

LSE Ticker	SEQI
LSE index constituency	FTSE 250
Listing date	03/03/2015
Year end	31 March
Annual dividend target	6.25 pence p.a.
Shares in issue	1,764,944,772
Share price (pence)	111.20
Market Cap	£1.96bn

SEI	Directors
FTSE 250	Robert Jennings (Chairman)
03/03/2015	Sandra Platts
31 March	Jan Pethick
6.25 pence p.a.	Jon Bridel
1,764,944,772	<a href="http://www.seqifund.com">www.seqifund.com</a>
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Sequoia Economic Infrastructure Income Fund Limited (“SEQI” or “the Company”) seeks to provide investors with regular, sustained, long-term distributions and capital appreciation from a portfolio of private debt and bond investments diversified across twelve mature jurisdictions and a range of sectors & subsectors.

The NAV for SEQI, the specialist investor in economic infrastructure debt, increased to 103.13 pence per share from the prior month’s NAV of 102.41 pence per share, representing an increase of 0.72 pence per share.

A full attribution of the changes in the NAV per share is as follows:

	pence per share
<b>May NAV</b>	<b>102.41</b>
Interest income, net of expenses	0.66
FX movements, net of hedges	0.01
Increase in asset valuations	0.05
<b>June NAV</b>	<b>103.13</b>

## Portfolio update

The Investment Adviser, the Investment Manager, and PWC, the independent valuation agent, continue their close analysis of the effects of COVID-19 on the Company’s portfolio. The Investment Adviser expects the previously identified uplift in valuations of the assets where COVID-19 has impacted performance to continue. This trend is expected to persist as economies continue to recover and lockdowns start to further ease globally.

As at 30 June 2021, the Company had cash of £95.5m and had drawn £83.9m on its £280m Revolving Credit Facility. The Company also had undrawn commitments on existing investments collectively valued at £73.5m. The Company’s invested portfolio comprised of 64 private debt investments and 11 infrastructure bonds across 8 sectors and 30 sub-sectors. It had an annualised yield-to-maturity (or yield-to-worst in the case of callable bonds) of 8.9% and a cash yield of 5.9%. The weighted average portfolio life is approximately 4.3 years. Private debt investments represented 94% of the total portfolio and 53% of the portfolio comprised floating rate assets. The weighted average purchase price of the Company’s investments was 98.9% of par. Investments which are pre-operational represented 13.0% of total assets.

The Company’s invested portfolio remains geographically diverse with 48% located across the US, 20% in the UK, 27% in Europe, and 5% in Australia/New Zealand. Currently the Company is not investing in Portugal or Italy but has selectively invested in opportunities in Spain. The Company’s pipeline of economic infrastructure debt investments remains strong and is diversified by sector, sub-sector, and jurisdiction.

At month end, approximately 100% of the Company’s NAV consisted of either Sterling assets or was hedged into Sterling. The Company has adequate resources to cover margin calls on its hedging book.

The Company is pleased to announce that the last investment in its ESG “run-off” portfolio has repaid during the month. The investment had the lowest ESG score in the portfolio and was placed in the Company’s “run-off” portfolio last year, in line with its ESG policy. The Company’s ESG profile is expected to improve over time as the portfolio is on a long-term and sustainable upward trend.

On 5 July 2021, the Company published its [Annual Report](#) for the year ended 31 March 2021 which is available on its website (see [results presentation](#)). The Board was pleased to announce a total NAV return of 13.5% in the year and an improvement to the portfolio’s ESG profile year on year.

The Company’s settled investment activities during June include:

- An AUD 18.0m guarantee facility to Piper Preston Pty Ltd, a Salt Lake Potash mining company in Australia;
- A €16.4m bridge loan to Ventus, a German real estate developer largely leasing its properties to sub-national German government entities with strong credit profiles; and
- An additional \$1.8m disbursement to Kaveh Equity, a leading developer of hyperscale data centres in Ashburn, Virginia.

The following assets sold or prepaid in June:

- An AUD 75.0m primary holdco loan to Adani Abbot, a coal export terminal located in Queensland, Australia.

## Company information

SEQI seeks to provide investors with regular, sustained, long-term distributions and capital appreciation from a diversified portfolio, across a range of jurisdictions, sectors and sub-sectors, of senior and subordinated economic infrastructure debt investments.

SEQI’s policy is not to invest any of its assets in equity products, including other listed closed-ended investment funds. As such, the Company considers its shares to be eligible investments, under the FCA’s Listing Rule 15.4.5, for other listed closed-ended investment funds.

SEQI’s [ESG policy](#) which sets out the ESG criteria and principles applied to its investing activities can be found on its website.

## Portfolio information

NAV per share (pence)	103.13
Premium / (Discount)	7.8%
Total gross assets	£1.9bn
<b>Total net assets</b>	<b>£1.8bn</b>
Invested portfolio as a % of NAV	97.3%
Total portfolio, including committed amounts, as a % of NAV	101.4%
Portfolio yield-to-maturity / yield-to-worst	8.9%
Dividend	Quarterly
Next expected dividend declaration	July 2021
Ongoing charge ratio <sup>(1)(2)</sup>	0.87%
Of which, the Investment Adviser’s fee <sup>(1)</sup>	0.68%
% of Investment Adviser’s fee relative to Invested Assets <sup>(1)</sup>	0.68%

## Investment Adviser

**Sequoia Investment Management Company**  
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## Fund Service Providers

<b>Administrator</b>	Praxis Fund Services Limited
<b>AIFM</b>	International Fund Mgmt Ltd
<b>Auditors</b>	KPMG
<b>Brokers</b>	Jefferies International Ltd
<b>Custodian</b>	Bank of New York Mellon

(1) For the twelve months ending 31/03/21.

(2) The OCR is calculated in line with AIC guidance and will differ from the PRIIP’s OCR as defined under the PRIIPs regulation due to borrowing costs being included under PRIIPs and as disclosed in the KID document which is available on the Company’s website.

(3) Net of currency hedges.

## Performance since IPO

SEQI	1 month	3 months	6 months	1 year	2 years	ITD <sup>(2)</sup>
S/price	3.0%	6.7%	1.3%	6.9%	-2.1%	11.2%
TR	3.0%	8.3%	4.2%	13.3%	9.7%	53.8%
NAV	0.7%	1.4%	4.4%	10.1%	10.9%	45.5%

(1) NAV performance includes dividends paid; (2) From inception-to-date (ITD)

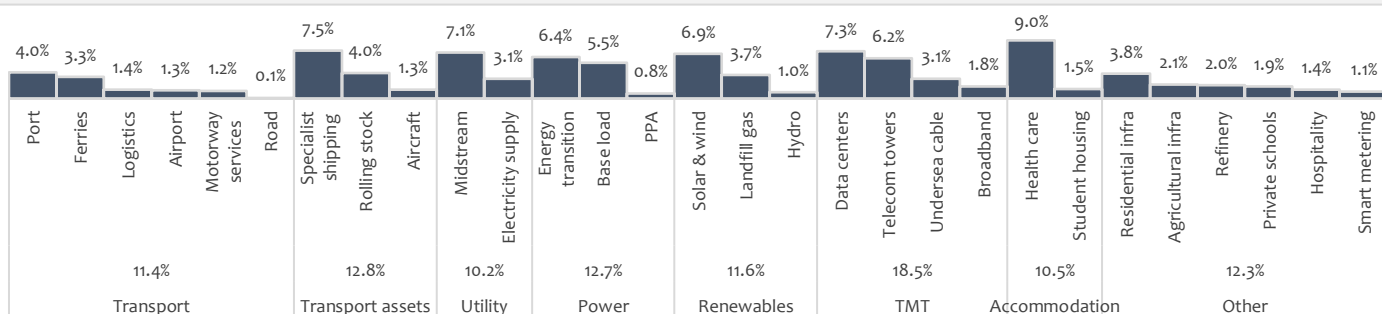
## Portfolio summary <sup>(3)</sup>

<b>75</b> Investments	<b>£65.5m</b> Largest investment	<b>£23.6m</b> Average size	<b>5.3 years</b> Average maturity	<b>4.3 years</b> Average life	<b>2.2</b> Portfolio mod. duration	<b>33%</b> Average equity cushion	<b>13.0%</b> Construction risk
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Estimated portfolio sensitivities	Change in NAV	NAV movements since IPO	Pence per share
Interest rates +0.5% <sup>(5)</sup>	-1.0%	Interest income <sup>(6)</sup>	44.44
Interest rates -0.5%	1.1%	Expenses	-7.62
Interest rates +1.0%	-2.1%	Market movements	0.37
Interest rates -1.0%	2.2%	Acquisition costs <sup>(7)</sup>	-3.57
Euro +/- 5% (against GBP)	± 0.0%	FX movements <sup>(8)</sup>	3.27
Dollar +/- 5% (against GBP)	± 0.0%	Dividends	-35.49
Dollar up 5% and Euro down 5%	± 0.0%	Subscriptions	3.71

## Top holdings

Investment name	Ccy	Type	Ranking	Value £m <sup>(1)</sup>	Sector	Sub-sector	Cash-on-cash yield (%)	Yield (%) <sup>(2)</sup>
Madrid Metro	EUR	Private	HoldCo	65.5	Transport assets	Rolling stock	1.30	5.40
Infinis Energy	GBP	Private	Senior	65.0	Renewables	Landfill gas	5.00	5.00
AP Wireless Junior	EUR	Private	Mezz	60.6	TMT	Telecom towers	4.22	6.12
Bulb Senior TL 2021	GBP	Private	Senior	54.6	Utility	Electricity supply	6.59	7.02
Hawaiki Mezzanine Loan	USD	Private	Mezz	54.5	TMT	Undersea cable	8.46	9.50
Tracy Hills TL 2025	USD	Private	Senior	53.4	Other	Residential infra	8.10	8.10
Hawkeye Solar HoldCo	USD	Private	HoldCo	53.4	Renewables	Solar & wind	8.25	8.25
AP Wireless US Holdco	USD	Private	HoldCo	50.1	TMT	Telecom towers	6.00	6.00
Expedient Data Centers	USD	Private	Senior	46.6	TMT	Data centers	5.57	5.75
Scandlines Mezzanine 2032	EUR	Private	HoldCo	44.4	Transport	Ferries	7.05	7.99
Sacramento Data Centre	USD	Private	Senior	44.1	TMT	Data centers	0.00	11.00
Euroports 2nd Lien 2026	EUR	Private	Mezz	43.7	Transport	Port	7.76	7.78
Care4U Senior Secured	EUR	Private	Senior	43.5	Accommodation	Health care	6.00	6.00
Bannister Senior Secured	GBP	Private	Senior	41.3	Accommodation	Health care	6.54	6.54
Project Camden	EUR	Private	HoldCo	38.7	Power	Base load	7.49	7.48



(1) Excluding accrued interest;

(2) Yield to maturity / worst;

(3) All information based on settled investments only;

(4) Percentage of invested assets (excluding cash), due to rounding this may not total 100%;

(5) A simultaneous parallel shift in EUR, GBP and USD yield curves;

(6) PIK interest and fee income were previously recorded as capital gains, and have been retroactively applied up and including this month's NAV movements;

(7) Non-cash cost of marking the acquired position to the "bid" side of the price. Assumed to be 0.5% for bonds and 1.0% for loans;

(8) Net of currency hedges

(9) Hedged 100% GBP

Debt type (4)	Private 94%	Public 6%		
Interest type	Floating 53%	Fixed 47%		
Ranking	Senior 54%	Mezz 16%	HoldCo 30%	
Region	UK 20%	N. America 48%	Europe 27%	Aus/NZ 5%
Currency net of hedges (9)	GBP 100%			

## Disclaimer

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