to NAV, net of annual charges, gross income reinvested, (EUR).

Costs may increase or decrease as a result of currency and exchange rate fluctuations. This may impact what you might get back. "Fund (Net)" refers to the actual unit price performance of the shareclass shown; "Fund(Gross)" adds back charges such as the annual management charge to present performance on the same basis as the Benchmark / Benchmark / portfolio constraining benchmark. All return data includes investment management fees, operational charges and expenses, and assumes the reinvestment of all distributions. The returns provided do not reflect the initial sales charge and, if included, the performance shown would be lower.

Net of Entry Fee is Fund Net after taking into account the maximum initial charge and costs incurred at fund level.

The customer level accruing costs (e.g. custody account fees or brokerage fees) and the front-end load are not taken into account and, if included, the performance shown would be lower.

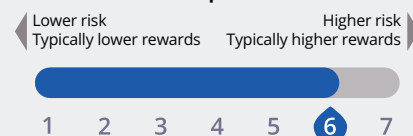
Past performance does not predict future returns.



Key facts

Fund manager(s)	Svitlana Gubriy
Fund managers start date	26 January 2007
Fund launch date	26 January 2007
Share class launch date	26 January 2007
Management company	abrdn Investments Luxembourg S.A.
Fund size	EUR 181,3m
Number of holdings	67
Benchmark	FTSE EPRA Nareit Developed Net Index (EUR)
Entry charge (up to) ¹	5,00%
Annual management charge	0,85%
Ongoing charge figure ²	0,97%
Minimum initial investment	EUR 1.500.000
Fund type	SICAV
Valuation point	13:00 (LUX time)
Base currency	EUR
Share class currency	EUR
Sedol	BH89CJ0
ISIN	LU0277137773
Bloomberg	SLGRDCE LX
Citicode	DWS5
Valoren	3625606
WKN	A0MRTG
Domicile	Luxembourg

Risk and reward profile



This indicator reflects the volatility of the fund's share price over the last five years. See the relevant UCITS Key Investor Information Document (KIID) or PRIIP Key Information Document for details.

Key risks

- The value of investments and the income from them can fall and investors may get back less than the amount invested.
- The fund invests in equity and equity related securities. These are sensitive to variations in the stock markets which can be volatile and change substantially in short periods of time.
- A concentrated portfolio may be more volatile and less liquid than a more broadly diversified one. The fund's investments are concentrated in a particular country or sector, or closely related group of industries or sectors.
- Dividend payment policies of the REITs in which the fund invests are not representative of the dividend payment policy of the fund.
- Applying ESG and sustainability criteria in the investment process may result in the exclusion of securities within the fund's benchmark or universe of potential investments. The interpretation of ESG and sustainability criteria is subjective meaning that the fund may invest in companies which similar funds do not (and thus perform differently) and which do not align with the personal views of any individual investor.

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Management process

- The Fund is actively managed.
- The Fund promotes environmental and social characteristics but does not have a sustainable investment objective. Investment in REITs or securities and companies principally engaged in real estate activities will follow the Investment Approach. Through the application of this approach the fund has an expected minimum of 20% in Sustainable Investments. It also targets an ESG rating that is better than the benchmark.
- Engagement with external company management teams is used to evaluate the ownership structures, governance and management quality of those companies in order to inform portfolio construction.
- The benchmark is used as a reference point for portfolio construction and as a basis for setting risk constraints but does not incorporate any sustainable criteria.
- In order to achieve its objective, the fund will take positions whose weightings diverge from the benchmark and may invest in securities which are not included in the benchmark. The investments of the Fund may deviate significantly from the components of and their respective weightings in the benchmark.
- Due to the Fund's risk constraints, the Fund's performance profile is not ordinarily expected to deviate significantly from that of the benchmark over the longer term.

Top Ten Holdings

Prologis Inc	9,1
Equinix Inc	6,3
Welltower Inc	4,4
Digital Realty Trust Inc	4,2
Simon Property Group Inc	3,6
Public Storage	3,5
AvalonBay Communities Inc	3,3
Realty Income Corp	2,8
VICI Properties Inc	2,4
Mitsui Fudosan Co Ltd	2,1
Assets in top ten holdings	41,7

Source : abrdn 29/02/2024

Figures may not always sum to 100 due to rounding.

Country (%)

United States of America	65,9	<div></div>
Japan	8,4	<div></div>
United Kingdom	3,9	<div></div>
Australia	3,4	<div></div>
Singapore	3,0	<div></div>
France	2,3	<div></div>
Germany	1,9	<div></div>
Belgium	1,7	<div></div>
Other	6,1	<div></div>
Cash	3,3	<div></div>

(f) The use of derivatives carries the risk of reduced liquidity, substantial loss and increased volatility in adverse market conditions, such as a failure amongst market participants. The use of derivatives may result in the fund being leveraged (where market exposure and thus the potential for loss by the fund exceeds the amount it has invested) and in these market conditions the effect of leverage will be to magnify losses.

Risk stats

Alpha^	0,65
Benchmark Volatility (SD)^	16,89
Beta^	0,97
Fund Volatility (SD)^	16,51
Information Ratio^	0,32
R-Squared^	0,99
Sharpe Ratio^	0,10
Tracking Error^	1,75

Source : abrdn. ^ Three year annualised.

Derivative usage

- The Fund may utilise financial derivative instruments for hedging and/or investment purposes, or to manage foreign exchange risks, subject to the conditions and within the limits laid down by applicable laws and regulations. The use of derivatives for hedging and/or investment purposes is expected to be very limited, mainly in those cases where there are significant inflows into the Fund so that cash can be invested while the Fund's investments in listed closed ended REITs or securities and companies principally engaged in real estate activities is maintained.

A summary of investor rights can be found in English on our website - www.abrdn.com/corporate/legal. To help you understand this fund and for a full explanation of risks and the overall risk profile of this fund and the shareclasses within it, please refer to the Key Investor Information Documents available in the local language, and Prospectus available in English, which are available on our website www.abrdn.com. The Prospectus also contains a glossary of key terms used in this document. The Fund Management company may terminate arrangements for marketing the fund under the Cross-border Distribution Directive denotification process.

This Fund concerns the acquisition of units or shares in a fund, and not in a given underlying asset such as a building or shares of a company.

¹These are the maximum charges that we might take out of your money before it is invested. In some cases, the charges may be less and you should speak to your financial advisor about this.

²The Ongoing Charge Figure (OCF) is the overall cost shown as a percentage of the value of the assets of the fund. It is made up of the Annual Management Charge (AMC) of 0.85% and other charges. It does not include any initial charges or the cost of buying and selling stocks for the fund. The Ongoing Charges figure can help you compare the annual operating expenses of different funds. There are other applicable costs. The other operating charges figure (OOC) is the total expenses paid by each share class, against its average net asset value. This includes the annual management charge, the other operating expenses and any synthetic element to incorporate the ongoing charges of any underlying qualifying investments. The OOC can fluctuate as underlying costs change. Where underlying costs have changed, the OOC disclosed in the Fund offering Documents will be updated to reflect current changes.

The Fund is a Luxembourg-domiciled UCITS fund, incorporated as a Société Anonyme and organized as a Société d'Investissement à Capital Variable (a "SICAV"). The Fund has been authorised for public sale in certain jurisdictions and private placement exemptions may be available in others. It is not intended for distribution or use by any person or entity that is a citizen or resident of or located in any jurisdiction where such distribution, publication or use would be prohibited.

The information contained in this marketing document is intended to be of general interest only and should not be considered as an offer, investment recommendation or solicitation to deal in the shares of any securities or financial instruments. Subscriptions for shares in the fund may only be made on the basis of the latest prospectus, relevant Key Investor Information Document (KIID) or Key Information Document (KID) as applicable and, in the case of UK investors, the Supplementary Information (SID) for the fund which provides additional information as well as the risks of investing. These may be obtained free of charge from the Fund Management company abrdn Investments Luxembourg S.A. 35a, Avenue J.F. Kennedy, L-1855 Luxembourg or the local paying agents detailed below. All documents are also available on www.abrdn.com. Prospective investors should read the prospectus carefully before investing.

In Switzerland the prospectus, Key Investor Information Document (KIID) or Key Information Document (KID) as applicable, the articles of incorporation, the annual and semi-annual report in German, and further information can be obtained free of charge from the representative in Switzerland: Carnegie Fund Services S.A., 11, rue du Général-Dufour, CH-1204 Geneva, Switzerland, web: www.carnegie-fund-services.ch. The Swiss paying agent is: Banque Cantonale de Genève, 17, quai de l'Île, CH-1204 Geneva. The latest share prices can be found on www.fundinfo.com.

In Italy these documents can be obtained from the Paying Agent, State Street Bank S.p.A, 10 Via Ferrante Aporti, 20125 Milano.

In Germany these documents can be obtained from the Paying Agent Marcard, Stein & Co. AG, Ballindamm 36, D-20095 Hamburg, in Austria from the Fund's Representative and Paying Agent Raiffeisen Zentralbank Österreich Aktiengesellschaft, Am Stadtpark 9, A-1030 Wien.

In France, these documents can be obtained from the Centralising Correspondent Agent : CACEIS Bank, 1-3 Place Valhubert, Paris Cedex 13, France.

In Belgium, these documents can be obtained from the Fund's Paying Agent , BNP Paribas Securities Services, Succursale de Bruxelles, 489, Avenue Louise, 1050 Bruxelles.

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