



Fact Sheet – Q2 2020

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

Fund Facts

Fund Capital	SAR 1,633,000,010
Net Asset Value	SAR 1,658,025,000
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	0.37%
Fund Costs Percentage to Total Asset Value	0.25%
Rental and Operational Income on Unit Price*	1.90%

* 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%
Bairra 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

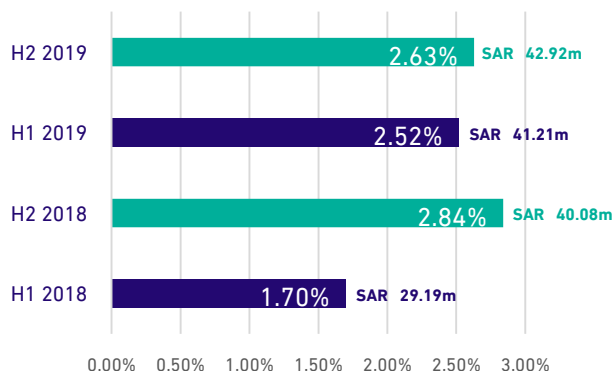
** By investing in a share and diverse real estate portfolio outside The Kingdom

Performance of the Unit Price (SAR)

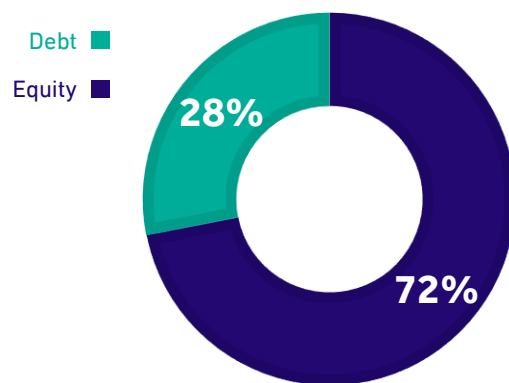
	End of Quarter	1 month	3 months	6 months	9 months	YTD
Unit Price	7.97	7.90	8.5	8.71	8.02	8.08
NAV	9.66	9.66	9.66	9.66	9.84	9.84



Dividends Distribution



Leverage Ratio



Fundamental, material or significant changes

- Announcing a Material Development to Riyad REIT Fund - Monitoring the impact of the COVID-19 pandemic
- Announcing the availability of the Annual Report of Riyad REIT for the period ending 31 December 2019

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