

HSBC Index Tracker Investment Funds

FTSE 250 Index Fund

Marketing communication | Monthly report 28 February 2026 | Share class Inst Inc

Investment objective

The Fund aims to track the performance of the FTSE 250 Index (the "Index") before the deduction of charges and tax.

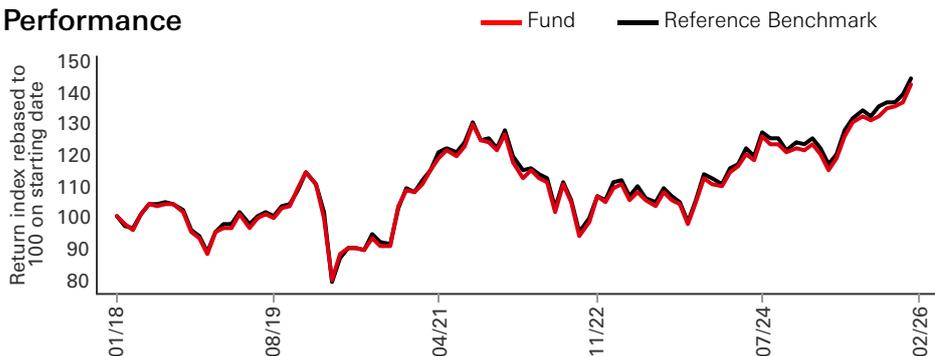
Investment strategy

The Fund will invest directly in shares (equities) of all of the companies that make up the Index and in the same or very similar proportions in which they are included in the Index. However, there may be circumstances when it is not possible or practical for the Fund to invest in shares of all the companies of the Index. The Fund's performance is measured against the Index, because the Fund intends to track the performance of the Index. The Index is made up of the 250 largest companies after the 100 largest stock market listed companies in the United Kingdom, as defined by the Index Provider.

Main risks

- The value of investments and any income from them can go down as well as up and investors may not get back the amount originally invested
- Where overseas investments are held the rate of currency exchange may cause the value of such investments to go down as well as up.
- The Fund may be concentrated in a limited number of securities, economic sectors and/or countries and as a result, may be more volatile and have a greater risk of loss than more broadly diversified funds.

Performance



Share class details

Key metrics

NAV per share	GBP 2.18
Performance 1 month	2.23%
Volatility 3 years	11.23%

Fund facts

UCITS V compliant	Yes
UK reporting fund status (UKRS)	No
ISA eligible	Yes
Dividend treatment	Distributing
Distribution frequency	Annually
Dividend ex-date	16 May 2025
Dividend yield ¹	2.91%
Last paid dividend	0.063457
Dealing frequency	Daily
Valuation time	12:00 United Kingdom

Share class base currency	GBP
Domicile	United Kingdom
Inception date	24 January 2018
Fund size	GBP 1,539,205,684
Reference benchmark	100% FTSE 250 Index

Fees and expenses

Minimum initial investment ²	GBP 10,000,000
Ongoing charge figure ³	0.030%

Codes

ISIN	GB00BF5G1B59
Bloomberg ticker	HSBFTII LN
SEDOL	BF5G1B5

¹Dividend Yield: represents the ratio of distributed income over the last 12 months to the fund's current Net Asset Value.

²Please note that initial minimum subscription may vary across different distributors

³Ongoing Charges Figure is based on expenses over a year. The figure includes annual management charge but not the transaction costs. Such figures may vary from time to time.

Past performance does not predict future returns. The figures are calculated in the share class base currency, dividend reinvested, net of fees.

This is a marketing communication. Please refer to the prospectus and to the KID before making any final investment decisions.

For definition of terms, please refer to the Glossary QR code and Prospectus.

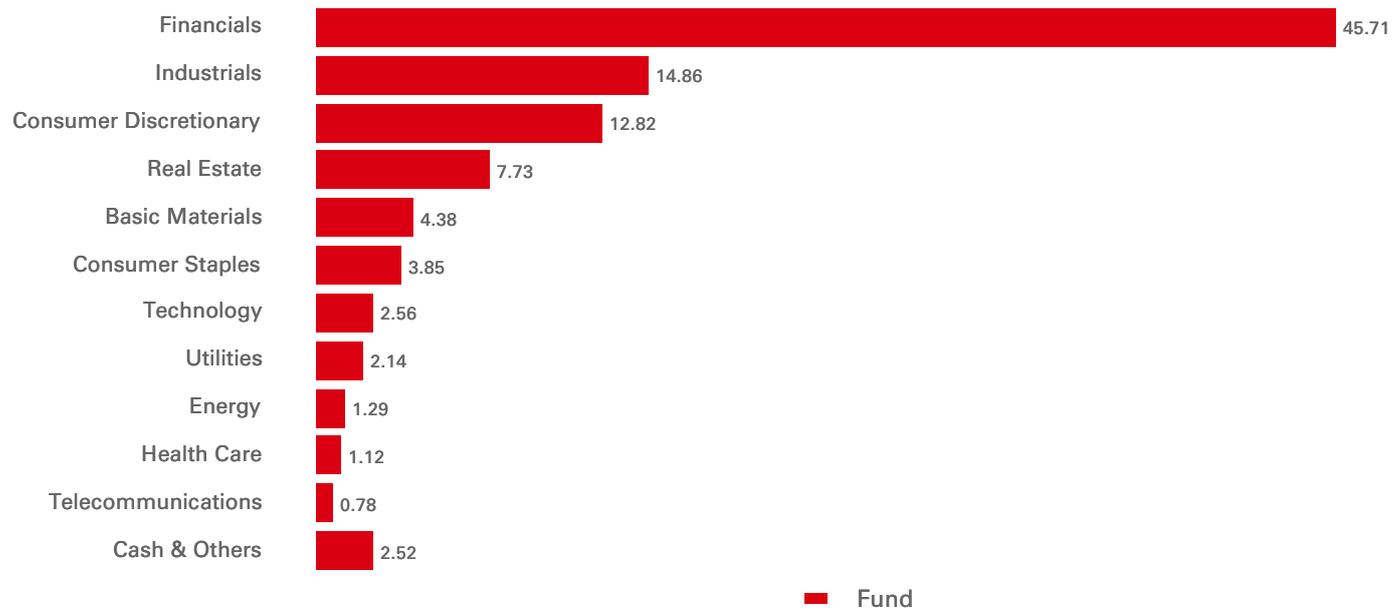
Source: HSBC Asset Management, data as at 28 February 2026

Performance (%)	YTD	1 month	3 months	6 months	1 year	3 years ann	5 years ann	10 years ann	Since inception ann
Inst Inc	6.26	2.23	7.66	11.27	21.31	9.71	5.61	--	4.52
Reference Benchmark	6.08	2.32	7.78	11.50	21.21	9.76	5.75	--	4.75
Tracking difference	0.18	-0.09	-0.12	-0.23	0.10	-0.05	-0.14	--	-0.22
Tracking error	--	--	--	--	1.32	1.66	2.08	--	2.29

Rolling performance (%)	28/02/25-28/02/26	29/02/24-28/02/25	28/02/23-29/02/24	28/02/22-28/02/23	28/02/21-28/02/22	29/02/20-28/02/21	28/02/19-29/02/20	28/02/18-28/02/19	28/02/17-28/02/18	29/02/16-28/02/17
Inst Inc	21.31	9.42	-0.52	-1.72	1.24	10.81	3.70	-1.53	--	--
Reference Benchmark	21.21	10.05	-0.86	-2.79	2.87	10.24	3.84	0.20	--	--

Equity characteristics	Fund	Reference Benchmark	Benchmark information
No. of holdings ex cash	252	251	Index name 100% FTSE 250 Index
Average market cap (GBP Mil)	2,103	2,104	Index currency GBP
Price/earning ratio	13.77	13.76	

Sector allocation (%)



Top 10 holdings	Sector	Weight (%)
IG Group Holdings PLC	Financials	1.34
Taylor Wimpey PLC	Consumer Discretionary	1.25
Aberdeen Group PLC	Financials	1.24
Investec PLC	Financials	1.18
Lion Finance Group PLC	Financials	1.16
Balfour Beatty PLC	Industrials	1.16
Johnson Matthey PLC	Basic Materials	1.06
RS GROUP PLC	Industrials	1.03
Rotork PLC	Industrials	0.99
Bellway PLC	Consumer Discretionary	0.99

Risk disclosures

- To the extent that the Fund seeks to replicate index performance by holding individual securities, there is no guarantee that its composition or performance will exactly match that of the target index at any given time ("tracking error").
- Derivatives may be used by the Fund, and these can behave unexpectedly. The pricing and volatility of many derivatives may diverge from strictly reflecting the pricing or volatility of their underlying reference(s), instrument or asset.
- Investment Leverage occurs when the economic exposure is greater than the amount invested, such as when derivatives are used. A Fund that employs leverage may experience greater gains and/or losses due to the amplification effect from a movement in the price of the reference source.
- Liquidity is a measure of how easily the Fund's holdings can be quickly converted to cash. The value of the Fund's holdings may be significantly impacted by liquidity risk during adverse market conditions.
- Further information on the potential risks can be found in the Key Information Document (KID) and/or the Prospectus or Offering Memorandum.

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Further Information can be found in the prospectus and in our Key Investor Information Documents published in our Fund Centre at www.assetmanagement.hsbc.co.uk

Source: HSBC Asset Management, data as at 28 February 2026

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For more information please contact us at E-mail:

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www.assetmanagement.hsbc.com/uk

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Glossary



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