

Nuveen Real Estate Securities Fund - Class R6

Category
Real Estate

Investment Objective & Strategy

From the investment's prospectus

The investment seeks to provide above average current income and long-term capital appreciation.

The fund normally invests at least 80% of the sum of its net assets and the amount of any borrowings for investment purposes in income-producing common stocks of publicly traded companies engaged in the real estate industry. The advisor expects to emphasize investments in equity REITs, although it may invest in all three kinds of REITs. It may invest up to 15% of its total assets in non-dollar denominated equity securities of non-U.S. issuers. Up to 15% of the fund's total assets may be invested in equity securities of emerging market issuers.

Volatility and Risk

Volatility as of 09-30-18



Risk Measures	as of 09-30-18	Port Avg	Rel S&P 500	Rel Cat
3 Yr Std Dev		12.18	1.33	1.03
3 Yr Beta		0.61	—	0.98

Principal Risks

Currency, Emerging Markets, Foreign Securities, Loss of Money, Not FDIC Insured, Active Management, High Portfolio Turnover, Equity Securities, Other, Derivatives, Small Cap, Mid-Cap, Real Estate/REIT Sector

Important Information

Morningstar Investment Profiles must be accompanied by Morningstar Disclosure and Glossary.

Funds or their affiliates may pay compensation to Voya® affiliates offering a fund. Such compensation may be paid out of distribution, service and/or 12b-1 fees that are deducted from the fund's assets, and/or may be paid directly by the fund's affiliates. Any fees deducted from fund assets are discussed in the fund's prospectus and disclosed in the fund fact sheet. Because these fees are paid on an on-going basis, over time these fees will increase the cost of your investment and may cost you more than paying other types of sales charges. If offered through a retirement program, additional fees and expenses may be charged under that program. NOT A DEPOSIT. NOT FDIC INSURED. NOT INSURED BY ANY FEDERAL GOVERNMENT AGENCY. NOT GUARANTEED BY THE INSTITUTION. MAY GO DOWN IN VALUE.

Portfolio Analysis

Composition as of 08-31-18



Top 10 Holdings as of 08-31-18

Holder	% Assets
Simon Property Group Inc	6.99
Prologis Inc	4.71
Duke Realty Corp	4.63
Alexandria Real Estate Equities Inc	3.53
Boston Properties Inc	3.38
Equinix Inc	3.38
Camden Property Trust	3.30
Digital Realty Trust Inc	3.24
Ventas Inc	3.11
Federal Realty Investment Trust	3.03

Morningstar Style Box™ as of 08-31-18

Style	% Mkt Cap
Giant	0.00
Large	33.07
Medium	56.77
Small	9.44
Micro	0.72

Morningstar Equity Sectors as of 08-31-18

Sector	% Fund
Cyclical	98.29
Basic Materials	0.00
Consumer Cyclical	1.06
Financial Services	0.08
Real Estate	97.15
Sensitive	1.72
Communication Services	1.39
Energy	0.00
Industrials	0.33
Technology	0.00
Defensive	0.00
Consumer Defensive	0.00
Healthcare	0.00
Utilities	0.00

Operations

Gross Prosp Exp Ratio	0.87% of fund assets
Net Prosp Exp Ratio	0.87% of fund assets
Management Fee	0.83%
12b-1 Fee	0.00%
Other Fee	0.00%
Miscellaneous Fee(s)	0.04%
Fund Inception Date	04-30-13
Total Fund Assets (\$mil)	3,413.8
Annual Turnover Ratio %	131.00
Fund Family Name	Nuveen

Waiver Data	Type	Exp. Date	%
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Portfolio Manager(s)

Jay Rosenberg. Since 2005.	
Scott Sedlak. Since 2011.	
Advisor	Nuveen Fund Advisors, LLC.
Subadvisor	Nuveen Asset Management, LLC

Notes