CI INVESTMENT SERVICES

FUND FACTS

Real Estate Investment Corporate Class (Series I shares)
October 9, 2026

This document contains key information you should know about Real Estate Investment Corporate Class (the "fund"). You can find more detailed information in the fund's simplified prospectus. For a copy ask your representative or contact CI Investment Services Inc. at 1-800-792-9355 or service@ci.com or visit our website at www.assante.com.

Before you invest in any fund, you should consider how it works with your other investments and your tolerance for risk.

On September 30, 2026, CI Investment Services Inc., an affiliate of CI Global Asset Management, became the manager of the fund. CI Global Asset Management remained as the portfolio manager of the fund.

Quick facts

Fund code:	CAD 15468	**Fund manager:**	CI Investment Services Inc.
Date series started:	August 18, 2008	**Portfolio manager:**	CI Global Asset Management with portfolio sub-advisor Cohen & Steers Capital Management, Inc.
Total value of fund on August 31, 2026:	$447.30 million	**Distributions:**	Ordinary dividends (if any) and capital gains dividends (if any), each March, June, September and December. Default reinvestment in additional shares.
Management expense ratio (MER):	0.00%	**Minimum investment:**	$250,000 initial / $25 additional

What does the fund invest in?

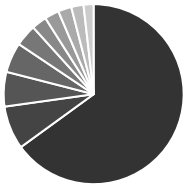
This fund invests primarily in a diversified portfolio of real estate investment trust units, equity securities and equity-related securities of those companies or entities in the real estate industry throughout the world.

The charts below give you a snapshot of the fund's investments on August 31, 2026. The fund's investments will change.

Top 10 investments (August 31, 2026)

1.	Welltower Inc.	11.7%
2.	Digital Realty Trust Inc.	6.3%
3.	Prologis Inc.	5.5%
4.	Equinix Inc.	4.3%
5.	Public Storage	3.1%
6.	Sun Communities Inc.	2.6%
7.	Goodman Group	2.5%
8.	Extra Space Storage Inc.	2.4%
9.	Boston Properties Inc.	2.3%
10.	Agree Realty Corp.	2.2%
	Total percentage of the top 10 investments	**42.9%**
	Total number of investments	**92**

Investment mix (August 31, 2026)



United States	65.0%
Japan	7.8%
Australia	6.2%
Other	5.4%
United Kingdom	3.9%
Hong Kong	2.7%
Singapore	2.6%
Canada	2.4%
France	2.2%
Belgium	1.8%

How risky is it?

The value of the fund can go down as well as up. You could lose money.

One way to gauge risk is to look at how much a fund's returns change over time. This is called "volatility".

In general, funds with higher volatility will have returns that change more over time. They typically have a greater chance of losing money and may have a greater chance of higher returns. Funds with lower volatility tend to have returns that change less over time. They typically have lower returns and may have a lower chance of losing money.

Risk rating

CI Investment Services Inc. has rated the volatility of this fund as **medium to high**.

Generally, the rating is based on how much the fund's returns have changed from year to year. It doesn't tell you how volatile the fund will be in the future. The rating can change over time. A fund with a low risk rating can still lose money.

Low	Low to medium	Medium	**Medium to high**	High

For more information about the risk rating and specific risks that can affect the fund's returns, see the "What is a Mutual Fund and What are the Risks of Investing in a Mutual Fund?" section of the fund's simplified prospectus.

No guarantees

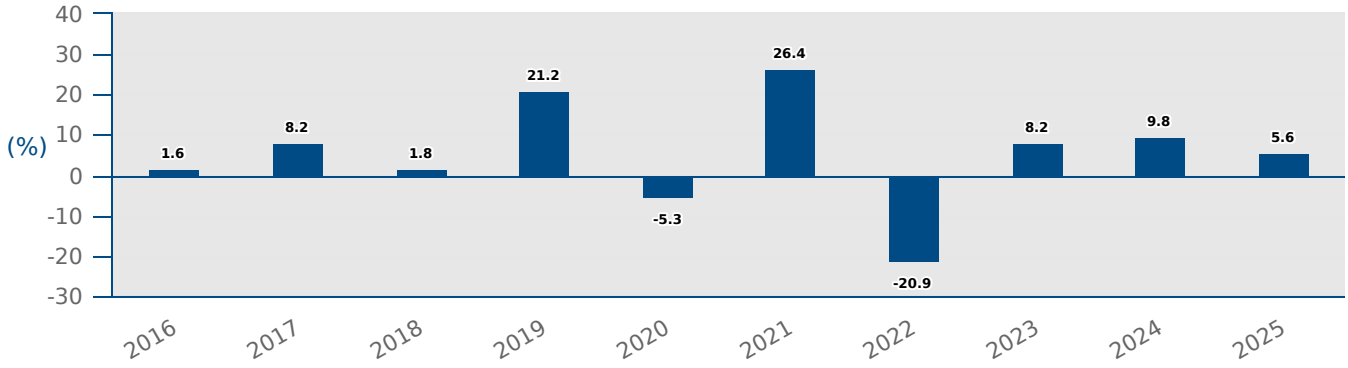
Like most mutual funds, this fund doesn't have any guarantees. You may not get back the amount of money you invest.

How has the fund performed?

This section tells you how Series I securities of the fund have performed over the past 10 calendar year(s). Returns are after expenses have been deducted. These expenses reduce the fund series' returns.

Year-by-year returns

This chart shows how Series I securities of the fund performed in each of the past 10 calendar year(s). This fund series dropped in value in 2 of the last 10 calendar year(s). The range of returns and change from year to year can help you assess how risky the fund has been in the past. It does not tell you how the fund will perform in the future.



Best and worst 3-month returns

This table shows the best and worst returns for Series I securities of the fund in a 3-month period over the past 10 calendar year(s). The best and worst 3-month returns could be higher or lower in the future. Consider how much of a loss you could afford to take in a short period of time.

	Return	3 months ending	If you invested $1,000 at the beginning of the period
Best return	13.8%	September 30, 2024	Your investment would be $1,138.
Worst return	-20.3%	March 31, 2020	Your investment would be $797.

Average return

As at August 31, 2026, a person who invested $1,000 in Series I securities of the fund 10 years ago has $1,666. This works out to an annual compounded rate of return of 5.2%.

Who is this fund for?

This fund may be suitable for you if you:

- want a medium to high risk investment that is focused on generating capital growth with a reasonable potential for current income
- are planning to hold your investment for the medium and/or long term

A word about tax

In general, you'll have to pay income tax on any money you make on a fund. How much you pay depends on the tax laws of where you live and whether you hold the fund in a registered plan, such as a Registered Retirement Savings Plan or a Tax-Free Savings Account.

Keep in mind that if you hold your fund in a non-registered account, fund distributions are included in your taxable income, whether you get them in cash or have them reinvested.

How much does it cost?

The following tables show the fees and expenses you could pay to buy, own and sell Series I securities of the fund. The fees and expenses — including any commissions — can vary among series of a fund and among funds. Higher commissions can influence representatives to recommend one investment over another. Ask about other funds and investments that may be suitable for you at a lower cost.

1. Sales charges

There are no sales charges applicable to your series of securities.

2. Fund expenses

You don't pay these expenses directly. They affect you because they reduce the fund series' returns.
As of March 31, 2026, the total fund series' expenses were 0.16%. This equals $1.60 for every $1,000 invested.

	Annual rate (as a % of the fund series' value)
Management expense ratio (MER) This is the fund series' Certain Fund Costs.	0.00%
Trading expense ratio (TER) These are the fund series' trading costs.	0.16%
Fund expenses	0.16%

CI Assante Wealth Management Ltd. and CI Investment Services Inc. have an exclusive right to distribute or have a material competitive advantage over others in distributing the securities of this fund.

More about trailing commission

CI Investment Services Inc. does not pay a trailing commission on your series of securities to your representative's firm.

3. Other fees

You may have to pay other fees when you buy, hold, sell or switch securities of the fund.

Fee	What you pay
Short-term trading fee	Up to 2% of the net asset value of the securities you redeem, if we determine that you have engaged in inappropriate short-term trading. This fee goes to the fund.
Switch fee	Your representative's firm may charge you up to 2% of the net asset value of securities you switch to another fund.
Investment advisory fee	You may be charged an investment advisory fee, the amount of which is negotiated between you and your representative (acting on behalf of the representative's firm) and may be collected by us on behalf of your representative's firm (by redeeming (without charges) a sufficient number of securities from your account on a quarterly basis). If administered by us, the investment advisory fee must not exceed 1.25% annually of the net asset value of Series I securities of the fund in your account.
Series I account agreement fee	You will be charged a management fee and administration fee directly by us, the total amount of which is negotiated between you and us, and payable directly to us by the redemption of securities (without charges) up to a maximum of 1.35% annually of the net asset value of Series I securities of the fund in your account depending on the asset class of your investment. However, if your investment falls below the minimum investment required for this series of securities, an additional fee of 0.15% per year may be applied.
NSF cheque fee	There is a $25 charge for all cheques returned because of insufficient funds.

What if I change my mind?

Under securities law in some provinces and territories, you have the right to:

- withdraw from an agreement to buy mutual funds securities within two business days after you receive a simplified prospectus or Fund Facts document, or
- cancel your purchase within 48 hours after you receive confirmation of the purchase.

In some provinces and territories, you also have the right to cancel a purchase, or in some jurisdictions, claim damages, if the simplified prospectus, Fund Facts document or financial statements contain a misrepresentation. You must act within the limit set by the securities law in your province or territory.

For more information, see the securities law of your province or territory or ask a lawyer.

For more information

Contact CI Investment Services Inc. or your representative for a copy of the fund's simplified prospectus and other disclosure documents, which have more detailed information. These documents and the Fund Facts make up the fund's legal documents.

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To learn more about investing in mutual funds, see the brochure **Understanding mutual funds**, which is available on the website of the Canadian Securities Administrators at www.securities-administrators.ca.

CI Global Asset Management is a registered business name of CI Investments Inc.