

United Flexible Income Fund (UFIN)

UFIN-A

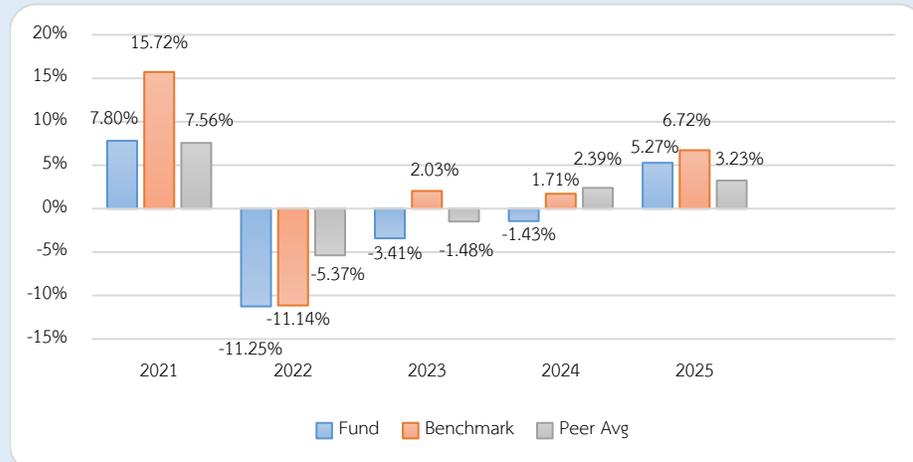
Fund Type / AIMC Category

- Mixed Fund
- Fund with both domestic and foreign Investment related Risks
- Moderate Allocation

Investment Policy and Strategy

- Investments include securities and assets such as real estate investment trusts (REITs), infrastructure funds, equities, debt instruments, and others.
- The Fund may consider investing in derivatives to enhance investment management efficiency.
- The fund employs an active management strategy with the objective of delivering returns that exceed the benchmark index.

Calendar Year Performance (% p.a.)



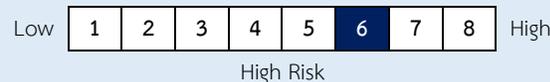
Fund Performance (%)

	YTD	3 Months	6 Months	1 Year*
Fund Return	0.09	2.73	5.63	6.16
Benchmark Return	0.62	2.95	6.76	7.47
Peer Average	1.59	1.37	4.76	5.61
Fund Standard Deviation	1.23	2.06	3.23	6.04
Benchmark Standard Deviation	1.11	1.91	3.14	6.11

	3 Years*	5 Years *	10 Years *	Since Inception *
Fund Return	-0.81	-0.68	-	0.55
Benchmark Return	2.98	3.31	-	2.50
Peer Average	1.53	1.28	-	-
Fund Standard Deviation	6.34	6.81	-	7.03
Benchmark Standard Deviation	7.21	7.74	-	9.11

Remark : * % p.a.

Risk Level



High Risk

This is a mixed mutual fund that does not specify a fixed proportion of investment in equities. The fund primarily focuses on investing in securities related to the real estate sector.

Fund Information

Registered Date	2 September 2016
Class Inception Date	2 September 2016
Dividend Payment Policy	No dividend
Fund Duration	Indefinite

Fund Manager

Mr. Tanapat Suriyodorn	15 June 2022
Ms. Chuensumol Pornsakulsak	1 February 2023

Benchmark

- 1) Bloomberg Barclays US Treasury Total Return Unhedged USD (40%) is adjusted for foreign exchange hedging costs to reflect the value in Thai Baht as of the performance calculation date (95%) and adjusted for exchange rate conversion to reflect the value in Thai Baht as of the performance calculation date (5%).
- 2) Total Return Index of Real Estate Investment Funds and Real Estate Investment Trusts (REITs)
- 3) FTSE EPRA/ NAREIT Developed Total Return Index Net (USD) (30%) is adjusted for foreign exchange hedging costs to reflect the value in Thai Baht as of the performance calculation date (95%) and adjusted for exchange rate conversion to reflect the value in Thai Baht as of the performance calculation date (5%).

Remark:

The fund uses the stated benchmark solely for the purpose of comparing the fund's performance against the benchmark index.

Warning:

- Investment in Mutual Fund is not bank deposit.
- Past performance is not indicative of future results.

Certified by Thai Private Sector Collective Action

Against Corruption: Declared CAC

Full Prospectus



Investors can study Liquidity Risk Management tools in the full prospectus.

Subscription

Subscription date : Every business day
 Business hours : 08:30 a.m. - 03:30 p.m.
 Min. initial subscription : None
 Min. subsequent subscription : None

Redemption

Redemption date : Every business day
 Business hours : 08:30 a.m. - 02:00 p.m.
 Min. redemption : None
 Min. holding balance : None
 Settlement period : T+4 business days
 after the redemption date.

Remark:

1. The fund will conduct automatic redemptions up to 12 times per year. The Management Company will publish the redemption schedule on its official website.
2. The Settlement period does not include non-business days in foreign countries.

Statistical Data

Maximum Drawdown	-19.79 %
Recovering Period	-
FX Hedging	78.54 %
Portfolio Turnover Ratio	1.32

Fees charged to the Fund (% p.a. of NAV / Include VAT)

Fees	Max.	Actual
Management Fee	2.1400	1.0700
Total expenses	5.3500	1.3248

Rebate fee = 0.9000 % of NAV

Remark:

The management company may adjust the actual fees charged to align with its investment strategy or management expenses.

Country Allocation

country	% NAV
1. LUXEMBOURG	29.42
2. SINGAPORE	11.25
3. UNITED STATES	6.00
4. IRELAND	2.27

Fees charged to unitholders (% of the unit price / Include VAT)

Fees	Max.	Actual
Front-end Fee	2.00	1.00
Back-end Fee	None	None
Switching-in Fee	2.00	1.00
Switching-out Fee	None	None
Transfer fee	None	None

Remark:

1. In case of switching in, the Management Company will not charge front-end fee.
2. The Management Company may adjust the actual fees charged to align with its investment strategy or management expenses.
3. The Management Company may apply different fee structures to each investor group.

Asset Allocation

breakdown	% NAV
1. Unit Trust	31.68
2. Domestic Real Estate Investment Units	29.40
3. Other Asset and Liability	21.67
4. Foreign Real Estate Investment Units	17.25

Top 5 Holdings

holding	% NAV
1. Janus Henderson Horizon Global Property Equities Fund I2 USD	16.33
2. United Asia Pacific Real Estate Income Fund USD Acc	11.25
3. iShares Global REIT ETF	6.00
4. Telecommunication and Digital Infrastructure Mutual Fund	5.39
5. WHA Premium Growth Freehold and Leasehold Real Estate Investment Trust	4.44

Information on the relationship between the management company and the foreign fund manager (Master Fund) and the collection of fees and expenses.

1. Shareholding structure between the management company and UOBAMSG

Currently, the management company has UOB Asset Management LTD. (Singapore) ("UOBAMSG") as a major shareholder, holding 99.99 percent of the total shares of the management company. The Chief Executive Officer of UOBAMSG is a member of the management company's board of directors, which is responsible for strategic planning and overseeing overall business operations of the management company that does not include the day-to-day operations and investments of funds under the management of the management company.

2. Details of fees and expenses

The mutual fund invests in investment units of foreign funds managed by UOBAMSG by paying a fund management fee (Management Fee) and other fees such as custodian fees, and registrar fees, etc., to foreign funds in accordance with the general standards of practice in the asset management industry for investments of mutual funds that invest abroad and it is a normal business operation that UOBAMSG has collected from other investors in the same category that is general according to the details specified in the foreign fund's prospectus.

The management company is of the opinion that Investing in foreign funds It does not cause a conflict of interest. Because the mutual funds of the management company receive benefits and has duties and responsibilities according to the terms and conditions of foreign funds Is at a standard level that is equivalent to or not inferior to the benefits and responsibilities that UOBAMSG's international funds are offered or charged to other institutional investors.

Definition

Maximum Drawdown : The percentage of the fund's maximum loss in the past 5 years (or since the fund's inception if it is launched for less than 5 years) which is measured from the highest NAV per unit to the lowest NAV per unit during such period. Maximum Drawdown is an indicator of the risk of loss from investing in the fund.

Recovering Period : The length of time that the fund takes in recovering from the point of maximum loss to earning back the initial investment.

FX Hedging : The percentage of foreign currency investment with FX hedging.

Portfolio Turnover Ratio : The frequency of securities trading in the fund portfolio over a certain period, calculated by taking the lower value between the sum of the value of securities purchased and the sum of the value of securities sold of the fund in 1 year period divided by the average NAV in the same period. A fund with high Portfolio Turnover Ratio indicates frequent securities trading by fund manager resulting in high trading costs. Therefore, it is necessary to compare with the performance of the fund in order to assess the worthiness of such securities trading.

Sharpe Ratio : A ratio between the excess return of a fund and the risk of investment. The Sharpe ratio reveals the average investment return, minus the risk-free rate of return, divided by the standard deviation of returns for the fund. The Sharpe ratio reflects the extra return that should be received by the fund to compensate the amount of risk taken in investment. The fund with a higher Sharpe ratio is considered superior to other funds in terms of management efficiency since it provides higher excess return under the same risk level.

Alpha : The excess return of a fund relative to the return of a benchmark index. A fund with high alpha indicates that it is able to beat the performance of its corresponding benchmark which is a result of the capabilities of the fund manager in selecting appropriate securities for investment or making investment in a timely manner.

Beta : A measure of the degree and direction of volatility of the rate of return of assets in the investment portfolio of the fund compared to the changes in the overall market. A beta of less than 1.0 implies that the rate of return of the fund's assets is less volatile than that of the securities in the broader market whereas a beta of greater than 1.0 implies that the rate of return of the fund's assets is more volatile than that of the broader market.

Tracking Error : The efficiency of the fund to imitate its return to benchmark. Low Tracking Error means the fund is effective in generating return close to benchmark. High Tracking Error means the fund generates return more deviate from benchmark.

Yield to Maturity : The rate of return earned on a bond held to maturity, calculated from the interest expected to receive in the future over that bond duration and paid back principal discounted to the present value. It is used to measure return of fixed income funds by calculating the weighted average of Yield to Maturity of each bond that the fund invests. As Yield to Maturity has standard unit in percentage per annum, it can be used to compare the returns between fixed income funds that have an investment policy of holding bonds until maturity and similar investment characteristics.

“Important Notice: This Document has been translated from Thai. If there is any inconsistency or ambiguity between the English version and the Thai version, the Thai version shall prevail.”