

# Real Estate

TICKERS Investor Class: REACX | I Class: REAIX | A Class: AREEX | C Class: ARYCX | R Class: AREWX | R5 Class: ARREX | R6 Class: AREDX

## Overall Morningstar Ratings™

Morningstar Category: Real Estate

Investor Class \*\*\*

Morningstar ratings vary among share classes and are based on historical risk-adjusted total returns, which are not indicative of future results.

## Goal and Strategy

Total return through capital appreciation and income primarily from holdings in U.S. real estate investment trusts (REITs).

## Distinguishing Characteristics

Designed to deliver portfolio exposure to U.S. real estate through investments in an asset class with historically low correlations to the stock and bond markets.

## Portfolio Management Team

Name	Start Date	
	Industry	Company
Steven Brown	1987	2008
Steven Rodriguez	2003	2009
Vishal Govil, CFA	2007	2010

## Fund Information

Total Fund Assets	\$549.1M
Dividend Frequency	Quarterly
Index	FTSE NAREIT All Equity REITs

## Risk Measures (3-year)

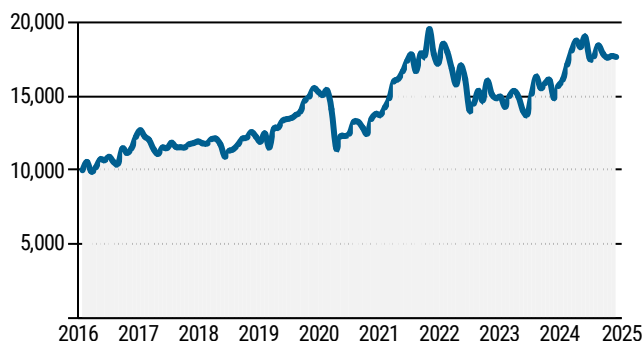
Alpha (Annualized)	0.51
Beta	0.93
R-squared	0.99
Std. Deviation (Annualized)	18.53
Sharpe Ratio	-0.04

## Expenses and Sales Charges

Class	Gross (%)
Investor	1.15
I	0.95
A (5.75% Initial Sales Charge)	1.40
C	2.15
R	1.65
R5	0.95
R6	0.80

Expense ratio is as of the fund's current prospectus. The I Class minimum investment amount is \$5 million (\$3 million for endowments and foundations) per fund. A contingent deferred sales charge (CDSC) of 1% for A Shares is only charged at redemption within the first year on purchases over \$1MM. There is no initial sales charge in these situations. C Class shares are subject to a CDSC of 1% and the charges will be imposed on certain redemptions within 12 months. The R, R5 and R6 Share Classes are available only to participants in group employer-sponsored retirement plans where a financial intermediary provides recordkeeping services to plan participants.

## Growth of a Hypothetical \$10,000 Investment



American Century Real Estate  
\$17,633

Investor Class as of 6.30.2025.

## Performance (%)

Class	Qtr	1 Year	3 Year	5 Year	10 Year	Since Inception	Inception Date
Investor	-1.14	9.49	3.75	7.19	5.84	9.22	9/21/95
I	-1.09	9.67	3.95	7.41	6.04	8.29	6/16/97
R5	-1.13	9.67	3.95	7.41	6.04	5.26	4/10/17
R6	-1.05	9.89	4.11	7.57	6.21	6.45	7/26/13
Index	-0.93	9.20	3.36	6.66	6.61	-	-

## Calendar Year Returns (%) - Investor Class

Year	2016	2017	2018	2019	2020	2021	2022	2023	2024	YTD
Fund	5.69	5.18	-4.95	30.67	-8.34	41.32	-24.71	10.99	7.63	0.49
Index	8.63	8.67	-4.04	28.66	-5.12	41.30	-24.95	11.36	4.92	1.80

**Data presented reflects past performance. Past performance is no guarantee of future results. Current performance may be higher or lower than the performance shown. To obtain performance data current to the most recent month end, please visit [www.americancentury.com/performance](http://www.americancentury.com/performance). Investment return and share value will fluctuate, and redemption value may be more or less than original cost. Data assumes reinvestment of dividends and capital gains. Returns for periods less than one year are not annualized.**

**You should consider the fund's investment objectives, risks, and charges and expenses carefully before you invest. The fund's prospectus or summary prospectus, which can be obtained at [americancentury.com](http://americancentury.com), contains this and other information about the fund, and should be read carefully before investing.**

**DUE TO MARKET VOLATILITY, CURRENT PERFORMANCE MAY BE DIFFERENT THAN THE FIGURES SHOWN.**

Historical performance for the R5 Class prior to its inception is based on the performance of I Class shares, which have the same expenses as the R5 Class.

Performance reflects the RREEF Real Estate Securities Fund since inception as of 9/21/95. The fund merged with the American Century Real Estate Fund on 6/13/97 and was first offered to the public on 6/16/97.

## A Note About Risk

Due to the limited focus of this fund, it may experience greater volatility than funds with a broader investment strategy. It is not intended to serve as a complete investment program by itself. This fund may be subject to many of the same risks as a direct investment in real estate. These risks include changes in economic conditions, interest rates, property values, property tax increases, overbuilding and increased competition, environmental contamination, zoning and natural disasters. This is due to the fact that the value of the fund's investments may be affected by the value of the real estate owned by the companies in which it invests. To the extent the fund invests in companies that make loans to real estate companies, the fund also may be subject to interest rate risk and credit risk. The fund is classified as non-diversified. Because it is non-diversified, it may hold large positions in a small number of securities. To the extent it maintains such positions; a price change in any one of those securities may have a greater impact on the fund's share price than if it were diversified. There is no guarantee that the investment objectives will be met. Dividends and yields represent past performance and there is no guarantee that they will continue to be paid. The information is not intended as a personalized recommendation or fiduciary advice and should not be relied upon for investment, accounting, legal or tax advice.

