

Fee Summary	Value
Lightyear – Execution Fee	€1.00
Lightyear – FX fee	0.35%
Product – Transaction Costs	0.05%
Product – Performance Fees	20% of adjusted return*
Product – Ongoing charges	1.13%

How fees can affect your performance (same currency investment)

Hypothetical example assuming investing €5000 for 5 years with 4.5% underlying growth of the instrument

	5 year % of initial investment	Value in EUR
Execution Fees (one-off)	0.04%	€2.00
FX fee (one-off)	0%	€0.00
Lightyear Fees total	0%	€2.00
Transaction Costs (on-going)	0.27%	€13.36
Performance Fees*	0.00%	€0.00
Ongoing charges (on-going)	6.04%	€301.88
Product Fees total	6.30%	€515.24
Total after 5 years		€5,885.99
Total impact of fees	-6.90%	-€344.92
Total after 5 years without fees		€6,230.91

How fees can affect your performance (including FX transaction)

Hypothetical example assuming investing €5000 for 5 years with 4.5% underlying growth of the instrument

	5 year % of initial investment	Value in EUR
Execution Fees (one-off)	0.04%	€2.00
FX fee (one-off)	0.35%	€17.50
Lightyear Fees total	0%	€19.50
Transaction Costs (on-going)	0.27%	€13.32
Performance Fees*	0.00%	€0.00
Ongoing charges (on-going)	6.02%	€300.77
Product Fees total	6.28%	€314.09
Total after 5 years		€5,864.18
Total impact of fees	-7.33%	-€366.73
Total after 5 years without fees		€6,230.91

*Details of the performance fees per Annual report: EFTEN Real Estate Fund AS and EFTEN Capital AS have entered into a management contract, according to which the success fee is calculated based on the growth of the adjusted share closing prices on the stock exchange for the last two years, adjusting the closing prices of the trading day by dividends paid, income tax on dividends and minimum expected yield (the minimum expected yield is 10% of the closing price of the last trading day). The success fee is equal to 20% of the change in the closing price of the last trading day of the current and the previous reporting year, multiplied by the number of shares of the Fund. In this example the minimum yield is not met, so no performance fee is paid

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