Xtrackers by DWS

Factsheet

Marketing Material

Xtrackers FTSE Developed Europe Real Estate UCITS ETF 1C

A sub fund of Xtrackers

This factsheet is as at January 31, 2025 unless otherwise specified

At a Glance

- Direct investment in Listed European Real Estate
- Provides diversified exposure to European Real Estate holding and development companies, as well as REITs
- Sector Specific Exposure

Fund information

ISIN	LU0489337690
Share class currency	EUR
Fund Currency	EUR
Fund launch date	25.03.2010
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Domicile	Luxembourg
Portfolio Methodology	Direct Replication (physically)
Custodian	State Street Bank International GmbH, Luxembourg Branch
All-in fee[1]	0.33% p.a.
Income treatment	Capitalizing
NAV per Share	EUR 23.25
Total Fund Assets	EUR 817.31 Million
Total Shares Outstanding	35.15 Million
Reporting Fund	Yes

[1] A Glossary can be found on etf.dws.com.

Performance

» Historical Performance (online)

Listing and trading information

Exchange	Bloomberg Ticker	Reuters RIC	Trading Currency
Borsa Italiana	XDER IM	XDER.MI	EUR
BX Swiss	XDER BW	XDER.BN	CHF
London Stock Exchange	XDER LN	XDER.L	GBX
XETRA	D5BK GY	D5BK.DE	EUR

Key Risks

The value of your investment may go down as well as up and past performance does not predict future returns. Investor capital may be at risk up to a total loss. The Fund is exposed to the currency markets which may be highly volatile. Large price swings can occur in such markets within very short periods and may result in your investment suffering a loss.
The performance of the Fund is linked to shares of companies principally engaged in the property sector which involves special risks including: the cyclical nature of property values, changes in the general economic climate, local conditions and market rental rates, attractiveness and location of the relevant properties, the financial circumstances of the tenants and changes in operational costs including (without limit) the costs of maintenance and insurance.
The value of an investment in shares will depend on a number of factors including, but not limited to, market and economic conditions, sector, geographical region and political events,The Fund is exposed to market movements in a single country or region which may be adversely affected by political or economic developments, government action or natural events that do not affect a fund investing in broader markets.
The Fund has a focus on a single or narrow range of industry, sector or types of companies and performance may not reflect a rise in broader markets.

Index key facts

Index name	FTSE EPRA/NAREIT DEVELOPED EUROPE REAL ESTATE TR INDEX
Index provider	FTSE International Limited
Bloomberg symbol	NEPRA
Index base currency	EUR
Number of Index constituents	104

Source: Index Provider

Reference Index key features

The FTSE EPRA/NAREIT Developed Europe Net Total Return Index aims to reflect the performance of the following market:
- Listed real estate companies and REITS listed in Developed Europe
- The largest and most liquid companies
- Weighted by free-float adjusted market capitalisation
- Quarterly index review

Additional information on the index, selection and weighting methodology is available at www.ftse.com

Top 10 ETF constituents

Issuer	ISIN	Weight
VONOVIA	DE000A1ML7J1	10.42%
SEGRO REIT PLC	GB00B5ZN1N88	5.88%
SWISS PRIME SITE AG	CH0008038389	4.26%
UNIBAIL RODAMCO WE STAPLED UNITS	FR0013326246	4.17%
PSP SWISS PROPERTY AG	CH0018294154	3.26%
LEG IMMOBILIEN N	DE000LEG1110	2.96%
KLEPIERRE REIT SA	FR0000121964	2.95%
LAND SECURITIES GROUP REIT PLC	GB00BYW0PQ60	2.56%
GECINA SA	FR0010040865	2.45%
FASTIGHETS BALDER CLASS B	SE0017832488	2.41%

Source: DWS

About Xtrackers by DWS

DWS Xtrackers Exchange Traded Funds (ETFs) initially launched in 2007 as a specialist in swap-based index replication. Following a period of rapid growth, the Xtrackers ETF platform subsequently evolved into one of Europe's largest providers of physical replication ETFs. We have continually developed our ETFs to provide investors with a comprehensive set of quality investment tools for efficient portfolio allocation.

Today Xtrackers ETFs are listed on eleven stock exchanges globally and have over EUR 248 billion[1] in assets under management (AUM) making Xtrackers the largest European-headquartered provider of ETFs by AUM[2].

There are over 230 Xtrackers ETFs available, covering a wide range of asset classes and investment exposures.

Xtrackers central tenet is to provide a broad range of efficient, high quality index trackers for our investors.

[1] Source: DWS, January 31, 2025

[2] Source: Deutsche Bank ETF Research

Further information on Xtrackers

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Additional information

A Glossary of Terms is available at Xtrackers.com.

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Any investment decision in relation to a fund should be based solely on the latest version of the prospectus, the audited annual and, if more recent, un-audited semi-annual reports and the Key Information Document (KID or Basisinformationsblatt ("BIB")), all of which are available in English upon request to DWS Investment S.A., 2, Boulevard Konrad Adenauer, L-1115 Luxembourg or on www.Xtrackers.com. Investors can also request these documents from the registered office of the Swiss Representative at DWS CH AG, Hardstrasse 201, CH-8005 Zurich or on https://etf.dws.com/en-ch/ in English and https://etf.dws.com/de-ch/ in German. In respect of the units offered in Switzerland, the place of performance is the registered office of the Representative. The place of jurisdiction shall be at the registered office of the Representative or at the registered office or domicile of the investor. A summary of investor rights is available at www.etf.dws.com under "About Us – How to Complain?".

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