Key Investor Information

This document provides you with key investor information about this fund. It is not marketing material. The information is required by law to help you understand the nature and the risks of investing in this fund. You are advised to read it so you can make an informed decision about whether to invest.

COLUMBIA THREADNEEDLE INVESTMENTS

CT Global Real Estate Securities Fund

Share Class: 2 Acc, a Fund of Columbia Threadneedle (UK) ICVC III (ISIN GB00BJ05NG47).
This Fund is managed by Columbia Threadneedle Fund Management Limited.

Objectives and investment policy

The Fund aims to provide a return (combining capital and income) which is greater than the FTSE EPRA NAREIT Developed Custom Mid Day Net Tax TR Index, after charges are deducted, over any three-year period. The Fund is actively managed and invests, directly or indirectly in real estate companies in Europe, the US, Australia and Asia. The Index is used by the Fund as a target to outperform. The Fund seeks its index outperformance by investing in broadly the same geographical regions, and in broadly the same amounts, as the index, whilst not being constrained to invest in the companies included in the Index.

The geographical spread of the benchmark index changes over time depending on the performance of the constituent companies but, generally, around half of the benchmark index consists of companies from the US, with approximately one third in Australia and Asia and the remainder in Europe (including the UK). The Fund invests at least 60% in equities (ordinary shares) of real estate companies as well as gaining exposure to such companies or to real estate sector indices through investment in contracts for differences and other derivative instruments (an investment contract between the Fund and a counterparty the value of which is derived from one or more underlying securities) including taking both long and short positions. To the extent that the Fund is not fully invested in equities and derivatives, it may also invest in other transferable securities, money market instruments, collective investment schemes (which may include schemes managed by the Columbia Threadneedle Investments), deposits, cash and near cash. Derivatives may also be used for the purposes of efficient portfolio management.

The Fund is actively managed. The Manager believes that an appropriate comparator benchmark for reviewing fund performance is the FTSE EPRA/NAREIT Developed Custom Midday NR Index, given the investment policy of the Fund and the approach taken by the manager. The Fund is not constrained by this benchmark and has significant freedom to invest in a portfolio that is materially different to the benchmark's own composition. Any income earned by this share class will be reinvested back into the share class to help boost the value of a share. There is no minimum holding period for this Fund. However, it may not be appropriate for investors who plan to withdraw their money in under 5 years. You may buy or sell shares daily on demand (but not weekends or UK bank holidays or other days when the Fund is not open for dealing). Orders to buy or sell must be received by 12 noon (UK time) to receive the price calculated at that day's valuation point. We are not required to hold monies arising from the purchase and sales of shares in our funds in a client money bank account and hold these monies in our own bank account, utilising the FCA's permitted one-day window while carrying out a delivery versus payment transaction for the purpose of settling transactions in relation to units in the Fund. In the exceptional event that a transaction is not processed within this one-day window, any cash will be held in a client bank account. No interest will be paid to investors on cash held on a client bank account.

Risk and reward profile

The Risk and Reward Indicator table demonstrates where the Fund ranks in terms of its potential risk and reward. The higher the rank the greater the potential reward but the greater the risk of losing money. It is based on past data, may change over time and may not be a reliable indication of the future risk profile of the Fund. The shaded area in the table below shows the Fund's ranking on the Risk and Reward Indicator.

Typically lower rewards, lower risk — **Typically higher rewards, higher risk**

1	2	3	4	5	**6**	7

Historical data may not be a reliable indicator of the Fund's future risk and reward profile. The risk category shown is not guaranteed and may change over time. The lowest category does not mean 'risk free'. The value of your investment may fall as well as rise.

The category is based on the rate at which the value of the investments held by the Fund have moved up and down in the past.

The indicator may not take into account the following risks which may impact future investment returns:

Derivative Risk: derivative values rise and fall at a greater rate than equities and debt instruments. Losses can be greater than the initial investment.

Currency Risk: your investment may be adversely affected by changes in currency exchange rates.

Credit Risk: receiving income and capital due from debt instruments is dependant upon the provider's ability to pay.

Fixed Interest Securities Risk: changes in interest rates can affect the value of fixed interest holdings.

Counterparty Risk: to gain greater income the Fund may deposit cash with various approved Counterparties. Return of the cash is dependant upon the continued solvency of the Counterparty.

Smaller Companies Risk: smaller companies carry a higher degree of risk and their value can be more sensitive to market movement.

Liquidity Risk: the ability to buy and sell assets at a favourable price may be affected by a low level of counterparties willing to enter into a transaction with the Fund.

Restricted Diversification: investments are concentrated in companies which are focused on the property markets. These investments are limited to a relatively narrow segment of the economy. Performance may differ in direction and degree from that of the overall stock market.

Leverage Risk: the use of derivatives to increase the exposure of the Fund to the market through either long or short positions will make the value of the Fund's investments more volatile than those of an un-leveraged fund.

COLUMBIA THREADNEEDLE INVESTMENTS

Charges

The charges you pay are used to pay the costs of running the Fund, including the costs of marketing and distributing it. These charges reduce the potential growth of your investment.

One-off charges taken before or after you invest	
Entry charge	0.00%
Exit charge	0.00%

These are the maximum charges that we might take out of your money before it is invested and before we pay out the sale proceeds of your investment. In some cases, you might pay less and you should speak to your financial adviser about this.

Charges taken from the Fund over a year	
Ongoing charges	1.00%

Charges taken from the Fund under specific conditions	
Performance fee	NONE

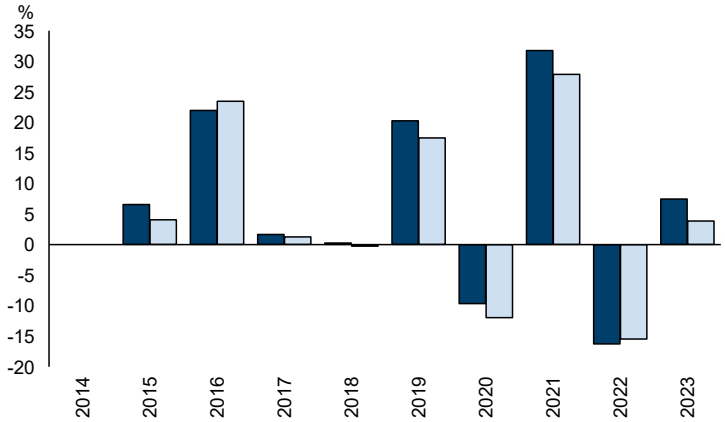
The ongoing charges figure is estimated due to a change to the way in which costs and charges are accrued within the Fund.

It excludes:

- Performance fees
- Portfolio transaction costs, except in the case of an entry/exit charge paid by the UCITS when buying or selling units in another collective investment undertaking.

For more information about charges, please see the section entitled Fees and Expenses in the Fund's prospectus, which is available at www.columbiathreadneedle.co.uk.

Past performance



	2014	2015	2016	2017	2018	2019	2020	2021	2022	2023
Fund		6.6	22.0	1.7	0.3	20.3	-9.7	31.8	-16.3	7.5
Index*		4.1	23.5	1.3	-0.3	17.5	-12.0	27.9	-15.5	3.9

Source: FE fundinfo 2024

You should be aware that past performance is not a guide to future performance.

Fund launch date: 18/12/2013.

Share/unit class launch date: 27/01/2014.

Performance is calculated in GBP.

The chart shows how much the Fund increased or decreased in value as a percentage in each year, net of charges (excluding entry charge), and net of tax.

* FTSE EPRA/NAREIT Developed Custom Mid Day Net Tax

Practical information

This document is issued by Columbia Threadneedle Fund Management Limited, a wholly owned subsidiary of Columbia Threadneedle Investments UK International Limited.

Further information regarding the Fund including copies of the prospectus, annual and half yearly report and accounts can be obtained free of charge from Retail Sales Support, Columbia Threadneedle Investments, 6th Floor, Quartermile4, 7a Nightingale Way, Edinburgh EH3 9EG, telephone: Sales Support on 020 7464 5855 or electronically at www.columbiathreadneedle.co.uk.

The Fund is part of Columbia Threadneedle (UK) ICVC III. You may switch investment between other funds or share classes of Columbia Threadneedle (UK) ICVC III. An entry charge may apply. Details on switching are provided in the Fund's prospectus.

The assets and liabilities are segregated by law between the different funds of Columbia Threadneedle (UK) ICVC III. This means that the Fund's assets are held separately from other funds. Your investment in the Fund will not be affected by any claims made against any other fund in Columbia Threadneedle (UK) ICVC III.

Details of the up to date remuneration policy including but not limited to a description of how remuneration and benefits are calculated will be available on www.columbiathreadneedle.co.uk when and in so far as available.

Other practical information, including the latest published price for the Fund is available on our website www.columbiathreadneedle.co.uk.

The Depositary for the Fund is State Street Trustees Limited.

The tax legislation of the United Kingdom may have an impact on your personal tax position depending on your country of residence.

Columbia Threadneedle Fund Management Limited may be held liable solely on the basis of any statement contained in this document that is misleading, inaccurate or inconsistent with the relevant parts of the prospectus for the Fund.

This Fund is authorised in the United Kingdom and regulated by the Financial Conduct Authority. Columbia Threadneedle Fund Management Limited is authorised in the United Kingdom and regulated by the Financial Conduct Authority.

This Key Investor Information is accurate as at 19/03/2024.