

# Key Information Document

## Purpose

This document provides you with key information about this investment product. It is not marketing material. The information is required by law to help you understand the nature, risks, costs, potential gains and losses of this product and to help you compare it with other products.

## Product

**Fondita Sustainable Europe I**

**Fondita Fund Management Company Ltd**

FI4000411194

www.fondita.com

Call for more information (09) 66 89 890

Financial Supervisory Authority (FIN-FSA) is responsible for supervising Fondita Fund Management Company Ltd in relation to this Key Information Document

29. December 2022

## What is this product?

### Type

The UCITS-fund is an equity fund established in Finland. The depositary is SEB AB, Helsinki branch. The prospectus, annual and semi-annual reports, current unit prices and further information can be found free of charge from the Management Company, at [www.fondita.com](http://www.fondita.com) and from a local distributor.

### Term

The investment horizon is long-term and should be at least 7 years.

### Objectives

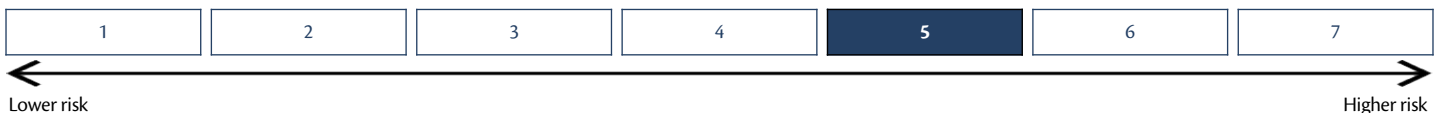
Fondita Sustainable Europe is an actively managed, thematic equity fund. The fund invests in European listed companies whose activities contribute to sustainable development. The fund invests in companies that, through their products or services, reduce carbon emissions or use natural resources more efficiently. The holdings of the fund are focused and consist of about 35 different European companies offering climate- and environmentally smart solutions. The fund has a long investment horizon, given that the company's strategy and profitability progress as expected. In line with Fondita's investment philosophy, the fund invests in responsible, high quality growth companies, regardless of company size. The fund invests according to its theme in companies with a good market position within sectors with structural growth where prerequisites for continued profitable growth exist. The Fund's holdings are mainly concentrated in the following sectors: sustainable technology, sustainable infrastructure/construction, renewable energy, green hydrogen, waste management and recycling, and energy storage. Important quality indicators are the company's market position, return on investment, profitability, balance sheet quality, the responsibility of the company's own operations, the quality of its management and the consistency of the implementation of the business strategy. The fund seeks to generate over time a risk-adjusted return above the reference market through stock picking. Dividends will also be reinvested to allow compounded returns. Due to its return profile, equity investing always carries risks and changes in the value of the Fund's investments can be significant. For this reason, the fund is recommended for investors with an investment horizon of at least 7 years. The fund is classified as an Article 9 fund (SFDR) and the fund has sustainable investment as its objective. In addition, the fund's target companies are required to comply with good governance practices. The fund complies with Fondita's principles and methods for Responsible Investing. The fund has been achieved two environmental certificates: the Nordic Swan Ecolabel and the Austrian Ecolabel certificate.

### Intended retail investor

The fund is suitable for investors with a long investment horizon who wish to invest in a fund that invests in shares of publicly traded European companies that offer climate-smart and eco-friendly solutions and that promote sustainable development through their activities. The client accepts the risks associated with equity investments.

## What are the risks and what could I get in return?

### Risk Indicator:



The risk indicator assumes you keep the product for at least 7 years

The summary risk indicator is a guide to the level of risk of this product compared to other products. It shows how likely it is that the product will lose money because of movements in the markets or because the product developer is unable to pay you.

We have classified this product as 5 out of 7, which is a medium-high.

This rates the potential losses from future performance at a medium-high level, and poor market conditions are very unlikely to impact our capacity to pay you.

Other risks: Currency risk, liquidity risk, operational risk and counterparty risk

This product does not include any protection from future market performance so you could lose some or all of your investment.

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## Performance-Scenarios:

The figures shown include all the costs of the product itself, but may not include all the costs that you pay to your advisor or distributor. The figures do not take into account your personal tax situation, which may also affect how much you get back.

What you will get from this product depends on future market performance. Market developments in the future are uncertain and cannot be accurately predicted.

The unfavourable, moderate, and favourable scenarios shown are illustrations using the worst, average, and best performance over the last 12 years. Markets could develop very differently in the future.

The stress scenario shows what you might get back in extreme market circumstances.

This type of unfavorable scenario occurred for an investment between 21.10.2021 - 21.10.2022 (If you exit after 1 year ), 06.09.2021 - 29.12.2022 (If you exit after 7 years ).

This type of moderate scenario occurred for an investment between 14.05.2013 - 14.05.2014 (If you exit after 1 year ), 30.05.2011 - 30.05.2018 (If you exit after 7 years ).

This type of favorable scenario occurred for an investment between 16.03.2020 - 16.03.2021 (If you exit after 1 year ), 20.10.2014 - 20.10.2021 (If you exit after 7 years ).

Recommended holding period: 7 years Example Investment: 10,000 EUR		If you exit after 1 year	If you exit after 7 years
<b>Minimum</b>	<b>You could lose some or all of your investment.</b>		
<b>Stress scenario</b>	<b>What you might get back after costs</b>	880.00 EUR	310.00 EUR
	Average return each year	-91.20 %	-39.12 %
<b>Unfavourable scenario</b>	<b>What you might get back after costs</b>	6,880.00 EUR	7,520.00 EUR
	Average return each year	-31.20 %	-3.99 %
<b>Moderate scenario</b>	<b>What you might get back after costs</b>	10,820.00 EUR	16,400.00 EUR
	Average return each year	8.20 %	7.32 %
<b>Favourable scenario</b>	<b>What you might get back after costs</b>	20,920.00 EUR	25,590.00 EUR
	Average return each year	109.20 %	14.37 %

## What happens if Fondita Fund Management Company Ltd is unable to pay out?

The investments of the fund are held separately from the assets of the fund management company. As custodian of the assets of the fund acts Skandinaviska Enskilda Banken AB (publ), Helsinki branch. Thus, you will not lose your investment in the event of a possible insolvency of Fondita Fund Management Company Ltd. The investment is not part of any investor compensation or guarantee scheme.

## What are the costs?

The person advising on or selling you this product may charge you other costs. If so, this person will provide you with information about these costs and how they affect your investment. If the fund is part of another product, for example a capital insurance, other costs may occur for that product.

### Costs over Time

The tables show the amounts that are taken from your investment to cover different types of costs. These amounts depend on how much you invest, how long you hold the product and how well the product does. The amounts shown here are illustrations based on an example investment amount and different possible investment periods.

We have assumed:

- In the first year you would get back the amount that you invested (0 % annual return). For the other holding periods we have assumed the product performs as shown in the moderate scenario.
- 10 000 EUR is invested.

	If you exit after 1 year	If you exit after 7 years
Total costs	248.10 EUR	1,720.24 EUR
Annual cost impact (*)	2.48%	1.55%

This illustrates how costs reduce your return each year over the holding period. For example it shows that if you exit at the recommended holding period your average return per year is projected to be 9.02 % before costs and 7.32 % after costs.

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## Composition of Costs

One-off costs upon entry or exit		If you exit after 1 year
Entry costs	We do not charge any entry costs.	0.00 EUR
Exit costs	1,00% of the investment before it is paid out to the investor. This is the maximum amount. Total client relationship allow for changes in tariff rate.	100.00 EUR
Ongoing costs [taken each year]		
Management fees and other administrative or operating costs	1,20% of the value of the investment per year	120.00 EUR
Transaction costs	0,20% of the value of your investment per year. This is an estimate of the costs incurred when we buy and sell the underlying investments for the product. The actual amount will vary depending on how much we buy and sell.	19.90 EUR
Incidental costs taken under specific conditions		
Performance fees	There is no performance fee for this product.	0.00 EUR

## How long should I hold it and can I take money out early?

### Recommended holding period: 7 years

This fund has no minimum holding period, but has been created for long term investment. You should therefore be prepared to remain invested for at least 7 years. However, you can exit your investment usually on every banking day in Finland. A list of days on which the trading of fund units is not possible is available from the Management Company and on the Management Company's website.

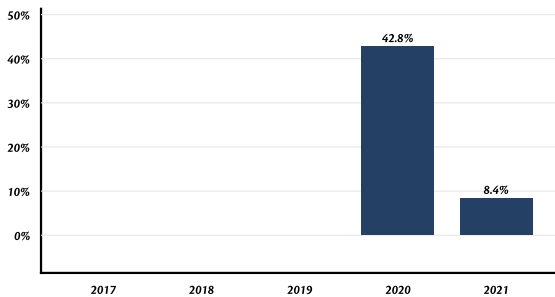
## How can I complain?

If you wish to make a complaint about this product or the service provided, you can do so as follows:

**By phone:** to the phone number +358 (0)9 66 89 890.

**By e-mail or mail:** to the address info@fondita.fi or to the address Fondita Fund Management Company Ltd., Aleksanterinkatu 48 A, 00100 Helsinki.

## Other relevant information



**This chart shows the fund's performance as the percentage loss or gain per year over the last 2 years.**

**Past performance is not a reliable indicator of future performance. Markets could develop very differently in the future.**

**It can help you to assess how the fund has been managed in the past**

Performance is shown after deduction of ongoing charges. Any entry and exit charges are excluded from the calculation.

The share class was launched on 5. December 2019 .

The historical performance was calculated in the funds base currency EUR .

The Fund's statutory documents, such as the fund prospectus, the fund rules, the annual reports and the monthly calculations of previous performance scenarios are available at the address [www.fondita.com](http://www.fondita.com).

The rules of the fund were confirmed 10.8.2022 in Finland and are valid as of 19.9.2022. Fondita Fund Management Company Ltd. is granted authorization to act as a management company in Finland. The fund and the fund management company are supervised by the Financial Supervision Authority.