

# Al-Jazira REIT Fund

Second Quarter Report for the year 2024

الجزيرة كابيتال  
ALJAZIRA CAPITAL الجزيرة للأسواق المالية



| Borrowing Ratio | Period in Days | Due date | NAV per unit | Performance - based on NAV | Closing Price | Performance - based on TASI prices | Rental income to unit price - %age | Cost to Total Assets Ratio | Total Assets Value | Net Assets Value |
|-----------------|----------------|----------|--------------|----------------------------|---------------|------------------------------------|------------------------------------|----------------------------|--------------------|------------------|
| 0.00%           | ---            | ---      | 7.62         | 1.04%                      | 16.30         | -10.04%                            | 3.20%                              | 2.64%                      | SAR 92,873,499     | SAR 89,875,351   |

## Detailed Fees

| Expense Type         | Amount         | Expense Ratio | Cap Limit |
|----------------------|----------------|---------------|-----------|
| Custody              | 12,639         | 0.05%         | 0.10%     |
| Management           | 202,606        | 0.87%         | 0.90%     |
| Collection           | 52,272         | 0.23%         | ---       |
| Valuations           | -              | 0.00%         | ---       |
| Property Maintenance | -              | 0.00%         | ---       |
| Registration         | 54,699         | 0.24%         | ---       |
| Listed               | 16,860         | 0.07%         | ---       |
| Audit                | 8,726          | 0.04%         | 50,000    |
| CMA                  | 1,870          | 0.01%         | 7,500     |
| Board Members        | 5,485          | 0.02%         | 22,000    |
| Performance          | -              | 0.00%         | ---       |
| Depreciation         | 230,954        | 0.99%         | ---       |
| Eda'a                | -              | 0.00%         | ---       |
| Others               | 27,629         | 0.12%         | 0.25%     |
| <b>Total</b>         | <b>613,740</b> | <b>2.64%</b>  |           |

## List of Real-Estate in Fund's Portfolio

| Ser. | Name       | Warehouses No. | Total Size | Percentage | Occupancy Percentage |
|------|------------|----------------|------------|------------|----------------------|
| 1    | Compound 1 | 10             | 10,584     | 16.18%     | 100.00%              |
| 2    | Compound 2 | 12             | 10,000     | 15.29%     | 100.00%              |
| 3    | Compound 3 | 10             | 11,229     | 17.17%     | 100.00%              |
| 4    | Compound 4 | 10             | 10,671     | 16.32%     | 100.00%              |
| 5    | Compound 5 | 12             | 12,507     | 19.12%     | 100.00%              |
| 6    | Compound 6 | 10             | 10,414     | 15.92%     | 100.00%              |

## Statement of Distributed Profits - Since Inception

| Announcement Period | Distributions | Existing Units | Dist. Per Unit | % of Funds NAV | Due Date  |
|---------------------|---------------|----------------|----------------|----------------|-----------|
| Q4-2017             | 2,950,000     | 11,800,000     | 0.2500         | 2.44%          | 8-Nov-17  |
| Q3-2018             | 5,900,000     | 11,800,000     | 0.5000         | 4.86%          | 25-Jul-18 |
| Q2-2019             | 5,900,000     | 11,800,000     | 0.5000         | 5.13%          | 25-Jun-19 |
| Q4-2020             | 3,540,000     | 11,800,000     | 0.3000         | 3.60%          | 15-Oct-20 |
| Q4-2021             | 4,000,000     | 11,800,000     | 0.3390         | 4.70%          | 5-Dec-21  |
| Q4-2022             | 3,450,000     | 11,800,000     | 0.2924         | 4.04%          | 17-Oct-22 |
| Q4-2023             | 4,019,000     | 11,800,000     | 0.3406         | 4.58%          | 20-Nov-23 |

## A statement of the changes that affected the fund's function during the quarter

Not applicable

## Statement of Distributed Profits for Q2 2024

| Announcement Period | Distributions | Existing Units | Dist. Per Unit | % of Funds NAV | Due Date |
|---------------------|---------------|----------------|----------------|----------------|----------|
| Q2-2024             | -             | 11,800,000     | -              | 0.00%          |          |

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