BeQ HOLDINGS

BEQ VIETNAM VNX REAL ESTATE INDEXES

Tracking the Sector That Builds the Nation

September 2026

BeQ Vietnam VNX Real Estate Index 75%

12 Months rolling performance *

BeQ Vietnam VNX Real Estate Top 10 Index 4%

12 Months rolling performance *

*Last Updated: September 30, 2026

For the same period, the performance of VNI index and S&P 500 index are 6.49%and 14.34%respectively

The Benchmark Capturing Vietnam's Fast-Rising Property Frontier

Vietnam's real estate market has always been a barometer of national ambition—an arena where urban growth, industrialization, and foreign investment collide. Today, as Vietnam accelerates toward emerging-market maturity, the BeQ Vietnam VNX Real Estate Indexes have become one of the most important tools for understanding and navigating this rapidly evolving sector.

With extraordinary performance and globally aligned methodology, these indexes position BeQ as a key architect of Vietnam's financial modernization.

Benchmark Born in a Transforming Economy

The real estate sector sits at the heart of Vietnam's development story. Explosive urbanization, rising middle-class demand, industrial-park expansion, and infrastructure mega-projects have created a market that moves faster than traditional economic indicators can track.

The BeQ Vietnam VNX Real Estate Index was built to answer a structural need: a transparent, rules-driven, internationally credible benchmark that translates this sector's momentum into hard data.

Its latest update shows a staggering 203% 12-month rolling performance, far eclipsing both the VNI (44.53%) and the S&P 500 (17.28%) over the same period. This outperformance signals a sector undergoing rapid transformation—and a benchmark designed to capture it with precision.

A High-Performance Lens on a High-Momentum Market

Real estate in Vietnam is more than housing—it is a convergence of logistics, manufacturing relocation, industrial infrastructure, consumer expansion, and urban policy. These forces create volatility, opportunity, and dispersion among listed property developers.

The VNX Real Estate Index measures the full breadth of the sector, while its concentrated counterpart—the BeQ Vietnam VNX Real Estate Top 10 Index—provides a sharper focus on its most liquid, influential, and strategically positioned companies. The Top 10 Index delivered 124% over the past 12 months, reinforcing its role as an actionable proxy for institutional allocations.

Together, the two indexes offer a dual-layered understanding of sector behavior: broad-based insights + tactical, high-momentum exposure.

Why a Modern Real Estate Index Is Essential Now

Vietnam's rapid ascent demands more sophisticated analytical and investment tools. Traditional sector reporting often lags months behind market events, while foreign investors require transparent benchmarks aligned with global standards.

The BeQ Real Estate Indexes respond to this need by offering:

- Transparent methodology aligned with international index providers
- Rules-driven constituent selection and weighting
- A sector classification aligned with global multi-asset frameworks
- Liquidity and free-float considerations for tradability

In short, they convert a complex, narrative-driven sector into a dataset investor can trust.

BeQ Vietnam VNX Real Estate Indexes Series

Design

The index is designed in accordance with international standards and is UCITS-compliant, making it suitable for supporting funds, ETFs, derivatives, and structured products.

Benchmark

BeQ Vietnam VNX Real Estate Index cover all eligible Vietnam Stocks following the BeQ index rule. The index is weighted by the full market capitalization, starting at 1,000 on the base date on December 31, 2008.

Tradable

BeQ Vietnam VNX Real Estate Top 10 Index select the 'best' top 10 constituents of the BeQ Vietnam VNX Real Estate Index in term of liquidity, and adjusted capitalization on free float. The index is weighted by the free float market capitalization, starting at 1,000 on the base date on December 31, 2008.

Variants

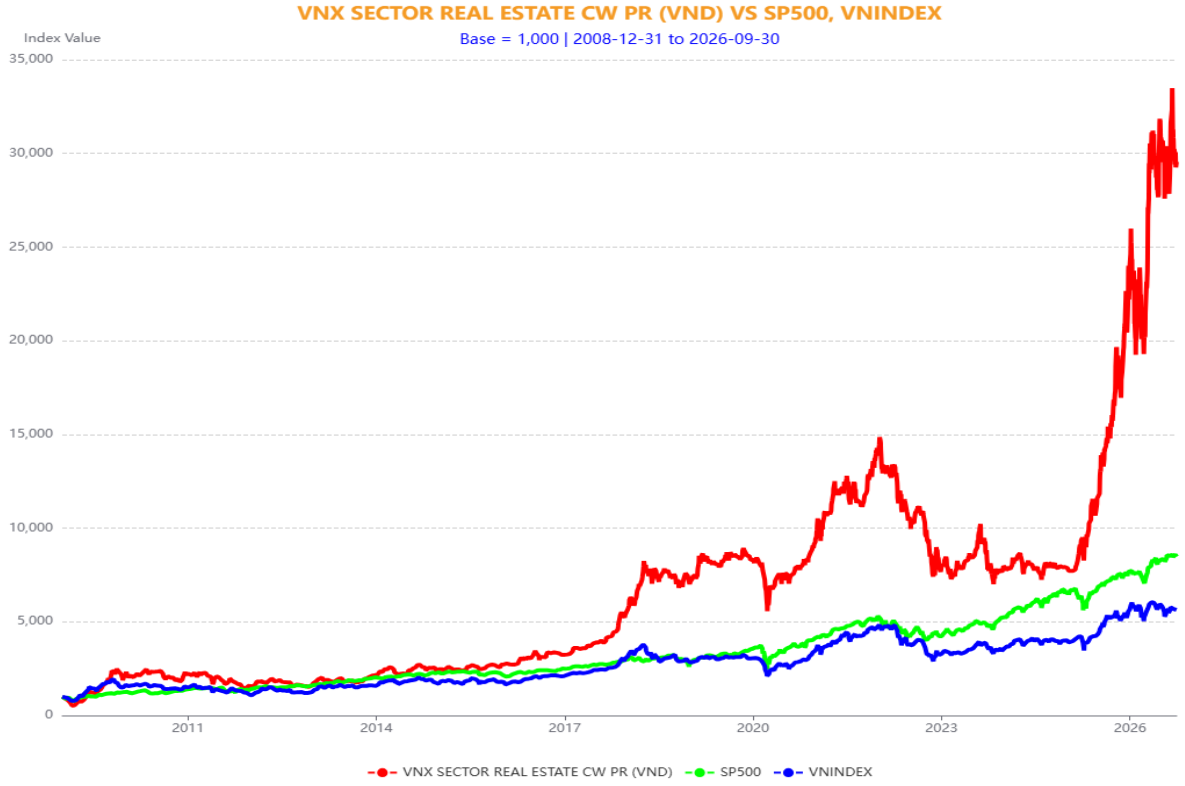
The Primary BeQ Vietnam VNX Real Esate Indexes are calculated in Price Return (PR) format, with Total Return (TR) and Net Return (NR) versions also available. The standard index currency is VND, while additional currency versions—such as AUD, CAD, CNY, EUR, GBP, HKD, JPY, KRW, SGD, USD, and USDC—are provided for overseas investors to reflect their actual performance.

Composition

Top 5 Constituents of BeQ Vietnam VNX Real Estate Top 10 Index

Nr	Name	Ticker	Sector	Market	Weight
1	[redacted]	[redacted]	REAL ESTATE	HSX	28.97%
2	[redacted]	[redacted]	REAL ESTATE	HSX	14.19%
3	[redacted]	[redacted]	REAL ESTATE	HSX	11.79%
4	[redacted]	[redacted]	REAL ESTATE	HSX	10.73%
5	[redacted]	[redacted]	REAL ESTATE	HSX	9.5%

Live Performance



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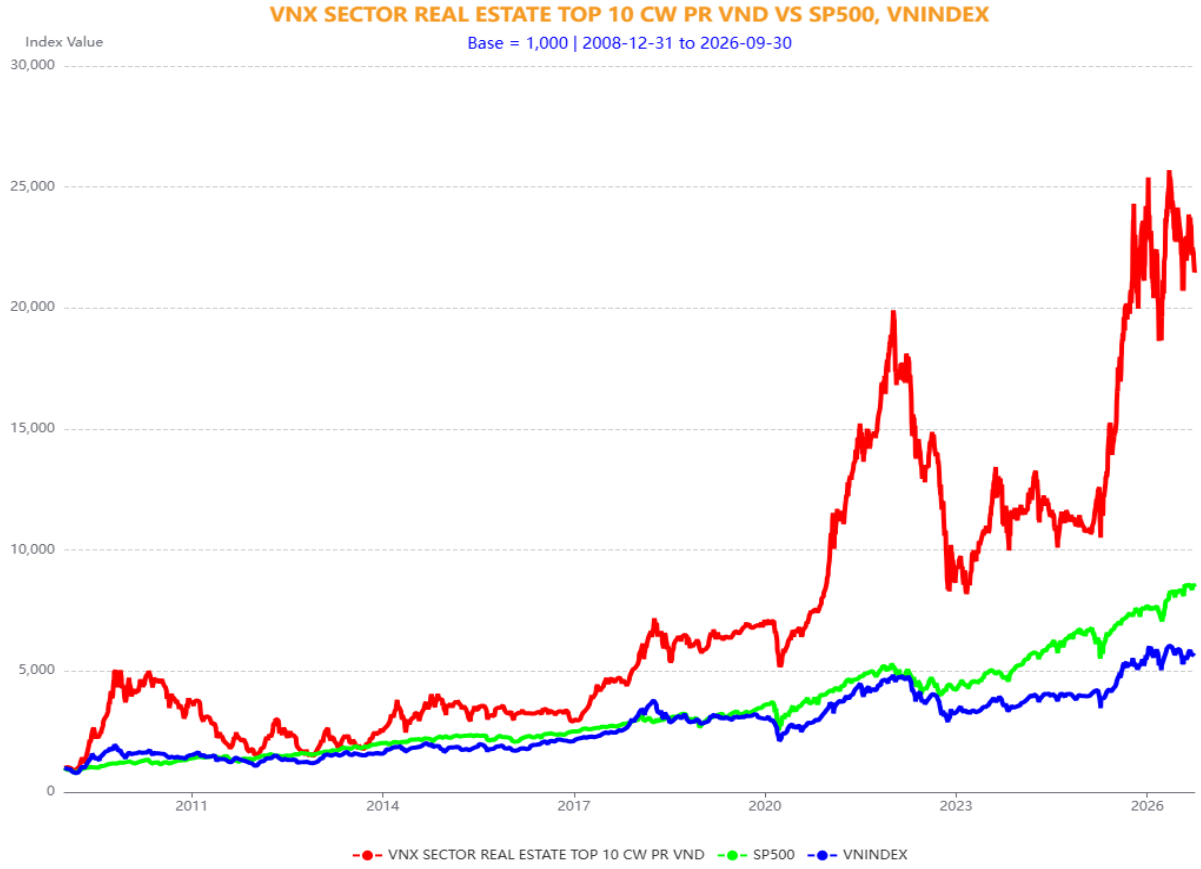

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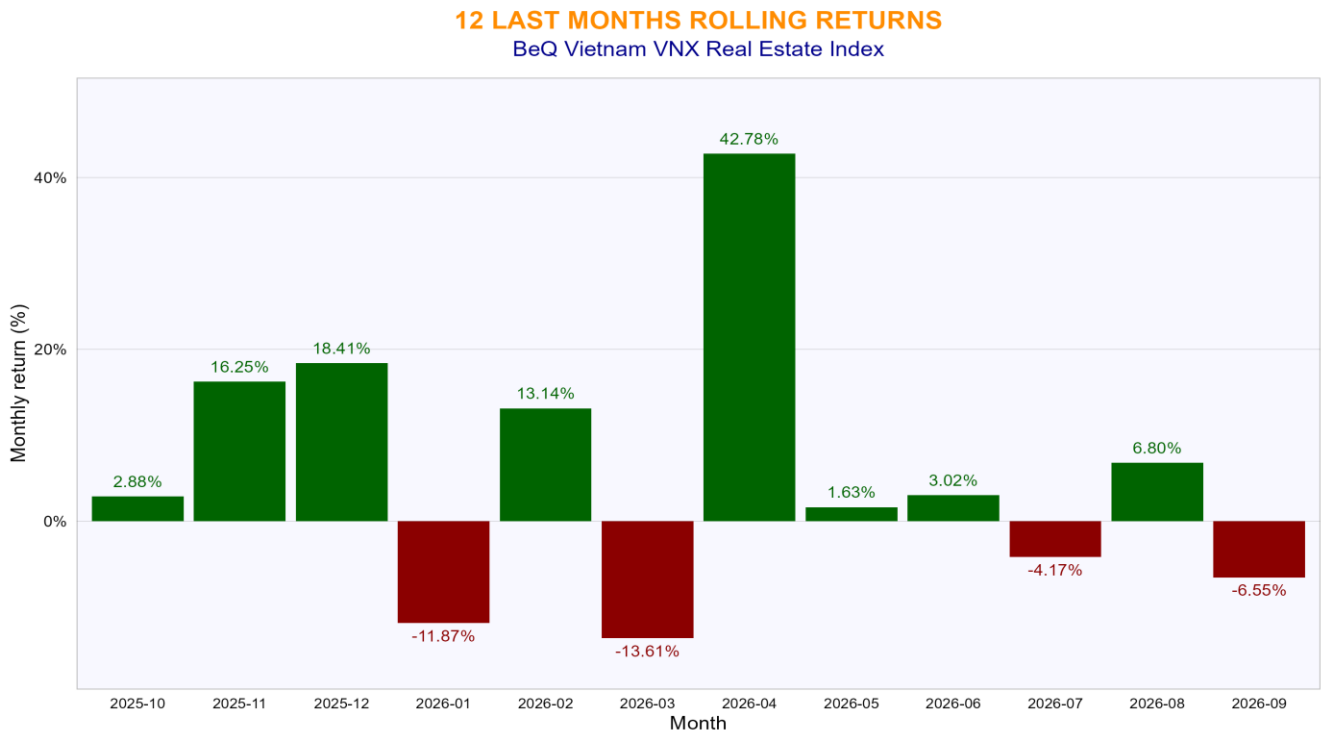
Last 12 months Performances



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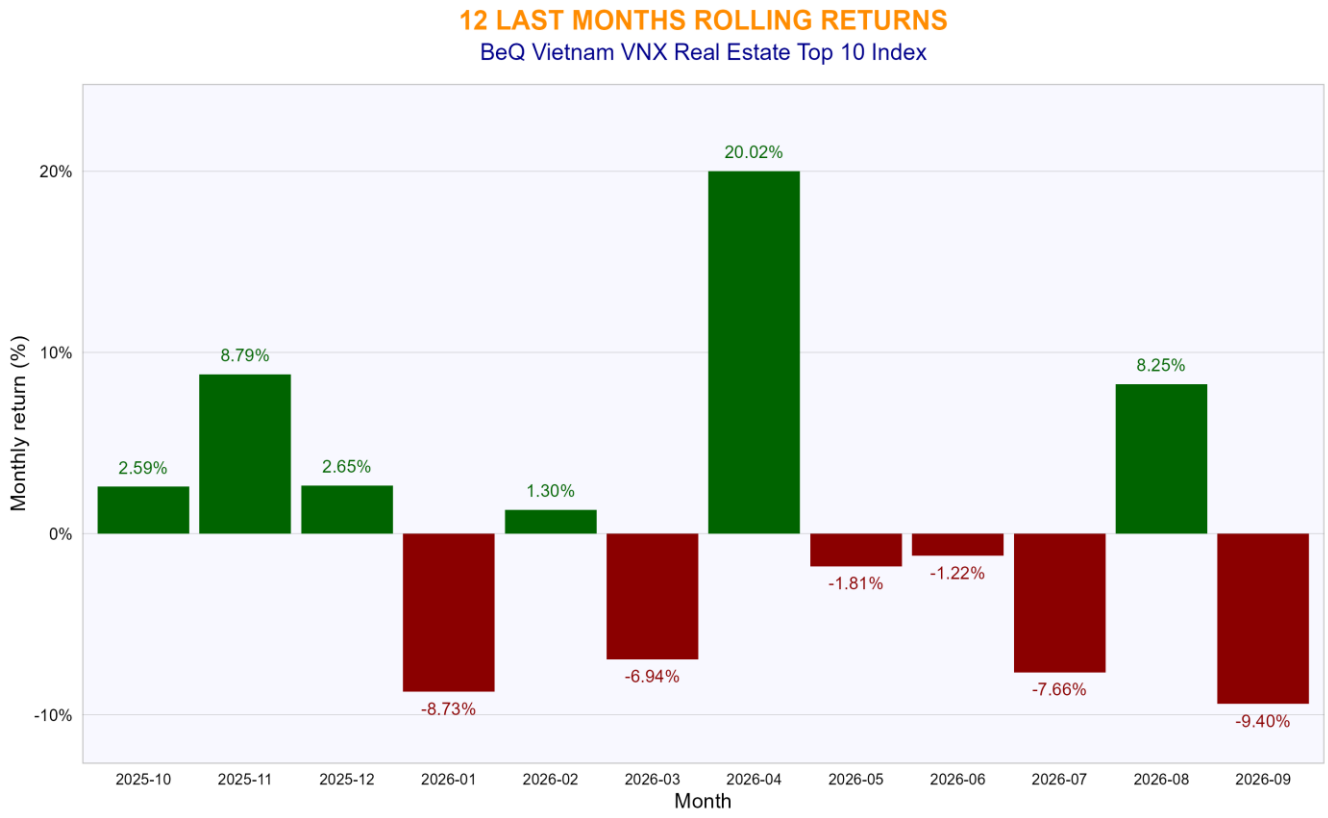

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Factsheet: BeQ Vietnam VNX Real Estate Index

Factor	Description
Name	BeQ Vietnam VNX Real Estate Index
Code	INDVNXSECRST[CW][PR][VND]
Short description	BeQ Vietnam VNX Real Estate Index tracks the performance of leading Vietnamese real estate companies across residential, commercial, retail, and industrial property segments, providing focused exposure to the country's dynamic property sector.
Selection	All eligible stock following the BeQ Index Rules
Review cycle	Quarterly following cycle of March/June/September/December
Review date	The effective date is the next trading date of the review date Announcement date 1 week before effective date Cut-off date end of the previous end of month date
Weighting	Full market capitalization (CW) Other available weighting: Equally Weighted (EW)
Version	PR (Price), NR (Net return), TR (Total return)
Currency	VND and available in AUD, CAD, CNY, EUR, GBP, HKD, JPY, KRW, SGD, USD, and USDC
Calculation Frequency	End of Day
Total Index Number	48
Base date	1,000 on December 31, 2008
Base value	1,000
Historical High	33483.61
Historical Low	521.11
Website	www.ccpi.vn dashboardlite.ccpi.vn

Factsheet: BeQ Vietnam VNX Real Estate Top 10 Index

Factor	Description
Name	BeQ Vietnam VNX Real Estate Top 10 Index
Code	INDVNXSECRST10[CW][PR][VND]
Group	REAL ESTATE
Short description	The BeQ Vietnam VNX Real Estate Top 10 Index represents the ten largest and most liquid Real Estate stocks in the Vietnamese market. The index is designed to track the performance of leading companies across residential, commercial, retail, and industrial property segments, providing a focused benchmark for high-capitalization and highly tradable Real Estate equities.
Selection	Top 10, Best of liquidity (turnover), and capitalization (adjusted by free float)
Review cycle	Quarterly following cycle of March/June/September/December
Review date	The effective date is the next trading date of the review date Announcement date 1 week before effective date Cut-off date end of the previous end of month date
Weighting	Free float capitalization adjusted by free float, and capped at 15% (CW) Other available weighting: Equally Weighted (EW)
Version	PR (Price), NR (Net return), TR (Total return)
Currency	VND and available in AUD, CAD, CNY, EUR, GBP, HKD, JPY, KRW, SGD, USD, and USDC
Calculation Frequency	End of Day
Total Index Number	48
Base date	December 31, 2008
Base value	1,000
Launched date	March 22, 2023
Historical High	25701.61
Historical Low	818.01
Website	www.ccpi.vn dashboardlite.ccpi.vn

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