

# Real estate index announcement

## May 2020

### MSCI/REALPAC Canada Annual Property Index (Unfrozen) Published Quarterly

#### CHANGE IN INDEX COMPOSITION

**Toronto, May 2020:** MSCI announces changes in the composition of the MSCI/REALPAC Canada Annual Property Index (Unfrozen) for March 2020. The March 2020 results exclude information on three funds which have not provided data. As per the index methodology, the historical data for the properties in these funds will remain in the index history up to December 2019.

Overall, the above changes result in a decrease of 10.0% in the overall capital value of the index. The impact on the index can be seen in the table below, which shows the sector weight variations for December 2019. Retail and Residential are the most impacted sectors with a weight increase of 180 basis points and a decrease of 120 basis points, respectively.

Please note that the decrease witnessed in the March 2020 composition of the MSCI/REALPAC Canada Annual Property Index (Unfrozen) is not related to the COVID-19 pandemic.

#### IMPACT ANALYSIS OF INDEX SECTOR WEIGHTS

	Index Sector Weight (%) by Capital Value – December 2019 (BEFORE CHANGE)	Index Sector Weight (%) by Capital Value – December 2019 (AFTER CHANGE)	Difference in Sector weight (%)
Retail	33.9	35.7	1.8
Office	36.7	35.7	-1.0
Industrial	13.4	13.2	-0.2
Residential	12.6	11.4	-1.2
Hotel	0.6	0.7	0.1
Other	2.9	3.2	0.3

Note: Numbers at sector level may not necessarily sum up to the 'Total' values due to rounding or suppression of data due to confidentiality and dominance rules

## Contact us

realestate@msci.com

+ 44 20 7336 4783

### AMERICAS

Canada + 1 416 687 6284

US + 1 212 804 3900

### EUROPE, MIDDLE EAST & AFRICA

UK + 44 20 7336 9200

France + 44 20 7336 4783

Germany + 49 691 3385 900

Italy + 44 20 7336 9684

Netherlands + 44 20 7336 9200

Spain + 34 93 467 7403

South Africa + 27 11 656 2115

Sweden + 46 8 400 252 30

### ASIA PACIFIC

Australia + 61 2 9033 9300

Hong Kong + 852 2844 9333

Singapore + 65 6826 9339

Japan + 81 3 5211 1455

## About MSCI

MSCI is a leading provider of critical decision support tools and services for the global investment community. With over 45 years of expertise in research, data and technology, we power better investment decisions by enabling clients to understand and analyze key drivers of risk and return and confidently build more effective portfolios. We create industry-leading research-enhanced solutions that clients use to gain insight into and improve transparency across the investment process.

To learn more, please visit [www.msci.com](http://www.msci.com).

## Notice and disclaimer

©MSCI. All rights reserved. The information contained herein may not be reproduced or redistributed without MSCI's prior approval. Unless expressly licensed by MSCI in writing, it may not be used as a benchmark for portfolio or manager performance, as a basis for financial products, or in connection with investment vehicles, or to create any derivative works. None of the information is intended to constitute investment advice or a recommendation to make (or refrain from making) any kind of investment decision and may not be relied on as such. The information is provided "as is". TO THE MAXIMUM EXTENT PERMITTED BY LAW, MSCI Inc. and its subsidiaries make no express or implied warranties or representations and shall have no liability whatsoever with respect to the Information. NO REGULATED USE OF ANY MSCI PRIVATE REAL ASSETS INDEXES IN ANY JURISDICTION IS PERMITTED WITHOUT MSCI'S EXPRESS WRITTEN AUTHORIZATION. THE PROCESS FOR APPLYING FOR MSCI'S EXPRESS WRITTEN AUTHORIZATION CAN BE FOUND ON THE INDEX REGULATION PAGE OF MSCI'S WEBSITE AT: <https://www.msci.com/index-regulation>.