

### PROPERTY TYPE BREAKDOWN BY ANNUAL BASE RENT

Off-Campus	64%
On-Campus/Adjacent	36%

### 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 ANNUAL BASE RENT

Net	52%
Modified Gross	46%
Absolute Net	0%
Full-Service Gross	2%

### INITIAL INVESTMENT ALLOCATION BY REIT EQUITY

Core+	79%
Value-Add	14%
Development	7%

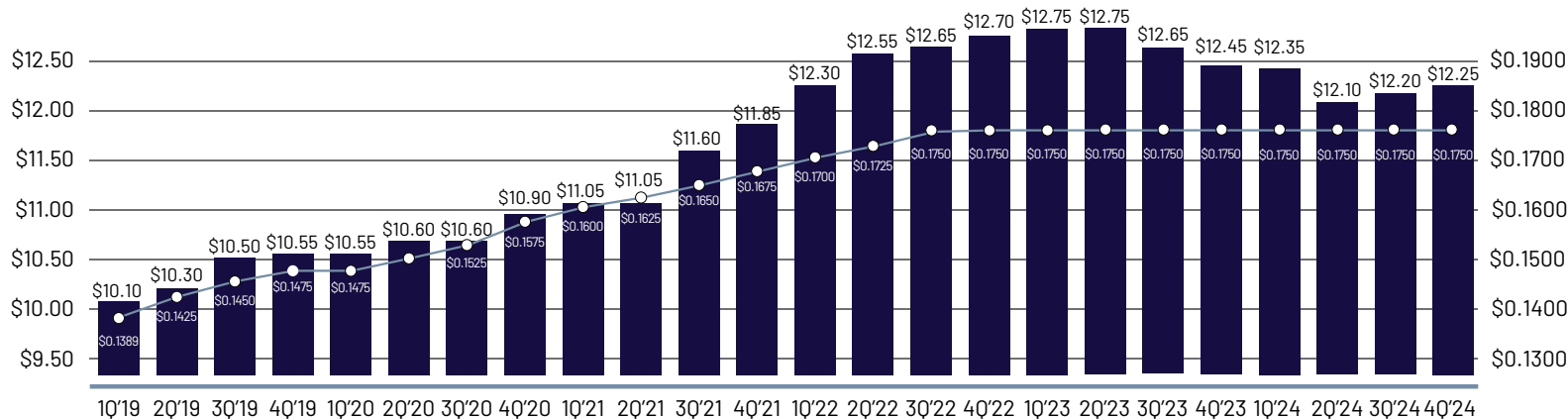
### CURRENT INVESTMENT ALLOCATION BY REIT EQUITY

Core+	65%
Value-Add	26%
Development	9%

# KEY METRICS

4Q 2024

## NAV & DIVIDEND GROWTH



Flagship Healthcare Trust (REIT) launched in January 2018 at \$10.00/share and with an initial quarterly dividend of \$.1375/share"

## HISTORICAL OCCUPANCY

