

Principal Real Estate Active Opportunities ETF

First quarter 2023

Fund overview

A semi-transparent ETF that seeks to achieve attractive total returns with an emphasis on non-traditional real estate sectors and a fundamental, bottom-up investment approach.

Trading information

Symbol

BYRE

Exchange

NYSE Arca

Portfolio management

Kelly D. Rush, CFA

39 years of experience

Anthony Kenkel, CFA, FRM

26 years of experience

Keith Bokota, CFA

18 years of experience

Fund information

	Fund
Net assets	\$5.0M
Number of holdings	22
Dividend frequency	Quarterly
Dividend yield ¹	2.9%
Earnings growth (NTM) ¹	5.1%
Price/net asset value ¹	97.1%
Market cap (free float) ²	\$26.7B

Source: FactSet, Principal Global Investors

¹Weighted median

²Weighted average

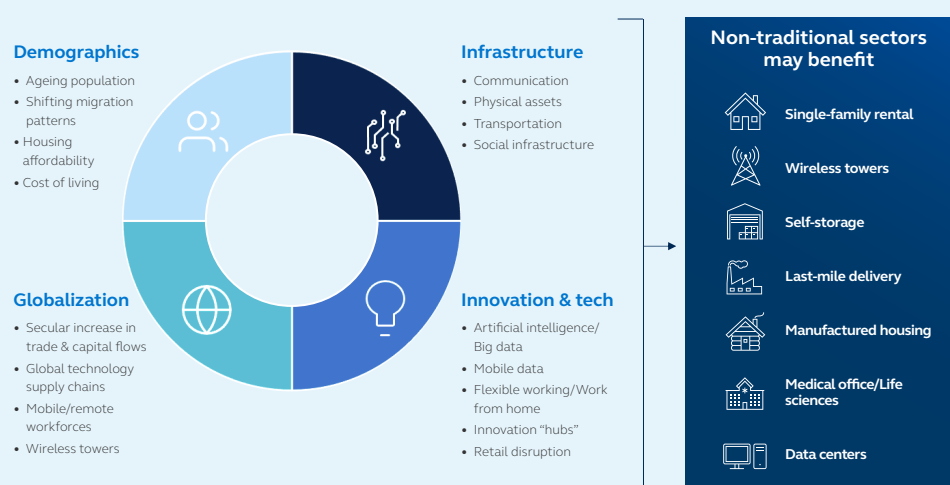
Reported FactSet data is subject to revision over time, which may result in slight differences among data points reported during the same period.

Dividends are not guaranteed.

Active real estate strategy providing exposure to non-traditional property types

- Seeks to exploit the structural themes impacting real estate sectors that are driving change and opportunity
- Focused on concentrated exposure to non-traditional sectors and other niche opportunities which have shown resilience
- A satellite allocation to enhance a core equity portfolio providing exposure to real estate and managed by a top-10 global real estate manager³

Structural themes are changing how businesses and consumers behave and occupy space, manifesting opportunities



Source: Principal Real Estate Investors

Why allocate to a portfolio:

- **Higher return potential:** Satellite investment opportunity takes an active, more concentrated approach aiming to achieve strong growth at reasonable cost
- **Diversify your core exposure:** Principal Real Estate Active Opportunities ETF provides exposure not only to real estate but to specific opportunities in property sectors we expect to generate higher returns over the medium- to long-term
- **Inflation:** Historically, REITs have performed well as an inflation hedge exhibiting stronger outperformance relative to equities during inflationary time periods⁴

³ Managers ranked by total worldwide real estate assets (net of leverage, including contributions committed or received, but not yet invested; REOCs are included with equity; REIT securities are excluded), as of 30 June 2022. Pensions & Investments, 3 October 2022

⁴ FactSet, U.S. Bureau of Labor Statistics. As of 31 March 2023. Over 12-month time periods from 01/01/2000-3/31/2023, U.S. REITs outperformed U.S. equities (14% vs 7%) when inflation (CPI) was above average (>2.53%).

This ETF is different from traditional ETFs.

Traditional ETFs tell the public what assets they hold each day. This ETF will not. This may create additional risks for your investment. For example:

You may have to pay more money to trade the ETF's shares. This ETF will provide less information to traders, who tend to charge more for trades when they have less information.

The price you pay to buy ETF shares on an exchange may not match the value of the ETF's portfolio. The same is true when you sell shares. These price differences may be greater for this ETF compared to other ETFs because it provides less information to traders.

These additional risks may be even greater in bad or uncertain market conditions.

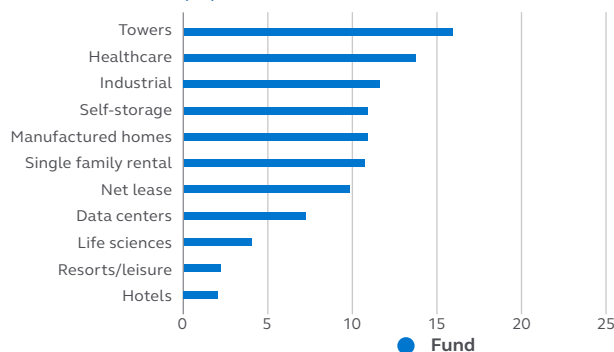
The ETF will publish on its website each day a "Tracking Basket" designed to help trading in shares of the ETF. While the Tracking Basket includes some of the ETF's holdings, it is not the ETF's actual portfolio.

The differences between this ETF and other ETFs may also have advantages. By keeping certain information about the ETF secret, this ETF may face less risk that other traders can predict or copy its investment strategy. This may improve the ETF's performance. If other traders are able to copy or predict the ETF's investment strategy, however, this may hurt the ETF's performance. For additional information regarding the unique attributes and risks of this ETF, see the additional risk discussion at the end of this material and the Principal Risks section of the prospectus.

Top 10 holdings as of 03/31/2023⁵

	% of net assets
Rexford Industrial Realty, Inc.	7.8
American Tower Corporation	7.4
Extra Space Storage Inc.	6.8
VICI Properties Inc	6.5
Invitation Homes, Inc.	6.4
Sun Communities, Inc.	6.4
Ventas, Inc.	6.2
Welltower Inc.	4.8
Equity LifeStyle Properties, Inc.	4.5
Digital Realty Trust, Inc.	4.4
Total	61.2

⁵ Source: State Street. The holdings listed do not constitute a recommendation to purchase or sell a particular security. Cash and/or derivative positions that are not part of the core investment strategy will not be reflected in the top holdings list.

Sector allocation (%)⁶

⁶ Source: FactSet. Fund holdings and allocations shown are unaudited and may not be representative of current or future investments. Percentages may not add up to 100% due to rounding and/or inclusion or exclusion of cash.

Performance, rankings, & ratings

	3-month	1-year	3-year	5-year	10-year	Since inception (05/18/2022)	Expense ratio ⁷ (net/gross)	Expense limit expiration date	Yields (%)	
									30-Day SEC (Unsubsidized/subsidized) ⁸	Distribution yield ⁹
Net asset value (NAV) return	3.00	—	—	—	—	-6.18	0.65/0.65	—	2.67/2.67	3.00
Market price return	3.00	—	—	—	—	-6.18	0.65/0.65	—	2.67/2.67	—

Performance data quoted represents past performance. Past performance is no guarantee of future results and investment returns, and principal value of the Fund will fluctuate so that shares, when redeemed, may be worth more or less than their original cost. Current performance may be higher or lower than the performance quoted. Visit PrincipalAM.com/ETF for current month-end performance.

⁷ The net expense ratio reflects contractual expense limits, if any, which may lower net expenses and cause the gross and net expense ratios to differ. In such cases a date is listed through which expense limits are expected to apply; however, Principal Exchange-Traded Funds and the investment adviser may mutually agree to terminate the expense limits prior expense.

⁸ 30-Day SEC yield represents net investment income earned by a fund over a 30-day period, stated as an annual percentage. Unsubsidized yield reflects the SEC yield when some fund expenses are not waived. Subsidized yield reflects a fund's yield when all expense waivers are included.

⁹ As of April 3, 2023. The distribution yield is calculated by annualizing actual dividends distributed for the dividend period (monthly, quarterly, etc.) ending on the most recent dividend distribution date and dividing by the net asset value for the same date. The yield does not include long- or short-term capital gains distributions.

Dividend yield: The indicated annual dividend divided by the price as of reporting date. Returns shown for periods of less than one year are not annualized.

Risks

Asset allocation and diversification do not ensure a profit or protect against a loss.

Investing in ETFs involves risk, including possible loss of principal. ETFs are subject to risk similar to those of stocks, including those regarding short-selling and margin account maintenance.

Investor shares are bought and sold at market price (not NAV) and are not individually redeemed from the Fund. Ordinary brokerage commissions apply.

Real estate investment options are subject to some risks inherent in real estate and real estate investment trusts (REITs), such as risks associated with general and local economic conditions. Investing in REITs involves special risks, including interest rate fluctuation, credit risks, and liquidity risks, including interest conditions on real estate values and occupancy rates.

Equity investments involve greater risk, including heightened volatility, than fixed income investments. Small-cap stocks may have additional risks including greater price volatility.

The fund is non-diversified, so it may invest a high percentage of its assets in the securities of a small number of issuers and is more likely than diversified funds to be significantly affected by a specific security's poor performance.

This Fund is new and has limited operating history.

Unlike typical ETFs, there are no indices that the Principal Real Estate Active Opportunities ETF attempts to track or replicate. Thus, the ability of the Fund to achieve its objectives will depend on the effectiveness of the portfolio manager.

Carefully consider a fund's objectives, risks, charges, and expenses. This material must be preceded or accompanied by a prospectus. Please read it carefully before investing.

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