

CI Global REIT Private Pool - Series A May 15, 2020

This document contains key information you should know about CI Global REIT Private Pool. You can find more detailed information in the pool's simplified prospectus. For a copy ask your representative or contact CI Investments Inc. at 1-800-792-9355 or service@ci.com, or visit our website at www.ci.com.

Before you invest in any pool, consider how the pool would work with your other investments and your tolerance for risk.

Quick Facts

Fund Code(s) CAD:	CAD ISC: 2349	Fund manager:	CI Investments Inc.
Date series started:	May 26, 2020	Portfolio manager:	CI Investments Inc.
Total value of the fund on March 31, 2020:	Information is not available as the pool is new	Distributions:	Each month; excess income and/or capital gains (if any), each December; Default reinvestment in additional units
Management expense ratio (MER):	Information is not available as the pool is new	Minimum investment:	\$100,000 initial / \$25 additional

What does the fund invest in?

The pool's investment objective is to seek to provide regular income and capital appreciation by investing primarily in real estate income trusts (REITs) and equity securities of corporations participating in the residential and commercial real estate sector located anywhere in the world.

The charts below give you a snapshot of the pool's investments on March 31, 2020. The pool's investments will change.

Top 10 investments (March 31, 2020)

Because this pool is new, there is no data available for this section.

Investment mix (March 31, 2020)

Because this pool is new, there is no data available for this section.

How risky is it?

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

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

In general, pools 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. Pools 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 Investments Inc. has rated the volatility of this pool as **medium**.

Because this is a new pool, the risk rating is only an estimate by CI Investments Inc. Generally, the rating is based on how much the pool's returns have changed from year to year. It doesn't tell you how volatile the pool will be in the future. The rating can change over time. A pool with a low risk rating can still lose money.



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

No guarantees

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

How has the fund performed?

This section tells you how Series A securities of the pool have performed since inception. Returns are after expenses have been deducted. These expenses reduce the pool's returns.

Year-by-year returns

Because this pool is new, there is no data available for this section.

Best and worst 3-month returns

Because this pool is new, there is no data available for this section.

Average return

Because this pool is new, there is no data available for this section.

Who is this fund for?

This pool may be suitable for you if you:

- are seeking regular income and capital appreciation
- are seeking to add real estate exposure to your investment portfolio
- are investing for the medium and/or long term
- can tolerate medium risk

A word about tax

In general, you'll have to pay income tax on any money you make on a pool. How much you pay depends on the tax laws of where you live and whether you hold the pool 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 pool in a non-registered account, pool 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 A securities of the pool. The fees and expenses - including any commissions - can vary among series of a pool and among pools. Higher commissions can influence representatives to recommend one investment over another. Ask about other pools and investments that may be suitable for you at a lower cost.

1. Sales charges

You can only buy Series A securities of the pool under the initial sales charge option.

What you pay		How it works
in per cent (%)	in dollars (\$)	
Initial sales charge (ISC)		
0% to 5.00% of the amount you buy	\$0 to \$50.00 on every \$1,000 you buy	<ul style="list-style-type: none"> You and your representative decide on the rate. The initial sales charge is generally deducted from the amount you buy. It goes to your representative's firm as a commission. Your representative's firm may allow you to pay this commission directly to them. Discuss this option with your representative.

2. Fund expenses

You don't pay these expenses directly. They affect you because they reduce the series' returns.

This series' expenses are made up of the management fee (including the trailing commission), administration fee, trading costs, and Certain Fund Costs. The series' annual management fee is 1.70% of the series' value and the series' administration fee is 0.15% of the series' value. Because this series is new, its Certain Fund Costs and trading costs are not available.

More about the trailing commission

The trailing commission is an ongoing commission. It is paid for as long as you own the pool. It is for the services and/or advice that your representative and their firm provide to you.

CI Investments Inc. pays the trailing commission to your representative's firm. It is paid from the pool's management fee and is based on the value of your investment.

Sales charge option	Amount of trailing commission	
	in per cent (%)	in dollars (\$)
Initial sales charge	0% to 1.00% of the value of your investment each year.	\$0 to \$10.00 each year on every \$1,000 invested.

3. Other fees

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

Fee	What you pay
Short-term trading fee	A fee of up to 2.00% of the value of securities you redeem or switch, if we determine that you have engaged in inappropriate short-term trading. This fee goes to the pool.
Transfer fee	Your representative's firm may charge you up to 2% of the net asset value of securities you switch to another mutual fund.
NSF cheque fee	We will charge you \$25 if a payment for a purchase of securities is returned by your bank for any reason.

What if I change my mind?

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

- withdraw from an agreement to buy mutual fund 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 will also have the right to cancel a purchase, or in some jurisdictions, claim damages, if the simplified prospectus, annual information form, Fund Facts document or financial statements contain a misrepresentation. You must act within the time 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 Investments Inc. or your representative for a copy of the pool's simplified prospectus and other disclosure documents. These documents and the Fund Facts make up the pool's legal documents.

CI Investments Inc.
2 Queen Street East, Twentieth Floor
Toronto, Ontario M5C 3G7

Tel: 1-800-792-9355
service@ci.com
www.ci.com

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.