

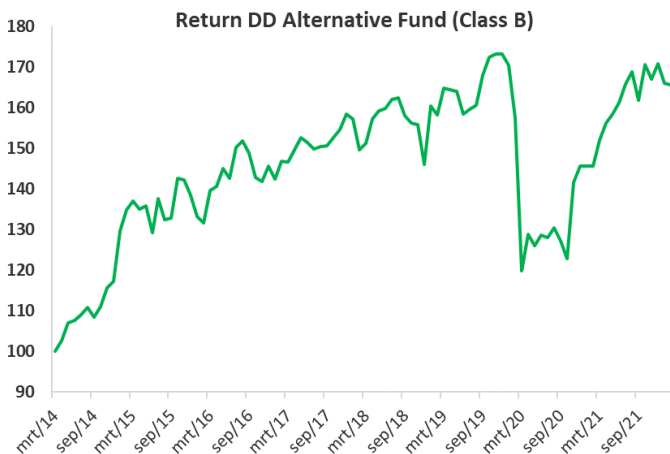
# Monthly report February 2022

## Profile

DD Alternative Fund N.V. (DDAF or DD Alternative Fund) is a global sustainable equity fund that invests in alternative investment categories, including in particular companies that invest in real estate and infrastructure. DDAF invests in at least twenty companies that meet our quality investment criteria. At DDAF, the analysis on sustainability and financial aspects is fully integrated. The fund aims for a net return of 7%\* per year in the long term and has no benchmark. DDAF is listed on Euronext in Amsterdam and can be traded daily.

## Return class B\*

DD Alternative Fund achieved a return of -0.22% (class B) for the month of February 2022. At the end of February 2022, the net asset value per share B amounted to € 33.74.



## Fund information

### Key facts

Fund size	€ 44.3 mln
# shares A	334,073
# shares B	674,234
# shares C	315,034
Net asset value A*	€ 32.49
Net asset value B*	€ 33.74
Net asset value C*	€ 33.89
# positions	48

### Costs

Management fee A	1.20%
Management fee B	0.70%
Management fee C	0.50%
Overige kosten**	0.45%
Op- en afslag	0.25%

### Other

Start date	Class A: May 2005 Class B: January 2015 Class C: January 2020
Manager	DoubleDividend Management B.V.
Status	Open-end, dagelijks
Exchange	Euronext Amsterdam
ISIN (A)	NL0009445915
ISIN (B)	NL0010949350
ISIN (C)	NL0014095119
Benchmark	None
Currency	Euro

### Risk monitor

\* per share

\*\* estimated



This information does not provide a sufficient basis for an investment decision. Therefore, read the key investor information and prospectus. These are available on the website of DoubleDividend Management B.V. ([www.doubledividend.nl](http://www.doubledividend.nl)). DoubleDividend Management B.V. is manager of DD Alternative Fund N.V. and has a license as manager and is supervised by the Netherlands Authority for the Financial Markets. The net asset value has not been audited by an external auditor.

**Table: monthly total return in % (after costs, dividend included) \***

	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec	Total
<b>2012</b>	1.53	2.02	4.59	-3.24	-2.34	1.51	3.09	-0.18	1.49	2.56	0.48	-0.02	<b>11.81</b>
<b>2013</b>	0.83	0.72	-1.41	4.38	1.39	-7.59	2.56	-1.31	3.14	2.61	-0.81	-0.67	<b>3.35</b>
<b>2014</b>	-0.47	5.76	-1.86	2.69	4.37	0.54	1.24	1.66	-2.20	2.36	4.13	1.48	<b>21.18</b>
<b>2015</b>	10.58	3.96	1.72	-1.51	0.52	-4.86	6.54	-3.70	0.32	7.37	-0.40	-2.56	<b>18.13</b>
<b>2016</b>	-3.76	-1.28	6.08	0.71	3.13	-1.62	5.37	1.01	-1.97	-4.02	-0.70	2.66	<b>5.13</b>
<b>2017</b>	-2.14	3.02	-0.13	2.01	2.08	-0.83	-1.11	0.45	0.11	1.32	1.34	2.44	<b>8.74</b>
<b>2018</b>	-0.74	-4.78	1.03	3.91	1.37	0.32	1.40	0.29	-2.75	-1.15	-0.21	-6.35	<b>-7.82</b>
<b>2019</b>	9.85	-1.37	4.20	-0.25	-0.27	-3.32	0.67	0.65	4.62	2.61	0.42	0.02	<b>18.63</b>
<b>2020</b>	-1.55	-7.63	-23.87	7.51	-2.27	2.09	-0.42	1.90	-2.56	-3.42	15.36	2.84	<b>-15.88</b>
<b>2021</b>	0.03	-0.08	4.41	2.80	1.41	1.66	2.96	1.82	-4.23	5.47	-2.10	2.28	<b>17.27</b>
<b>2022</b>	-2.82	-0.22											<b>-3.03</b>

\* From 2015 Class B shares returns are used. The value of your investment may fluctuate. Results achieved in the past do not provide any guarantees for the future.

## Market developments

Financial markets had a turbulent month, especially after Putin recognised the independence of Donetsk and Luhansk, two separatist regions in eastern Ukraine, on 21 February and even invaded Ukraine a few days later. The escalation of this conflict comes on top of concerns that were already present due to persistently high inflation, rising interest rates and changing central bank policies.

As a result of the turmoil in the markets, European property shares took a step backwards. The EPRA Index was 3.1% lower at the end of the month, increasing the loss for the year to 5.9%. Renewable energy, however, had a good month with an increase of 3.6%, mainly due to solid gains in the last two days of the month. The Eagle Renewable Index rose 3.6% (in euro terms) in February, reducing the loss for the year to 2%. The sector was under considerable pressure until recently, but proved its added value in February. The Russian invasion of Ukraine in combination with already high energy prices (European natural gas prices rose by almost 70% and crude oil exceeded \$100 a barrel) will likely accelerate the demand for wind and solar power. Germany, for example, has already indicated that it will focus more on wind energy to reduce its dependence on Russian gas. The sector was already in a better position because of increased energy prices that made renewable energy projects more profitable, despite increased construction costs. The greatest danger for the sector remains government intervention, for example by setting price caps to protect both citizens and companies against (excessively) high energy costs.

The DD Alternative Fund (DDAF) ended February slightly lower (-0.2%), but the differences in returns between the winners and losers were substantial. DDAF has no direct or indirect exposure to Russia or Ukraine and the current situation does not currently lead to any changes in the fund's strategy either. We invest in real estate and sustainable energy companies with good long-term prospects, a strong balance sheet and an attractive valuation. Despite the good long-term prospects, it cannot be avoided that the fund is confronted with sharp price fluctuations from time to time.

## Largest positive and negative contribution

The renewable energy companies Boralex, Grenergy, Northland and Brookfield Renewable made the largest positive contribution to the result for the reasons mentioned above. Boralex was also in the spotlight due to the sale of 30% of its French activities to the Swiss company Energy Infrastructure Partners for €532 million. The French portfolio includes 1.1 GW of operational renewable energy projects and a large development pipeline. Especially the price the Swiss are willing to pay shows that Boralex is undervalued. Boralex will use the proceeds for further investments in Europe, including solar parks in Spain.

Residential investors Vonovia and I-RES provided the largest negative contribution. The fall of I-RES was particularly striking, despite the fact that the company published good annual figures. American Tower and Digital Realty also fell sharply, just like last month.

**Table: top 5 contribution to result (in €)**

Top 5 highest contribution			Top 5 lowest contribution		
Borex (Can)	12.6%	0.4%	Vonovia (Ger)	-5.7%	-0.4%
Grenergy Renovables (Spa)	12.0%	0.3%	I-RES (Ire)	-12.1%	-0.4%
Northland Power (Can)	9.9%	0.3%	Care Property (Bel)	-10.5%	-0.3%
Brookfield Renewable (US)	8.1%	0.2%	American Tower (US)	-10.0%	-0.3%
SL Green (US)	9.9%	0.2%	Digital Realty (US)	-9.7%	-0.3%

Source: DoubleDividend/Bloomberg

## Portfolio changes

Over the past month, we have further increased our positions in Aberdeen Logistics, Aedifica, CTP and Digital Realty. The weighting of Greencoat Renewables, Prologis and SL Green was somewhat reduced.

**Table: top 10 positions in portfolio per end month**

Company and weights			
Vonovia (Ger)	6.1%	Innergex (Can)	3.1%
Eurocommercial Prop (Neth)	3.5%	Brookfield Renewables (US)	3.0%
Borex (Can)	3.3%	Northland Power (Can)	2.9%
Mitsui Fudosan (Jap)	3.1%	Greencoat Renewables (Ire)	2.9%
Aquila Renewables (UK)	3.1%	Land Securities (UK)	2.8%

Source: DoubleDividend

## Team DoubleDividend

## Annex: portfolio characteristics

The table below shows the main characteristics of the portfolio. The cash flow yield shows the direct return (the rental income less costs) compared to the current price. Revaluations of the real estate are therefore not included. The price to net asset value indicates whether the portfolio is trading at a premium or a discount in relation to the value of the underlying real estate. If this value is lower than 100%, then there is a discount to net asset value and vice versa. The dividend yield is the dividend yield of the current year divided by the current price (closing price of the month).

The debt ratio is the net debt to the market value of the property. The VAR (Value At Risk) shows the maximum loss of the portfolio on an annual basis with 95% certainty based on Monte Carlo simulation. The standard deviation is a statistical measure for the distribution of the returns around the mean.

Table: Characteristics DDAF per month end

Valuation		Risk	
Cashflow yield, current	5.4%	VAR (Monte Carlo, 95%, 1-year)	22.6%
Dividend yield, current	3.3%	Standard deviation	15.8%

Source: DoubleDividend/Bloomberg

