

TMW Immobilien Weltfonds

Open-ended public real estate fund

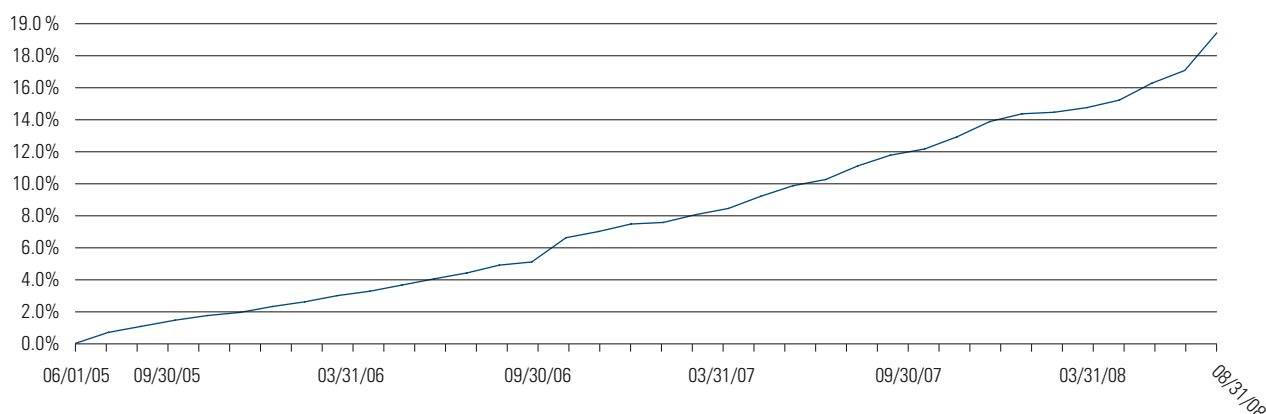
Fact Sheet as of September 30th, 2008

TMW Pramerica Property Investment GmbH
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Fund Data

Name of the fund:	TMW Immobilien Weltfonds
Investment company:	TMW Pramerica Property Investment GmbH
Fund type:	Open-ended public real estate fund
WKN (German security identification number):	A0DJ32
ISIN:	DE 000A0DJ32 8
Investment strategy:	Open-ended public real estate fund, which invests worldwide according to the principles of risk diversification
Fund currency:	Euro
Fund launched on:	June 1 st , 2005
Term:	Unlimited
Financial year:	From October 1 st to September 30 th
Dividend distribution:	Second Wednesday in January of each year
Subscription surcharge:	Up to 5.5% (currently: 5.0%)
Tax free portion of the distribution on January 9th, 2008:	57.83%
Minimum investment:	1 unit
Total Expense Ratio (TER):¹	0.83%
Fund fees:²	
Annual asset management fee:	Up to 1.5% p. a. (currently: 0.75% p. a.) of the average net asset value of the fund
Incentive fee:	Up to 0.1% p. a. of the net asset value of the fund at the end of the financial year, if the performance of the TMW Immobilien Weltfonds exceeds 6% according to the BVI method
Acquisition, sales, construction, project management fee:	Up to 2% of the purchase price or up to 2% of the building/conversion expenses (construction and construction soft costs, in project developments including property purchase price)
Depository bank fee:	Up to 0.025% p. a. of the net asset value of the fund plus VAT, at least 45,000 EUR plus VAT

Performance (BVI method) from June 1st, 2005 up to September 30th, 2008



1) The TER is calculated by dividing the total costs of the fund by the fund's average net asset value within the financial year and is denoted as a percentage as of September 30, 2007. Total costs include asset management fees, depository bank fees and other expenses pursuant to § 13 Abs. 5 BVB and exclude transaction costs.

2) Fees to be paid by the Fund to the investment company and to the depository bank.

The information in this fact sheet was compiled diligently and to the best of our knowledge. However, no liability is accepted for errors or omissions. The official sales prospectus and the annual report are the only legally binding documents for the purchase of fund units. The performance was calculated based on the repurchase price and the re-investment of distributions. Previous performance is no guarantee for future performance. All calculations were done in Euro. Please note this brochure is only for advertising purposes.

TMW Immobilien Weltfonds

Assets of the TMW Immobilien Weltfonds as of: September 30th, 2008

Totals in this table are displayed in Euros (000's)

	Total International	Total
Properties (residential-, commercial-, mixed-use properties):	535,053	625,923
Properties under construction:	97,340	129,307
Undeveloped land:	0	0
Investments in real estate companies:	238,884	238,884
Reserved funds for purchases and planned construction:		209,931
Securities and bank deposits:		369,780
– thereof investment funds:		0
– thereof money market funds:		0
Less funds tied up		
– funds reserved for distribution:		– 39,158
– funds reserved for operating:		3,296
– funds reserved to cover liabilities out of legally binding property acquisitions and development contracts, if these liabilities are due within the next two years: ¹		– 231,915
= Liquidity, Liquidity ratio: 9.0%		95,412
Other assets:		77,441
Net asset value of the fund at the end of the reporting period:		1,058,066

Portfolio Information as of: September 30th, 2008

Total property assets (including investments in real estate companies):	1,202,829,875 EUR
Total bank loans:	510,455,498 EUR
Total shareholder loans:	43,746,307 EUR
Loan to value ratio (based on fair market values):	42.4 %
Investment ratio (gross asset value to net asset value ratio):	148.2 %
Occupancy	99.3 %

Issue Price and Repurchase Price as of: September 30th,

Issue price:	57.30 EUR
Unit value/repurchase price:	54.57 EUR
Unit profits:	2.56 %
Real estate profits:	3.45 %
Interim profits:	0.87 EUR
Net asset value of the fund:	1,058,065,699.10 EUR
Shares issued:	19,390,394 units

Performance (BVI method)

Since launch of fund on June 1 st , 2005:	19.4%
12 months (09/30/2007 – 09/30/2008):	5.2%
6 months (03/31/2008 – 09/30/2008):	2.7%
3 months (06/30/2008 – 09/30/2008):	1.6%
1 month (08/31/2008 – 09/30/2008):	0.6%
Current calendar year (12/31/2007 – 09/30/2008):	4.4%

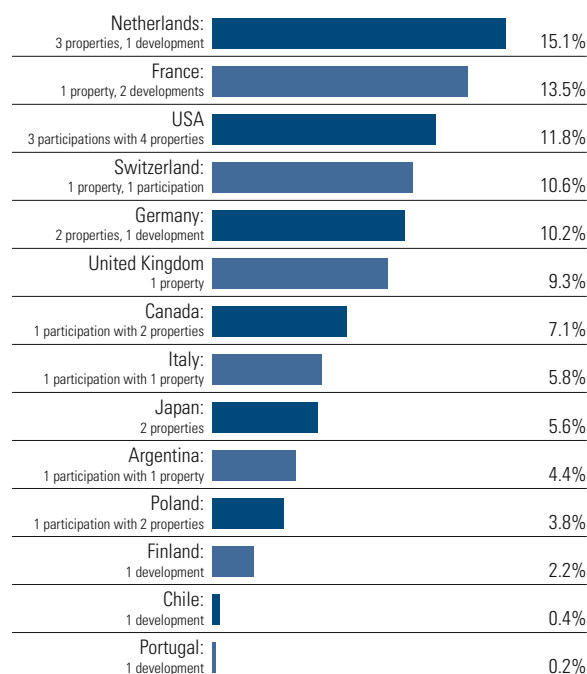
1) This includes reserved funds for purchases and planned construction.

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TMW Immobilien Weltfonds as of June 30th, 2008¹

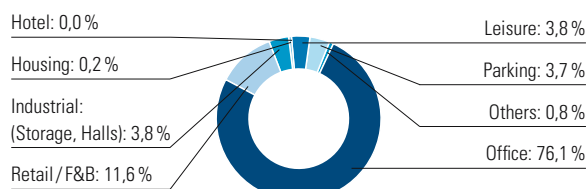
Country Allocation of Fund Properties

including investments in real estate companies (based on fair market values)



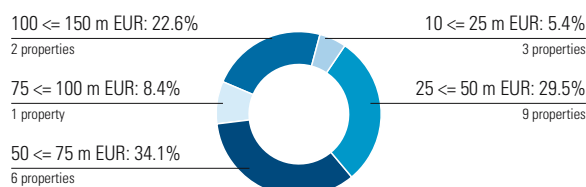
Sector Allocation of Fund Properties

including investments in real estate companies (based on annual net rental income)

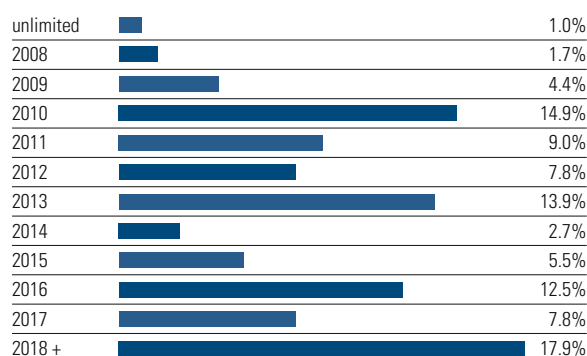


Asset Size of Fund Properties

including investments in real estate companies (based on fair market values)

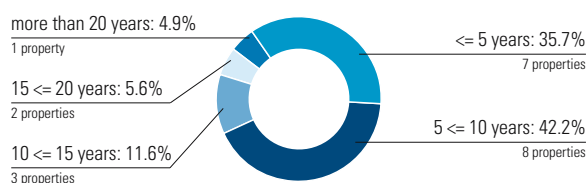


Roll-over-Schedule (based on annual net rental income) Occupancy: 99.3%²



Commercial Age Structure of Fund Properties

including investments in real estate companies (based on fair market values)



News

The regular re-appraisal of the Canadian assets in Toronto and Edmonton increased the unit price by 19 cents in September, due to significantly higher rental income in both properties.

The third business year ended September 30th, 2008 with a fund volume of 1.06 billion Euros. Net equity inflow amounted to about 511 million Euros since the re-opening of the Fund on February 7th, 2008. The Fund currently owns over 28 properties in 13 countries worldwide. Detailed information to each property are contained on the web page www.weltfonds.de

Transaction of Shares in: September 2008

Contributions:	28,587,644.57 EUR
Withdrawals:	- 15,317,148.27 EUR
Net cash inflow:	13,270,496.30 EUR
Net cash inflow to net asset value ratio:	1.25 %

1) Charts are updated on a three month basis. Investments in real estate companies are included based on the pro rata share held by the Fund.
2) Based on annual gross rental income

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