

Lanyon Investment Fund – March 2025 quarterly report

17 April 2025

Dear Investor

The *Lanyon Investment Fund* returned -5.2% for the quarter ending 31 March 2025, net of all fees and expenses, compared to -2.9% for the S&P/ASX300 Accumulation index and -2.0% for the MSCI All Country World net total returns AUD index. Since the inception of the *Lanyon Investment Fund* in September 2019, the fund has returned +136.2% cumulatively or +16.6% annualised, both net of fees and expenses. Over the same period, the S&P/ASX300 Accumulation index has returned +45.3% cumulative or +6.9% annualised, while the MSCI All Country World net total returns AUD index has returned +89.5% cumulative or +12.1% annualised.

A summary of our returns is included in the table below:

as at 31 Mar 2025	Lanyon Investment Fund	ASX300 Accumulation	MSCI All Country World net total returns AUD index	Benchmark*	Relative Results
3 Month	-5.2%	-2.9%	-2.0%	-2.6%	-2.7%
1 Year	-6.0%	2.6%	12.2%	5.4%	-11.4%
3 years (annualised)	3.5%	5.3%	13.8%	7.6%	-4.1%
Since Inception - annualised (September 2019)	16.6%	6.9%	12.1%	8.3%	8.3%
Since Inception (September 2019)	136.2%	45.3%	89.5%	56.4%	79.9%

*the Fund's benchmark is 75% of the ASX300 Accumulation index and 25% of the MSCI All Country A\$ index

We requisitioned a meeting of unitholders to wind up **Fat Prophets Global Property Fund** (ASX: FPP), an underperforming listed investment trust that had consistently traded at a discount to net asset value. We were successful at the meeting and the wind-up resolution was passed. All unitholders will now be paid \$0.927 in cash, a 25% premium to where the units were trading the day before we called the meeting.

We were frustrated with the decision by the NBN Co, as a wholly owned corporation of the Australian government, to not renew its 10 year and well-performing contract with **BSA Limited** (ASX: BSA) and award a new contract to Ventia (ASX: VNT). We find it absurd that Ventia could be awarded any contract of this scale given it is currently facing proceedings, initiated by the ACCC, for operating an alleged price fixing cartel on Department of Defence contracts. We are both disappointed and perplexed that the Federal Government (as the ultimate stakeholder), the NBN Co board of directors and the Federal Minister for Communications, the Hon Michelle Rowland, MP could see it appropriate to award a contract to a company currently facing these serious allegations. This decision decimated



a long running ASX listed company and put at risk the livelihoods of over 250 full time BSA employees and 1,100 contractors.

We bought shares in **Johns Lyng Group** (ASX: JLG). JLG is founder-led and a former small-cap market darling, which traded at a premium valuation. JLG is Australia's leading integrated building services provider, delivering building, restoration and strata services nationally and internationally. We believe the market is cautiously pricing in a continuation of the recent somewhat abnormally benign weather events and slower US growth. We note recent speculation of private equity interest, which does not surprise us, given the steep discount and its highly defensive, non-discretionary earnings profile.

The unit price for the fund on 31 March was \$1.5149.

The funds asset value was \$128.5m and has available capacity for additional investment.

We post our reports together with other occasional musings here: X: x.com/LanyonFund

Please contact us with any questions you have on your investment. Thanks for your support and confidence.

Best regards

David Prescott, Jack Trengove, and Edward Szokalski

Lanyon is a proud supporter of



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Disclaimer: This investment report contains historical information, and does not imply any indication of future performance, recommendation or advice. Any investment in the Lanyon Investment Fund needs to be made in accordance with and after reading any relevant offer document/s. The PDS and Target Market Determination can be obtained by calling Lanyon or visiting our website www.lanyon.com.au. Whilst all care has been taken in preparation of this investment report (using sources believed to be reliable and accurate), no person, including Lanyon or any other affiliated company, accepts responsibility for any loss suffered by any person arising from reliance on this information other than under law which cannot be excluded. In this disclaimer, Lanyon includes its directors, employees and agents. Disclosure: Lanyon, its directors, employees, and agents may hold securities in entities that are the subject of this report. Total return shown has been calculated using net asset value, after all fees and assuming reinvestment of distributions.