

HGR

Harvest Global REIT Leaders Income ETF

As at June 30, 2025

Current Yield ¹**9.44%****Real assets, global scale, steady income**

Key Details

TSX Ticker:	HGR
Management Style:	Active with Covered Calls
Eligible:	RRSP RRIF RESP TFSA FHSA
Cash Distribution Frequency:	Monthly
Distribution Method:	Cash or DRIP
Management Fee:	0.85%
Risk Rating:	Medium

Portfolio Metrics²

Net Asset Value:	\$5.81
Number of Equity Securities:	27
Current Yield:	9.44%
Recent Cash Distribution per Unit:	\$0.0458
Total Cash Distribution:	\$4.3968
Average Market Capitalization*:	CA\$36B
Average Gross Dividend Yield*:	4.32 %

* This is a weighted average value.

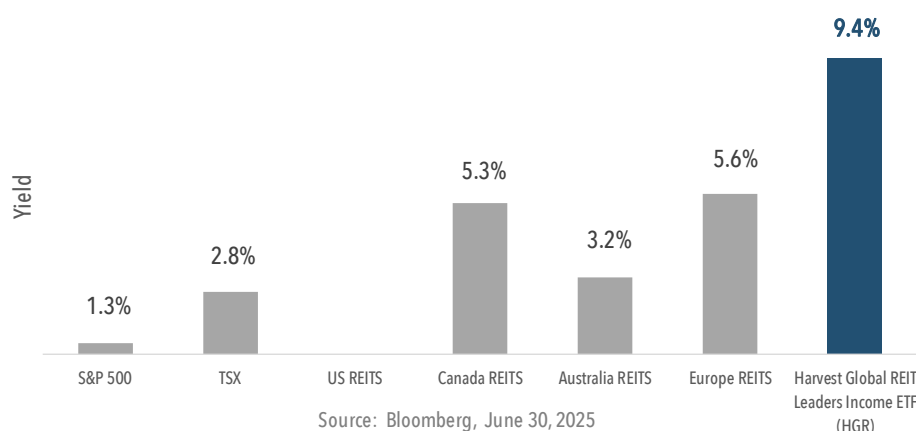
Investment Goal

Harvest Global REIT Leaders Income ETF is an actively managed portfolio of large-cap REIT companies in key developed markets, to provide access for Canadians to a variety of Global REITs. The ETF is designed to provide a consistent monthly cashflow stream with an opportunity for growth. In order to generate high monthly distribution yield, an active covered call strategy is engaged.

Benefits of Investing in HGR

- Exposure to Global REITs portfolio with attractive monthly income
- Exposure to growth sectors; healthcare, technology, logistics
- Portfolio Diversification: a portfolio of 20+ large capitalization global REIT leaders
- Attractive monthly cashflows with opportunity for capital appreciation
- Covered call strategy used to enhance portfolio income potential and lower portfolio volatility
- Currency exposure; Hedged back to CAD dollars

Attractive Cashflow



S&P 500 REIT Index, S&P/ASX Property Index, S&P/TSX REIT Index, FTSE EPRA Nareit Developed Europe REITS Index

Access to growth sectors not available in Canada

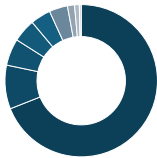
- Global scale & quality
- Compliment to Canadian REIT holdings
- Enhanced high income Access to
- growth prospects not available in Canada

Sub-Sector Allocation



- Retail REITs - 24.7%
- Multi-Family Residential REITs - 14.2%
- Telecom Tower REITs - 8.0%
- Health Care REITs - 5.3%
- Real Estate Operating Companies - 4.3%
- Self-Storage REITs - 3.5%
- Foreign Currency Forwards - 0.4%
- Industrial REITs - 14.4%
- Data Center REITs - 8.5%
- Single-Family Residential REIT - 7.4%
- Office REITs - 4.4%
- Diversified REITs - 3.9%
- Cash and other assets and liabilities - 1.0%

Geographic Allocation



- United States - 69.0%
- United Kingdom - 5.7%
- Switzerland - 4.3%
- Australia - 1.5%
- Foreign Currency Forwards - 0.4%
- Singapore - 9.3%
- Canada - 4.9%
- Spain - 3.9%
- Cash and other assets and liabilities - 1.0%

Portfolio with Offshore Bias to Complement Canadian REITs

Performance (%) (As at June 30, 2025)

Ticker	1M	3M	6M	YTD	1Y	2Y	3Y	4Y	5Y	7Y	8Y	SI
HGR	0.46	-0.35	3.15	3.15	7.08	5.40	0.90	-3.65	0.48	-0.15	0.40	0.20

Disclaimer: Commissions, management fees and expenses all may be associated with investing in Harvest ETFs (the "Fund(s)" or "ETF(s)") managed by Harvest Portfolios Group Inc. The indicated rates of return are the historical annual compounded total returns (except for figures of one year or less, which are simple total returns) including changes in unit value and reinvestment of all distributions and do not take into account sales, redemption, distribution or optional charges or income taxes payable by any securityholder that would have reduced returns. Please read the relevant prospectus before investing. The Funds are not guaranteed, their values change frequently and past performance may not be repeated. Tax, investment and all other decisions should be made with guidance from a qualified professional.

Distributions are paid to you in cash unless you request, pursuant to your participation in a distribution reinvestment plan, that they be reinvested into the Class of units that you own of the Fund. If the Fund earns less than the amounts distributed, the difference is a return of capital.

Depending on the Fund's mandate, distributions on the units, if any, may consist of income, including foreign source income, dividends from taxable Canadian corporations and capital gains, less the expenses and may include returns of capital.

1 The current yield represents an annualized amount that is comprised of 12 unchanged monthly distributions (using the most recent month's distribution figure multiplied by 12) as a percentage of the closing market price of the Fund. The current yield does not represent historical returns of the ETF but represents the distribution an investor would receive if the most recent distribution stayed the same going forward.

2 Source: Bloomberg. Average statistics calculated based on portfolio weighted average. Dividend yield (gross) based on Bloomberg indicated 12 month yield of portfolios positions and does not represent the distribution yield paid to investors. The above information is for illustrative purposes only, is estimated and unaudited.