

SUSTAINABILITY POLICY OF EUROFUND GROUP

**Eurofund
Group.**

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Approval

This Sustainability Policy has been approved by the EUROFUND GROUP's CEO.

Implementation Deadline

The first Sustainability Policy was approved 15th September 2023. This policy has been updated 5th November 2025.

Review

This Policy will be reviewed at least every three years, to include new legislation requirements, new best practices and relevant changes in the strategy of the organization.

Overview

The EUROFUND GROUP (EFG) Sustainability Policy describes the commitment and the plan of the organization to environment, social issues, and corporate governance (ESG) as well as the organization to put in place those commitments.

1. OBJECTIVES

The objective of this policy is to describe the EFG's commitment to sustainability issues in the operation of our business activity. The policy describes the global strategy of EFG related to environmental, social and governance performance and describes sustainability objectives.

Our aim is to achieve a more resilient, sustainable property portfolio, and enhance value and deliver better performance for all stakeholders. Our focus is embedding in every aspect of our activity, and across the entire life cycle of every property.

We are committed to set ESG targets to improve our performance and create a positive impact that will enhance the value of our business.

2. SCOPE OF APPLICATION

This Sustainability Policy applies to all the activities, in particular:

- Development projects
- Assets under management
- Other business activities of the Group

3. The ESG STRATEGY OF EFG

EFG develops, constructs, owns, and operates real estate assets in different locations in Europe. We design and manage comfortable, inclusive, and beautiful spaces with profitable financial results that are catalyzer of the growth of our business partners and the communities where we are.

EFG wants to take actions through its business and activities and contribute to tackle some of the main current challenges of our society and have a global positive impact. Our Sustainability Strategy seeks to articulate how we contribute to relevant global challenges, while we take our responsibilities based on legal requirements, best industrial practices, and global international principles.

Our ESG strategy is based on ESG issues that are relevant to us, which have been highlighted in our Materiality Analysis and in our ESG Risk Assessment. This strategy inspires, activates and leads us in our decision-making and goal setting so that we together can achieve positive changes. This strategy gives us a roadmap to follow and outlines a strong, common long-term agenda.

Our purpose is ***“make places better for people enjoy and business to thrive.”***

We deliver this purpose through our Mission: *“We transform assets in beautiful, comfortable, and meaningful places that serve people in their daily lives and make business to growth and thrive”.*

Our values are:

1. Trust /Ethic . We are trustworthy. We build the trust of all our stakeholders. We comply with regulation and rules and we act accordingly to professional ethics in everything we do.
2. Challenge. We are Challengers. We have the obligation to challenge. Challenge ourselves, challenge our business partner and challenge our clients.
3. Innovation / Leadership / Expertise. We are Innovators and we are pioneers. Infusing creativity and innovation, inventing the future of real estate.
4. Agile teamwork . We deliver, we do it efficiently and we work as a team.
5. Positive Impact. We create positive impact where we are, delivering positive impact for people and communities, environment and local economies.

This ESG Strategy is based on our values and international principles as The Sustainable Development Goals, the Principles for Responsible Investment, the Principles of the UN Global Compact and the Declaration on Fundamental Principles and Rights at Work; and integrates key environmental priorities, including biodiversity and habitat protection, climate change mitigation and adaptation, energy consumption and greenhouse gas emissions, indoor environmental quality, sustainable material sourcing, pollution prevention, renewable energy use, disaster and climate resilience, sustainable procurement, waste management, and responsible water use.

The UN Sustainable Development Goals (SDGs) guide us as we develop the ESG Strategy of EFG to set ambitions and targets. Because they provide an inspiring framework for collective action. All the SDGs are connected in some way with the activities of EFG and we will use them as our compass. To maximize our contribution to SDGs we decide to focus on “build sustainable cities and communities” (SDG11), “good health and wellbeing” (SDG3) and “Decent employment and economic growth” (SDG8).

Based on our Purpose the ambition is to have a global positive impact in the places where we are, in our people and communities around, and in business and economy, acting as a catalyzer:

- In the places where we are: Creating inclusive, convenient, and beautiful spaces with the ambition to achieve net zero.
- In our people and communities around: satisfying the needs of people in their daily lives and providing meaningful initiatives.
- In Business: being business partner for the growth of our tenants and contributing to the activation of the local community as an active local player.

This positive impact will be quantified, based on international standards, every year, starting in 2024 and EFG will guarantee that the impact of the company is positive. The results will be a relevant contribution to the strategy of EFG.

Based on this Strategy EFG has approved a ESG three years plan for EFG with specific initiatives to be implemented. The ESG Strategy provides strategic direction and oversees specific ESG Plan for the assets under management and the developments.

4. Roles and responsibilities:

EFG's CEO oversees the development and implementation of the EFG's ESG Policy and provides resources and support to implement this policy and the sustainability strategy.

The CEO is responsible for arranging periodic reviews of this Sustainability Policy to ensure it remains updated and fits for the strategic objectives of EFG.

EFG has appointed a Senior Advisor to oversee the ESG Strategy and support in its implementation.

It is responsibility of all EFG executive committee to ensure that sustainability policy is considered in all investment, management, divestment, and decision-making processes.

All employees are expected to lead by example, working to advance the aims, objectives, and principles of this policy.

Specific responsibilities about ESG have been integrated in the job description of the relevant positions.

Suppliers must comply the principles described in this Policy In their jobs and decision-making processes in the works for EFG.

5. Communication

The Sustainability Policy has been communicated to all employees, suppliers and business partners. The Sustainability Policy and initiatives are included in external communication to stakeholders and in commercial and briefings of our companies and our assets.