

## Fall in UK Property Returns Slows in August

**London— September 16, 2016** – MSCI Inc. (NYSE: MSCI) announced that it has recorded a -0.2% total return in August 2016 for UK property as indicated by the [IPD UK Monthly Property Index](#).

The total return for Standing Investments stood at -0.2%, compared to -2.4% recorded in July. Capital value growth was recorded at -0.6%, compared to -2.8% in July, the first month after the UK electorate voted to leave the European Union. Income return in the Index remained broadly unchanged at 0.5%.

The August results showed a more moderate decline in values following the sharp initial correction in July, when capital values recorded the largest decrease since March 2009.

The fall in capital values moderated across most sectors: -0.8% in Retail, -0.9% in Office and -0.3% in Industrial (versus -2.8%, -3.6% and -1.9% in July). The Residential sector however faced a similar decline in both months at -1.8%.

Declines in capital value in Central London's office sector showed particular improvement with capital value growth recorded at -0.6% in the City, and -1.0% in West End and Midtown; compared to July where the capital value growth for the combined area stood at -3.6%.

The [IPD UK Monthly Property Index](#) measures the performance of 3,307 property investments with a capital value of about GBP46.4 billion.

-Ends-

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Our line of products and services includes indexes, analytical models, data, real estate benchmarks and ESG research.

MSCI serves 97 of the top 100 largest asset managers, based upon P&I data as of December 2014 and MSCI client data as of June 2015.

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