Launch Date:	06/04/2018
Fund Size	€14m
SFDR Class	Article 6

Risk Rating

1 2 3 4 5 **6** 7

The Fund has a risk rating of 6. Please see the Fund Guide for more details.

Fund Description

Please note that there is a temporary suspension in place for withdrawals from, and investments into, the Zurich Property Fund.

The Property Fund is a unit-linked fund that gives access to property and property related investments. The fund primarily invests in a commercial property trust, which currently invests in offices, retail, industrial and mixed use assets in Ireland, and the UK (investment in Europe and any other part of the world is permitted). The fund will also invest in property related securities and cash instruments. The fund may hold a significant proportion of assets in cash while seeking suitable investment opportunities. The fund may invest in forward foreign exchange contracts in order to hedge any currency exposure within the Fund. State Street Global Advisors Ireland Limited manage the commercial property trust in which the fund invests. Withdrawals and switches out of this fund can be deferred. If you invest in this fund there may be extended periods when you do not have any access to your money.

Property Fund

Fund Performance

Cumulative Performance (to 30/06/2026)

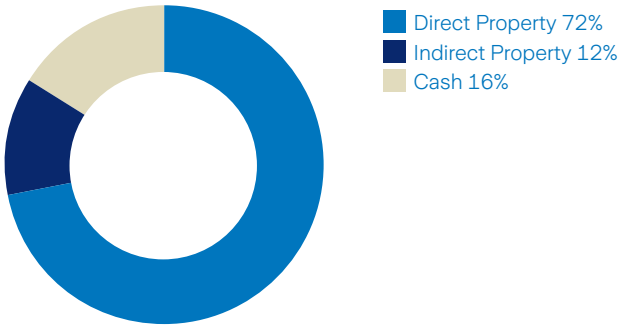
	3 Months	6 Months	1 Year	3 Years	5 Years
Property Fund	0.6%	-0.6%	-0.9%	-1.2%	-9.4%
Sector Average	3.3%	3.6%	4.4%	4.8%	-1.3%

Annualised Performance (to 30/06/2026)

	3 Years P.A.	5 Years P.A.	10 Years P.A.	Since Launch P.A
Property Fund	-0.4%	-2.0%	-	-1.4%
Sector Average	1.6%	-0.3%	0.9%	0.2%

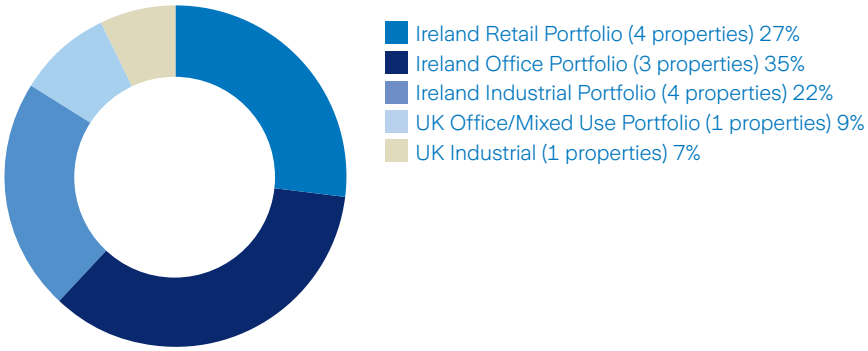
Notes: Annual management charges (AMC) apply. The fund performance shown is before the full AMC is applied on your policy. In addition to Zurich's normal AMC, this fund is subject to an additional management charge of 0.25% p.a. If you invest in this product there may be extended periods when you do not have any access to your money. For an Approved Retirement Fund (ARF) policy, periods with no access to your money may be of particular importance if you are relying on the Property Fund to provide income in retirement. Tax implications may also apply as you will be taxed on income from an ARF even if you do not draw it down.
Source: FE fundinfo. Irish Domestic Pension Property Sector. Returns are based on offer/offer performance and do not represent the return achieved by individual policies linked to the fund.

Asset Distribution
as at 30/06/2026



Source: Zurich Life

Direct Property Holdings
as at 30/06/2026



Source: SSGA

Due to rounding some totals might not equal 100%.

Warning: The value of your investment may go down as well as up.
Warning: Past performance is not a reliable guide to future performance
Warning: This product/service may be affected by changes in currency exchange rates.
Warning: If you invest in this product you may lose some or all of the money you invest.

Visit **zurich.ie** for regular fund commentary.

Zurich Life Assurance plc
Zurich House, Frascati Road, Blackrock, Co. Dublin, A94 X9Y3, Ireland.
Telephone: 01 283 1301 Fax: 01 283 1578 Website: www.zurich.ie

Zurich Life Assurance plc is regulated by the Central Bank of Ireland.

August 2026

Intended for distribution within the Republic of Ireland.

GR: 21626 Print Ref: ZL ISA 9098 0826

ZURICH