

SCHRODERS CAPITAL UK REAL ESTATE FUND

Income distribution

Please note that the statement below should not be relied upon for tax purposes. If you are in any doubt about your tax position you should consult a professional tax adviser.

Distribution no:	123
Sedol:	B8215Z6
ISIN:	GB00B8215Z66
Mexid:	SCPUT
Bloomberg code:	SCEXPUN LN
Payable:	31 December 2022

The net income, after deduction of all expenses and liabilities (actual, estimated or contingent) of the Fund, is distributed to shareholders in proportion to the number of shares held by them on the relevant distribution date (the last day of each calendar month in any year). Distributions are calculated on a monthly basis, with the distributions paid to shareholders on the last working day of the following month to which the distribution relates.

If you are an investor in the SREF Feeder Fund please contact HSBC for details of the tax withheld.

The income available for distribution and the expenses deducted per share are detailed below.

Period ending	Share holding	Income per share (pence)
30 November 2022	Gross Property Income Distribution per share	13.841475
	Gross Interest Distribution per share	0.077738
	Gross Dividend Distribution per share	1.782738
	Subtotal	15.701952
	Management and Other Expenses per share	2.180341
	Net Distribution Payable per share	13.521611

Registrar

HSBC

Schroder Investor Services

PO BOX 1402

Sunderland SR43 4AF

0345 030 7277

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For professional investors only. The Schroders Capital UK Real Estate Fund ("the Fund") is authorised by the Financial Conduct Authority (the "FCA") as a Qualified Investor Scheme ("QIS"). Only investors that meet the requirements for eligibility to invest in a QIS, as specified in COLL 8, Annex 1 of the FCA's Handbook, may invest in the Fund.

This statement is intended to be for information purposes only and it is not intended as promotional material in any respect. Information contained in the above has been obtained from sources we consider to be reliable. No responsibility can be accepted for errors of fact or opinion in this regard.

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Issued on 18 August 2022 by Schroder Unit Trusts Limited (SUTL), 1 London Wall Place, London EC2Y 5AU. Registration No. 4191730 England.

Authorised and regulated by the Financial Conduct Authority.