

# PRIIPS Key Investor Information Document

Essex Global Investment Partners<sup>1</sup>

This document was produced with the assistance of the FCA handbook:  
<https://www.handbook.fca.org.uk/handbook/COLL/4/7.html>

**Capital at risk:** All financial investments involve an element of risk. Therefore, the value of the investment and the income from it will vary and the initial investment amount cannot be guaranteed.

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<sup>1</sup> A limited company by shares  
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Essex Global Investment Partners  
is a Limited Company  
by shares registered in England and  
Wales. Registered Number 10395530

## KEY INVESTOR INFORMATION

### Purpose

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Essex Global Investment Partners will be the trading name of Essex Partners SPV Limited, which is a structured closed-ended investment company, limited by share capital and incorporated in England & Wales. Under the PRIIPS regulation, a requirement exists that Essex Partners<sup>2</sup> release key information to investors via this document ("KIID"). This document serves to provide 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 risks of investing in this fund. As a potential investor, you are advised to read the whole of this document so you can make an informed decision about whether or not to invest your money.

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### Overview

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Name:	Essex Global ESG Investment Fund
ISIN:	TBC
Sedol:	TBC
Manufacturer:	Essex Partners SPV Limited
Supervisory Authority:	Financial Conduct Authority ( <i>Awaiting Approval</i> )
Investor Enquiries:	<a href="mailto:hello@essex-partners.co.uk">hello@essex-partners.co.uk</a>

**This key investor information is accurate as of 13 Jan 2025.**

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### Product summary

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<b>Type</b>	This product is an internally managed non-UCITS fund
<b>Strategy</b>	This is a regulated product which will aim to achieve medium to long-term growth on your initial investment and any subsequent investments by transferring a proportion of its total share capital into a diversified equity portfolio. Essex Partners provide investors with actively managed returns based on the performance of a thematic benchmark index as per predetermined environmental & social governance criteria <sup>3</sup> . This product may also use leverage and specialist financial techniques (known as financial derivatives) to manage the funds risk exposures or to manage the fund. The Company's equity interest in a proposed investment may range from a minority position to, on occasion as high as 100 percent ownership.
<b>Target Investor</b>	This product is intended for experienced retail investors who are prepared to take on a relatively high level of risk of loss on their initial shareholding in order to realise a significantly higher potential return. The company is seeking investment from short-to-medium term shareholders who plan to stay invested for at least 1 year. This fund is designed to form part of a portfolio of investments.
<b>Maturity</b>	The investment product has no maturity date.

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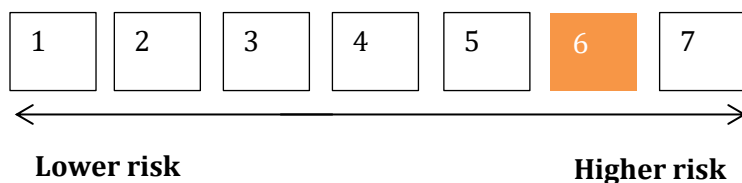
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<sup>2</sup> An abbreviated form of the trading name

<sup>3</sup> This product aims to maintain PRI signatory status. It is categorised as an "ESG" class of assets.

## Measured risk and estimated returns

## Risk Indicator of Essex Global ESG Investment Fund



The risk indicator assumes you keep the product for **1 year**. The summary risk indicator is a guide to the level of risk of this product compared to other products. It shows how likely it is that the product will lose money because of shifts in the underlying value of your investment.

The company has classified this product as 6 out of 7, which equates to a medium-high risk asset class. This indicator rates the potential losses from expected future performance at a medium-high risk rating. The following are some of the risks that are relevant to the PRIIPS which are not taken into consideration in the above indicator.

Emerging markets may have less advanced regulatory and control environments. The fund is exposed to foreign exchange volatility, as it holds assets denominated in multiple currencies. See the *Calculated Risks* sub-section of our prospectus for more information on the risk profile.

## Measured risk and estimated return (continued)

## Performance of Essex Global ESG Investment Fund

Investment of \$10,000 USD				
Scenarios		3 months (USD)	6 months (USD)	1 Year (USD)
				Recommended Holding Period
Stress Scenarios	Average return per annum	<b>5,570</b> -44.3%	<b>3,010</b> -25.6%	<b>580</b> -24.3%
Unfavourable Scenario	Average return per annum	<b>8,570</b> -14.3%	<b>7,290</b> -12.8%	<b>8,840</b> -11.6%
Base Case Scenario	Average return per annum	<b>12,180</b> 21.8%	<b>14,320</b> 21.4%	<b>16,420</b> 21.0%
Favourable Scenario	Average return per annum	<b>13,430</b> 34.3%	<b>16,680</b> 32.5%	<b>19,770</b> 30.9%

This table shows the return you could get back over the next 1 year (which is the recommended holding period), under different scenarios, assuming that you invest \$10,000 USD. The scenarios shown illustrate how your investment could perform. You can compare these returns with the scenarios of other products from other manufacturers. The scenarios presented are an estimate of future performance based on evidence from the past on how the value of this investment varies, and are not an exact indicator.

## What happens if we are unable to pay you?

As a shareholder, you would not be able to make a claim to the Financial Services Compensation Scheme. You may face a financial loss should the manufacturer or depositary default on their obligations. There is no compensation or guarantee scheme in place which may offset all or any of, this loss.

## Costs, fees and charges

The total expense ratio shows the total cost of the fund to the investor, and the reduction in yield (RIY) shows what Investment the overall costs you pay will have on the investment return you might receive. The overall costs take into consideration one-off, ongoing and incidental costs. The amounts shown here are the cumulative costs of the product itself for three different holding periods. They include potential redemption penalties. The table assume you invest \$10,000. The table is estimated and may change from time-to-time.

**Table 1: Costs over time**

The bank, brokerage firm or depositary agent selling you or advising you about this product may charge you other costs. If so, this person will provide you with information about these costs, and show you the Investment that all costs will have on your investment over time.

Investment Scenarios (\$10,000)	If you redeem shares after 3 months	If you redeem after 6 months (half the recommended period)	If you redeem at the recommended period of 1 year
Total Costs	\$907.41	\$866.36	\$993.41
RIY per year	7.45%	6.05%	6.05%

**Table 2: Composition of costs**

The table below shows:

- The Investment each year of the different types of costs on the investment return you might get at the end of the recommended holding period
- The meaning of the different cost categories

<b>One-off costs</b>	<b>Entry costs</b>	<b>1.40%</b>	<b>Indicative costs you pay when entering your investment</b>
	Exit costs	4.50%	Investment of the costs of redeeming your investment
<b>Recurring costs</b>	Portfolio transaction costs	0.65%	Cost of buying and selling investments for this product
	Other ongoing costs	0.90%	Management fees for managing your investment
<b>Incidental costs</b>	Performance fees and other indicative costs	0.00%	This product charges no incentive or performance fee.
	Carried Interest	0.00%	The Investment of carried interest

## How long should I hold it and can I take my money out early?

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**Recommended Holding Period: 1 YEAR(S)**

This product has no required minimum holding period but is designed for medium term investment; you should be prepared to stay invested for at least 1 year.

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## How can I complain?

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You may log your complaint via our group website [www.essex-partners.co.uk/](http://www.essex-partners.co.uk/)

## Other relevant information

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Essex Partners are required to provide you with further documentation, such as the product's latest prospectus and annual reports. These documents are available by contacting the e-mail address provided above.