



CLUR
INTERNATIONAL

H1
20
23

THE CLUR SHOPPING CENTRE INDEX

HEADLINE PERFORMANCE

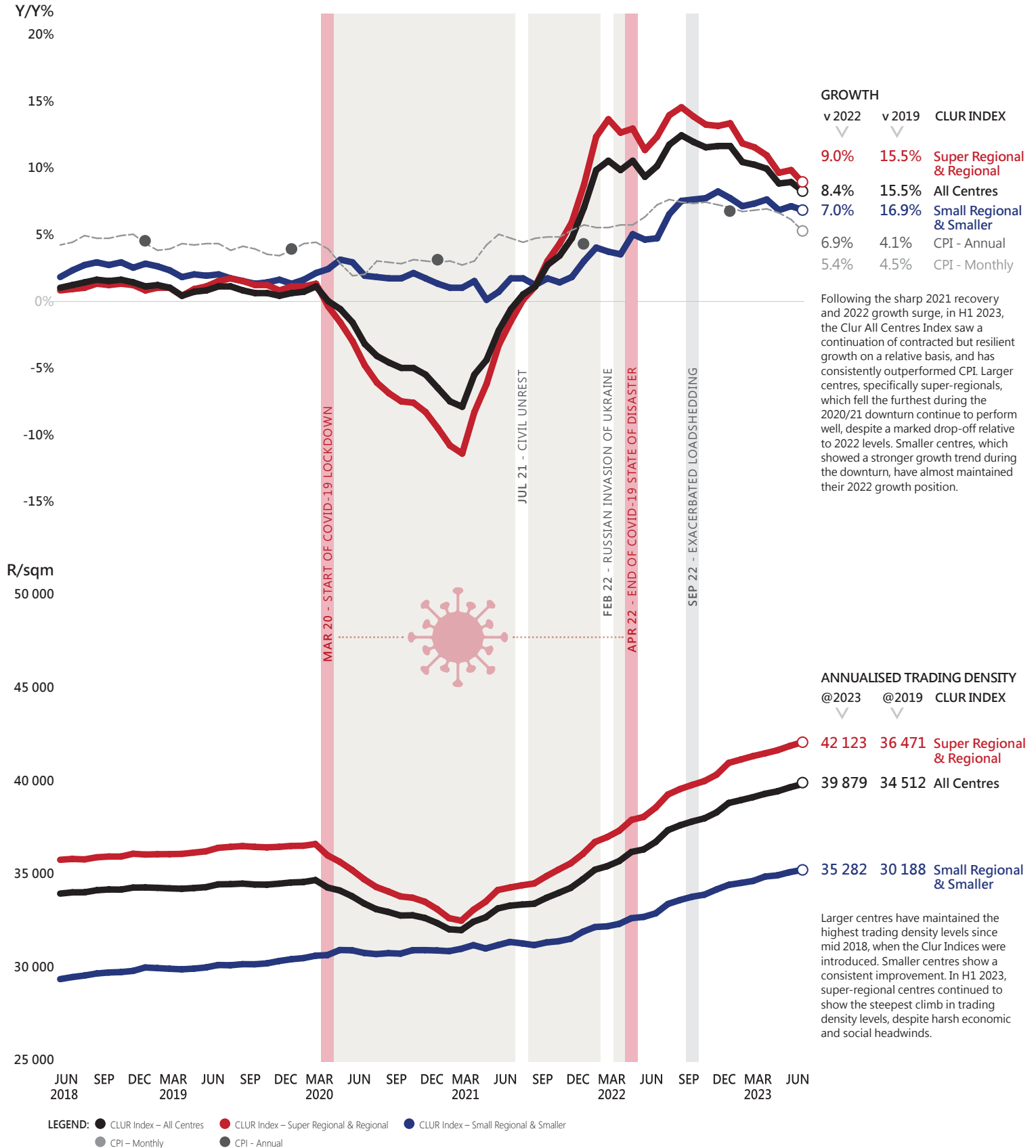
YOUR LIVE VIEW ON RETAIL

THE CLUR SHOPPING CENTRE INDEX H1 2023 - HEADLINE PERFORMANCE



The Clur Shopping Centre Index is derived from The Clur Report, an asset management industry standard, **tracking performance** at more than **4 million sqm of prime retail space** across South Africa and Namibia, for listed and unlisted property funds.

DOMINANT INDICES: ANNUALISED TRADING DENSITY (LOWER) & Y/Y% GROWTH (UPPER)



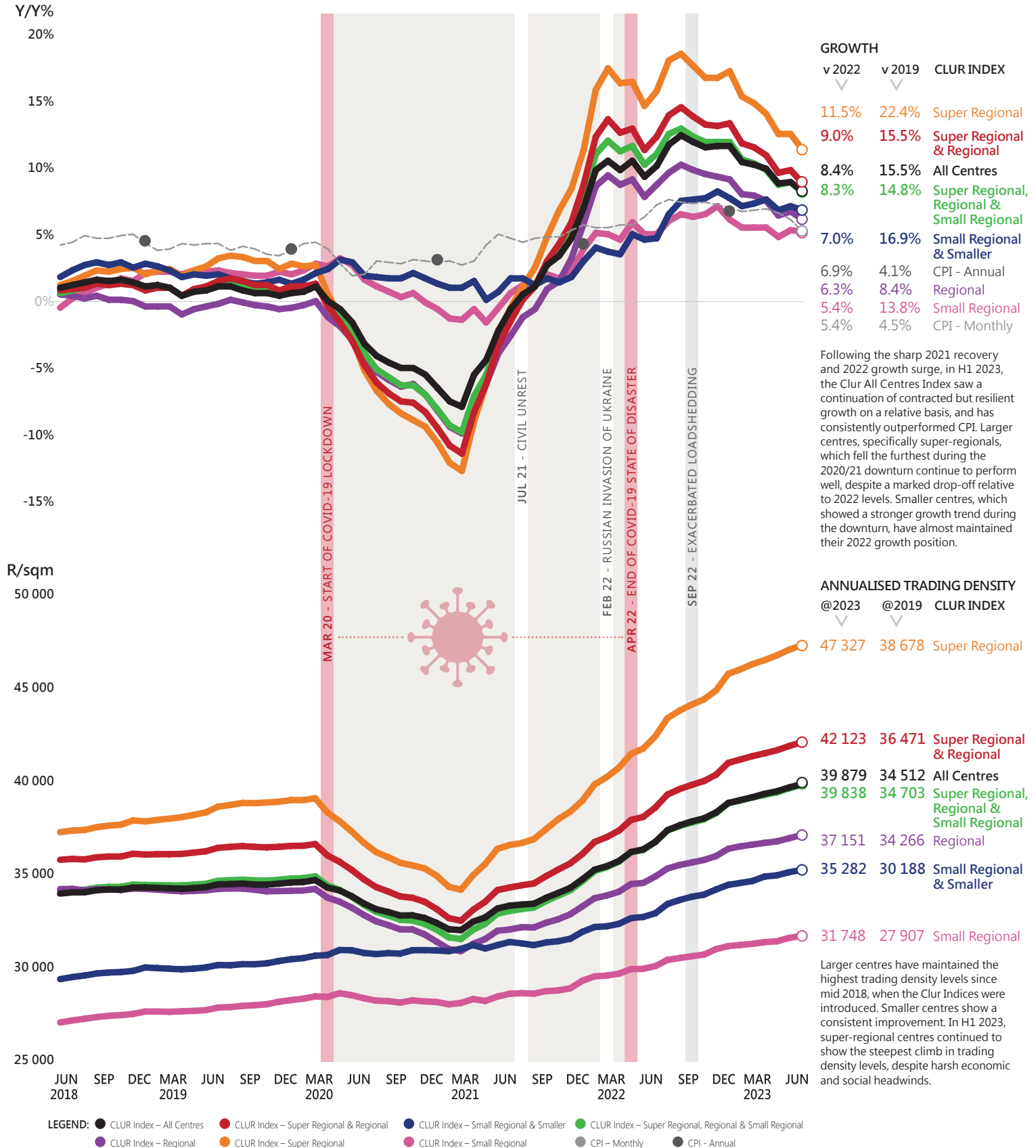
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EXPANDED INDICES: ANNUALISED TRADING DENSITY (LOWER) & Y/Y% GROWTH (UPPER)



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CATEGORY INDICES: CLUR – ALL CENTRES ANNUALISED TRADING DENSITY & Y/Y% GROWTH

DOMINANT CATEGORY	JUN 23 R/SQM	JUN 23 VS JUN 22	JUN 23 VS JUN 19	2019 VS 2018				TOP PERFORMING SUB CATEGORY	JUN 23 VS JUN 22	JUN 23 VS JUN 19
				2020 VS 2019	2021 VS 2020	2022 VS 2021				
Luggage & Leatherware	65 883	34%	48%	3%	-35%	19%	79%	Luggage & Leatherware	34%	48%
Entertainment & Family Activity Centres	6 506	28%	-8%	1%	-44%	-15%	85%	Movies/ Cinemas	30%	-14%
Motor Related Sales & Services	26 634	26%	27%	-18%	-16%	18%	28%	Car Wash	53%	77%
Gyms & Fitness Centres	6 706	24%	-8%	10%	-21%	-14%	11%	Gyms & Fitness Centres	24%	-8%
Barrows/Kiosks (<=10sqm)	170 439	20%	30%	-5%	-12%	20%	15%	Barrows/ Kiosks (<=10sqm)	20%	30%
Food Service	49 144	17%	24%	5%	-18%	13%	24%	Bars	42%	30%
Books/Cards/ Stationery Supplies	32 696	16%	-1%	-4%	-22%	1%	19%	Books	17%	4%
Luxury Brands	356 851	16%	155%	16%	27%	42%	26%	Luxury Brands	16%	155%
Food Speciality & Bottle Stores	62 380	12%	27%	1%	0%	8%	11%	Ice Cream & Frozen Yoghurt Stores	28%	28%
Speciality	27 587	11%	6%	-5%	-9%	3%	14%	Specialised Gifts	70%	15%
Technology	104 405	11%	59%	-2%	11%	25%	13%	Cell Phones & Supporting Services	19%	30%
Eyewear & Optometrists	65 442	10%	11%	2%	-5%	2%	8%	Sunglasses Stores	11%	25%
Grocery/ Supermarket	41 769	9%	21%	2%	2%	4%	9%	Supermarket (1,000-4,999sqm)	11%	24%
Sports Equipment & Outdoor Goods	36 676	8%	-1%	-3%	-20%	7%	17%	Sports Equipment & Outdoor Goods	8%	-1%
Apparel	38 411	8%	16%	-1%	-11%	13%	14%	Shoes	14%	11%
Accessories, Jewellery & Watches	116 132	8%	19%	2%	-11%	16%	13%	Accessories	24%	52%
General Services	31 219	8%	5%	-2%	-19%	8%	15%	Dry Cleaning & Repairs/ Tailors/ Laundromat	17%	19%
Health, Beauty, Grooming & Wellness	70 796	7%	13%	1%	-4%	4%	9%	Hairdressers & Hair Accessories	26%	8%
Department Stores	30 793	4%	4%	2%	-11%	6%	8%	Junior Department Stores (2,500-4,999sqm)	5%	19%
Homeware, Furniture & Interior	24 923	2%	10%	-2%	2%	6%	3%	Furniture	3%	17%

MANY CATEGORIES HAVE SEEN SUBSTANTIAL IMPROVEMENTS SINCE THE 2020 COLLAPSE, DESPITE AN ONGOING HARSH ECONOMIC AND SOCIAL CLIMATE

Category growth is ranked against 2021. Rates are also shown relative to the pre-Covid 2019 year.

All dominant and top performing sub categories **show positive growth** relative to 2021, against 83% relative to 2019.

Highest trading densities are shown by Luxury Brands, Barrows/ Kiosks and Accessories, Jewellery & Watches (**356 851, 170 439** and **116 132 R/sqm**)

Highest trading density y/y% is shown by Luggage & Leatherware, Entertainment & Family Activity Centres and Motor Related Sales and Services (**34%, 28%** and **26%**)



NOTES

1. The Clur Report of SA Retail Property, a widely used asset management support and indexing platform tracking performance and trends, covers over 4 million square metres of prime retail space across SA and Namibia. The subscription base represents prominent JSE Securities Exchange listed and unlisted property funds spanning over 100 shopping centres/ nodes. The linked Clur Index represents 97% of this square metreage, excluding Namibian and certain non-qualifying assets.
2. The Clur Indices are issued based on the most up to date data supplied by the relevant funds at the time of consolidation. Please note that funds sometimes make retro-active adjustments to their data.
3. Please note that the standard Clur International (Pty) Ltd Disclaimer applies to these indices.

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CLUR INTERNATIONAL & THE ART OF KINTSUGI

In 2020, when Covid-19 took a heavy toll, Belinda Clur positioned the commercial environment as a 'Kintsugi Economy'. Kintsugi has always underpinned Clur International's identity. Given the concept's increasing relevance in our modern renaissance, it has been reinforced in our refreshed branding.



Belinda Clur
Founder & Managing Director
Clur International (Pty) Ltd

"We need to embrace Kintsugi, the ancient Japanese art of mending broken pottery with gold. It symbolises a humble life and business philosophy, where creating opportunities within economic pressures is to the fore. It celebrates experience and time, embracing flaws and imperfections. Conditions today represent a Kintsugi economy, full of cracks, severely aggravated by lingering Covid-19 fall-out and harsh socio-economic headwinds. Kintsugi holds meaningful lessons as we confront these fragments. Leadership should build on the Japanese masters' belief that broken pieces hold value, experience and rich substance. Rather than casting these aside, we should mend them through innovation, care and sound decisions, creating a stronger and more beautiful whole."

Thank you

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