State Street® SPDR® FTSE EPRA Europe ex UK Real Estate UCITS ETF (Acc)

Fact Sheet
Alternative

31 August 2026

★★★
Morningstar Rating™
31 July 2026

Fund Objective

The objective of the Fund is to track the performance of the listed real estate market in Europe.

Index Description

The FTSE EPRA Nareit Developed Europe ex UK Index tracks the performance of listed real estate companies and equity real estate investment trusts ("REITS") operating in Europe but excluding the UK whose relevant activities are defined as the ownership, disposal and development of income-producing real estate. The index constituents are free float-adjusted, liquidity, size and revenue screened and the index is calculated as a market capitalisation-weighted net TR Index.

Tax Status

As standard, State Street Investment Management aims to meet all applicable tax reporting requirements for all of the SPDR ETFs in the following countries. Applications are made throughout the year depending on the time scale required by each local tax authority: UK, Germany, Austria, Switzerland.

Countries of Registration

United Kingdom, Switzerland, Sweden, Spain, Norway, Netherlands, Luxembourg, Italy, Ireland, Germany, France, Finland, Denmark, Austria

Fund Information

ISIN	IE00BSJCQV56
Index Name	FTSE EPRA Nareit Developed Europe ex UK Index
Index Ticker	REXUK
Index Type	Total Return
Number of Constituents	72

Key Facts

Inception Date	10-Aug-2015
Share Class Currency	EUR
Fund — Base Currency	EUR
TER	0.30%
Income Treatment	Accumulation
Replication Method	Replicated
UCITS Compliant	Yes
Domicile	Ireland
Investment Manager	State Street Global Advisors Europe Limited
Sub-Investment Manager(s)	State Street Global Advisors Limited
Fund Umbrella	SSGA SPDR ETFs Europe I plc
Share Class Assets (millions)	€115.09
Total Fund Assets (millions)	€115.09
ISA Eligible	Yes
SIPP Eligible	Yes
PEA Eligible	No

Prior to 19th February 2026, the Fund was known as SPDR® FTSE EPRA Europe ex UK Real Estate UCITS ETF (Acc).

Listings

Exchange	Exchange Ticker	Trading Currency	iNAV Ticker	Bloomberg Code	Reuters Code	SEDOL Code
Deutsche Börse*	ZPRP	EUR	INZPRPE	ZPRP GY	ZPRP.DE	BSJCQV5
SIX Swiss Exchange	EURE	EUR	INZPRPE	EURE SE	EURE.S	BYZXB75

*Denotes Primary Listing

Performance	Index	Fund Gross	Difference	Fund Net	Difference
Annualised Returns (%)					
1 Year	-3.60	-3.85	-0.25	-4.14	-0.54
3 Year	7.18	6.86	-0.32	6.54	-0.64
5 Year	-5.61	-5.76	-0.15	-6.04	-0.43
10 Year	0.60	0.39	-0.21	0.09	-0.51
Since Inception	1.82	1.61	-0.21	1.31	-0.52
Cumulative Performance (%)					
1 Month	-5.54	-5.55	-0.01	-5.58	-0.03
3 Month	-5.87	-5.87	0.00	-5.94	-0.07
1 Year	-3.60	-3.85	-0.25	-4.14	-0.54
2 Year	-2.01	-2.50	-0.49	-3.08	-1.07
3 Year	23.14	22.04	-1.10	20.94	-2.19
5 Year	-25.06	-25.67	-0.61	-26.77	-1.71
10 Year	6.15	3.99	-2.17	0.92	-5.24
Since Inception	22.13	19.32	-2.82	15.43	-6.70
Calendar Performance (%)					
2026	-3.33	-3.54	-0.21	-3.73	-0.41
2025	7.64	7.31	-0.33	6.99	-0.65
2024	-0.39	-0.67	-0.28	-0.97	-0.58
2023	19.50	19.01	-0.48	18.66	-0.84
2022	-36.87	-36.80	0.07	-36.99	-0.12
2021	11.53	11.57	0.04	11.24	-0.29

	Fund (%)
Standard Deviation (3 Years)	19.30
Annualised Tracking Error (3 Years)	0.17

Past performance is not an indicator of future performance. The Gross of fees do not reflect and net of fees do reflect commissions and costs incurred on the issue and redemption, or purchases and sale, of units. If the performance is calculated on the basis of Gross/net asset values that are not denominated in the accounting currency of the collective investment scheme, its value may rise or fall as a result of currency fluctuations.
When the Fund is closed according to its official Net Asset Value (NAV) calendar but, nonetheless, a significant portion of the underlying security prices can be determined, a Technical NAV is calculated. Past Performance indicated herein has therefore been calculated using a Technical NAV when required, as well as the official NAV of the Fund as at each other business day for the relevant period.
Calendar year inception performance returns will be partial for the year where the inception date for either the Fund in question or the historic performance-linked Fund (whichever is the earliest) falls within that period.

Characteristics	
Number of Holdings	72
†Distribution Yield	-
Price/Earnings Ratio FY1	13.08
Average Price/Book	0.78
Average Market Cap (M)	€5,701.18
Index Dividend Yield	4.40%

† This measures the 12 month historical dividend pay-out per share divided by the NAV.

Source: State Street Investment Management Characteristics, holdings, country allocations and sectors shown are as of date indicated at the top of this factsheet and are subject to change. Any reference to a specific company or security does not constitute a recommendation to buy, sell, hold or invest directly in such company or securities.

Top 10 Holdings	Weight (%)
VONOVIA SE	10.33
UNIBAIL-RODAMCO-WESTFIELD	8.73
SWISS PRIME SITE-REG	7.85
KLEPIERRE	6.11
PSP SWISS PROPERTY AG-REG	5.19
AEDIFICA	4.62
MERLIN PROPERTIES SOCIMI SA	4.25
WAREHOUSES DE PAUW SCA	2.93
CASTELLUM AB	2.80
LEG IMMOBILIEN SE	2.72

Sector Breakdown	Weight (%)
Diversified	34.27
Retail	20.18
Residential	18.82
Industrial	7.65
Office	6.81
Industrial/Office	5.55
Healthcare	5.01
Lodging/Resorts	1.18
Self Storage	0.52

Effective 22 March 2021, the index provider transitioned to the new ICB framework. The changes included: renaming the "Oil & Gas" industry to "Energy", breaking out "Real Estate" from the "Financial" industry and creating an 11th industry named "Real Estate", and reclassifying the "Consumer Goods" and "Consumer Services" industries as "Consumer Staples" and "Consumer Discretionary".
The Industry Classification Benchmark (ICB) is an industry classification taxonomy used by FTSE International and STOXX.

Country Weights	Weight (%)
France	22.71
Sweden	19.10
Switzerland	18.78
Germany	17.24
Belgium	11.97
Spain	5.69
Netherlands	1.53
Finland	0.96
Norway	0.54
Austria	0.44
Ireland	0.40
Italy	0.16
Other	0.49

Capital Risk: Investing involves risk including the risk of loss of capital.
The performance data quoted represents past performance. Past performance does not guarantee future results.

Contact Us

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France & Luxembourg
spdretf_france@ssga.com
+33 1 44 45 40 00

Germany
spdrsgermany@ssga.com
+49 69 66774 5016

Italy
spdretf_italia@ssga.com
+39 0232066 140

Netherlands
spdr_nl@ssga.com
+31 (0)20-7181071

Nordics
spdrseurope@ssga.com
+31 (0)20-7181071

Spain
spdrseurope@ssga.com
+39 0232066 140

Switzerland
spdrsswitzerland@ssga.com
+ 41 (0)44 245 70 00

United Kingdom
spdrseurope@ssga.com
+44 (0) 203 395 6888

ssga.com/etfs

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Glossary

Price/Earnings Ratio FY1 The average of the price of each underlying security divided by the mean EPS estimate of the security for the next unreported fiscal year, as of the report date.
Average Price/Book The average of the price of each underlying security divided by the Book value per share of the security, as of the report date.
Index Dividend Yield The average of the Annual dividends per share (DPS) of each underlying security in the index as of the report date divided by the price of the security as of the report date.
TER Total Expense Ratio is a fee charged to the fund, as a percentage of the Net Asset Value, to cover costs associated with operation and management of the portfolio of assets.

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Expiration Date: 31/08/2027

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