Cytonn
ASSET MANAGERS LIMITED

CYTONN HIGH YIELD FUND (CHYF)

Fund Fact Sheet

OCTOBER 2026

1. FUND PERFOMANCE

AVERAGE	2025	OCTOBER 2026 (ANNUALIZED RETURN)	*PERFORMANCE SINCE INCEPTION (07-OCTOBER-2019)
Cytonn High Yield Fund (CHYF)	22.1%	18.0%	16.9%
Benchmark (182 day T- Bill + 5.0% points)	13.6%	13.9%	15.0%

Historical Percentage you can expect to earn with the fund during one year of investment on basis of the so far realized monthly returns

2. FUND MANAGER'S REPORT AND OUTLOOK

Fund Objective

The Cytonn High Yield Fund is a specialized Collective Investment Scheme with exposure skewed towards investment in real estate assets. The Fund aims at capital preservation while earning high returns and maintaining su¬fficient liquidity. The Fund aims to achieve above average returns that not only beat inflation but are also better than the yields offered by both government securities and fixed deposits.

Portfolio Strategy

The fund will largely be invested in fixed income and real estate related securities. Being a specialized Fund, the Fund can invest up to 80.0% in Real Estate funds, but to ensure su¬fficient diversification, no single investment should be more than 25.0% of the portfolio unless in special cases.

Economic report and outlook

According to the Q2' 2026 Quarterly Gross Domestic Product Report released by the Kenya National Bureau of Statistics (KNBS), the Kenyan economy recorded a 5.1% growth in Q2'2026, higher than the 4.9% growth recorded in Q2'2025. The main contributor to Kenyan GDP remains to be the Agriculture, Fishing and Forestry sector which grew by 3.5% in Q2'2026, lower than the 4.0% expansion recorded in Q2'2025, as the early cessation of the long rains weighed on crop production. Most all sectors except Financial Services Indirectly Measured recorded positive growths in Q2'2026, with varying magnitudes across activities. Notably, Electricity and Water Supply, Accommodation and Food Services and Information and Communication recorded the highest growth rates of 7.7%, 7.4% and 7.2% respectively.

During the month, the average yields on the government papers were on a downward trajectory with the yields on the 182-day papers decreasing the most by 4.7 bps to 8.87% from 8.92% recorded the previous month. The average yields on the 364-day paper decreased by 2.3 bps to 9.0% from 9.1% recorded the previous month while that of the 91-day decreased by 1.7 bps to 8.76% from 8.77% recorded the previous month. Additionally, Kenya Shilling depreciated by 12.3 bps against the US Dollar, to Kshs 130.0 from the Kshs 129.8 recorded at the end of September

The October 2026 y/y inflation rate came in at 7.3%, 0.5% points higher than the 6.8% recorded in September 2026. Notably, inflation has remained within the CBK target range of 2.5%-7.5% for the past forty months.

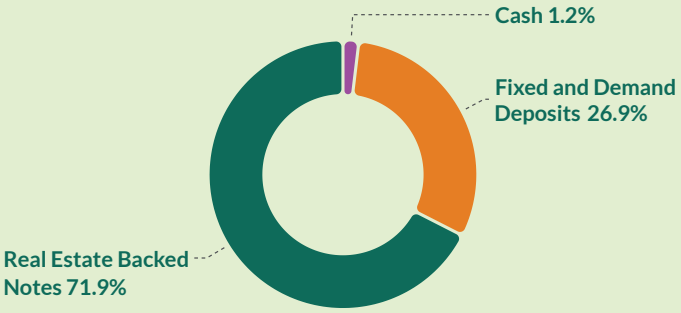
Portfolio Performance

The Cytonn High Yield Fund delivered an average return of 18.0% p.a. beating the inflation rate of 7.3% in the month of October to deliver positive real returns of 10.7%.

FUND PROFILE

- **Fund Manager:** Cytonn Asset Managers Limited
- **Risk Profile:** This is a medium to high risk investment fund
- **Minimum Initial Investment:** Kshs. 100,000
- **Minimum Additional Investment:** Kshs. 10,000
- **Annual Management Fee:** 2.0%
- **Initial Fee:** Nil
- **Trustee:** Goal Advisory
- **Custodian:** SBM Bank Kenya Ltd
- **Benchmark:** Average 182-day T-Bill + 5.0% points

ACTUAL ASSET ALLOCATION



Disclaimer: *Past performance is not a guarantee of future performance and the value of the fund will fluctuate from time to time.*