

PROPERTY TYPE BREAKDOWN BY NOI

Off-Campus	62%
On-Campus/Adjacent	38%

TENANCY TYPE BREAKDOWN BY NOI

Multi-Tenant	65%
Single-Tenant	35%

TENANT CREDIT BY SQUARE FOOTAGE

Non-Rated	75%
Credit-Rated	25%

TENANT TYPE BY SQUARE FOOTAGE

Multi-Location Independents	43%
Health Systems	36%
Single Location Independents	21%

LEASE TYPES BY SQUARE FOOTAGE

Net	62%
Modified Gross	22%
Absolute Net	10%
Full-Service Gross	6%

INITIAL INVESTMENT ALLOCATION BY SQUARE FOOTAGE

Core+	71%
Value-Add	21%
Development	8%

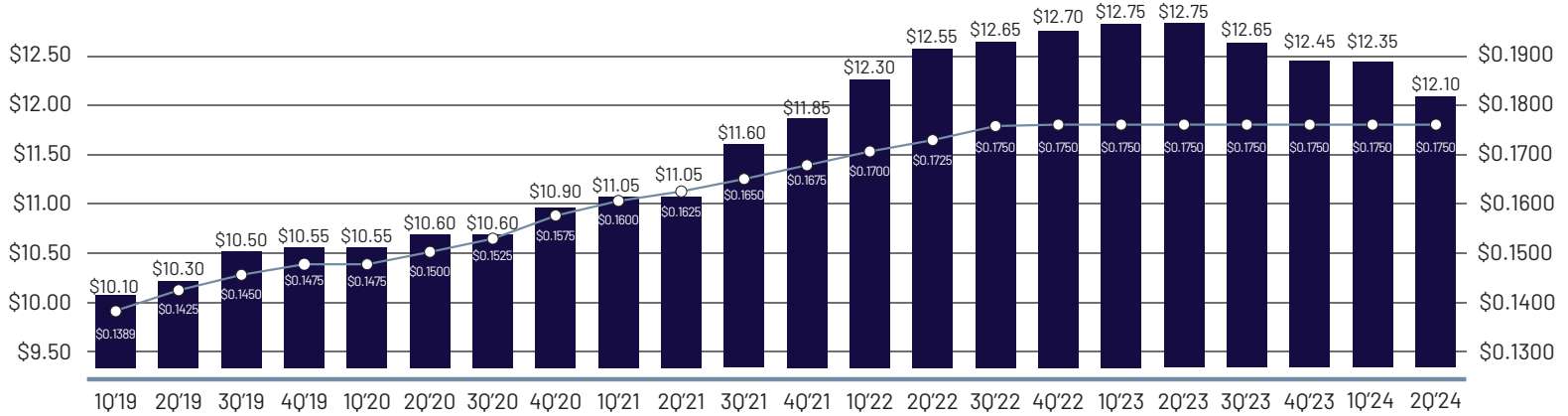
CURRENT INVESTMENT ALLOCATION BY SQUARE FOOTAGE

Core+	80%
Value-Add	16%
Development	4%

KEY METRICS

2Q 2024

NAV & DIVIDEND GROWTH



HISTORICAL OCCUPANCY

