

Cohen & Steers, Inc.
 1166 Avenue of the Americas
 New York, NY 10036-2708
 Tel (212) 832-3232

COHEN & STEERS

Contact:

Brian Meta
 Senior Vice President
 Head of Investor Relations and FP&A
 Tel (212) 796-9353

Cohen & Steers Announces Preliminary Assets Under Management and Net Flows for August 2025

New York, NY, September 9, 2025—Cohen & Steers, Inc. (NYSE: CNS) today reported preliminary assets under management of \$90.4 billion as of August 31, 2025, an increase of \$1.8 billion from assets under management of \$88.6 billion at July 31, 2025. The increase was due to market appreciation of \$1.8 billion and net inflows of \$104 million, partially offset by distributions of \$151 million.

Assets Under Management
 (unaudited)

<i>(\$ in millions)</i>	AUM	Net	Market		AUM
By investment vehicle:	7/31/2025	Flows	App/(Dep)	Distributions	8/31/2025
Institutional Accounts:					
Advisory	\$19,862	(\$162)	\$483	-	\$20,183
Subadvisory	14,141	18	413	(55)	14,517
Total Institutional Accounts	34,003	(144)	896	(55)	34,700
Open-end Funds	43,000	247	785	(45)	43,987
Closed-end Funds	11,580	1	138	(51)	11,668
Total AUM	\$88,583	\$104	\$1,819	(\$151)	\$90,355

About Cohen & Steers. Cohen & Steers is a leading global investment manager specializing in real assets and alternative income, including listed and private real estate, preferred securities, infrastructure, resource equities, commodities, as well as multi-strategy solutions. Founded in 1986, the firm is headquartered in New York City, with offices in London, Dublin, Hong Kong, Tokyo and Singapore.