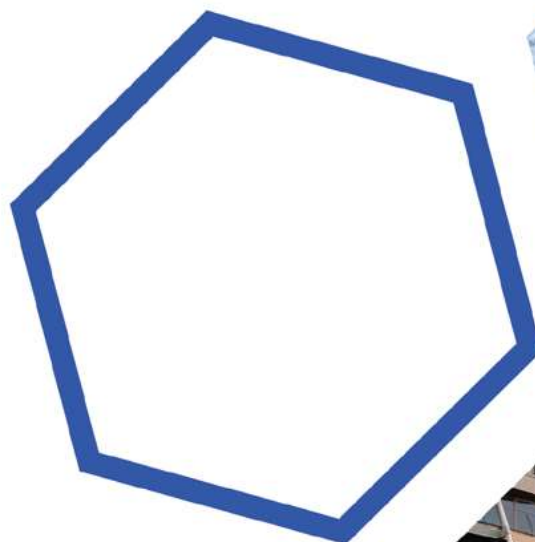




MAINSTREET
PARTNERS



Impact Report 2016





MAINSTREET
PARTNERS



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LETTER TO STAKEHOLDERS

2016 was a very positive year and we are proud of the way our team has worked and developed to create a unique skillset and services in the area of sustainable investments and social/environmental impact. Our reputation has grown not only in Italy, but all over Europe. This gives us the confidence to face a 2017 where the demand for sustainable investments has noticeably increased globally. This jump in demand is a fact and not a passing trend. It is an epochal change that is being witnessed worldwide, both among intermediaries (private banks and asset managers) and investors (retail and HNWI, family offices, foundations, insurance and pension funds).

MainStreet Partners has developed investment strategies that can meet this growing demand from both private and institutional investors. Our investment process is uniquely diversified in terms of geography, sectors and asset classes and can be implemented either via direct investments or via third party funds.

This model allows us to pick the best opportunities available on the market for our clients and is highly scalable. This investment approach has met its financial and social/environmental targets.

Most impact investment firms are specialized in specific geographic areas, themes or sectors. With its holistic approach, MainStreet Partners is the ideal partner for private banks and other intermediaries who are looking to offer sustainable and social/environmental investments to their end clients. Our investments are spread across the world and positively contributed to building our track record since 2008. This strategic vision has proved to be correct and we will continue building upon this model to best serve our clients in the field of sustainable and impact investments.



INTRODUCTION TO THE REPORT

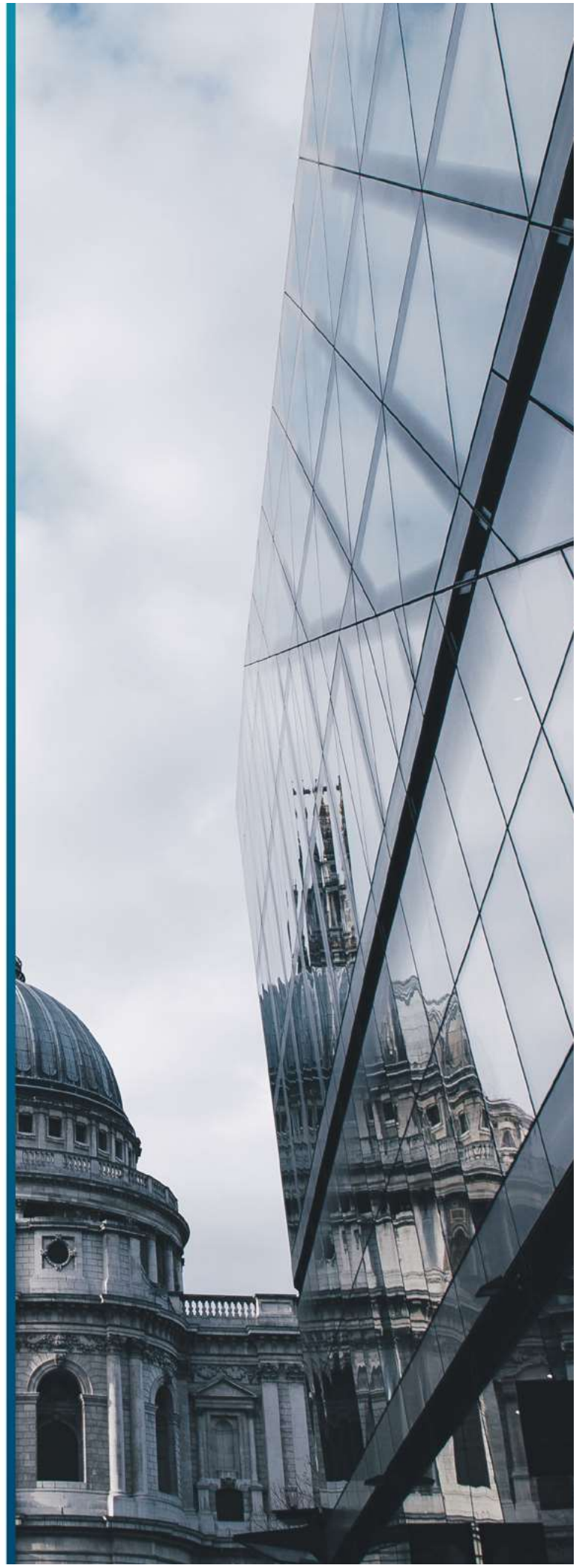
MainStreet Partners' 2016 annual Impact Report shares our vision, results for this past year and objectives for 2017. It calls for an open and transparent dialogue with our stakeholders on areas for improvement in our work and highlights the opportunities and challenges that the impact investing industry is facing.

MainStreet Partners was created to provide any investor with a transparent and easy access to companies and funds that achieve consistent financial returns while improving people's lives and protecting our planet. Where and how capital is deployed has a strong influence in shaping our future world. For this reason, we want our clients to know exactly where their capital is invested and what financial, social and environmental results they are achieving.



MAINSTREET PARTNERS

MainStreet Partners is a specialist investment firm that offers qualified investors a range of investment advisory services to effectively deploy capital targeting a combination of financial, social and environmental returns across asset classes and geographies. MainStreet Partners offers four strategies across the equity and the thematic bonds markets in six key sectors which are the ideal landscape for uncovering opportunities that generate measurable social and environmental results alongside market rate returns. With this model, MainStreet Partners has developed a solid methodology and track record to invest in companies, bonds and funds since 2008.



2016:

KEY EVENTS

MainStreet Partners increased assets by 22% reaching €217.5 mln in total assets under advisory. The impact funds Investimenti Sostenibili and Fonditalia Ethical Investment reached €72.0 mln and €39.1 mln in 2016.

MainStreet Partners proprietary investing continues to push for impact: investments are made in Bridge International Academies & Ethical Property Company.



MainStreet Partners hired two new professionals: Steve Rocco, Marketing Director and Daniele Cat Berro, Investment Analyst.

Professor Harry Hummels - professor of Ethics at Maastricht University - joined MainStreet Partners' Advisory Board supporting MainStreet Partners' Investment Research department.



Rodolfo Fracassi and MainStreet Partners interviewed by: Environmental Finance, Patrimoni, MorningStar, ilSole24Ore, AdvisorsOnline, Vita, Monitor Immobiliare, & EticaNews, Responsible Investor.

MainStreet Partners in the news: articles with Stanford University, World Economic Forum and various leading newspapers.



MainStreet Partners launched Sustainable Finance Fund in partnership with Quadrivio capital. It is the first impact fund that invests in publicly traded financial institutions focused exclusively on microfinance and access to finance.

MainStreet Partners worked on the listing of the first impact fund on Milan Stock Exchange and to its first impact report in Italy.

SOCIAL AND ENVIRONMENTAL RESULTS

2016

AuA by Sector

Sector	Total AuA*	YoY Growth, %
Financial Services	€ 103.2	15%
Climate Change	€ 64.3	55%
Healthcare	€ 4.2	14%
Housing	€ 2.2	87%
Education	€ 0.2	187%
Food	€ 4.7	5%

Social and Environmental (S&E) Results by Sector

Metric	S&E Results**	YoY Growth, %
Loans to micro-small enterprises	61,668	15%
CO ₂ Reduced***	30,770	55%
Number of high risk patients treated	103,208	14%
Social housing units built	40	87%
Low-income students enrolled	95	187%
Number of organic meals provided	738,034	5%

Notes: * AuA = asset under advisory, figures are in millions and net of cash

** Social and Environmental results generated by the total AuA of MainStreet Partners during 2016

*** CO₂ reduction in tonnes

In the table above, we provide the amount of capital allocated by sector, which is invested according to our strategies across various funds and accounts, and the year over year increase in assets. On the right-side of the table, we detail the social/environmental metric we are measuring in each sector and the social/environmental result generated by those sector investments in 2016. Lastly, we detail the year over year increase in result by sector. Since only capital invested produces a social or environmental result, the numbers are net of cash.

Overall, the assets invested according to our strategies grew by 22% from the previous year. This is partially the result of the continuing successful investments identified and executed by the two funds managed with our institutional partners, Fideuram Asset Management Ireland and Sella Gestioni, where MainStreet Partners acts as the sole investment advisor. Another factor was the launch of a new fund – Sustainable Finance Fund – which is focused on publicly traded shares of banks predominantly serving

micro, small and medium size enterprises (MSMEs) in emerging and frontier markets. MainStreet Partners acts as investment advisor to Quadrivio Capital, the leading private equity investor in Italy, and manager of the fund.

We are pleased by this growth because it illustrates that our impact strategies are gaining acceptance in the marketplace. Overall, our social and environmental results increased in line with asset growth and is detailed above by sector because the impact metrics we utilized are sector specific. We are proud of the results achieved in 2016, which represent a considerable year over year increase and demonstrate an efficient allocation of resources in each area. Most of our portfolios are today invested in the financial services and climate change sectors as these provide a broadly diversified investment universe and the liquidity features required by most of our current clients. In 2017, we are targeting more organic growth of assets and social and environmental results across all our sectors.

IMPACT OF YOUR INVESTMENT

Investments across all our strategies generated the following social and environmental results.

217.5 €
MILLION
INVESTMENT



FINANCIAL SERVICES
61,668
Loans to micro entrepreneurs



CLIMATE CHANGE
30,770
CO₂ emission reduced (Tonnes)



FOOD
738,034
Number of organic meals provided



HEALTHCARE
103,208
High risk patient treatments



HOUSING
40
Social housing units built



EDUCATION
95
Low income students enrolled

For each €1 million equally allocated to all our strategies, investors achieve the following social and environmental results.

1 €
MILLION
INVESTMENT



FINANCIAL SERVICES
257
Loans to micro entrepreneurs



CLIMATE CHANGE
212
CO₂ emission reduced (Tonnes)



FOOD
5,470
Number of organic meals provided



HEALTHCARE
763
High risk patient treatments



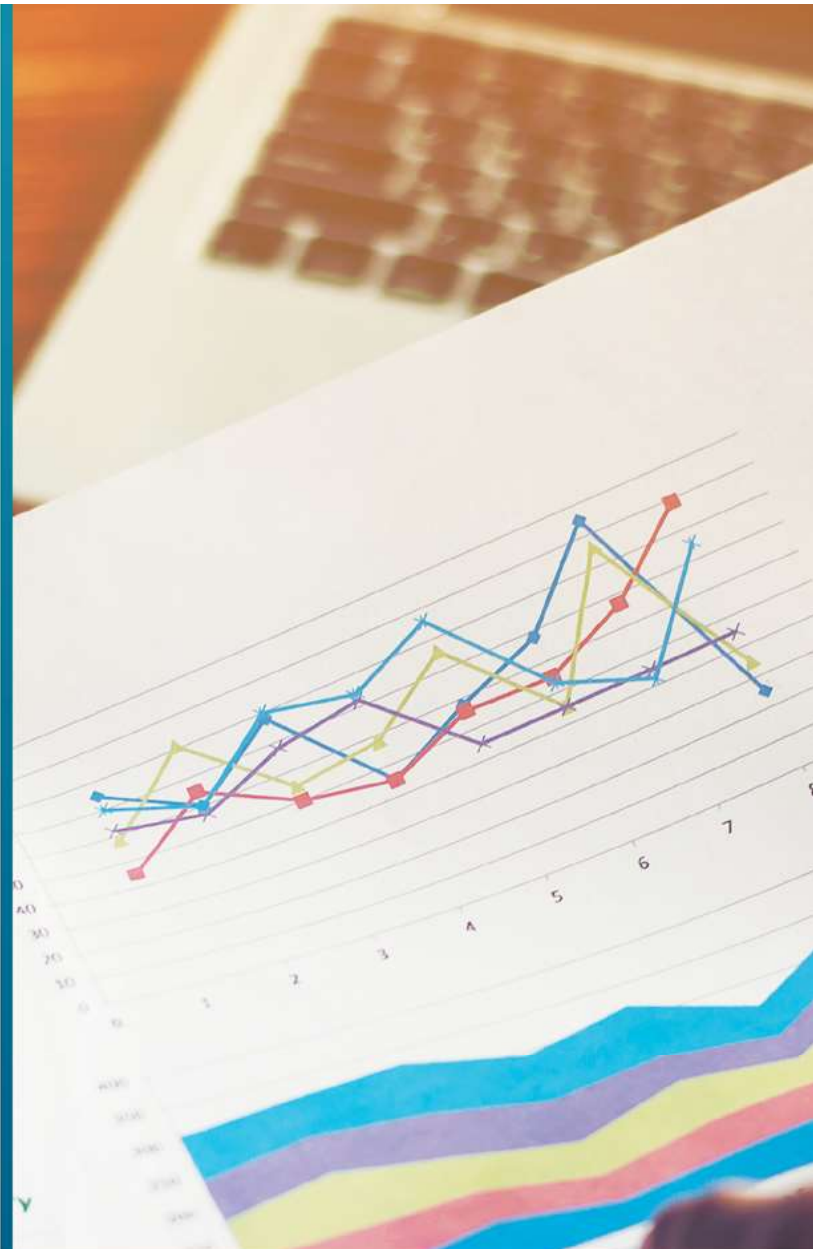
HOUSING
1
Social housing units built



EDUCATION
8
Low income students enrolled

FINANCIAL SERVICES

MainStreet Partners was originally built around the financial services sector and it continues to be our core expertise to this day. During 2016, assets grew by over €13.6 million and we made more equity investments in listed MSMEs banks across all portfolios than in 2015. While we continue to believe in this sector from a financial and social point of view, it is one of the most established impact sector and therefore we are expanding to less mature, more challenging ones. During 2016, investments through all our strategies contributed to providing over 61,600 loans in developed and developing countries to micro and small enterprises. For 2017, we are targeting a slight increase of 2% in total assets invested in the financial services sector to €105 million, which will deliver 63,000 MSMEs loans to entrepreneurs globally.



INNOVATION SPOTLIGHT

The launch of our new fund, focused only on publicly traded micro and SME banks, represents an important innovation in the financial services area. Post-IPO MSME finance institutions or banks in emerging and developing markets have built highly successful banking models that deliver strong financial performance and measurable social results. While they were private, these banks enjoyed strong support from development finance institutions and impact investors. Once publicly traded, they are subject to the dynamics of capital markets, which are not only focused on social results. MainStreet Partners created this strategy with a clear goal to bring an impact investing approach in the listed equities space.

CLIMATE CHANGE

Overall, our efforts in this sector expanded in 2016 and assets grew by over €22.9 million. This increase was due primarily to the continuing growth of this sector, which our research team detailed for the World Economic Forum in an article in mid-2016. Climate related bonds, including infrastructure, reached nearly \$900 billion by the end of 2016 and green bonds totaled nearly \$190 billion. During 2016, we made both debt and equity investments in every region across all portfolios as we focused on building a more diversified, global pool of investments in the sector. By the end of 2016, MainStreet Partners' climate change investments contributed a reduction of 30,700 tonnes of CO₂ emissions by financing the generation of renewable energy. For 2017, we are targeting a considerable increase of 87% in total assets invested in the climate change theme to €120 million, which would deliver a reduction of 57,700 tonnes of CO₂ emissions.



SPOTLIGHT

The following is a sample of the types of projects you are financing when investing in a Green Bond:

- Renewable energy
- Energy efficiency
- Pollution prevention and control
- Sustainable management of ecosystem resources
- Terrestrial and aquatic biodiversity conservation
- Clean public transportation
- Sustainable water management
- Climate change adaptation
- Eco-efficient products, production technologies and processes



HEALTHCARE, HOUSING, EDUCATION AND FOOD

The balance of our portfolios is invested across four sectors: healthcare, housing, education and food. These sectors represent the more complex segments of the market. They are still relatively small in terms of high quality investment opportunities but are rapidly growing components of our portfolios. One of our main goals of 2017 is to increase our research and allocation in these sectors. To reach this goal, we are targeting a significant increase in our allocation to these four sectors, which will increase our intended social and environmental results.

In the healthcare segment, our assets during 2016 grew by over €0.5 million as we continued our research in this sector. Our social results in terms of number of high risk patients treated increased by over 12,800 from 2015. We have specifically focused on low-income populations in developing countries and patients affected by the leading causes of death in developed countries, such as heart disease, cancer and diabetes. For 2017, we are targeting an increase of 166% in total assets invested in healthcare to €11 million. This would deliver a total social benefit of 274,000 new treatments to high risk patients, which is a significant increase over 2016.

In the housing segment during 2016, our investments nearly doubled to reach €2.2 million and we contributed to the building of 40 social housing units for low-income people living with disabilities, NGOs, and social entrepreneurs in UK. In Latin America, we invested in thematic bonds, which helped build affordable houses for middle and lower income people. For 2017, we are targeting a two and half times increase in total assets invested in the housing sector to €8.0 million. This would deliver 146 new social housing units built, which is a significant increase over 2016.

In education, we targeted potential investments in both private and public equity in emerging

countries. Our social result in terms of low-income students enrolled reached approximately 100 students during 2016 in targeted developing markets. For 2017, we are targeting a fourteen times increase in total assets invested in the educational sector to €3.0 million. This would deliver a total social benefit of 1,400 additional low-income students enrolled.

Lastly, due to market conditions and changes in the funds' strategies where we invested in, our exposure to the food sector increased by only €0.2 million. However, via these investments, we contributed in providing 738,000 organic meals during 2016. For 2017, we are targeting an increase of over 230% in total assets invested in the food sector. This would contribute to deliver a total of over 2.4 million organic meals provided.



Here are some examples of companies and funds that we have advised our clients on that have successfully placed financial, social and environmental results on the same level in the six key sectors we follow.

IFFIm

The International Finance Facility for Immunization (IFFIm) was created in 2006 to raise funds via the issuance of bonds in international capital markets on behalf of the Global Alliance for Vaccine Immunization (GAVI), an organization that was created in 2000 to improve access to new and underused vaccines for children living in the world's poorest areas. IFFIm issues bonds that pay a market-rate interest to investors and are backed by the long-term legally binding financial pledges of several donor governments. This scheme provides developing countries with the funding predictability needed to make long term budget and planning decisions about their immunization programs.

Social: Since inception, the GAVI program has immunized approximately 580 million children preventing an estimated 8 million deaths

Environmental: Access to sustainable, non-intrusive and eco-friendly healthcare in more than 53 countries

Ion Beam Applications

Ion Beam Applications (IBA) is the market leader in advanced cancer radiation therapy technologies. The company's expertise lies in the development of innovative proton therapy technologies for cancer patients and supplying the oncological market with world class equipment. IBA's therapy leads to a 50% to 80% lower risk of causing secondary cancer compared to traditional x-rays therapy. Cancer is among the leading causes of mortality worldwide, with approximately 14 million new cases and 8.2 million cancer related deaths in 2012. The number of new cases is expected to rise by about 70% over the next 2 decades. The company is listed on the NYSE Euronext Brussels.



Social: IBA has completed 50,000 treatments as of 2016 and the number of new treatments is expected to double by 2020

Environmental: In 2015, IBA launched a new program to improve its energy consumption and reduce the ecological impact of its industrial processes

Ethical Property Company

In their day to day operations, charities face several critical issues related to costs and efficiencies. Nearly half of not for profits see property as their greatest threat to their long-term stability. The Ethical Property Company is a unique social business that owns, develops and manages commercial properties exclusively for charities, social enterprises, community organizations and campaign groups affecting social change. The company provides work and meeting spaces to over 1,000 organizations in 12 centres across 9 cities in the UK. It is supported by over 1,350 shareholders, predominantly individuals and key institutions who are committed to social change and community development.

Social: Over 1,000 charities located in more than 21,000 m² with ethical property company across the United Kingdom

Environment: 15 out of 17 properties are now on 100% renewable electricity tariffs

Golden Lane Housing

Golden Lane Housing (GLH) is an innovative property management company that owns and operates over 700 properties across the UK. Its rental properties are offered exclusively to people living with disabilities who also have the ability to access specialized services to help them live better. During its 17 years of operations, it has acquired 415 properties worth £87.1 million and has an additional 297 properties under lease. To finance its growth, GLH issued its first bond listed on the London Stock Exchange in a ground-breaking deal in June 2014.

Social: Over 650 people with learning disabilities are currently accommodated in GLH properties

Environmental: Since inception, GLH has transformed the lives of over 1,000 people by providing them with supported living housing to meet their individual needs

Bridge International Academies

Bridge International Academies (BIA) operates primary education schools in emerging markets, aiming to serve the 700 million families who live on less than \$2 per day. The company manages and operates schools in two markets, the private school market and the publicly-funded, charter school market. BIA has developed a series of technology and process innovations which allow it to dramatically improve the learning outcomes of its students at very low cost. In its seven years of operations, the company has proven its business model, documented its educational results and is poised to scale. The company is privately held and has a shareholder base which includes some of the leading impact investors and development finance institutions worldwide.

Social: BIA provides education to more than 120,000 low-income students via more than 400 nursery and primary schools

Social: Students at BIA schools attain fluency at twice the rate of their peers



Kroton Educacional

Kroton Educacional is one of the largest educational company in the world and was founded in Belo Horizonte, Brazil, in 1966. It works in multiple educational segments, including preschool, elementary, secondary, adult high school, college preparatory school and other related courses in professional and post-graduation education. The company operates 130 higher education units, 726 distance-Learning centers and, in basic education, it has 870 associated schools. The company is listed on the São Paulo Stock Exchange and the OTC market in New York.

Social: Kroton has more than 1.01 million post-secondary and graduate students

Environment: The company has won several awards for its sustainability and respect for the local communities

Hain Celestial Group

The Hain Celestial Group is the leading U.S. food and personal care products company focused exclusively on natural and organic segments. The Hain Celestial Group owns a growing number of leading brands including Spectrum Naturals, Spectrum Essentials, Linda McCartney, Natural Skincare, Avalon Organics and Alba Botanica. It currently sells its products in over 70 countries and it is listed on the NASDAQ.

Social: The company is a GMO-free company and was one of the first companies to voluntarily sign up for the National Salt Reduction Initiative in 2010

Environmental: From 2013 to 2015, production volumes have increased over 30% while CO₂ emissions per ton of production have decreased by 8%

ResponsAbility Fair Agriculture Fund

The ResponsAbility Fair Agriculture Fund is managed by ResponsAbility Investments AG, a leading asset management firm specializing in finance, agriculture and energy in developing markets. The fund makes investments in the agriculture value chain through fixed-interest debt securities in developing markets, where farmers can increase their income through access to financing. Typical investments include working capital loans and investments in plant and equipment across a diversified range of agricultural commodities producers. The fund has invested in 45 countries and in 55 different types commodities producers.

Social: As of October 2016, 119 fair agriculture organizations financed an estimated 980,000 farmer members

Environmental: Investment criteria includes sustainable agriculture principles



PHILOSOPHY AND STRATEGIES

Most of today's challenges have one common solution: sustainability. The scarcity of resources, the limited access to basic goods and services such as food, education and healthcare, the financing needs of micro-small-medium enterprises in local communities and the trend towards a healthier lifestyle, all require businesses, governments and institutions to place financial, social and environmental results on the same level. Some of today's best performing companies have embraced this concept of the triple bottom line as the driving force behind their business decisions and their definition of success. With this belief at the core of our investment philosophy, we look for the intrinsic value and the potential for growth of each company and instrument we evaluate.

As a consequence, MainStreet Partners' strategies reflect the view that companies generating risk adjusted returns alongside positive social and environmental results are best positioned to navigate our current and future challenges while providing the best growth opportunities.

Sustainable Growth

This global balanced strategy targets capital appreciation via a flexible and broadly diversified portfolio of highly liquid fixed income and equity investments which intentionally create positive social or environmental result in our six key sectors. This strategy implements a fundamental approach to asset allocation and a proprietary bottom-up analysis which dynamically combines financial, ESG and impact variables.

Sustainable Finance

This specialist equity strategy consists of a concentrated portfolio of publicly traded financial institutions that primarily serve micro, small and medium enterprises and promote financial inclusion in developing countries. In each market, this strategy targets the leading financial institutions

with a proven business model, strong growth potential and a highly-experienced management team that has delivered solid financial results while achieving tangible and measurable social results.



Impact Champions

This equity strategy consists of a diversified portfolio of publicly traded small-mid cap companies that best deliver market rate returns while intentionally providing innovative, scalable and accessible solutions to improve people's lives and protect our planet. This strategy follows a fundamental bottom-up approach to identify the best opportunities in each of our six key sectors while dynamically evaluating ESG factors with our proprietary forward looking impact analysis.

Thematic Fixed Income

This strategy targets long term absolute returns by investing in a globally diversified portfolio of fixed income instruments issued by corporate, government and supranational issuers. The portfolio includes thematic fixed income instruments such as Green Bonds, Sustainability Bonds, Social Bonds and funds with high liquidity and clearly defined social and environmental objectives.

IMPACT INVESTMENTS

FINANCIAL SERVICES

Banks that serve micro-small-medium enterprises are recognised among the most efficient and profitable globally



CLIMATE CHANGE

Renewables attracted twice the investments of fossil fuels over the past ten years and are expected to triple in the next decade



HEALTHCARE

Companies that have been heavily investing in R&D to fight major diseases and causes of death outperformed over the past five years



HOUSING

The middle and low income population of developing countries increasingly is looking for homes and social housing



EDUCATION

Access to affordable education services for the low income segment of the population is a top priority on the agenda of most governments



FOOD

Organic food & beverage companies show the highest growth rates and consumer demand in their industry, both in the US and Europe



MainStreet Partners has built one of the most comprehensive and diversified investable universe available in the impact investing industry.

MainStreet Partners invests in equities, bonds and funds. Please find below some examples of impact investments.

CLIENT SOLUTIONS: PORTFOLIO ALLOCATIONS

Today, MainStreet Partners is the sole investment advisor to four impact funds and institutional accounts for a total of €217 million. Our investment solutions are available via the following vehicles, in addition to which the company offers tailored advisory services to qualified investors and private banks:

MICROFINANCE 1

€84 million close-ended microfinance fund investing in debt and equity instruments issued by microfinance institutions globally with Quadrivio Capital since 2010

FONDITALIA ETHICAL INVESTMENT

€35 million open-ended global balanced impact fund dedicated to retail investors with Fideuram Asset Management Ireland since 2012

INVESTIMENTI SOSTENIBILI

€70 million open-ended global balanced impact fund dedicated to retail and qualified investors with Sella Gestioni since 2015

SUSTAINABLE FINANCE FUND

€10 million open-ended Luxembourg fund investing in publicly traded banks that provide financial services to micro-small-medium enterprises in developing countries with Quadrivio Capital since 2016



FUNDS

Microfinance 1 is one of the largest funds investing in the Financial Inclusion area, globally diversified among private debt and equity investment. Launched in March 2010 with the anchor investment of Cariplo Foundation and managed

together with Quadrivio Capital, the fund invests both directly and indirectly in financial institutions that finance MSMEs in over 50 developing countries.

Asset Allocation

Debt: **64%** Equity: **13%** Cash: **23%**

Country

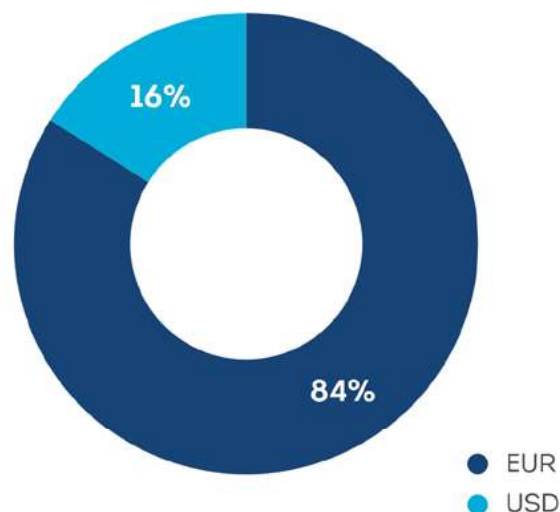
Country	Country Exposure, %
India	9.9%
Cambodia	7.2%
Ecuador	3.1%
Armenia	3.1%
Sri Lanka	2.8%

Country	Country Exposure, %
India	9.9%
Cambodia	7.2%
Ecuador	3.1%
Armenia	3.1%
Sri Lanka	2.8%

Thematic Allocation

- Specialised microfinance and SME banking funds
- Bonds issued by financial institutions that serve MSMEs in developing countries

Currency Allocation



Information provided only for illustrative purposes, the same do not represent an incentive or promotion to the instruments presented. Past returns do not guarantee future yields.



Fonditalia Ethical Investment is a total return UCITS that targets absolute return and low volatility by investing in securities which intentionally create positive impact on society and the envi-

ronment in a broadly diversified set of themes such as Financial Inclusion, Healthcare, Education, Social Housing, Healthy Living, Water Management and Climate Change.

Top 5 Thematic Debt Holdings

Responsability Global Microfinance Fund	4.7%
International Finance Corporation	2.4%
Iberdrola	2.3%
EBRD	1.9%
Dual Return Vision Microfinance	1.8%

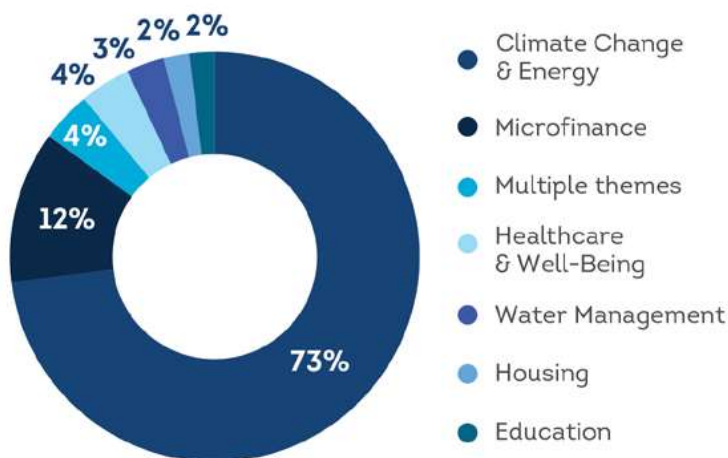
Top 5 Thematic Equity Holdings

Parvest Environmental Opportunities (Impax)	6.3%
Jupiter Ecology Fund	4.1%
Swisscanto Water Fund	1.7%
FP WHEB Sustainability Fund	1.7%
Bank Rakyat Indonesia	0.2%

Asset Allocation

Debt: **70%** Equity: **14%** Cash: **16%**

Thematic Allocation



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Investimenti Sostenibili is a flexible, balanced UCITS that targets to over-perform its benchmark investing in securities issued by corporates, governments and supranationals which intentionally create positive impact on society and

the environment in a broadly diversified set of themes such as Financial Inclusion, Healthcare, Education, Social Housing, Health and Climate Change.

Top 5 Thematic Debt Holdings

IFFIM	2.9%
EBRD	2.9%
EDF	2.4%
Berlin Hyp	2.2%
Apple	2.2%

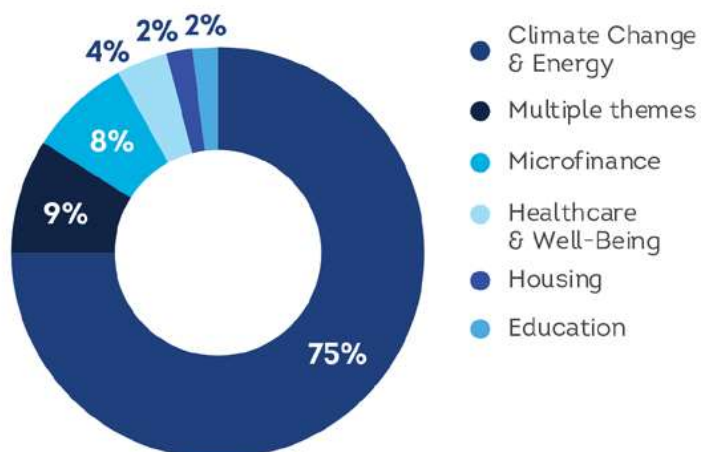
Top 5 Thematic Equity Holdings

Parvest Environmental Opportunities (Impax)	3.6%
Swisscanto Water Fund	3.5%
Triodos Sustainable Pioneer Fund	2.0%
FP WHEB Sustainability Fund	1.5%
Jupiter Ecology Fund	1.3%

Asset Allocation

Debt: **64%** Equity: **13%** Cash: **23%**

Thematic Allocation



Information provided only for illustrative purposes, the same do not represent an incentive or promotion to the instruments presented. Past returns do not guarantee future yields.



Sustainable Finance Fund (SFF) is an AIF investing in a geographically diversified portfolio of listed financial institutions in frontier and emerging markets that predominantly serve MSMEs

and promote financial inclusion in their local economies. SFF has a pure equity exposure and represents an efficient solution to benefit from the sustained growth of frontier markets.

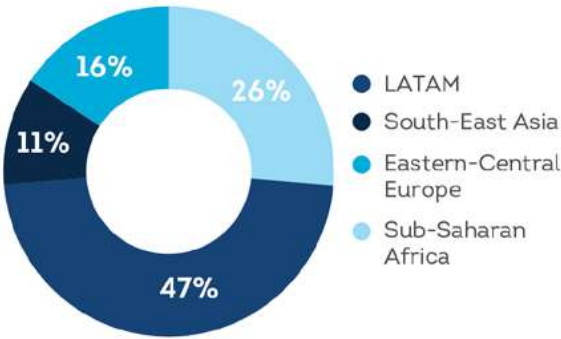
Asset Allocation (Target)

Equity: **95%** Cash: **5%**

Top 5 Holdings

Security	Weight	Geography	PE	Ann. Return
TBC Bank	10.60%	Georgia	5.25	11%
Credito Real	8.60%	Mexico	10.10	9%
Habib Metropolitan Bank	7.03%	Pakistan	6.23	14%
Bank Rakyat	5.76%	Indonesia	11.52	11%
Banco Davivienda	5.23%	Colombia	9.04	10%

Regional Allocation (Target)



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Proprietary Portfolio

We believe in taking reasonable risk to prove our investment philosophy and use our proprietary portfolio to research and develop our latest ideas. Having "skin in the game" is critical to us and helps align our work with our clients' goals. Once our thesis on an individual investment has been proven for a sufficient period of time, we

look to propose them to our clients. With this purpose in mind, we built and manage our proprietary investment portfolio which represents an unconstrained strategy, implemented through a fully diversified set of impact investments across geographies, industries, and companies' life-cycle.

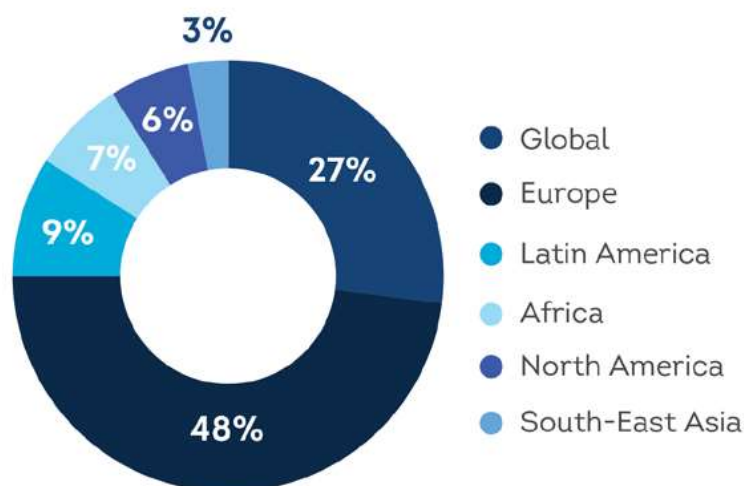
Asset Allocation

Debt	13%
Equity	42%
Yield (Equity)	11%
Hedge	2%
Cash / Cash Equivalent	32%

Exposure to Impact Themes

Sector	Weight
Access to Finance	51%
Climate Change	24%
Housing	11%
Food	8%
Healthcare	6%

Regional Allocation



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MAINSTREET PARTNERS TEAM

Rodolfo Fracassi Managing Director

Over 16 years of experience in the asset management industry, previously held roles of growing responsibility in Goldman Sachs (Executive Director), Franklin Templeton Investments and Salomon Smith Barney

Marco Foglizzo Investment Director

Contributed to the growth of MainStreet Partners since its launch in London. Previously analyst at Banca Sella Holding focusing on Islamic Finance. Holds a BA in Business Administration from Bocconi University and a Master in Finance from ESCP Europe

Steve Rocco Marketing Director

Investment and business development professional with over 20 years of experience in SME finance, capital markets and Impact Investing. Started his career at FINCA International and worked at Bank of America, Citibank, Goldman Sachs, and in US community banking

Rogers Lebaron Advisor Investment Management Advisor

Worked for over 35 years in leading financial institutions operating in emerging markets, among which Deutsche Bank (MD of Asia), EBRD, and IFC investing more than USD 30bn in over 250 banks in 90 countries, currently is also non-executive Director at FIMBank

Enrico Lo Giudice Research Associate

Previously analyst at Brunswick Group, where he worked on macroeconomic and political analysis, holds a MSc in Political Science from Catholic University and a Master of Arts in Political Economy from City University

Daniele Cat Berro Investment Analyst

Previously Analyst at Indesit Company and Quadriovio Capital, holds a BA in Business Administration from University of Turin and a Master in Finance from ESCP Europe

Luca Agostini Business Development

Over 25 years of experience in the finance sector, with roles of increasing responsibility in Barclays Capital (Head of Investment Banking in Italy), Nexgen, Goldman Sachs (Managing Director), Citibank and Schroders

Harry Hummels Advisor Investment Research Advisor

Experienced professional in the field of impact investing. He has been active during the last decade, inter alia, as managing director Impact Investing at ACTIAM, European liaison for the GIIN, advisor for the United Nations and currently Professor of Ethics at Maastricht University

Joe Colombano Investment Management Advisor

Economist with over 20 years of experience focusing on macroeconomic challenges in emerging markets, currently Economic Advisor of UN Secretary General

METHODOLOGY

Metrics

Sector	MSP's Metric	IRIS	Description
Financial Services	Loans to micro-small enterprises	PI8381	Loans made by MSME banks to entrepreneurs
Climate Change	CO ₂ Reduced (tons)	PI7015	Tonnes of CO ₂ reduced
Healthcare	Number of high risk patients treated	PI2822	Number of new treatment provided in terms of patients
Housing	Social housing units built	PI2491	New units constructed
Education	Low-income students enrolled	PI2822	Number of new student enrolled in educational programs
Food	Number of organic meals provided	PD2756	Kg of certified organic food sold converted to 1 standard meal

Our investment strategies were developed to prove that investments could be made with a combination of impact and financial returns at the core of an investment process and clearly show our investors the social and environmental impact of their investments. To do this, we built a unique investment process that dynamically combines financial analysis, ESG analysis and impact analysis. This dynamic approach takes into consideration past, current and expected social/environmental targets and results, balancing past and expected scores to select our investments.

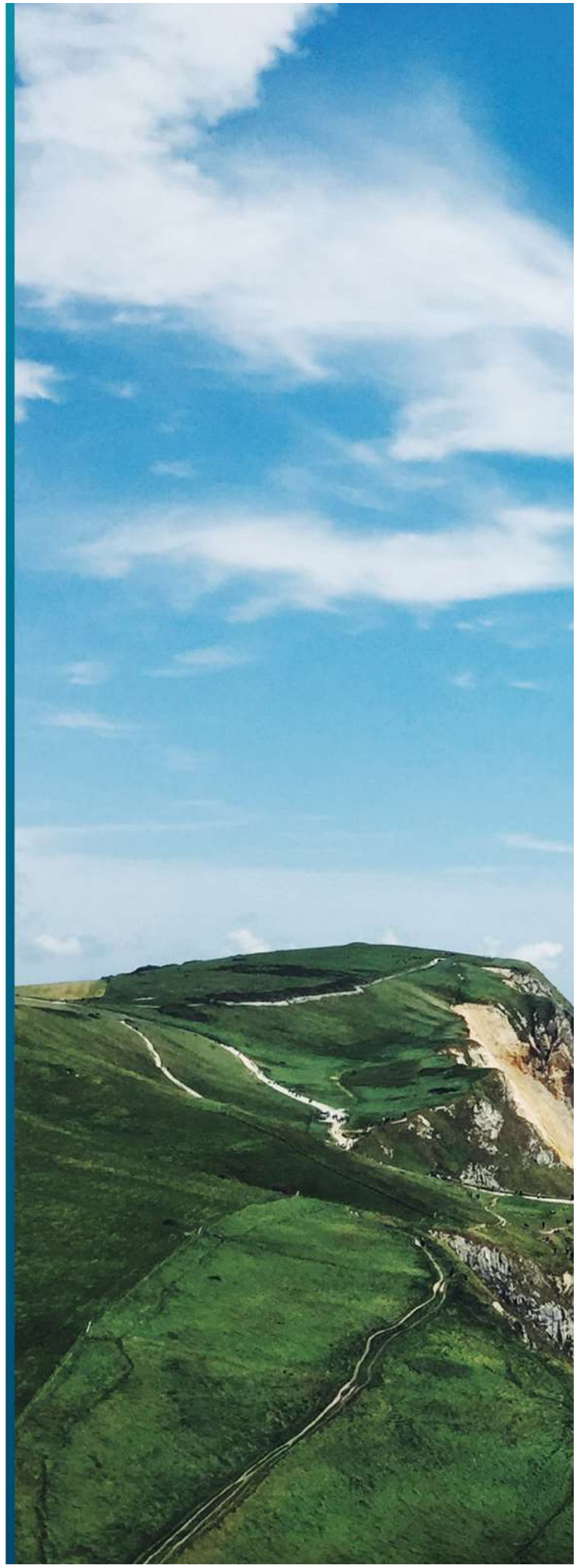
Our methodology takes into account the size of our investments and the time we have been holding each investment in relation to the total assets of our investees and their social/environmental results. Based on a sample of our actual investments we extrapolate an average measure of the results in each sector which can be applied to the whole of our portfolio. Calculating the social and environmental results of our investments requires the use of specialized metrics, which are not found in traditional accounting. Starting from a proprietary evaluation framework, MainStreet Partners uses metrics developed by IRIS, a non-profit organization that

created a catalog of generally-accepted impact performance metrics. These metrics have become the industry standard for investors to measure the social, environmental and financial performance of an investment and are built around specific sectors. In each sector, we have selected one metric, which, in our opinion, is the best reporting metric for that particular sector. Each metric was chosen based on the sector's characteristics and the underlying data that we can collect, measure and report.

In order to make the report more accessible to non-specialist, we have simplified the way we discuss these metrics. In the table above, we have listed our simplified metrics and the corresponding IRIS metrics. Through our investments, we finance the activity of each underlying company and consequently the social and environmental results they produce. To calculate these results, we follow the logic of a return on asset calculation, taking into account our participation in the company's investible assets and relating that to the positive social/environmental results delivered via the products and services provided by the company. This allows us to measure our past results and target our intended impact in future years.

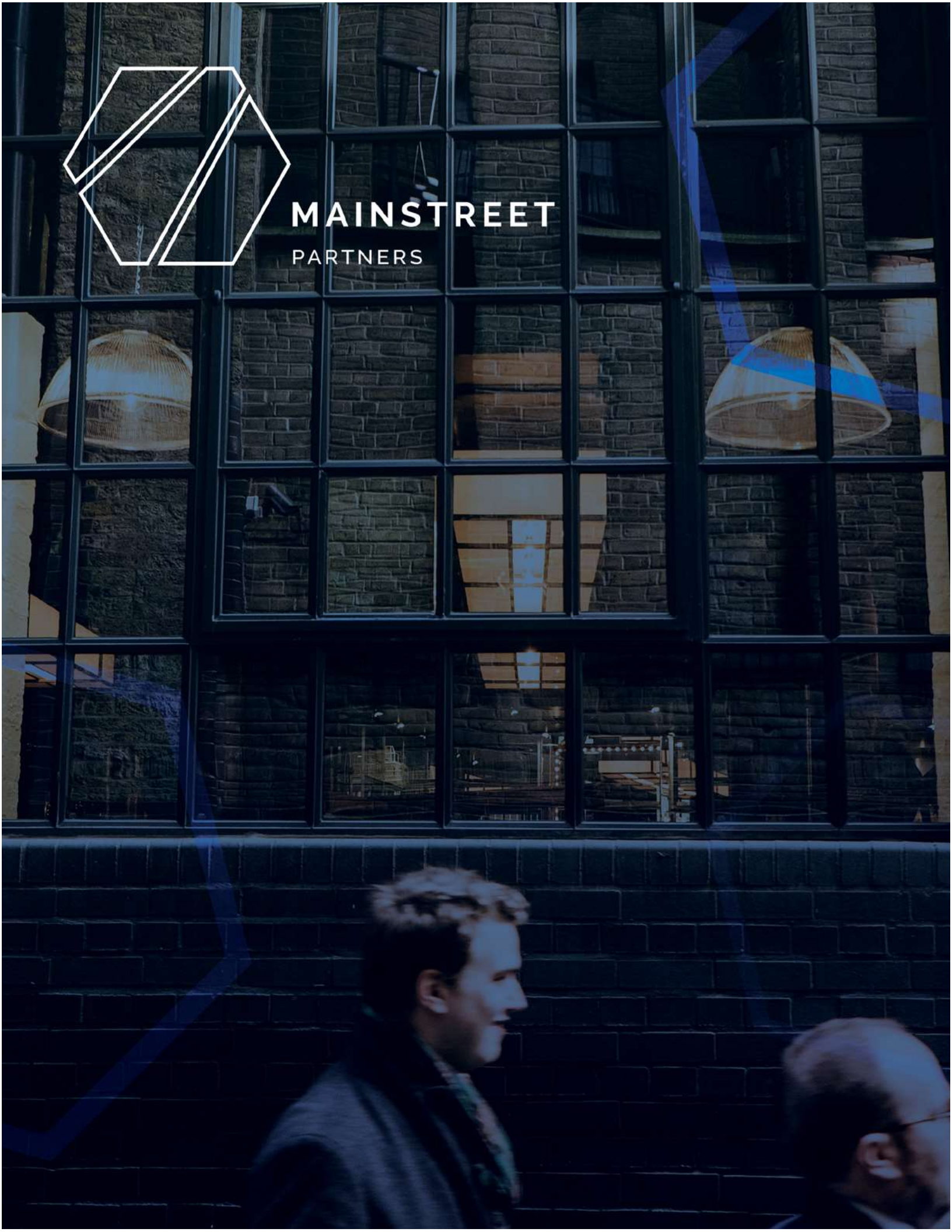
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DATA AND ELABORATION

Data as of December 31, 2016.

About the methodology used, please contact us:
info@mspartners.org

Sources: MainStreet Partners, Bloomberg, Monitor Group, Cabinet Office, Bank of America Merrill Lynch, Morgan Stanley, UBS, Global Sustainable Investment Alliance, United Nations, Cambridge University, Global Impact Investing Network, HSBC, Barclays, IFC, Orrick, US Agency for International Development, International Energy Association, IPCC, Greenpeace, IFAD,