

FUND FACT SHEET 2024

Class A | November 2024

INVESTMENT OBJECTIVES

Pier 4 Real Estate Investment Trust ("Pier 4") seeks to provide investors with monthly distributions while creating long term growth through the direct investment in multi-family apartment buildings. Pier 4 looks to offer investors a well diversified portfolio of assets located across Canada.

WHO INVESTS

- An investor seeking monthly income
- An investor looking to diversify their investment portfolio and obtain direct exposure in real estate
- An investor looking for potentially reduced volatility during the investment period
- An investor searching for an experienced management team with strong corporate governance
- An investor pursuing returns through value creation strategies
- An investor seeking real estate ownership without the responsibility of management

PIER 4 ADVANTAGES

- Over 100 years of combined company experience in real estate and asset management
- Over 100 years of combined company experience in general contracting and property revitalization
- Assets are geographically diversified
- Investment into income-producing apartment buildings
- Anticipate monthly cash distributions with a Distribution Reinvestment Plan

FUND SUMMARY [AS OF SEPTEMBER 30, 2024]



NET ASSET VALUE

\$10.75 / UNIT



OCCUPANCY RATE

97.48%



TARGETED
DISTRIBUTIONS

8.00%



WEIGHTED AV.
CAP RATE

5.47%



LOAN TO VALUE

64.02%

ANNUAL RETURNS [%]

FUND STATS [AS OF SEPTEMBER 30, 2024]

	Q3-Q4 2020	FY 2021	FY 2022	FY 2023	2024 YTD	INCEPTION
CLASS A CASH	4.17	9.50	11.00	10.43	7.90	40.82
CLASS A DRIP	4.26	10.46	12.65	10.59	8.02	42.26

