

PROPERTY TYPE BREAKDOWN BY ANNUAL BASE RENT

Off-Campus	63%
On-Campus/Adjacent	37%

TENANCY TYPE BREAKDOWN BY ANNUAL BASE RENT

Multi-Tenant	63%
Single-Tenant	37%

TENANT CREDIT BY ANNUAL BASE RENT

Non-Rated	68%
Credit-Rated	32%

TENANT TYPE BY SQUARE FOOTAGE

Multi-Location Independents	41%
Health Systems	39%
Single Location Independents	20%

LEASE TYPES BY SQUARE FOOTAGE

Net	63%
Modified Gross	22%
Absolute Net	9%
Full-Service Gross	6%

INITIAL INVESTMENT ALLOCATION BY REIT EQUITY

Core+	66%
Value-Add	26%
Development	8%

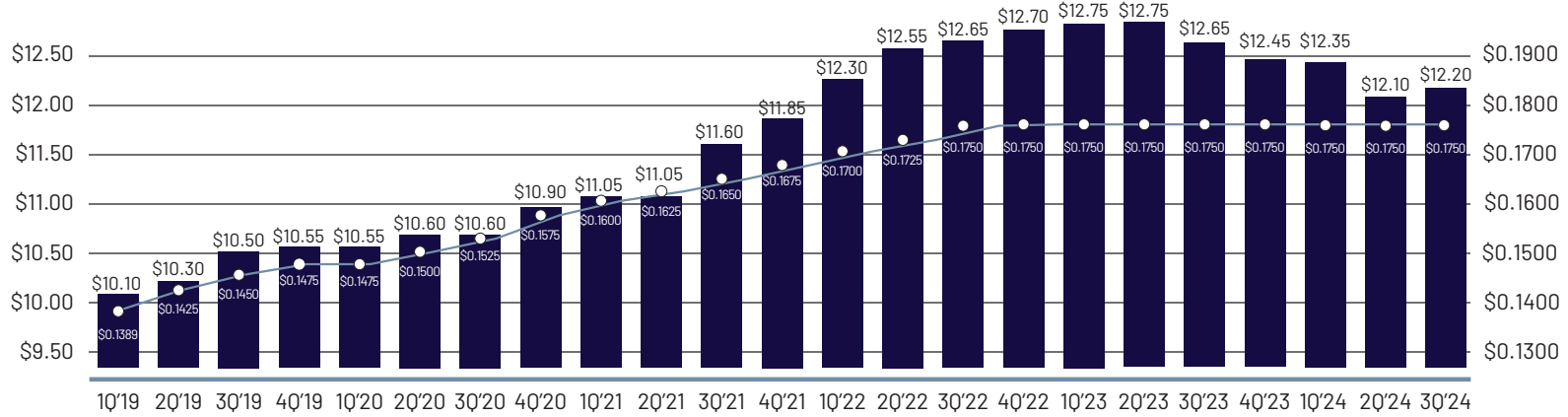
CURRENT INVESTMENT ALLOCATION BY REIT EQUITY

Core+	77%
Value-Add	20%
Development	3%

KEY METRICS

3Q 2024

NAV & DIVIDEND GROWTH



HISTORICAL OCCUPANCY

