



CALEDONIA INVESTMENTS

28 February 2021

Share price: 2700p

NAV/share: 3462p

Discount: 22.0%

About Caledonia

Caledonia is a self-managed investment trust company with net assets of £1.9bn. Our aim is to grow net assets and dividends paid to shareholders, whilst managing risk to avoid permanent loss of capital. We achieve this by investing in proven well-managed businesses that combine long term growth characteristics with an ability to deliver increasing levels of income. We hold investments in both listed and private markets, a range of sectors and, particularly through our fund investments, a global reach.

Review

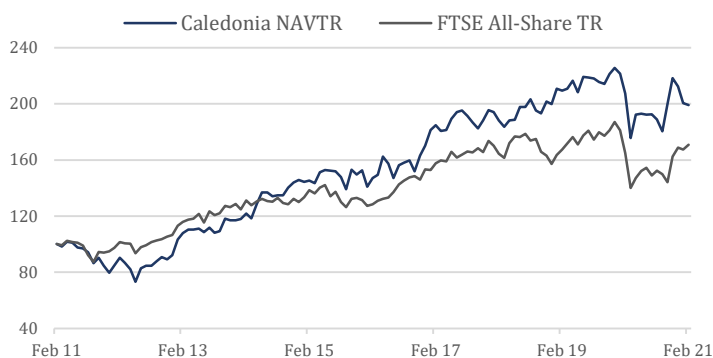
NAVTR for February was -2.5% and for the eleven months of the financial year to date was 8.9%. Performance in the month was adversely impacted by a number of factors, principally weaker public equity markets, the continuing weakness of the US dollar against Sterling and a £22m impairment of the value of our investment in Buzz Bingo.

The US dollar has weakened by 11.3% since the start of our financial year. With approximately 47% of our net assets denominated in US dollars at the end of February, this movement has diluted our returns over this period by 6.6 percentage points.

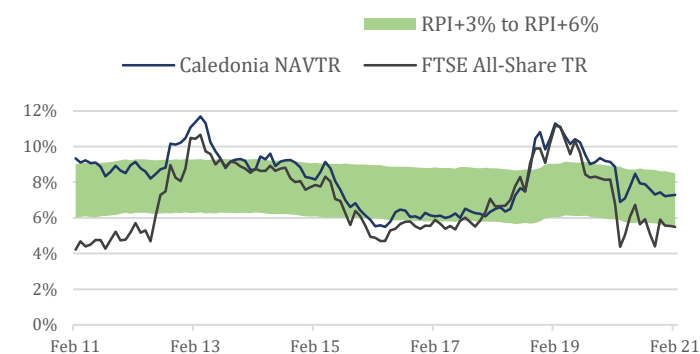
During the month, we invested £6.6m and realised £9.6m. This included private equity fund drawdowns of £5.6m and distributions of £6.7m respectively.

The net debt balance at the month end was £16.7m.

NAV total return index ten years



Annualised ten year rolling performance

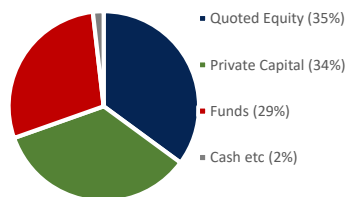


Ten largest holdings

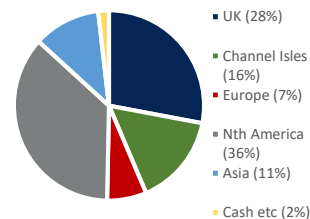
Name	Business	£m
Deep Sea Electronics	Control systems	131.6
Seven Investment Management	Investment management	102.8
Stonehage Fleming	Family office services	101.0
Cobehold	Investment management	101.0
Liberation Group	Pubs and restaurants	95.9
Aberdeen US PE Funds	Funds of funds	95.1
Cooke Optics	Lens manufacturer	80.1
Axiom Asia Funds	Funds of funds	63.7
Microsoft	Software	49.2
Texas Instruments	Semiconductors	48.5
		868.9
Other pool investments		1,015.5
Cash and other items		35.1
Net assets		1,919.5

¹Caledonia reviews the valuation of its unquoted investments biannually, in March and September.

Pool allocation



Geographic allocation



Performance to 28 February 2021

	YTD %	1 year %	3 years %	5 years %	10 years %
NAV total return	8.9	(3.2)	9.9	37.9	102.0
<i>Annualised</i>					
NAV total return		(3.2)	3.2	6.6	7.3
Retail Prices Index		1.3	2.1	2.6	2.5
Caledonia vs RPI		(4.5)	1.1	4.0	4.8
FTSE All-Share Total Return		3.5	1.2	5.9	5.5
Caledonia vs FTSE				0.7	1.8

¹NAV is calculated on a diluted, cum-income basis.

Caledonia Investments plc

Sources: Caledonia Investments plc ('Caledonia') and FTSE International Limited ('FTSE') © FTSE 2021. 'FTSE®' is a trademark of the London Stock Exchange Group companies and is used by FTSE International Limited under licence. All rights in the FTSE indices and/or FTSE ratings vest in FTSE and/or its licensors. Neither FTSE nor its licensors accept any liability for any errors or omissions in the FTSE indices and/or FTSE ratings or underlying data. No further distribution of FTSE Data is permitted without FTSE's express written consent.

The price of shares and the income from them may go down as well as up. Past performance is no indication of future performance. Under no circumstances should this information be considered as an offer, or solicitation, to deal in investments.

Investor information

Sector	Flexible Investment
Fund Type	Investment Trust
Listing	London Stock Exchange (SEDOL 0163992, TIDM CLDN)
Investing	Direct through a broker or financial intermediary
Contact	Cayzer House, 30 Buckingham Gate, London SW1E 6NN +44 20 7802 8080 email enquiries@caledonia.com
Website	www.caledonia.com