



## OMR M&G Feeder of Property Portfolio

### Fund objective

The OMR M&G Feeder of Property Portfolio fund invests solely in the M&G Feeder of Property Portfolio fund, a sub fund of M&G Investment Funds (3), a UK authorised Open Ended Investment Company, managed by M&G Securities Limited. The underlying fund aims to provide a higher total return (capital growth plus income), net of the Ongoing Charge Figure and Property Expense Ratio, than the average return of the IA UK Direct Property Sector over any five-year period solely through investment in M&G Property Portfolio. The underlying fund invests into a relatively small number of assets, or into individual countries or a specific market sector. Such concentrated portfolios give rise to more risk than where investments are spread across a larger number of assets, countries or market sectors. The underlying fund may be denominated in or hold assets in a currency other than Sterling. The performance of the fund may therefore rise and fall as a result of exchange rate fluctuations. The underlying fund invests in bonds or money market instruments (including deposits with banks or other financial institutions). The yield and/or value of the fund will fluctuate as interest rates change. There is a possibility of default, reducing capital values. The underlying fund, or some of its underlying... (Please refer to the Trustnet Factsheet or the Provider's Own Factsheet for the full Fund Objective)

### Detailed fund information

**Unit name** OMR M&G Feeder of Property Portfolio

**FE fundinfo Crown Rating** (1/5) (2/5) (3/5) (4/5) (5/5)

**Sector** UK Direct Property

**Domicile** United Kingdom

**Fund currency** GBX

**Unit currency** GBX

**Launch date** 08-Mar-2006

**Fund size** (as at 30-Sep-2021) £4.3m

**Primary asset class** Property

**Inc / Acc** Accumulating

### Price and charges

**Bid price** (as at 12-Dec-2025) GBX 64.34

**Offer price** (as at 12-Dec-2025) GBX 67.73

**Initial charge** n/a

**Annual charge** n/a

### Codes

**Citicode** OU08

**ISIN** GB00B104S593

### Management information

**Fund manager** Michael Wood

**Start date** 19-Oct-2022

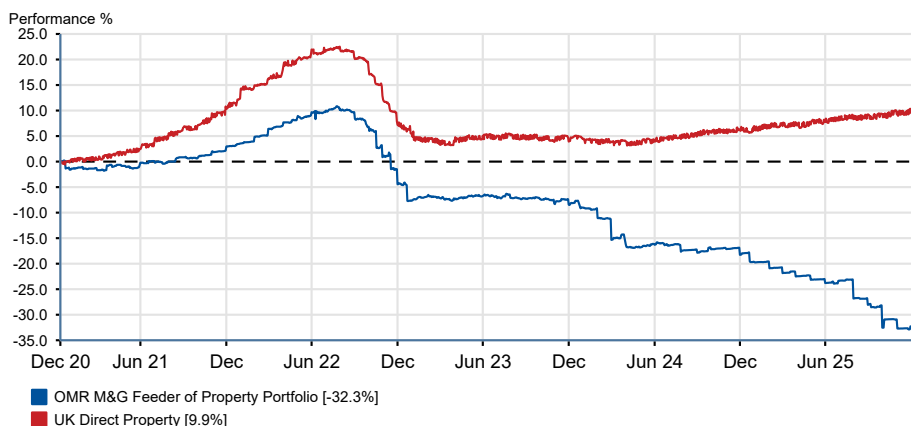
**Address** Old Mutual House, Portland Terrace, Southampton

**Tel** 0808 171 2626 (Main Number)

**Website** www.oldmutualwealth.co.uk

**Email** ask@omwealth.com

### Past performance overview fund vs. sector



11/12/2020 - 12/12/2025 Powered by data from FE fundinfo

### Cumulative performance (%)

	YTD	3m	6m	1y	3ys	5ys
OMR M&G Feeder of Property Portfolio	-15.8	-5.3	-11.2	-17.5	-29.1	-32.3
UK Direct Property	+2.8	+0.7	+1.3	+3.7	+3.2	+9.9

### Discrete performance (%)

	YTD	2024	2023	2022	2021	2020
OMR M&G Feeder of Property Portfolio	-15.8	-11.7	-1.4	-10.9	+5.2	-9.0
UK Direct Property	+2.8	+2.2	-0.9	-7.7	+14.5	-4.0

### Growth of £1000 over 3 years

Total return performance of the fund rebased to 1000. Your actual return would be reduced by the cost of buying and selling the fund, and inflation.



■ Fund

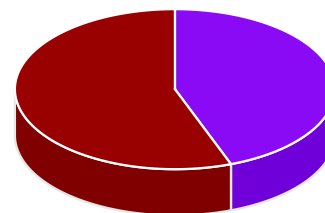
15/12/2022 - 12/12/2025 Powered by data from FE fundinfo

All prices in Pence Sterling (GBX) unless otherwise specified. Price performance figures are calculated on a bid price to bid price basis with net income (dividends) reinvested. Performance figures are shown in Sterling.

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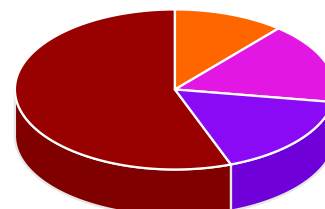
## Asset allocation

Key	Rank	Asset class	% of Fund (31.10.2025)	% of Fund (30.09.2025)
A	1(2)	Money Market	55.7	(18.8)
B	2(1)	UK Physical Property	44.3	(81.2)



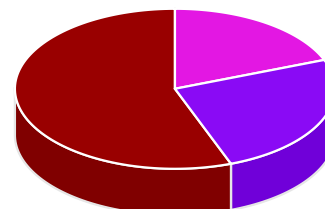
## Regional breakdown

Key	Rank	Region	% of Fund (31.10.2025)	% of Fund (30.09.2025)
A	1(2)	Money Market	55.7	(18.8)
B	2(4)	Scotland	16.8	(15.3)
C	3(3)	South East UK	16.3	(17.5)
D	4(5)	UK	11.2	(9.2)



## Sector breakdown

Key	Rank	Sector	% of Fund (31.10.2025)	% of Fund (30.09.2025)
A	1(2)	Money Market	55.7	(18.8)
B	2(1)	Others	25.2	(63.6)
C	3(3)	Offices - Property	19.1	(17.6)



## Top ten holdings

Rank	Holding	% of Fund (31.10.2025)	% of Fund (30.09.2025)
1(3)	THE CAPITOL 431 UNION STREET	35.7	16.8
2(2)	8 GREENWICH VIEW PLACE	29.3	18.2
3(4)	Premier Inn Hotel	25.3	11.4
4(5)	UNITS 1-4 THE YARD	7.5	3.4
5(6)	CITY VIEW CRAIGSHAW DRIVE	2.3	2.0