

# FUNDFACTS

OASIS



GLOBAL MANAGEMENT COMPANY  
(IRELAND) LIMITED  
AUTHORISED BY THE CENTRAL BANK OF IRELAND

## OASIS CRESCENT GLOBAL PROPERTY EQUITY FUND

▲ APRIL 2015

<b>Fund Manager</b>	Adam Ebrahim	<b>Min. Initial Investment</b>	USD 5000
<b>Launch Date</b>	25 September 2006	<b>Min. Additional Investment</b>	USD 1000
<b>Risk Profile</b>	High	<b>Fund Size</b>	USD 102.73 million
<b>Benchmark</b>	OECD Inflation	<b>Total Expense Ratio</b>	2.15%

The benchmark is made up of the Consumer Price Index (CPI) rate of the OECD countries.

The Oasis Crescent Global Property Equity Fund (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	(Sep -Dec) 2006	2007	2008	2009	2010	2011	2012	2013	2014	YTD Apr 2015	Return Since Inception	
											Cum	Ann
Oasis Crescent Global Property Equity Fund	5.0	5.0	(52.6)	48.0	24.1	(3.0)	28.1	7.8	14.8	3.8	53.2	5.0
OECD Inflation	(0.1)	3.5	2.3	1.3	1.8	3.1	1.8	1.4	1.6	0.1	18.0	1.9

**Performance (% returns) in US Dollars, gross of fees, gross of non permissible income of the Oasis Crescent Global Property Equity Fund since inception to 30 April 2015**

(Source: Oasis Research using www.oecd.org)

Note: OECD Inflation benchmark lags by 1 month

### Annualised Returns

Annualised Returns	% Growth 1 year	% Growth 3 year	% Growth 5 year	% Growth 7 year	Return Since Inception
					Annualised
Oasis Crescent Global Property Equity Fund	11.5	13.5	13.9	4.9	5.0
OECD Inflation	0.6	1.2	1.8	1.7	1.9

**Performance (% returns) in US Dollars, gross of fees, gross of non permissible income of the Oasis Crescent Global Property Equity Fund since inception to 30 April 2015**

(Source: Oasis Research using www.oecd.org)

Note: OECD Inflation benchmark lags by 1 month

### Geographical Analysis

REGION	OCGPEF%
USA	27
ROW	27
UK	21
EUROPE	16
CASH	9
<b>Total</b>	<b>100</b>

(Source: Oasis Research)

**Geographical split of the Oasis Crescent  
Global Property Equity Fund  
(30 April 2015)**

### Sectoral Analysis

SECTOR	OCGPEF%
Retail	36
Healthcare	15
Industrial	14
Office	13
Diversified	12
Apartment	1
Cash	9
<b>Total</b>	<b>100</b>

(Source: Oasis Research)

**Sectoral split of the Oasis Crescent Global Property  
Equity Fund (30 April 2015)**

### Fund Manager Comments

The global economy has continued to be characterised by clear policy divergences in the first quarter of 2015, with further easing in the Euro area and Japan causing major currency devaluations in these regions. By contrast anticipation of higher interest rates in the US has caused the dollar to surge during the quarter, which is expected to keep inflation and growth more contained in the near term. A number of emerging economies have responded to declining inflation and growth expectations by easing of monetary conditions, as a restructuring of the Chinese economy continues to weigh on import demand and hence commodity prices. Although geopolitical uncertainties are perceived to be elevated, the decision by OPEC to maintain oil production at elevated levels is expected to drive global growth to 3.6% in 2015, through substantially lower oil prices and hence greater purchasing power amongst net oil importing economies.

There is positive net absorption (Demand > Supply) of space in the majority of the global property markets and the US is leading the Developed Markets in terms of converting this net absorption into higher occupancy and positive rental reversion. In the current environment, stock selection is becoming increasingly important and REITs with stronger rental growth, enhancing developments and superior balance sheets are well positioned to outperform as bond yields normalise over the medium term. Global REIT cash flow yields (FFO yield) and dividend yields remain attractive relative to bond yields and the Oasis Crescent Global Property Equity Fund is well positioned. The average cash flow yield of the fund is 5.4% and the dividend yield is 4.4% which continues to offer value relative to the average bond yield and inflation of 1.8% and 0.6% respectively.

**GIPS compliant & verified**

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#### Disclaimer :

Undertakings for Collective Investments in Transferable Securities (UCITS) are generally medium to long term investments.

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

Commission and incentives may be paid and if so, would be included in the overall costs. Deductions for charges and expenses are not made uniformly throughout the life of the product, but are loaded disproportionately onto the early period.

**Warning: Withdrawal from the product in the early period might affect the amount of money that the investor receives due to the practice of front-end loading, and the amount received might be less than the amount invested.**

A schedule of fees and charges and maximum commissions is available from Oasis Global Management Company (Ireland) Ltd. ("the Management Company") on request. UCITS are traded at ruling prices and forward pricing is used. 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 Fund (Ireland) plc (the "Fund"), 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 Management Company and the Fund are regulated by the Central Bank of Ireland and the UCITS funds are managed in accordance with the UCITS regulations (Ireland). Figures quoted are from Morningstar for the period ending 30 April 2015 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 Management Company and Oasis Crescent Management Company Ltd. The Fund is regulated by the Central Bank of Ireland and the Sub-Fund is registered with the Financial Services Board for distribution in South Africa and with the Financial Conduct Authority for distribution in the United Kingdom. The Sub-Fund has a Total Expense Ratio (TER) of 2.15%, 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 accruals received are available from the Management Company 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 products are appropriate to the investment objectives, financial situation or needs of any individual or entity. No warranty as to the accuracy, correctness or completeness of the information or opinions contained herein is provided. The Management Company, or Oasis Crescent Management Company Limited, or any of their affiliated or related entities accept no responsibility for any loss, damage or harm of whatever nature suffered as a result of the use of, or reliance on, any information contained in this document. All data and information (unless otherwise stated) is as at 30 April 2015.