

Key Investor Information for Investors in the United Kingdom

This document provides 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 the risks of investing in this fund. You are advised to read it so you can make an informed decision about whether to invest.



Xtrackers Developed Green Real Estate ESG UCITS ETF

Share class: 1C, ISIN: IE00BN2BCY94, Security code: A2QCGW, Currency: USD

a sub-fund of Xtrackers (IE) plc. The management company is DWS Investment S.A., a member of the DWS Group.

Objectives and investment policy

The fund is passively managed. **INVESTMENT OBJECTIVE:** The fund aims to reflect the performance, before fees and expenses, of the Dow Jones Developed Green Real Estate Index (index). **DESCRIPTION OF INDEX:** The index is based on the Dow Jones Developed Markets Select RESI Index (Parent Index) and is designed to reflect the performance of listed equity securities issued by real estate companies (including real estate investment trusts, "REITs") from global developed markets which meet certain ESG criteria. In order to be eligible for inclusion, companies must be eligible for inclusion in the Parent Index and must pass the ESG screening criteria. **ESG CRITERIA:** Securities from the Parent Index which pass the ESG screening criteria, as disclosed in the prospectus and/or supplement, will constitute the eligible universe (Eligible Universe). Securities from the Eligible Universe are selected and weighted following an optimisation based approach which are subject to (a) climate, (b) other ESG objectives, and (c) diversification objectives for example constraints on the constituent weightings and liquidity compared to the Parent Index. **INDEX REBALANCING, CALCULATION AND ADMINISTRATION:** The index is administered by S&P Dow Jones Indices LLC. The index is calculated on a total return net basis, which means that all

dividends and distributions by the companies are reinvested in the shares after tax. The index is reviewed and rebalanced at least quarterly. The index is calculated in USD on a daily basis. **INVESTMENT POLICY:** To achieve the aim, the fund will attempt to replicate the index, before fees and expenses, by buying all or a substantial number of the securities in the index. The fund may employ techniques and instruments in order to manage risk, reduce costs and improve results. These techniques and instruments may include the use of financial contracts (derivatives). **FURTHER INFORMATION:** Certain information (including the latest share prices of the fund, indicative net asset values, full disclosure on the composition of the fund's portfolio and information on the index constituents) are available on your local DWS website or at www.Xtrackers.com. Transaction costs and taxes, unexpected fund costs and market conditions such as volatility or liquidity issues may affect the ability of the fund to track the index. The anticipated level of tracking error in normal market conditions is 1 per cent. The currency of the fund is USD. Returns and gains are not distributed but are reinvested in the fund. You may request the redemption of shares generally on a daily basis.

Risk and reward profile



The calculation of the risk and reward profile is based on simulated data that cannot be used as a reliable indicator for the future risk profile. This risk indicator is subject to changes; the classification of the fund may change over time and cannot be guaranteed. Even a fund that is classified in the lowest category (category 1) does not represent a completely risk-free investment. The fund is classified in category 6 because its share price may fluctuate strongly and the likelihood of both losses and gains may therefore be high. The following risks could be of particular significance for the fund: The fund will attempt to replicate the performance of the index less costs, but your investment is not expected to match the performance of the index precisely. **EXCEPTIONAL CIRCUMSTANCES RISK:** Exceptional circumstances may arise, such as, but not limited to, disruptive market conditions, additional costs/taxes or extremely volatile markets, which may cause the fund's performance to be substantially different from the performance of the index. **CONFLICTS OF INTEREST RISK:** DWS entities and related companies may act in several roles in relation to the fund such as distributor and management company which may involve conflicts of interest. **NO GUARANTEE RISK:** The fund is not guaranteed and your investment is at risk. The value of your investment may go down as well as up. **SHARES RISK:** The value of an investment in shares will depend on a number of factors

including, but not limited to, market and economic conditions, sector, geographical region and political events. **REAL ESTATE RISK:** The performance of the fund is linked to shares of companies principally engaged in the property sector which involves special risks including: the cyclical nature of property values, changes in the general economic climate, local conditions and market rental rates, attractiveness and location of the relevant properties, the financial circumstances of the tenants and changes in operational costs including (without limit) the costs of maintenance and insurance. **SUSTAINABILITY RISK:** The ESG screening criteria are embedded within the index selection process, which seeks to exclude securities issued by companies involved in certain activities. The investment manager and sub-portfolio manager are not responsible for monitoring the screening process or confirming that all securities which pass the screening process are issued by companies with adequate ESG standards. The company is relying on the activities conducted by and information provided by the administrator of the index. ESG information from third-party data providers may be incomplete, inaccurate or unavailable. As a result, there is a risk that the index administrator may incorrectly assess a security or issuer, resulting in the incorrect inclusion or exclusion of a security in the index and therefore the portfolio of the fund. **DERIVATIVES RISK:** The fund may use derivatives to try to manage its investments more efficiently. This may not always be successful and may result in greater fluctuations in the value of the fund. This may negatively affect the value of the fund and your investment.

A more detailed description of risks and other general information can be found in the risk section(s) of the prospectus.

Charges

The charges you pay are used to pay the costs of running the fund, including the costs of marketing and distributing it. These charges reduce the potential growth of your investment.

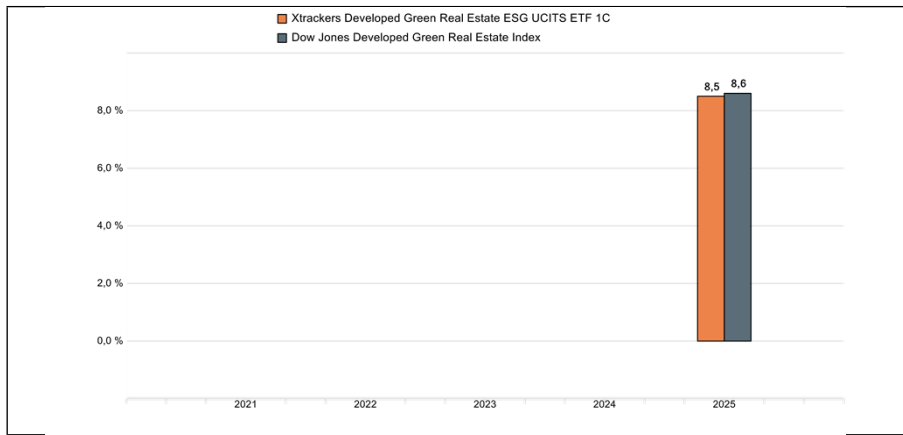
One-off charges taken before or after you invest	
Entry charge	None
Exit charge	None
This is the maximum that might be taken out of your money before it is invested (entry charge) and before the proceeds of your investment are paid out (exit charge).	
Charges taken from the fund over a year	
Ongoing charges	0.18 %
Charges taken from the fund under certain specific conditions	
Performance fee	None

Secondary market investors (those who buy or sell shares on a stock exchange) may be charged certain fees by their stock broker. These charges, if any, can be obtained from such stock broker. Authorised participants dealing directly with the fund will pay the transaction costs related to their subscriptions and redemptions.

The ongoing charges figure is based on expenses for the fiscal year ending 31.12.2025. It may vary from year to year. It excludes portfolio transaction costs and performance fees, if any.

Additional information on costs can be found in the cost section(s) of the prospectus.

Past performance



Past performance is not a reliable indicator of future performance. All costs and fees that were withdrawn from the 1C share class of Xtrackers Developed Green Real Estate ESG UCITS ETF were deducted during the calculation. The 1C share class of Xtrackers Developed Green Real Estate ESG UCITS ETF was launched in 2024.

Practical information

The depositary is State Street Custodial Services (Ireland) Limited, Ireland. Copies of the prospectus and the periodic reports are available free of charge in the language of this document. The documents as well as other information (including the latest share prices as well as the indicative net asset values) are available free of charge. The documents are available on your local DWS website or at www.Xtrackers.com, for full disclosure on the composition of the fund's portfolio and information on the index constituents please refer to this website as well. Information on the current remuneration policy of the management company, including a description of how remuneration and benefits are calculated is published on the Internet at <https://www.dws.com/footer/Legal-Resources/dws-remuneration-policy?setLanguage=en>. The information will be sent to you in paper form free of charge upon request. Taxation regimes applicable to the fund in your jurisdiction may affect your personal tax situation. Prospective investors should inform themselves of, and where appropriate take advice on

such taxation regimes. Xtrackers (IE) plc may be held liable solely on the basis of any statement contained in this document that is misleading, inaccurate or inconsistent with the relevant parts of the sales prospectus. This fund is a sub-fund of Xtrackers (IE) plc for which the sales prospectus and the periodic reports are prepared as a whole in addition to individual supplements per sub-fund. The assets and liabilities of each sub-fund are segregated by law. As a result, assets of one sub-fund are not available in the event of claims against or insolvency of another. More share classes may be available for this fund - please refer to the relevant section of the supplement for further details. You are not permitted to exchange your shares in this fund for other funds of Xtrackers (IE) plc. This fund is authorised in Ireland and is regulated by the Central Bank of Ireland. DWS Investment S.A. is authorised in Luxembourg and is regulated by the Commission de Surveillance du Secteur Financier.

This key investor information is accurate as at 11.03.2026.

The index is a trademark of S&P Dow Jones Indices LLC or its affiliates ("SPDJI") and has been licensed for use by the fund. The fund is not sponsored, endorsed, sold or promoted by S&P Dow Jones Indices LLC or its affiliates ("SPDJI") and none of such parties make any representation regarding the advisability of investing in the fund.