

# FUNDFACTS

OASIS CRESCENT



GLOBAL INVESTMENT FUNDS (UK) ICVC

MANAGED BY OASIS CRESCENT WEALTH (UK) LTD.

## OASIS CRESCENT GLOBAL PROPERTY EQUITY FUND

▲ FEBRUARY - 2025

<b>Fund Manager</b>	Adam Ebrahim	<b>Min. Initial Investment</b>	USD 5000
<b>Launch Date</b>	11 December 2020	<b>Min. Additional Investment</b>	USD 1000
<b>Risk Profile</b>	Medium to High	<b>Fund Size</b>	USD 85.63M
<b>Benchmark</b>	Global REIT Blended Index Benchmark	<b>Total Expense Ratio</b>	2.07%

The Oasis Crescent Global Property Equity Fund (the Fund or OCGPEF) is a Shari'ah compliant global property equity fund that seeks to provide ethical investors with a superior property equity investment product that conforms to moral and cultural beliefs.

### Cumulative Returns

Cumulative Returns	Oct-Dec 2006	2007	2008	2009	2010	2011	2012	2013	2014	2015	2016	2017	2018	2019	2020	2021	2022	2023	2024	YTD FEB 2025	Return Since Inception	
																					Cum	Ann
Oasis Crescent Global Property Equity Fund	4.5	3.4	(53.3)	45.9	22.2	(4.3)	25.6	5.7	12.5	(0.5)	(0.5)	11.3	(16.1)	14.6	(11.1)	32.7	(29.8)	18.0	6.4	4.2	47.5	2.1
Global REIT Blended Index Benchmark	18.6	(22.8)	(43.0)	40.0	15.0	(4.7)	30.3	13.3	21.4	6.6	(3.9)	12.0	(13.5)	26.4	(10.6)	24.7	(31.6)	16.7	(6.9)	4.4	55.8	2.4

The Fund was launched following Oasis Crescent Global Property Equity Fund's (a sub-fund of Oasis Crescent Global Investment Fund (Ireland) Plc and hereinafter referred to as "OCGPEF (Ireland)") merger with the Fund on 11 December 2020. The underlying components of the Benchmark were changed upon the merger.

Returns in USD, Net-of-Fees, Gross of Non Permissible Income of the OCGPEF since inception to 28 February 2025. NPI for the 12 months to February 2025 was 0.11%.

(Source: Oasis Research using Bloomberg: October 2006 – February 2025)

Benchmark adjusted for non-recoverable withholding taxes prior to the merger.

### Annualised Returns

Annualised Returns	% Growth 1 year	% Growth 3 year	% Growth 5 year	% Growth 7 year	% Growth 10 year	% Growth 15 year	Return Since Inception
							Annualised
Oasis Crescent Global Property Equity Fund	14.1	(0.1)	3.9	1.8	1.0	4.9	2.1
Global REIT Blended Index Benchmark	4.5	(5.9)	(0.8)	0.3	0.0	5.4	2.4

Performance (% returns) in USD Net-of-Fees Gross of Non Permissible Income of the OCGPEF since inception to 28 February 2025.

(Source: Oasis Research using Bloomberg: October 2006 – February 2025)

Benchmark adjusted for non-recoverable withholding taxes prior to the merger.

## Geographical Analysis

REGION	FEBRUARY 2025
	OCGPEF%
USA	50
ROW	17
UK	11
Europe	10
Cash	12
<b>Total</b>	<b>100</b>

(Source: Oasis Research, Bloomberg; February 2025)

**Geographical split of the OCGPEF  
(28 February 2025)**

## Sectoral Analysis

SECTOR	OCGPEF %
Industrial	18
Healthcare	18
Retail	17
Diversified	15
Apartment	10
Office	7
Storage	3
Cash	12
<b>Total</b>	<b>100</b>

(Source: Oasis Research; February 2025)

**Sectoral split of the OCGPEF (28 February 2025)**

## Fund Manager Comments

GDP	2022 A	2023 A	2024 E	2025 E	2026 E
	%	%	%	%	%
World Economies	3.6	3.3	3.2	3.2	3.3
Advanced	2.9	1.7	1.8	1.8	1.8
Emerging	4.0	4.4	4.2	4.2	4.2
USA	2.5	2.9	2.8	2.2	2.0
China	3.0	5.3	4.8	4.5	4.1

Source: IMF World Economic Outlook

The Global economy performed reasonably well in 2024 supported by fiscal spend, declining inflation and the start of monetary easing with central banks cutting interest rates albeit at slower rates than anticipated last year. In the December 2024 quarter we saw a number of political events including the Trump victory with a dramatic economic agenda including massive tariff hikes, the ousting of the French and German governments due to inability to agree on budget restraints and deceleration of Chinese economic growth. These have caused a dramatic strengthening of the US \$, a rise in both short and long term interest rates, resulting in greater economic uncertainty in the short term. We anticipate that economic forecasts will be scaled back for the next 2 years.

In the long run the global economy could be boosted by continued fiscal spending, lower interest rates and the positive effects of technological change like robotics and artificial intelligence. The risk to the Global economy continue to rise, these include ageing world population, very high public and private sector debt, rising populism affecting budget spends, trade and hot wars.

The global property sector had a strong recovery for the first 9 months of 2024, but reversed some of these gains in last 3 months following the rise in bond yields. The Oasis Crescent Global Property Fund has continued to perform well benefitting from a portfolio of high quality Reits, with positive demand / supply fundamentals in secular growth sectors, with superior balance sheets and excellent management. OCGPEF is well positioned to add value over the long term.

Sources: Oasis Research, Bloomberg statistics, IMF World Economic Outlook

**GIPS compliant & verified**

### Contact us :

**Oasis Crescent Wealth (UK) Ltd.**

**Authorised and approved by the Financial Conduct**

**Authority as the Authorised Corporate Director of the**

**Fund.**

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### Disclaimer :

UK Undertakings for Collective Investments in Transferable Securities (UCITS) are generally medium to long term investments. Past performance is not indicative of future returns.

**Warning: The value of your investment may go down as well as up and past performance is not a reliable guide to future performance.**

Deductions for charges and expenses are not made uniformly throughout the life of the product, but are loaded disproportionately onto the early period.

A schedule of fees and charges is available from Oasis Crescent Wealth (UK) Ltd. ("the Authorised Corporate Director" or "ACD") on request. Portfolios are valued at 08h00 daily using the previous day's prices as at 22h00 GMT. All necessary documentation must be received before 14h00. Investments are made globally across a number of countries and currencies.

**Warning: This product may be affected by changes in currency exchange rates.**

Prices are calculated on a net asset value basis which is the total value of all assets in the Oasis Crescent Global Property Equity Fund, a "Sub-Fund" of Oasis Crescent Global Investment Funds (UK) ICVC (the "Fund"), Registration Number: IC030383, including any income accruals and less any permissible deductions from the Sub-Fund which may include but not be limited to auditors fees, bank charges, custodian fees, management fees and investment advisory fees. UCITS can engage in borrowing and scrip lending and may borrow up to 10% of the market value of the portfolio to bridge insufficient liquidity.

**Warning: The income that an investor may get from an investment may go down as well as up.**

The ACD is authorised and regulated by the Financial Conduct Authority. The Fund and the Sub-Fund are regulated by the Financial Conduct Authority and is managed by the ACD in accordance with the UK UCITS Regulations. Performance figures quoted are from Oasis Research and Bloomberg for the period ending 28 February 2025 for lump sum investment, using NAV-NAV prices with income distributions reinvested. Returns may vary depending on the actual date of investment and the actual date of reinvestment of income. The Key Investor Information Documents or a full Prospectus are available on request from the ACD and Oasis Crescent Management Company Ltd. The Sub-Fund is registered with the Financial Sector Conduct Authority for distribution in South Africa, the Swiss Financial Markets Supervisory Authority for distribution in Switzerland, the Monetary Authority of Singapore for distribution in Singapore and the Securities and Commodities Authority of the United Arab Emirates for distribution in the UAE. The Sub-Fund has a Total Expense Ratio (TER) of 2.07%, which is the average Net Asset Value of the portfolio incurred as charges, levies and fees related to the management of the portfolio. A higher TER does not necessarily imply a poor return, nor does a low TER imply a good return. The ratio does not include transaction costs. The current TER cannot be regarded as an indication of future TERs. Full details and basis of accolades received are available from the ACD and Oasis Crescent Management Company Ltd. All information and opinions provided are of a general nature and the document contains no express or implied recommendation, warranty, guidance, advice or proposal that the Sub-Fund is appropriate to the investment objectives, financial situation or needs of any individual or entity. All data and information (unless otherwise stated) is as at 28 February 2025.