

CTP N.V.

GREEN BOND REPORT

2025

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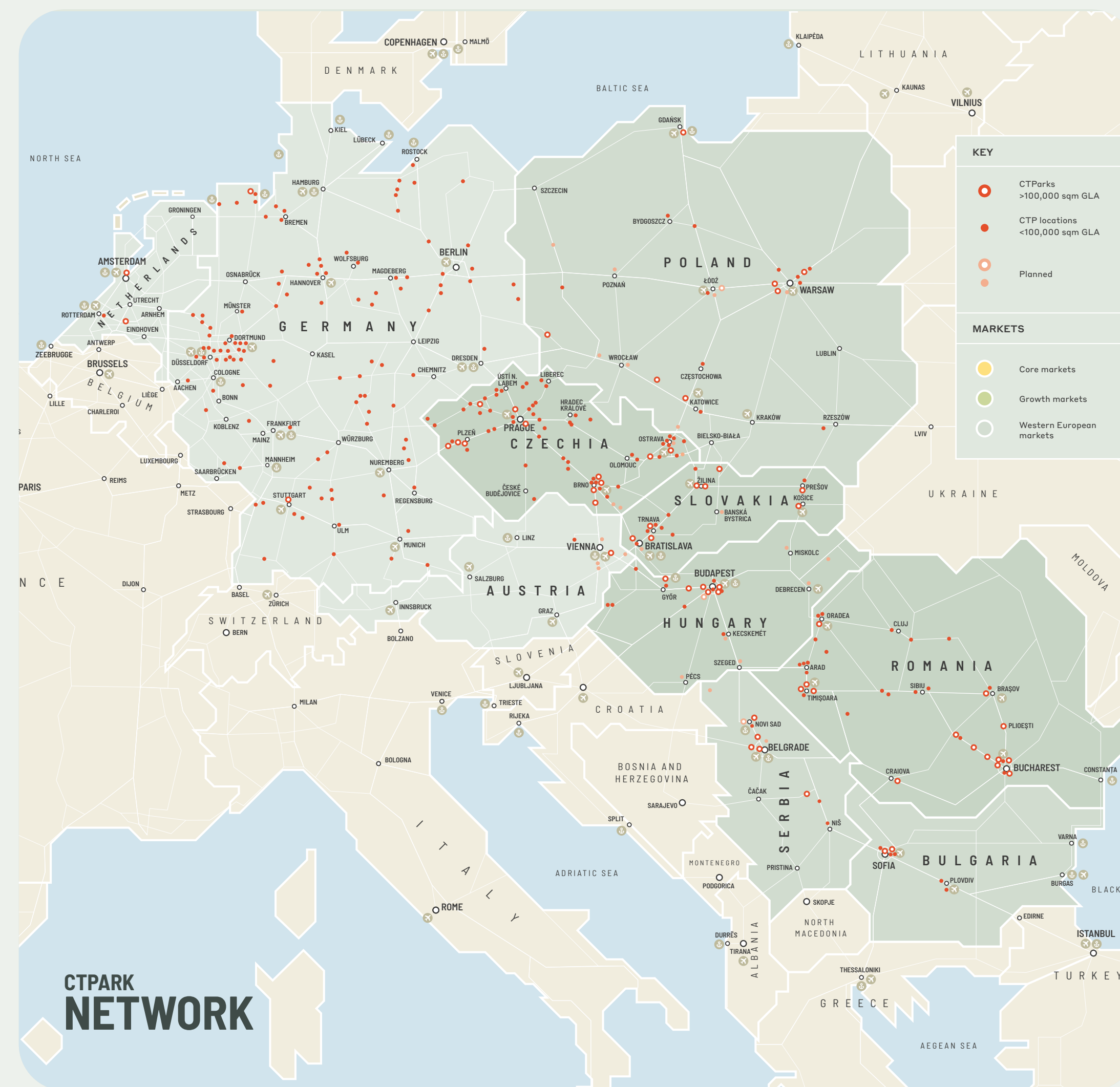
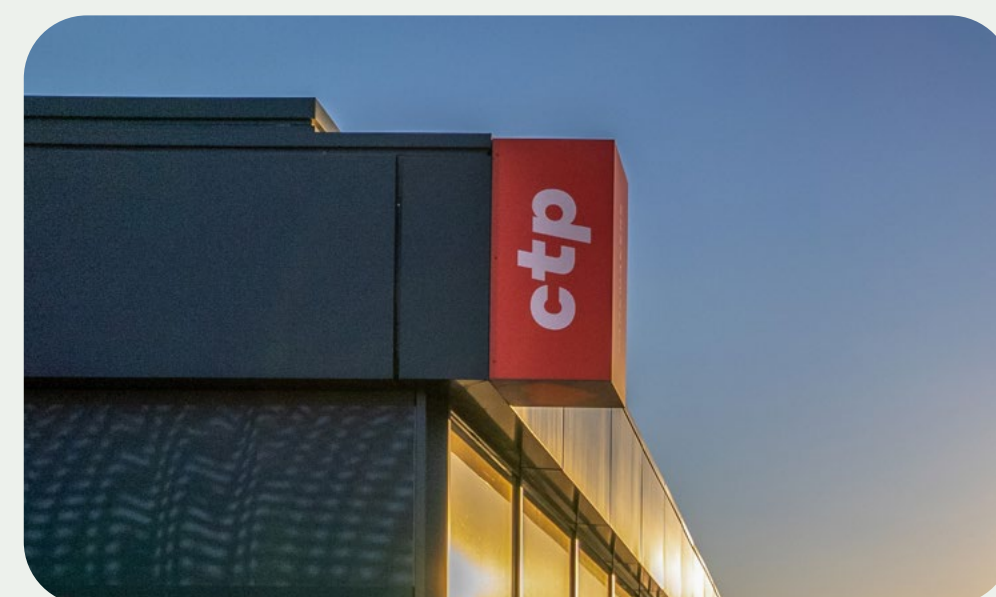
INTRODUCTION

CTP at a Glance

Founded in 1998, CTP is Europe’s largest listed owner, developer, and operator of industrial & logistics (“I&L”) properties and the long-term sector leader in the business-smart markets of Central and Eastern Europe (“CEE”).

CTP’s core business, the CTPark Network, is an integrated system of A-class business parks that offers a wide range of BREEAM-certified, energy-efficient facilities to diverse companies active in the logistics, high-tech manufacturing, and R&D sectors. At end-September 2025, the CTPark Network was home to more than 1,500 companies at over 250 locations across ten countries, from the North Sea to the Black Sea.

As at 30 September 2025, CTP’s standing portfolio reached 13.8 million sqm of gross leasable area (“GLA”), with a gross asset value (“GAV”) of €17.7 billion.



Executive Summary

CTP N.V. (“CTP”, “the Group”) is pleased to present its 2025 Green Bond Report.

CTP issued its first green bond in October 2020. As at 30 September 2025, the Group has eleven green bonds outstanding, with a net nominal amount outstanding of €4.7 billion.

Since CTP’s previous Green Bond Report published in 2024, the Group has issued four new bonds with a combined issue amount of €1.55 billion.* All issuances enjoyed material oversubscription, with high demand from investors that prioritise environmental, social, and governance (“ESG”) allocations.

Issue date	Issue amount (€)	Coupon	Term of Note (years)	ISIN
21/11/2024	500,000,000	3.875%	8.0	XS2919892179
03/12/2024	50,000,000	3.427%	5.0	XS2948774109
10/03/2025	500,000,000	3.625%	6.0	XS3017990048
10/03/2025	500,000,000	4.250%	10.0	XS3017991368

* On 13 October 2025, CTP issued an additional €600 million bond with a term of 6.5 years that is not included in the allocation in this Green Bond Report.

CTP issues green bonds under its Green Bond Framework developed in accordance with the Green Bond Principles administered by the International Capital Markets Association. See page 9 for a summary of CTP’s current green bond issuances and net proceeds outstanding.

Allocation Portfolio and Green Asset Pool

To bolster the transparency of its green investments, CTP now allocates 100% of the net proceeds from outstanding green bonds to a portoflio of buildings with verified environmental impact assessments (“the Allocation Portfolio”).

As comprehensive impact reporting is currently limited to buildings in the Czech Republic and Romania, the Allocation Portfolio comprises 236 buildings in those countries, with a combined asset valuation that matches total outstanding bond proceeds (€4.7 billion). See pages 10–12 for details on current allocations and impact reporting.

CTP’s total Green Asset Pool is comprised of 569 buildings in eight countries, with a total asset value of over €11.6 billion and total GLA of 12.35 million sqm.

CTP's Sustainability Vision

Sustainable development has been integral to CTP's business strategy since the company's inception. As the long-term owner of our properties, we have a vested interest to ensure the sustainable and energy-efficient operation of each building in our portfolio. We adhere to industry-leading sustainability and energy performance standards and have delivered some of the most ecologically advanced industrial & logistics properties in Europe. Our four-pillar ESG strategy informs decision-making at all levels of our operations, and we work as long-term partners with our clients to help them meet their own ESG requirements.



BREEAM Certified



CTP builds industry-leading sustainable buildings with state-of-the-art materials and technologies. All the Group's new, own-built buildings are BREEAM-certified "Very Good" or higher.

EPC
CTP focuses consistently on improving the Energy Performance Certificates for its existing portfolio, and all new buildings target an A-class rating or higher.



Four Pillars



CTP's ESG strategy is based on four pillars:

1. Striving to Be Climate Positive
2. Embedding Parks in Communities
3. Stimulating Social Impact and Well-being
4. Conducting Business with Integrity



Climate Risks



CTP uses physical and transitional climate-risk tools to ensure that its properties are improved to meet future climate requirements.

Renewable Energy



CTP continues to install photovoltaic ("PV") panels on the rooftops of its buildings to match the energy consumption required for each building. An increasing number of CTP's clients request renewable energy from PV systems, as these provide them with:

- > improved energy security;
- > a lower cost of occupancy;
- > compliance with increasing regulations;
- > compliance with their clients' requirements; and
- > the ability to fulfil their own ESG ambitions.



As at 30 September 2025, CTP's installed power-generating capacity from solar energy stood at 149 MWp.



Sustainability Initiatives



We have several ongoing initiatives that focus on improving the energy efficiency and long-term sustainability of our portfolio of properties, including the regular upgrading of existing buildings with new technologies.



Grey and Rainwater Systems



Since 2020, CTP has been introducing water re-use technologies at its parks.



Solar-ready Roofs



All new buildings are constructed “solar ready”. CTP currently owns solar plants in the Czech Republic, Romania, Hungary, Slovakia, Serbia, Poland, and the Netherlands.



Smart Metering



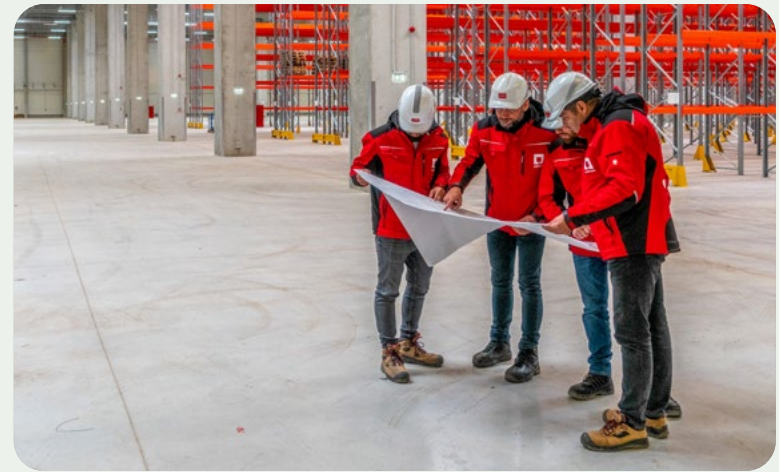
CTP continues to upgrade and install smart metering systems throughout its portfolio as part of ongoing efforts to reduce its CO₂ footprint.



Low-energy LED Lighting



CTP replaces older light fixtures at existing properties with low-energy LED lights and equips all new buildings with LED lighting, with skylights to increase the amount of natural light.



Lifecycle Analyses



CTP implements processes to develop lifecycle analyses for all new developments and promotes EPDs among suppliers to ensure that LCAs are based on reliable data.

CTP's ESG Strategy

We have developed a four-pillar approach to systemise ESG topics that are material to our activities, with clearly defined KPIs for each pillar to chart results. The pillars, which capture focus areas and represent interlinked groups of activities, align with targets set by the Paris Agreement and UN Sustainability Goals.



Striving to Be Climate Positive

Goals

- Carbon-neutral operations (corporate and operational) through:
 - energy-efficient design and operations;
 - producing more energy than consumed.
- Parks that support biodiversity.
- Parks that support the natural water cycle.



Embedding Parks in Communities

Goals

- Parks that provide space and support community activities.
- Parks that are easily accessible.
- Parks that promote clean mobility.



Stimulating Social Impact & Well-being

Goals

- Parks that encourage healthy living.
- Inclusive parks that create opportunities for everyone.
- Creating safe workplaces that support well-being and employee development.



Conducting Business with Integrity

Goals

- Conduct business with integrity.
- Ensure governance is in place to support business continuity and quick decision-making processes.
- Make ESG an integral part of business decisions.

SDGs



Overview CTP's Green Bond Framework

CTP's Green Bond Framework has been developed according to the Green Bond Principles ("GBP") 2021 (rev. 2022) administered by the International Capital Markets Association. The GBP are voluntary guidelines that recommend transparency and disclosure and promote integrity in the development of the sustainable loans market by clarifying the sustainable approach for property development. They specify the use of proceeds for eligible green projects and activities and describe the financial characteristics of green bonds and the procedures for their reporting and verification. CTP published its first Green Bond Framework in 2020 and issued an update in April 2025. As the requirements for green investment are dynamically evolving, we will issue periodic updates to this Green Bond Framework.

Use of Proceeds

Green buildings
(development & acquisitions)

- BREEAM Very Good or higher;
- DGNB Silver or higher;
- LEED Gold or higher; and/or
- Energy Performance Certificate A or B.

Renovations

Projects that reduce primary energy demand by at least 30% compared to performance before renovation.

Renewable energy

New or existing investments for the acquisition, development, construction, and/or installation of renewable energy production units. Renewable energy can include solar and wind projects owned or managed by CTP, and energy storage solutions connected to renewable energy sources.



Process for Project Evaluation and Selection

CTP's Green Bond Committee is responsible for:

reviewing and approving the selection of projects based on the selection criteria defined in the Use of Proceeds;

evaluating ESG risks focused on physical and transitional climate risk assessments;

monitoring the Eligible Green Assets throughout the life of the bond(s);

removing from the Eligible Green Assets any projects that no longer meet the eligibility criteria and replacing them with new projects as soon as feasible; reviewing and validating the Annual Report for investors and external verification.



Management of Proceeds

The allocation of funds is managed and overseen by the ESG Committee. The Committee will ensure, on a best-effort basis, that the portfolio of Eligible Green Assets exceeds, or is equal to, the amount of outstanding green bonds raised under CTP's Green Bond Framework.

Pending full allocation, CTP will invest non-allocated proceeds on a temporary basis, in line with the relevant internal policies, in cash, cash equivalents, or similar instruments (if any).

In the event of the disposal of an Eligible Green Asset during the funding period (i.e., prior to the green bond maturity date), the proceeds initially allocated to the disposed asset will be reallocated to another Eligible Green Asset held by CTP, based on the same process. Replacement of an asset will be done on a best-effort basis within a period of 24 months following a disposal.



Reporting

One year from issuance and until full allocation, Green Bond Reports are made publicly available annually on CTP's website that include:

allocation;

impact reporting;

an independent third-party verification of the internal tracking method and allocation of funds, annually, until full allocation.

GREEN BONDS

Outstanding Issuances*

(as at 30 September 2025)

Issuance number	Issue date	Maturity date	Issued amount (€)	Net Proceeds (€)	Net Nominal Amount Outstanding (€)	Net Proceeds Outstanding (€)	ISIN	Term of notes (years)	Interest Basis	Type of Rate
1	01/Oct/20	01/Oct/25	650,000,000	645,170,500	184,540,000	183,168,868	XS2238342484	5.0	2.125%	Fixed
2	18/Feb/21	18/Feb/27	500,000,000	496,914,997	500,000,000	496,914,997	XS2303052695	6.0	0.750%	Fixed
3	21/Jun/21	21/Jun/29	500,000,000	494,444,997	500,000,000	494,444,997	XS2356030556	8.0	1.250%	Fixed
4	27/Sep/21	27/Sep/26	500,000,000	499,630,000	274,997,000	274,793,502	XS2390530330	5.0	0.625%	Fixed
5	27/Sep/21	27/Sep/31	500,000,000	496,965,000	500,000,000	496,965,000	XS2390546849	10.0	1.500%	Fixed
6	01/Jul/22	27/Sep/31	49,500,000	49,199,535	49,500,000	49,199,535	XS2390546849	10.0	1.500%	Fixed
7	20/Jan/22	20/Jan/26	700,000,000	698,166,000	350,003,000	349,085,992	XS2434791690	4.0	0.875%	Fixed
8	05/Feb/24	05/Feb/30	750,000,000	743,355,000	750,000,000	743,355,000	XS2759989234	6.0	4.750%	Fixed
9	04/Jun/24	05/Feb/30	74,780,000	76,415,721	74,780,000	76,415,721	XS2759989234	6.0	4.750%	Fixed
10	21/Nov/24	21/Nov/32	500,000,000	493,525,000	500,000,000	493,525,000	XS2919892179	8.0	3.875%	Fixed
11	03/Dec/24	03/Dec/29	50,000,000	49,955,000	50,000,000	49,955,000	XS2948774109	5.0	3.427%	Fixed
12	10/Mar/25	10/Mar/31	500,000,000	494,730,000	500,000,000	494,730,000	XS3017990048	6.0	3.625%	Fixed
13	10/Mar/25	10/Mar/35	500,000,000	496,150,000	500,000,000	496,150,000	XS3017991368	10.0	4.250%	Fixed
Total			5,774,280,000	5,734,621,750	4,733,820,000	4,698,703,612		4.5		

* On 13 October 2025, CTP issued an additional €600 million bond with a term of 6.5 years that is not included in the allocation in this Green Bond Report.

GREEN BONDS

Allocation of Net Proceeds

Net proceeds from green bonds are allocated to CTP’s Green Asset Pool in line with CTP’s Green Bond Framework. Current allocations are fully matched to the net proceeds of outstanding bonds (€4.7 billion) and are assigned to an allocation portfolio of 236 buildings certified BREEAM “Very Good” or higher and/or an EPC rating of A or B, with a total GLA of nearly 4.4 million sqm. The buildings comprising the Allocation Portfolio are listed in Appendix 1.

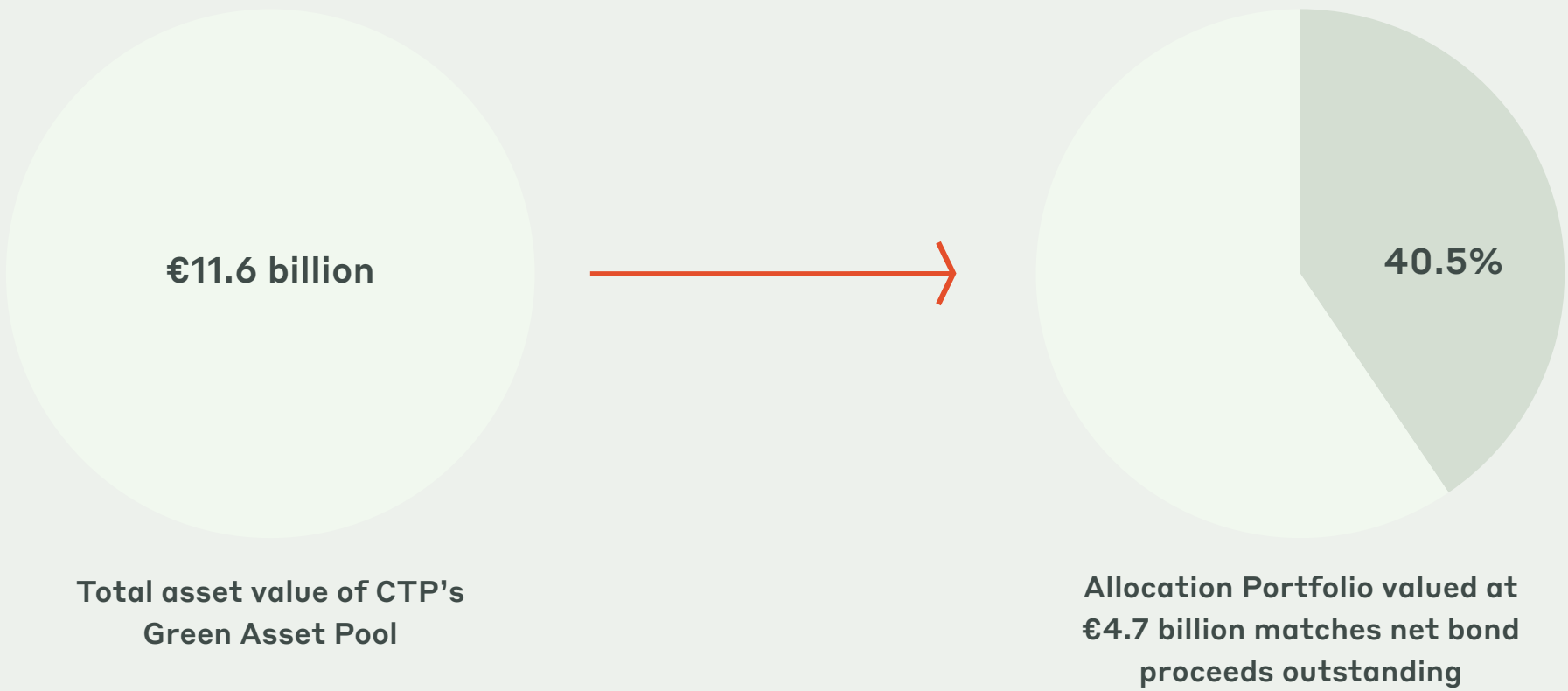
Use of Proceeds Category	Certification Achieved	Certification Level Achieved	Number of Eligible Buildings	Gross Leasable Area of Eligible Buildings (sqm)	Net Bond Proceeds Allocation (€)	% of Net Bond Proceeds
Green Buildings	BREEAM	Outstanding	4	76,846	127,310,000	2.7%
		Excellent	47	1,176,196	1,221,335,339	26.0%
		Very Good	185	2,954,682	3,351,289,196	71.3%
Total allocation of net bond proceeds (€)				4,699,934,535	100.0%	
Total net bond proceeds outstanding (€)				4,698,703,612	100.0%	
Balance of unallocated net bond proceeds (€)				-1,230,923	0.0%	

ALLOCATION PORTFOLIO & GREEN ASSET POOL

The **Allocation Portfolio** is fully matched to the net proceeds of bonds outstanding (€4.7 billion) and comprises 236 buildings in the Czech Republic and Romania, which represents 40% of the total Green Asset Pool.

CTP’s **Green Asset Pool** comprises 569 buildings in eight countries, with a total asset value of €11.6 billion and total GLA of 12.35 million sqm.

Buildings are recognised at their market value as at 31 December 2024.



GREEN BONDS

Allocation Portfolio

CTP allocates net proceeds from outstanding green bonds to qualifying green buildings with verified environmental impact assessments. As comprehensive environmental impact reporting is currently limited to the Czech Republic and Romania, the Allocation Portfolio is comprised of 236 qualifying Green Asset Pool buildings in these two countries.

ATTRIBUTES

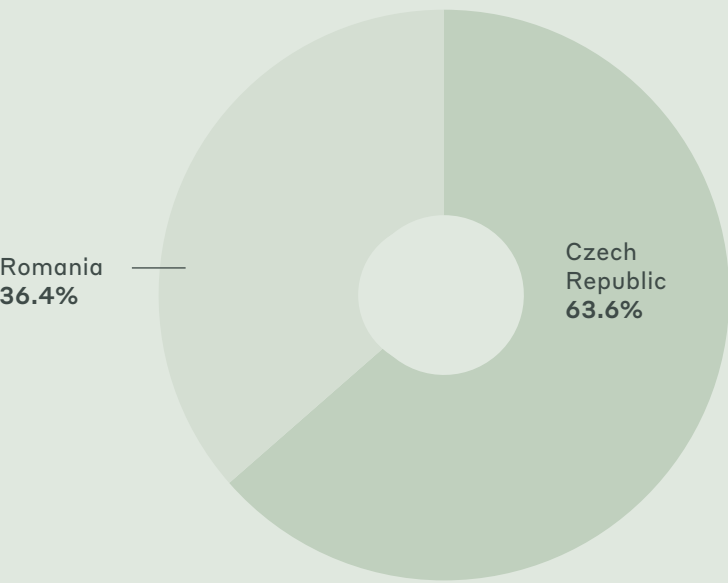
The Allocation Portfolio comprises 236 qualifying buildings in the Czech Republic (150 buildings, 63.6% of the proceeds allocated) and Romania (86 buildings, 36.4% of the proceeds allocated).

Average building age (weighted by market value): 13.2 years (“Very Good”); 8.8 years (“Excellent”); 3.8 years (“Outstanding”).

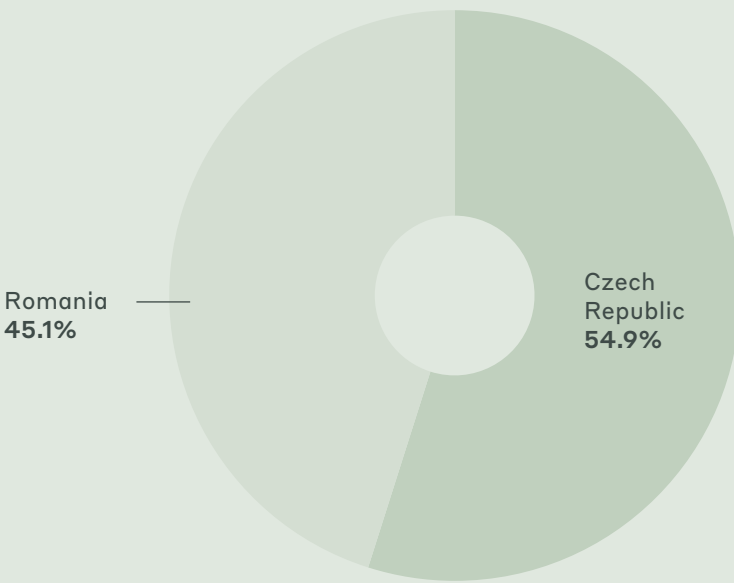
BREEAM Ratings: “Very Good”: 71.3%; “Excellent”: 26.0%; “Outstanding”: 2.7% (see case studies on pages 13–15).

EPC Ratings: A: 20.3%; B: 47.4%; C: 32.4%.

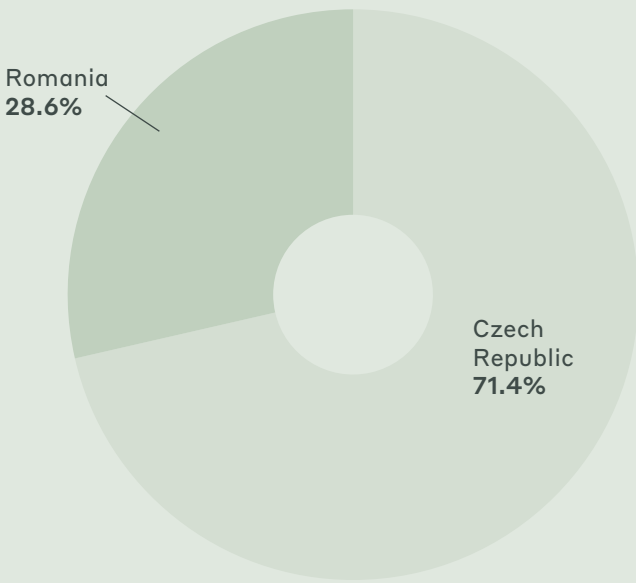
Number of buildings, by country (%)



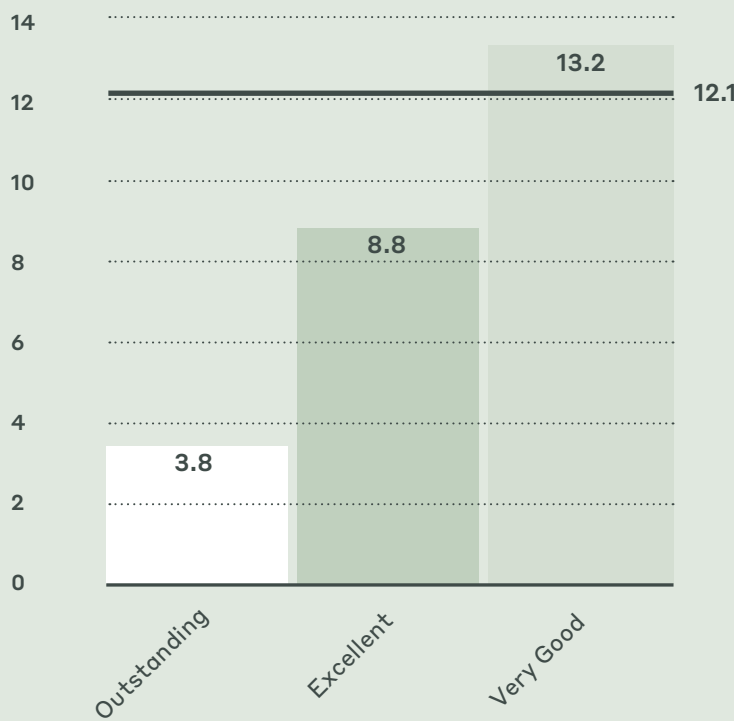
GLA (%) by country



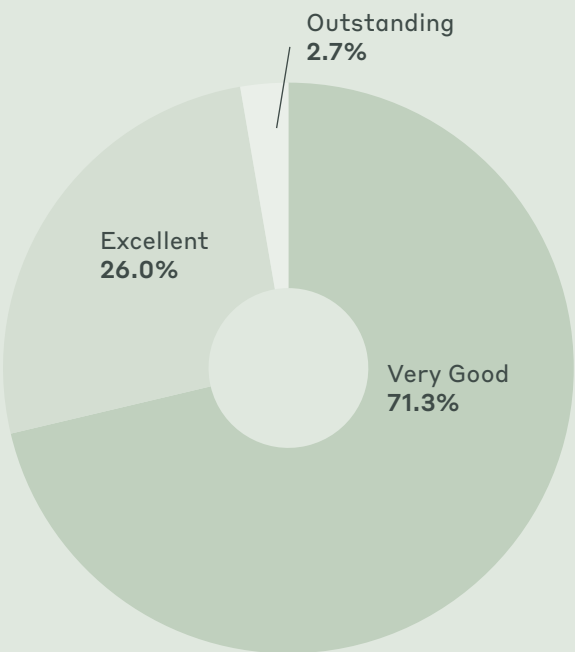
Net proceeds allocated by country (%)



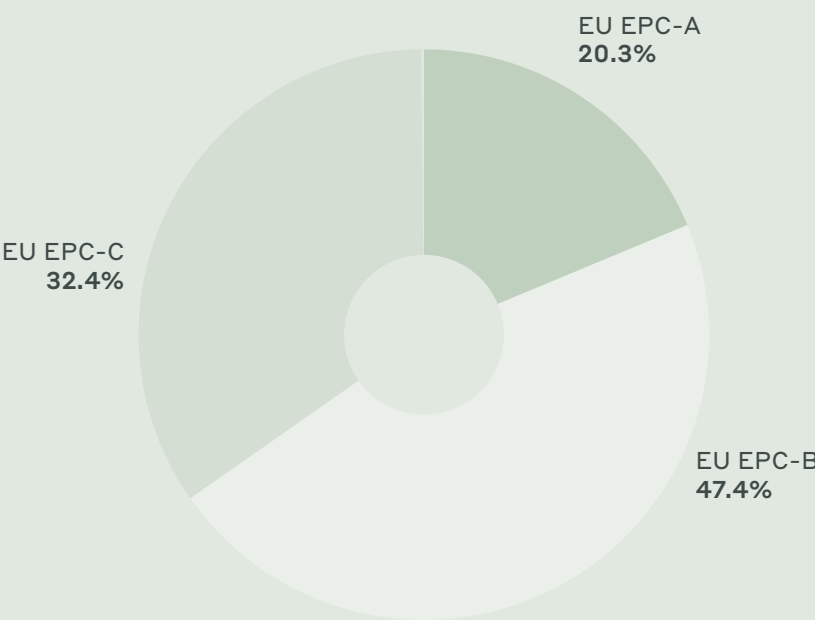
Average building age of BREEAM rated buildings (in years)



BREEAM ratings as % of proceeds allocated



EPC rating as a % of proceeds allocated



Impact Summary

To bolster the transparency of its green investments, CTP uses impact reporting to present the reduction of energy and water consumption and CO₂ emissions of buildings following allocations in line with its Green Bond Framework. Impact calculation requires the development of a building-use model and baseline specific to each building. Assets in the Czech Republic and Romania are the first to be fully covered by the Group’s environmental impact reporting system. CTP is currently developing impact reporting for its entire portfolio of properties.

ENERGY SAVING

Country	Number of buildings included	GLA included (sqm)	Impact reporting
			Energy saving (MWh/yr)
Czech Republic	150	2,310,024	243,660
Romania	86	1,897,700	18,066
Total	236	4,207,724	261,726

CO2 EMISSION REDUCTION

Country	Number of buildings included	GLA included (sqm)	Impact reporting
			GHG saving (tCO ₂ /yr)
Czech Republic	150	2,310,024	84,852
Romania	86	1,897,700	5,149
Total	236	4,207,724	90,001

WATER SAVING

Country	Number of buildings included	GLA included (sqm)	Impact reporting
			Water saving (m ³ /yr)
Czech Republic	-	-	-
Romania	24	1,897,700	55,082
Total	24	1,897,700	55,082

CASE STUDIES

BUILDING

BUW22/23

CTPARK

Bucharest West

LOCATION



CTPark Bucharest West
Ion Ratiu Street 5
077096 Comuna Bolintin Deal
Judetul Giurgiu
Romania

RO

BUW22/23 are two adjoining, flexible units combined for the client's needs and incorporating several sustainable and energy-efficient features. A heat recovery system from the freezer installation is used to de-ice docking areas, optimising energy use. A grey water system supplies water for toilets, reducing fresh water consumption. The buildings also benefit from CTPark Bucharest West's onsite water treatment plant, which produces drinkable water, and its oil-contaminated water treatment plant designed to remove hydrocarbons from roads and platforms.

The buildings' design maximises natural light to further reduce energy demand while also providing for special insulation. A 2.5 MW photovoltaic system installed on the roof provides a significant portion of the building's power needs through renewable energy.



The building offers parking and fast-charging stations for electric vehicles and is accessible by well-marked pedestrian and bicycle paths, with covered racks and charging stations for e-bikes. A publicly serviced bus stop constructed by CTP is located 100 metres from the building.



Highlights

- PV generation capacity: 2.5 MW
- Nearby common community facilities
- Graywater recycling in toilets
- Mineral wool insulation: 150 mm facades and 200 mm roof



CASE STUDIES

BUILDING

B 8

CTPARK

Bor

LOCATION



CTPark Bor
Nová Hospoda, 348 02
Bor u Tachova
Czech Republic

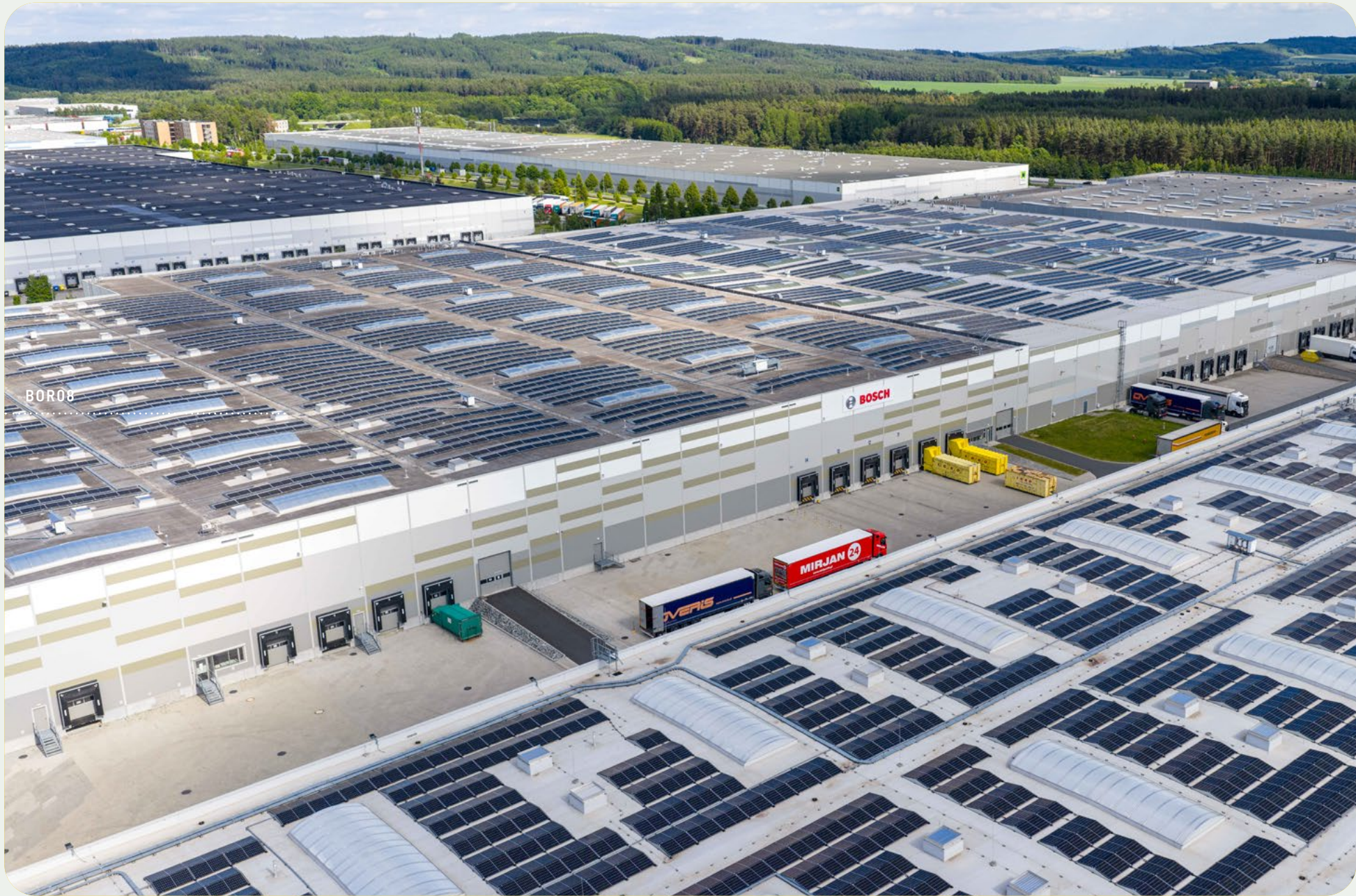
CZ

CTPark Bor is one of the largest industrial parks in Europe spanning over 700,000 sqm of gross leasable area. It is a prime example of CTP’s ability to deliver both scale and quality. The park offers several amenities for employee usage, including a community space, canteen, housing, sports facilities, and public transit connections.

Like all CTP properties, building B 8 is well equipped to help its tenants perform their business optimally while reducing their environmental impact. Rainwater and grey water are used within the building, which features several-utility saving features, ventilation sensors, bike racks, and priority parking for shared transportation. It achieved BREEAM In-Use Outstanding, scoring 100% for both pollution and resource use and holds an EPC “B” rating.

Highlights

- BREEAM In-Use Outstanding
- Shared sports and social spaces for employees
- PV generation capacity: 4,121 kWp
- EV parking (chargers): 5
- Landscaping/biodiversity: Mix of forest trees, shrubs, grasses
- Recycled water use: Greywater
- Public transport connections



CASE STUDIES

BUILDING

ZET 1

CTPARK

Brno Líšeň

LOCATION



CTPark Brno Líšeň
Tuřanka
627 00 Brno-Černovice
Czech Republic

CZ

Once a dilapidated brownfield site, CTP has worked closely with the local authorities to revive the area with a new, modern business hub. The park is located within Brno's city limits, just 5 km to the city centre, making it ideal for clients seeking a low-carbon, last-mile logistics hub. The location also supports sustainable employee commuting, with designated spaces for car-sharing and change rooms and bike racks for cyclists.

Building ZET 1 achieved BREEAM In-Use Excellent. The building has onsite solar capacities and a variety of features to optimise utility consumption, including light motion sensors and leak detection systems.



Highlights

- Brownfield revitalisation
- PV generation capacity: 469kWp
- Bike facilities: parking, change rooms, lockers
- Public transport connection



Allocation Portfolio

Allocations from Outstanding Green Bonds

No.	Park Name	Country	Property Name	GLA (in sqm)	Certificate Number	Certification Scheme & Version	Assessor Company	Valid Until	Score	BREEAM Rating	EPC Rating	Included in Energy Impact calculation (YES/NO)	Included in GHG Impact calculation (YES/NO)	Included in Water Impact calculation (YES/NO)
1	CTPark Brno	CZ	A-01.1	11,928	BIU00013875-1.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	Cevre	30/06/2026	55.50%	VERY GOOD	EU EPC - C	YES	YES	NO
2	CTPark Brno	CZ	A 1.2 - FLEXISPACE II	10,106	BIU00015263-1.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	Cevre	12/09/2026	58.30%	VERY GOOD	EU EPC - C	YES	YES	NO
3	CTPark Brno	CZ	A-01.3	10,586	BIU00014772-1.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	Cevre	30/06/2026	63.10%	VERY GOOD	EU EPC - C	YES	YES	NO
4	CTPark Brno	CZ	A-02	31,765	BIU00014108-1.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	Cevre	30/06/2026	58.30%	VERY GOOD	EU EPC - C	YES	YES	NO
5	CTPark Brno	CZ	A-03.1	9,955	BIU00014352-1.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	Cevre	30/06/2026	62.10%	VERY GOOD	EU EPC - C	YES	YES	NO
6	CTPark Brno	CZ	A 3.2 incl extension	23,768	BIU00014667-1.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	Cevre	30/06/2026	56.30%	VERY GOOD	EU EPC - A	YES	YES	NO
7	CTPark Brno	CZ	A-04.1 (Incl. extension)	25,565	BIU00014298-1.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	Cevre	30/06/2026	63.90%	VERY GOOD	EU EPC - C	YES	YES	NO
8	CTPark Brno	CZ	A-04.2	24,229	BIU00014503-1.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	Cevre	06/07/2026	60.20%	VERY GOOD	EU EPC - C	YES	YES	NO
9	CTPark Aš	CZ	AS 1	23,656	BIU00014696-1.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	Enviros	15/09/2026	66.70%	VERY GOOD	EU EPC - B	YES	YES	NO
10	CTPark Brno	CZ	B-01.1	26,710	BIU00022334-1.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	Cevre	23/07/2028	58.10%	VERY GOOD	EU EPC - B	YES	YES	NO
11	CTPark Bor	CZ	B-12	64,730	BIU00000709-2.2	BREEAM In-Use International 2015 Part 1 - Asset Performance	Cevre	08/04/2027	60.20%	VERY GOOD	EU EPC - B	YES	YES	NO
12	CTPark Bor	CZ	B 2	71,413	BIU00016621-1.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	Enviros	12/12/2026	56.50%	VERY GOOD	EU EPC - C	YES	YES	NO
13	CTPark Bor	CZ	B 3	16,669	BIU00014919-1.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	Enviros	19/12/2026	55.60%	VERY GOOD	EU EPC - C	YES	YES	NO
14	CTPark Bor	CZ	B 4	29,138	BIU00014920-1.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	Enviros	23/11/2026	55.60%	VERY GOOD	EU EPC - B	YES	YES	NO
15	CTPark Bor	CZ	B 6	15,688	BIU00014922-1.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	Enviros	14/12/2026	58.00%	VERY GOOD	EU EPC - C	YES	YES	NO
16	CTPark Bor	CZ	B 9	18,069	BIU00014929-1.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	Enviros	15/03/2027	55.60%	VERY GOOD	EU EPC - B	YES	YES	NO
17	CTPark Blučina	CZ	BLU 1	9,340	BIU00014694-1.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	Enviros	14/09/2026	58.10%	VERY GOOD	EU EPC - C	YES	YES	NO
18	CTPark Brno	CZ	C-01	27,417	BIU00014550-1.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	Cevre	06/07/2026	62.40%	VERY GOOD	EU EPC - A	YES	YES	NO
19	CTPark Brno	CZ	C-02.1	9,260	BIU00014672-1.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	Cevre	30/06/2026	58.40%	VERY GOOD	EU EPC - C	YES	YES	NO
20	CTPark Cheb	CZ	CHE-1	34,272	BIU00012263-1.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	Cevre	02/11/2025	74.30%	EXCELLENT	EU EPC - A	YES	YES	NO
21	Ponávka	CZ	B-01	3,842	BIU00005719-1.2	BREEAM In-Use International 2015 Part 1 - Asset Performance	Cevre	15/09/2026	67.70%	VERY GOOD	EU EPC - C	YES	YES	NO
22	Ponávka	CZ	B-02	3,776	BIU00005720-1.2	BREEAM In-Use International 2015 Part 1 - Asset Performance	Cevre	22/09/2026	65.90%	VERY GOOD	EU EPC - A	YES	YES	NO
23	Ponávka	CZ	B-04	3,867	BIU00005722-1.2	BREEAM In-Use International 2015 Part 1 - Asset Performance	Cevre	22/09/2026	66.60%	VERY GOOD	EU EPC - A	YES	YES	NO
24	Ponávka	CZ	B-05	3,775	BIU00005723-1.2	BREEAM In-Use International 2015 Part 1 - Asset Performance	Cevre	22/09/2026	66.70%	VERY GOOD	EU EPC - A	YES	YES	NO
25	Ponávka	CZ	B-06	3,771	BIU00005724-1.2	BREEAM In-Use International 2015 Part 1 - Asset Performance	Cevre	22/09/2026	65.10%	VERY GOOD	EU EPC - A	YES	YES	NO
26	Ponávka	CZ	B-07	3,776	BIU00005725-1.2	BREEAM In-Use International 2015 Part 1 - Asset Performance	Cevre	22/09/2026	65.70%	VERY GOOD	EU EPC - A	YES	YES	NO
27	Ponávka	CZ	B-08	1,543	BIU00005740-1.2	BREEAM In-Use International 2015 Part 1 - Asset Performance	Cevre	18/09/2026	68.70%	VERY GOOD	EU EPC - B	YES	YES	NO
28	CTPark Modřice	CZ	AXIS A	5,487	BIU00004959-2.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	Cevre	06/07/2026	56.00%	VERY GOOD	EU EPC - C	YES	YES	NO
29	CTPark Modřice	CZ	AXIS B	5,560	BIU00004960-2.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	Cevre	06/07/2026	56.00%	VERY GOOD	EU EPC - C	YES	YES	NO
30	CTPark Ostrava	CZ	CTOffice C	5,152	BIU00007707-1.2	BREEAM In-Use International 2015 Part 1 - Asset Performance	Cevre	16/05/2027	70.70%	VERY GOOD	EU EPC - C	YES	YES	NO

Note: Certification status as at 30 September 2025.

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No.	Park Name	Country	Property Name	GLA (in sqm)	Certificate Number	Certification Scheme & Version	Assessor Company	Valid Until	Score	BREEAM Rating	EPC Rating	Included in Energy Impact calculation (YES/NO)	Included in GHG Impact calculation (YES/NO)	Included in Water Impact calculation (YES/NO)
31	Ponávka	CZ	A-02	9,033	BIU00022157-1.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	Cevre	08/07/2028	76.90%	EXCELLENT	EU EPC - B	YES	YES	NO
32	CTPark Brno	CZ	D 3	43,612	BIU00014394-1.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	Cevre	06/07/2026	69.70%	VERY GOOD	EU EPC - C	YES	YES	NO
33	CTPark Divišov	CZ	D1 / D2 / D3	42,175	BIU00016629-1.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	Enviros	09/12/2026	55.10%	VERY GOOD	EU EPC - C	YES	YES	NO
34	CTPark Brno	CZ	E-02	20,988	BIU00022166-1.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	Cevre	21/07/2028	67.10%	VERY GOOD	EU EPC - B	YES	YES	NO
35	CTPark Brno	CZ	E-03	9,051	BIU00014263-1.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	Cevre	30/06/2026	68.00%	VERY GOOD	EU EPC - B	YES	YES	NO
36	Europort Airport Center	CZ	EUR 1	36,108	BIU00013292-1.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	Enviros	14/11/2025	62.70%	VERY GOOD	EU EPC - C	YES	YES	NO
37	CTPark Brno	CZ	F-01	15,527	BIU00022238-1.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	Cevre	09/07/2028	64.60%	VERY GOOD	EU EPC - B	YES	YES	NO
38	CTPark Brno	CZ	F-04	6,120	BIU00014462-1.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	Cevre	06/07/2026	64.10%	VERY GOOD	EU EPC - C	YES	YES	NO
39	CTPark Humpolec	CZ	H 1	1,385	BIU00015716-1.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	Enviros	15/09/2026	56.30%	VERY GOOD	EU EPC - B	YES	YES	NO
40	CTPark Humpolec	CZ	H 2	17,813	BIU00015764-1.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	Enviros	30/11/2026	55.10%	VERY GOOD	EU EPC - C	YES	YES	NO
41	CTPark Humpolec	CZ	H 5	2,435	BIU00014915-1.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	Enviros	22/11/2026	56.10%	VERY GOOD	EU EPC - C	YES	YES	NO
42	CTPark Humpolec	CZ	H 6	6,863	BIU00014916-1.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	Enviros	12/12/2026	56.40%	VERY GOOD	EU EPC - B	YES	YES	NO
43	CTPark Humpolec	CZ	H 8	2,295	BIU00014915-1.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	Enviros	04/12/2026	56.40%	VERY GOOD	EU EPC - C	YES	YES	NO
44	CTPark Humpolec	CZ	H 9	1,471	BIU00015968-1.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	Enviros	28/11/2026	57.10%	VERY GOOD	EU EPC - B	YES	YES	NO
45	CTPark Hradec Králové	CZ	HK 2	8,519	BIU00017238-1.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	Cevre	12/12/2026	59.70%	VERY GOOD	EU EPC - C	YES	YES	NO
46	CTPark Hranice	CZ	HR 4 - Phase I	13,181	BIU00014686-1.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	Enviros	12/12/2026	55.00%	VERY GOOD	EU EPC - B	YES	YES	NO
47	CTPark Humpolec	CZ	HU 1 - Phase I	10,814	BIU00014692-1.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	Enviros	14/09/2026	60.00%	VERY GOOD	EU EPC - C	YES	YES	NO
48	Spielberk Office Centre	CZ	IQ Building - C,D,E,F	39,189	BIU00005781-1.2	BREEAM In-Use International 2015 Part 1 - Asset Performance	Cevre	19/06/2027	66.00%	VERY GOOD	EU EPC - C	YES	YES	NO
49	CTPark Jihlava	CZ	J 1	7,943	BIU00014703-1.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	Enviros	14/12/2026	56.00%	VERY GOOD	EU EPC - A	YES	YES	NO
50	CTPark Jihlava	CZ	J 3	5,897	BIU00014693-1.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	Enviros	14/09/2026	56.30%	VERY GOOD	EU EPC - C	YES	YES	NO
51	CTPark Karviná	CZ	KRN1	16,672	BIU00016631-1.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	Enviros	11/12/2026	61.60%	VERY GOOD	EU EPC - B	YES	YES	NO
52	CTPark Kvasiny	CZ	KV 1	20,900	BIU00014700-1.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	Enviros	15/09/2026	57.20%	VERY GOOD	EU EPC - B	YES	YES	NO
53	CTPark Liberec	CZ	LI 1 incl. extension	8,453	BIU00014932-1.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	Enviros	18/12/2026	58.40%	VERY GOOD	EU EPC - C	YES	YES	NO
54	CTPark Mladá Boleslav	CZ	MB 6	6,855	BIU00014934-1.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	Enviros	07/12/2026	55.90%	VERY GOOD	EU EPC - C	YES	YES	NO
55	CTPark Modřice	CZ	MO-14	6,008	BIU00004955-2.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	Cevre	30/06/2026	58.10%	VERY GOOD	EU EPC - C	YES	YES	NO
56	CTPark Modřice	CZ	MO-15	9,616	BIU00004939-2.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	Cevre	06/07/2026	60.20%	VERY GOOD	EU EPC - B	YES	YES	NO
57	CTPark Modřice	CZ	MO-02	28,393	BIU00013662-1.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	Cevre	21/03/2026	61.10%	VERY GOOD	EU EPC - C	YES	YES	NO
58	CTPark Modřice	CZ	MO-03	10,480	BIU00004944-2.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	Cevre	06/07/2026	62.90%	VERY GOOD	EU EPC - C	YES	YES	NO
59	CTPark Modřice	CZ	MO-04	5,366	BIU00004945-1.2	BREEAM In-Use International 2015 Part 1 - Asset Performance	Cevre	08/04/2027	57.30%	VERY GOOD	EU EPC - C	YES	YES	NO
60	CTPark Modřice	CZ	MO-06	12,914	BIU00013942-2.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	Cevre	21/03/2026	57.80%	VERY GOOD	EU EPC - C	YES	YES	NO
61	CTPark Most	CZ	MST1	15,201	BIU00014935-1.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	Enviros	19/10/2026	56.40%	VERY GOOD	EU EPC - B	YES	YES	NO
62	CTPark Nový Jičín	CZ	NJ-02 (2.1, 2.2., 2.3)	28,039	BIU00014679-1.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	Enviros	14/04/2026	56.90%	VERY GOOD	EU EPC - B	YES	YES	NO
63	CTPark Nový Jičín	CZ	NJ 5 - Phase I (2.271 sq m)	6,888	BIU00014680-1.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	Enviros	14/09/2026	59.50%	VERY GOOD	EU EPC - B	YES	YES	NO
64	CTPark Prague East	CZ	NU-01	28,832	BIU00003438-2.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	Cevre	08/11/2025	63.70%	VERY GOOD	EU EPC - B	YES	YES	NO
65	CTPark Prague East	CZ	NUP 2	5,526	BIU00016921-1.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	Enviros	15/03/2027	56.60%	VERY GOOD	EU EPC - C	YES	YES	NO
66	CTPark Ostrava	CZ	O 1 - FLEXISPACE OSTRAVA I	11,675	BIU00014937-1.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	Enviros	28/11/2026	62.30%	VERY GOOD	EU EPC - C	YES	YES	NO
67	CTPark Ostrava	CZ	O 10	28,370	BIU00016910-1.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	Enviros	30/11/2026	58.30%	VERY GOOD	EU EPC - B	YES	YES	NO
68	CTPark Ostrava	CZ	O 13.1	55,716	BIU00016099-1.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	Enviros	12/12/2026	57.00%	VERY GOOD	EU EPC - B	YES	YES	NO
69	CTPark Ostrava	CZ	O 14	4,209	BIU00016911-1.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	Enviros	15/03/2027	61.50%	VERY GOOD	EU EPC - B	YES	YES	NO
70	CTPark Ostrava	CZ	O 15	7,834	BIU00016491-1.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	Enviros	12/12/2026	65.80%	VERY GOOD	EU EPC - B	YES	YES	NO

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No.	Park Name	Country	Property Name	GLA (in sqm)	Certificate Number	Certification Scheme & Version	Assessor Company	Valid Until	Score	BREEAM Rating	EPC Rating	Included in Energy Impact calculation (YES/NO)	Included in GHG Impact calculation (YES/NO)	Included in Water Impact calculation (YES/NO)
71	CTPark Ostrava	CZ	O 17	7,615	BIU00016545-1.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	Enviros	05/12/2026	57.40%	VERY GOOD	EU EPC - B	YES	YES	NO
72	CTPark Ostrava	CZ	O 18	8,214	BIU00016547-1.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	Enviros	18/12/2026	62.80%	VERY GOOD	EU EPC - B	YES	YES	NO
73	CTPark Ostrava	CZ	O-19	13,190	BIU00014673-1.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	GRINITY	30/03/2026	59.40%	VERY GOOD	EU EPC - B	YES	YES	NO
74	CTPark Ostrava	CZ	O 2	6,157	BIU00016633-1.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	Enviros	09/12/2026	55.80%	VERY GOOD	EU EPC - C	YES	YES	NO
75	CTPark Ostrava	CZ	O 20	5,895	BIU00016636-1.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	Enviros	19/12/2026	66.40%	VERY GOOD	EU EPC - B	YES	YES	NO
76	CTPark Ostrava	CZ	O 21	7,336	BIU00016912-1.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	Enviros	19/10/2026	61.60%	VERY GOOD	EU EPC - B	YES	YES	NO
77	CTPark Ostrava	CZ	O 22	6,345	BIU00014674-1.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	Enviros	30/03/2026	58.70%	VERY GOOD	EU EPC - B	YES	YES	NO
78	CTPark Ostrava	CZ	O 25 CTBox B	4,326	BIU00016914-1.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	Enviros	30/11/2026	56.20%	VERY GOOD	EU EPC - B	YES	YES	NO
79	CTPark Ostrava	CZ	O 4 - FLEXISPACE	8,897	BIU00016634-1.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	Enviros	09/12/2026	57.50%	VERY GOOD	EU EPC - C	YES	YES	NO
80	CTPark Ostrava	CZ	O 5 - FLEXISPACE	8,209	BIU00014940-1.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	Enviros	23/04/2027	61.80%	VERY GOOD	EU EPC - B	YES	YES	NO
81	CTPark Ostrava	CZ	O 6	11,929	BIU00016456-1.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	Enviros	09/01/2027	61.40%	VERY GOOD	EU EPC - C	YES	YES	NO
82	CTPark Ostrava	CZ	O 9	13,470	BIU00016635-1.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	Enviros	19/03/2027	62.90%	VERY GOOD	EU EPC - C	YES	YES	NO
83	CTPark Okříšky	CZ	OK 1	21,322	BIU00014695-1.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	Enviros	22/11/2026	55.40%	VERY GOOD	EU EPC - C	YES	YES	NO
84	CTPark Pardubice	CZ	PA 1	20,991	BIU00014697-1.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	Enviros	14/09/2026	55.50%	VERY GOOD	EU EPC - C	YES	YES	NO
85	CTPark Pardubice	CZ	PA 2	16,409	BIU00014698-1.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	Enviros	14/09/2026	56.40%	VERY GOOD	EU EPC - C	YES	YES	NO
86	CTPark Planá	CZ	PL1	31,632	BIU00014914-1.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	Enviros	22/11/2026	61.00%	VERY GOOD	EU EPC - B	YES	YES	NO
87	CTPark Pohořelice	CZ	PO 1	25,254	BIU00016225-1.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	Enviros	28/11/2026	55.40%	VERY GOOD	EU EPC - C	YES	YES	NO
88	CTPark Pohořelice	CZ	PO 2	22,989	BIU00014931-1.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	Enviros	28/11/2026	57.50%	VERY GOOD	EU EPC - C	YES	YES	NO
89	CTPark Pohořelice	CZ	PO 3	23,314	BIU00016289-1.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	Enviros	09/12/2026	55.70%	VERY GOOD	EU EPC - C	YES	YES	NO
90	CTPark Pohořelice	CZ	PO 4	24,028	BIU00016315-1.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	Enviros	12/12/2026	57.30%	VERY GOOD	EU EPC - C	YES	YES	NO
91	CTPark Pohořelice	CZ	PO 6	19,179	BIU00016320-1.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	Enviros	09/12/2026	56.30%	VERY GOOD	EU EPC - C	YES	YES	NO
92	CTPark Přeštice	CZ	PRE-01	32,589	BIU00002270-2.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	Cevre	22/09/2026	60.90%	VERY GOOD	EU EPC - C	YES	YES	NO
93	CTPark Přeštice	CZ	PRE 2 (Phase IV - IAC)	4,644	BIU00014912-1.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	Enviros	15/09/2026	61.80%	VERY GOOD	EU EPC - B	YES	YES	NO
94	CTPark Brno South	CZ	SA 4	28,478	BIU00014677-1.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	Enviros	22/11/2026	61.70%	VERY GOOD	EU EPC - A	YES	YES	NO
95	CTPark Hranice	CZ	Storage II	890	BIU00016637-1.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	Enviros	20/03/2027	56.40%	VERY GOOD	EU EPC - C	YES	YES	NO
96	CTPark Ústí nad Labem	CZ	UST 1	9,705	BIU00016627-1.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	Enviros	23/04/2027	55.50%	VERY GOOD	EU EPC - B	YES	YES	NO
97	Spielberk Office Centre	CZ	Villa G	3,999	BIU00005759-1.2	BREEAM In-Use International 2015 Part 1 - Asset Performance	Cevre	04/12/2026	64.50%	VERY GOOD	EU EPC - C	YES	YES	NO
98	Spielberk Office Centre	CZ	Villa H	3,944	BIU00005778-1.2	BREEAM In-Use International 2015 Part 1 - Asset Performance	Cevre	15/09/2026	64.50%	VERY GOOD	EU EPC - C	YES	YES	NO
99	Spielberk Office Centre	CZ	Villa J	4,053	BIU00005791-1.2	BREEAM In-Use International 2015 Part 1 - Asset Performance	Cevre	14/09/2026	63.40%	VERY GOOD	EU EPC - C	YES	YES	NO
100	Spielberk Office Centre	CZ	Villa K	3,942	BIU00005792-1.2	BREEAM In-Use International 2015 Part 1 - Asset Performance	Cevre	11/09/2026	63.40%	VERY GOOD	EU EPC - C	YES	YES	NO
101	Spielberk Office Centre	CZ	Villa L	3,999	BIU00005793-1.2	BREEAM In-Use International 2015 Part 1 - Asset Performance	Cevre	18/03/2027	63.40%	VERY GOOD	EU EPC - C	YES	YES	NO
102	CTPark Žatec	CZ	ZA 1	38,882	BIU00016452-1.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	Enviros	20/03/2027	55.20%	VERY GOOD	EU EPC - C	YES	YES	NO
103	CTPark Žatec	CZ	ZA 2	40,867	BIU00014699-1.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	Enviros	18/09/2026	57.70%	VERY GOOD	EU EPC - B	YES	YES	NO
104	CTPark Zákupy	CZ	ZAK-01	15,866	BIU00004776-1.2	BREEAM In-Use International 2015 Part 1 - Asset Performance	GRINITY	12/12/2026	57.20%	VERY GOOD	EU EPC - C	YES	YES	NO
105	CTPark Zákupy	CZ	ZAK 2	3,543	BIU00016924-1.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	Enviros	30/11/2026	57.30%	VERY GOOD	EU EPC - C	YES	YES	NO
106	CTPark Žatec II	CZ	ZAT-01	3,177	BIU00004777-1.2	BREEAM In-Use International 2015 Part 1 - Asset Performance	GRINITY	05/12/2026	55.90%	VERY GOOD	EU EPC - C	YES	YES	NO
107	CTPark Lipník nad Bečvou	CZ	L 2	6,420	BIU00014702-1.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	Enviros	22/09/2026	62.30%	VERY GOOD	EU EPC - B	YES	YES	NO
108	CTPark Bor	CZ	B0 CTOffices	690	BIU00018180-1.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	Cevre	08/04/2027	70.70%	EXCELLENT	EU EPC - B	YES	YES	NO
109	CTPark Nošovice	CZ	NO 1 (Unit A, B)	19,310	BIU00016079-1.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	Cevre	30/11/2026	58.50%	VERY GOOD	EU EPC - C	YES	YES	NO
110	CTPark Prague East	CZ	NU 2	11,470	BIU00016919-1.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	Enviros	13/02/2027	55.60%	VERY GOOD	EU EPC - B	YES	YES	NO

No.	Park Name	Country	Property Name	GLA (in sqm)	Certificate Number	Certification Scheme & Version	Assessor Company	Valid Until	Score	BREEAM Rating	EPC Rating	Included in Energy Impact calculation (YES/NO)	Included in GHG Impact calculation (YES/NO)	Included in Water Impact calculation (YES/NO)
111	Vlněna Office Park	CZ	Building FGH	17,677	BREEAM-0056-4062	BREEAM International 2016 New Construction: Commercial	Cevre	Final	71.90%	EXCELLENT	EU EPC - B	YES	YES	NO
112	Vlněna Office Park	CZ	Building ABCD	39,890	BIU00004084-2.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	Cevre	08/11/2025	76.60%	EXCELLENT	EU EPC - B	YES	YES	NO
113	Ponávka	CZ	Domeq 1	7,327	BIU00005826-2.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	Enviros	30/04/2027	57.10%	VERY GOOD	EU EPC - C	YES	YES	NO
114	CTPark Brno	CZ	F-03	5,709	BIU00014461-1.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	Cevre	06/07/2026	64.90%	VERY GOOD	EU EPC - C	YES	YES	NO
115	CTPark Česká Lípa	CZ	CEL2	15,386	BIU00016626-1.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	Enviros	14/12/2026	59.20%	VERY GOOD	EU EPC - B	YES	YES	NO
116	CTPark Ostrava	CZ	O 11	10,711	BIU00016619-1.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	Enviros	18/12/2026	56.60%	VERY GOOD	EU EPC - B	YES	YES	NO
117	CTPark Kadaň	CZ	KA 4	10,322	BIU00016379-1.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	Enviros	30/11/2026	58.50%	VERY GOOD	EU EPC - B	YES	YES	NO
118	CTPark Mladá Boleslav	CZ	MB-01	8,875	BIU00013506-1.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	Cevre	21/03/2026	66.70%	VERY GOOD	EU EPC - B	YES	YES	NO
119	CTPark Ostrava	CZ	O 16	7,729	BIU00016543-1.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	Enviros	28/02/2027	64.90%	VERY GOOD	EU EPC - B	YES	YES	NO
120	CTPark Prague East	CZ	NU-03	12,938	BIU00022419-1.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	Cevre	08/07/2028	89.80%	OUTSTANDING	EU EPC - B	YES	YES	NO
121	Ponávka	CZ	A-03	7,444	BIU00005871-1.2	BREEAM In-Use International 2015 Part 1 - Asset Performance	Cevre	18/09/2026	72.40%	EXCELLENT	EU EPC - B	YES	YES	NO
122	CTPark Ostrava	CZ	O-23	51,240	BIU00005810-1.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	GRINITY	09/03/2026	60.30%	VERY GOOD	EU EPC - B	YES	YES	NO
123	CTPark Nový Jičín	CZ	NJ 3	9,181	BIU00014838-1.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	Enviros	22/09/2026	73.40%	EXCELLENT	EU EPC - B	YES	YES	NO
124	CTPark Plzeň	CZ	BP 26 (A+B)	26,295	BIU00014907-1.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	Enviros	14/09/2026	55.70%	VERY GOOD	EU EPC - C	YES	YES	NO
125	CTPark Prague East	CZ	NU-5	16,446	BIU00011435-1.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	Cevre	21/03/2026	74.80%	EXCELLENT	EU EPC - B	YES	YES	NO
126	CTPark Mladá Boleslav II	CZ	N 4 - Unit A	8,021	BIU00014636-1.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	Cevre	16/01/2027	70.40%	EXCELLENT	EU EPC - B	YES	YES	NO
127	CTPark Mladá Boleslav	CZ	MB-02	8,729	BIU00012711-1.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	Cevre	20/03/2026	70.40%	EXCELLENT	EU EPC - B	YES	YES	NO
128	CTPark Blučina	CZ	BLU-02 (UNIT A, B)	8,217	BIU00013102-1.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	GRINITY	07/11/2025	65.20%	VERY GOOD	EU EPC - B	YES	YES	NO
129	CTPark Brno Líšeň	CZ	ZET-3	7,719	BIU00012359-1.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	Cevre	08/11/2025	73.70%	EXCELLENT	EU EPC - C	YES	YES	NO
130	CTPark Plzeň	CZ	BP-25	5,250	BIU00011158-1.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	Cevre	08/11/2025	74.90%	EXCELLENT	EU EPC - B	YES	YES	NO
131	CTPark Brno Líšeň	CZ	ZET-2	7,851	BIU00012358-1.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	Cevre	08/11/2025	75.90%	EXCELLENT	EU EPC - C	YES	YES	NO
132	CTPark Bor	CZ	B-11	68,217	BIU00011423-1.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	Cevre	01/07/2028	79.00%	EXCELLENT	EU EPC - B	YES	YES	NO
133	CTPark Brno Líšeň	CZ	ZET 7	3,638	BIU00015997-1.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	Cevre	29/11/2026	63.00%	VERY GOOD	EU EPC - B	YES	YES	NO
134	CTPark Plzeň	CZ	BP-22 (incl. BP-23)	18,324	BIU00011155-1.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	Cevre	08/11/2025	75.30%	EXCELLENT	EU EPC - B	YES	YES	NO
135	CTPark Ostrava	CZ	O-26 (Unit A+B)	22,962	BIU00004746-1.2	BREEAM In-Use International 2015 Part 1 - Asset Performance	GRINITY	30/11/2026	55.50%	VERY GOOD	EU EPC - B	YES	YES	NO
136	CTPark Ostrava Poruba	CZ	OP-4	4,440	BIU00011095-1.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	Cevre	06/12/2025	73.10%	EXCELLENT	EU EPC - B	YES	YES	NO
137	CTPark Plzeň	CZ	BP-24	2,375	BIU00014302-1.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	Cevre	30/06/2026	71.50%	EXCELLENT	EU EPC - C	YES	YES	NO
138	CTPark Cerhovice	CZ	CER2	21,169	BIU00016559-1.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	Cevre	14/12/2026	74.70%	EXCELLENT	EU EPC - B	YES	YES	NO
139	CTPark Brno Líšeň	CZ	ZET 1	7,899	BIU00015993-1.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	Cevre	29/11/2026	75.00%	EXCELLENT	EU EPC - C	YES	YES	NO
140	CTPark Brno Líšeň	CZ	ZET 5	3,303	BIU00016108-1.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	Cevre	30/11/2026	74.70%	EXCELLENT	EU EPC - B	YES	YES	NO
141	CTPark Ostrava Poruba	CZ	OP 1	33,144	BIU00017114-1.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	Cevre	30/11/2026	72.50%	EXCELLENT	EU EPC - B	YES	YES	NO
142	Vlněna Office Centre	CZ	Building E	6,452	BIU00013517-1.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	Cevre	20/03/2026	80.10%	EXCELLENT	EU EPC - B	YES	YES	NO
143	CTPark Bor	CZ	B 8	59,814	BIU00013361-1.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	Cevre	20/03/2026	86.90%	OUTSTANDING	EU EPC - B	YES	YES	NO
144	CTPark Kadaň	CZ	KA 6	12,075	BIU00016353-1.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	Cevre	30/11/2026	71.10%	EXCELLENT	EU EPC - B	YES	YES	NO
145	CTPark Brno Líšeň	CZ	ZET 4	6,440	BIU00016102-1.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	Cevre	08/04/2027	71.40%	EXCELLENT	EU EPC - C	YES	YES	NO
146	CTPark Brno Líšeň	CZ	ZET 6	3,585	BIU00016206-1.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	Cevre	29/11/2026	65.00%	VERY GOOD	EU EPC - B	YES	YES	NO
147	Ponávka	CZ	DOMEQ 2,3	2,751	BIU00011584-1.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	Cevre	08/11/2025	85.10%	OUTSTANDING	EU EPC - B	YES	YES	NO
148	CTPark Chrastava	CZ	CHA 1	19,686	BIU00017216-1.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	Cevre	15/04/2026	59.10%	VERY GOOD	EU EPC - B	YES	YES	NO
149	CTPark Chomutov	CZ	CHO1	12,643	BIU00016933-1.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	Cevre	30/11/2026	61.50%	VERY GOOD	EU EPC - C	YES	YES	NO
150	CTPark Bor	CZ	B 14	11,803	BIU00017359-1.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	Cevre	20/03/2027	72.10%	EXCELLENT	EU EPC - C	YES	YES	NO

No.	Park Name	Country	Property Name	GLA (in sqm)	Certificate Number	Certification Scheme & Version	Assessor Company	Valid Until	Score	BREEAM Rating	EPC Rating	Included in Energy Impact calculation (YES/NO)	Included in GHG Impact calculation (YES/NO)	Included in Water Impact calculation (YES/NO)
151	CTPark Arad	RO	AR 1	45,612	BIU00004819-2.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	ADP	12/01/2026	71.70%	EXCELLENT	EU EPC - B	YES	YES	NO
152	CTPark Bucharest	RO	BUCH 1	17,212	BIU00004929-2.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	ADP	30/06/2026	70.30%	EXCELLENT	EU EPC - A	YES	YES	NO
153	CTPark Bucharest	RO	BUCH 12	22,297	BIU00004937-2.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	ADP	11/07/2026	71.10%	EXCELLENT	EU EPC - A	YES	YES	NO
154	CTPark Bucharest	RO	BUCH 13	21,954	BIU00004938-2.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	ADP	30/06/2026	68.00%	VERY GOOD	EU EPC - B	YES	YES	NO
155	CTPark Bucharest	RO	BUCH 2 (A)	39,623	BIU00004931-2.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	ADP	30/06/2026	68.60%	VERY GOOD	EU EPC - B	YES	YES	NO
156	CTPark Bucharest	RO	BUCH 3 (C)	15,149	BIU00004930-2.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	ADP	30/06/2026	67.80%	VERY GOOD	EU EPC - B	YES	YES	NO
157	CTPark Bucharest	RO	BUCH 4 (D-1)	28,879	BIU00004932-2.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	ADP	30/06/2026	67.10%	VERY GOOD	EU EPC - B	YES	YES	NO
158	CTPark Bucharest	RO	BUCH 5 (D-2)	19,283	BIU00004933-2.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	ADP	30/06/2026	65.90%	VERY GOOD	EU EPC - B	YES	YES	NO
159	CTPark Bucharest	RO	BUCH 6 (F)	7,715	BIU00004934-2.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	ADP	30/06/2026	64.50%	VERY GOOD	EU EPC - B	YES	YES	NO
160	CTPark Bucharest	RO	BUCH 7 (G)	15,922	BIU00004935-2.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	ADP	30/06/2026	66.10%	VERY GOOD	EU EPC - B	YES	YES	NO
161	CTPark Bucharest	RO	BUCH 8	2,598	BIU00004936-2.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	ADP	30/06/2026	61.50%	VERY GOOD	EU EPC - B	YES	YES	NO
162	CTPark Bucharest West	RO	BUW 1	13,933	BIU00004916-2.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	ADP	30/06/2026	63.90%	VERY GOOD	EU EPC - B	YES	YES	NO
163	CTPark Bucharest West	RO	BUW 2	10,592	BIU00004917-2.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	ADP	30/06/2026	63.90%	VERY GOOD	EU EPC - B	YES	YES	NO
164	CTPark Bucharest West	RO	BUW 3	10,076	BIU00004918-2.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	ADP	30/06/2026	65.70%	VERY GOOD	EU EPC - B	YES	YES	NO
165	CTPark Bucharest West	RO	BUW 7 (DC1+DC2/DC1A+DC1B)	54,432	BIU00004445-2.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	ADP	13/12/2025	62.80%	VERY GOOD	EU EPC - C	YES	YES	NO
166	CTPark Bucharest West	RO	BUW 8 (DC3+DC4/DC2A+DC2B)	52,732	BIU00004446-2.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	ADP	13/12/2025	60.50%	VERY GOOD	EU EPC - C	YES	YES	NO
167	CTPark Deva	RO	DE 1	20,692	BIU00004814-2.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	ADP	02/05/2028	64.50%	VERY GOOD	EU EPC - B	YES	YES	NO
168	CTPark Deva II	RO	DEV 1 (A and B)	25,697	BIU00004806-2.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	ADP	16/05/2028	67.80%	VERY GOOD	EU EPC - B	YES	YES	NO
169	CTPark Pitesti	RO	PIT 2	20,436	BREEAM-0081-2537	BREEAM International 2016 New Construction: Commercial	ADP	Final	73.10%	EXCELLENT	EU EPC - A	YES	YES	YES
170	CTPark Sibiu	RO	SU 1	11,298	BREEAM-0088-5830	BREEAM International 2016 New Construction: Commercial	ADP	Final	61.40%	VERY GOOD	EU EPC - A	YES	YES	YES
171	CTPark Timisoara	RO	TIM 2 (T1 1)	9,856	BIU00004818-2.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	ADP	23/12/2025	63.20%	VERY GOOD	EU EPC - B	YES	YES	NO
172	CTPark Turda	RO	TU 5	10,366	BIU00004635-2.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	ADP	08/02/2026	74.00%	EXCELLENT	EU EPC - B	YES	YES	NO
173	CTPark Salonta	RO	SAL 1 (9912+4228m2)	14,140	BIU00004821-2.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	ADP	08/02/2026	65.00%	VERY GOOD	EU EPC - B	YES	YES	NO
174	CTPark Ineu	RO	INE 1	22,482	BIU00004820-2.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	ADP	08/02/2026	60.60%	VERY GOOD	EU EPC - B	YES	YES	NO
175	CTPark Bucharest Chitila	RO	CHIT 1	50,582	BIU00004977-2.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	ADP	16/04/2027	57.80%	VERY GOOD	EU EPC - B	YES	YES	NO
176	CTPark Cluj	RO	CLU 1 (Unit A, B, C)	29,657	BREEAM-0080-2975	BREEAM International 2016 New Construction: Commercial	ADP	Final	67.40%	VERY GOOD	EU EPC - A	YES	YES	NO
177	CTPark Sibiu	RO	SU 8	13,373	BIU00004813-1.2	BREEAM In-Use International 2015 Part 1 - Asset Performance	ADP	19/12/2025	69.80%	VERY GOOD	EU EPC - A	YES	YES	NO
178	CTPark Bucharest West	RO	BUW17	132,986	BREEAM-0084-4647	BREEAM International 2016 New Construction: Commercial	ADP	Final	71.30%	EXCELLENT	EU EPC - A	YES	YES	YES
179	CTPark Bucharest	RO	BUCH 17	12,158	BIU00004920-2.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	ADP	30/06/2026	61.20%	VERY GOOD	EU EPC - B	YES	YES	NO
180	CTPark Bucharest	RO	BUCH 18	21,802	BIU00004921-2.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	ADP	06/07/2026	65.50%	VERY GOOD	EU EPC - B	YES	YES	NO
181	CTPark Bucharest	RO	BUCH 19 (O1)	7,013	BIU00004922-2.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	ADP	30/06/2026	68.40%	VERY GOOD	EU EPC - B	YES	YES	NO
182	CTPark Bucharest	RO	BUCH 20 (Q1)	7,765	BIU00004923-2.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	ADP	30/06/2026	59.80%	VERY GOOD	EU EPC - B	YES	YES	NO
183	CTPark Bucharest	RO	BUCH 22	8,936	BIU00004927-2.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	ADP	30/06/2026	72.00%	EXCELLENT	EU EPC - B	YES	YES	NO
184	CTPark Bucharest	RO	BUCH 23	8,626	BIU00004928-2.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	ADP	30/06/2026	70.40%	EXCELLENT	EU EPC - B	YES	YES	NO
185	CTPark Bucharest	RO	BUCH 24	3,366	BIU00004925-2.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	ADP	30/06/2026	64.80%	VERY GOOD	EU EPC - B	YES	YES	NO
186	CTPark Bucharest West	RO	BUW 22/23	66,464	BREEAM-0095-6110	BREEAM International V6 New Construction: Commercial	ADP	Final	78.90%	EXCELLENT	EU EPC - A	YES	YES	YES
187	CTPark Bucharest	RO	BUCH 25	20,373	BIU00005677-2.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	ADP	30/06/2026	68.00%	VERY GOOD	EU EPC - B	YES	YES	NO
188	CTPark Bucharest	RO	BUCH 26	18,164	BIU00005678-2.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	ADP	30/06/2026	65.20%	VERY GOOD	EU EPC - B	YES	YES	NO
189	CTPark Bucharest	RO	BUCH27	17,508	BIU00005679-2.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	ADP	07/11/2026	61.20%	VERY GOOD	EU EPC - B	YES	YES	NO
190	CTPark Bucharest North	RO	BUN1	115,846	BREEAM-0088-1581	BREEAM International V6 New Construction: Commercial	ADP	Final	72.50%	EXCELLENT	EU EPC - A	YES	YES	YES

No.	Park Name	Country	Property Name	GLA (in sqm)	Certificate Number	Certification Scheme & Version	Assessor Company	Valid Until	Score	BREEAM Rating	EPC Rating	Included in Energy Impact calculation (YES/NO)	Included in GHG Impact calculation (YES/NO)	Included in Water Impact calculation (YES/NO)
191	CTPark PSI SRL	RO	TIM 3	16,300	BREEAM-0088-5806	BREEAM International 2016 New Construction: Commercial	ADP	Final	70.60%	EXCELLENT	EU EPC - B	YES	YES	YES
192	CTPark Bucharest	RO	BUCH14	22,269	BREEAM-0089-0673	BREEAM International 2016 New Construction: Commercial	ADP	Final	63.30%	VERY GOOD	EU EPC - A	YES	YES	YES
193	CTPark Bucharest	RO	BUCH 29	2,752	BIU00007784-1.2	BREEAM In-Use International 2015 Part 1 - Asset Performance	ADP	15/08/2027	59.30%	VERY GOOD	EU EPC - B	YES	YES	NO
194	CTPark Bucharest West	RO	BUW20-21	102,407	BREEAM-0088-1599	BREEAM International 2016 New Construction: Commercial	ADP	Final	73.20%	EXCELLENT	EU EPC - A	YES	YES	YES
195	CTPark Bucharest	RO	BUCH 21	2,055	BREEAM-0092-9786	BREEAM International 2016 New Construction: Commercial	ADP	FINAL	63.00%	VERY GOOD	EU EPC - A	YES	YES	YES
196	CTPark Bucharest Mogosoia	RO	BUAD	33,610	BREEAM-0095-6169	BREEAM International V6 New Construction: Commercial	ADP	08/04/2027	59.60%	VERY GOOD	EU EPC - A	YES	YES	NO
197	CTPark Bucharest West	RO	BUW 40	38,694	BIU00007796-1.2	BREEAM In-Use International 2015 Part 1 - Asset Performance	ADP	18/03/2027	59.00%	VERY GOOD	EU EPC - A	YES	YES	NO
198	CTPark Bucharest West	RO	BUW18	1,343	BREEAM-0087-2242	BREEAM International 2016 New Construction: Commercial	ADP	FINAL	85.20%	OUTSTANDING	EU EPC - A	YES	YES	YES
199	CTPark Caransebes	RO	CSB1	8,524	BIU00007898-1.2	BREEAM In-Use International 2015 Part 1 - Asset Performance	ADP	14/10/2027	61.70%	VERY GOOD	EU EPC - B	YES	YES	NO
200	CTPark Arad West	RO	ARW 1	6,418	BIU00007900-1.2	BREEAM In-Use International 2015 Part 1 - Asset Performance	ADP	28/04/2028	57.30%	VERY GOOD	EU EPC - B	YES	YES	NO
201	CTPark Timisoara South	RO	TIS 1	10,450	BIU00007899-1.2	BREEAM In-Use International 2015 Part 1 - Asset Performance	ADP	02/08/2027	57.80%	VERY GOOD	EU EPC - C	YES	YES	NO
202	CTPark Timisoara	RO	TIM4	40,608	BREEAM-0088-5822	BREEAM International 2016 New Construction: Commercial	ADP	Final	61.00%	VERY GOOD	EU EPC - A	YES	YES	YES
203	CTPark Arad North	RO	ARN 1	10,302	BIU00011031-1.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	ADP	28/05/2027	57.10%	VERY GOOD	EU EPC - C	YES	YES	NO
204	CTPark Sibiu East	RO	SUE 1	21,153	BIU00007790-2.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	ADP	18/03/2028	58.00%	VERY GOOD	EU EPC - A	YES	YES	NO
205	CTPark Craiova East	RO	CRE 1	31,761	BIU00011025-1.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	ADP	25/04/2028	59.60%	VERY GOOD	EU EPC - A	YES	YES	NO
206	CTPark Craiova East	RO	CRE 2	8,219	BIU00011030-1.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	ADP	25/04/2028	55.50%	VERY GOOD	EU EPC - A	YES	YES	NO
207	CTPark Timisoara	RO	TIE1	11,109	BIU00011307-1.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	ADP	18/07/2028	64.40%	VERY GOOD	EU EPC - B	YES	YES	NO
208	CTPark Bucharest South	RO	BUS2	12,511	BIU00012261-1.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	ADP	18/03/2028	55.50%	VERY GOOD	EU EPC - B	YES	YES	NO
209	CTPark Bucharest North	RO	BUN2	28,773	BREEAM-0095-6128	BREEAM International V6 New Construction: Commercial	ADP	Final	78.30%	EXCELLENT	EU EPC - A	YES	YES	YES
210	CTPark Bucharest South	RO	BUS 1 - BUS 2	26,588	BIU00012260-1.0	BREEAM In-Use International 2015 Part 1 - Asset Performance	ADP	18/04/2028	55.40%	VERY GOOD	EU EPC - B	YES	YES	NO
211	CTPark Turda	RO	TU 4	12,146	BREEAM-0088-5848	BREEAM International 2016 New Construction: Commercial	ADP	Final	59.80%	VERY GOOD	EU EPC - A	YES	YES	YES
212	CTPark Oradea Cargo Terminal	RO	ORA1	15,779	BREEAM-0095-6243	BREEAM International V6 New Construction: Commercial	ADP	Final	77.40%	EXCELLENT	EU EPC - A	YES	YES	YES
213	CTPark Brasov West	RO	BVW4	5,464	BIU00012782-1.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	ADP	20/10/2025	65.40%	VERY GOOD	EU EPC - C	YES	YES	NO
214	CTPark Timisoara	RO	TIE2	5,095	BIU00012741-1.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	ADP	06/06/2028	66.70%	VERY GOOD	EU EPC - B	YES	YES	NO
215	CTPark Timisoara	RO	TIE3	10,958	BIU00011001-1.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	ADP	09/06/2028	66.30%	VERY GOOD	EU EPC - B	YES	YES	NO
216	CTPark Timisoara	RO	TIE4	13,407	BIU00011002-1.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	ADP	31/10/2025	58.80%	VERY GOOD	EU EPC - B	YES	YES	NO
217	CTPark Timisoara	RO	TIE5	3,499	BIU00011003-1.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	ADP	15/07/2028	59.90%	VERY GOOD	EU EPC - B	YES	YES	NO
218	CTPark Targu Mures	RO	TGM1	5,318	BIU00015577-1.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	ADP	06/07/2026	55.40%	VERY GOOD	EU EPC - A	YES	YES	NO
219	CTPark Targu Mures	RO	TGM2	9,116	BIU00015576-1.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	ADP	06/07/2026	56.80%	VERY GOOD	EU EPC - A	YES	YES	NO
220	CTPark Targu Mures	RO	TGM3	10,760	BIU00015575-1.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	ADP	06/07/2026	59.80%	VERY GOOD	EU EPC - A	YES	YES	NO
221	CTPark Oradea North	RO	ORN 1	6,334	BIU00010915-2.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	ADP	23/04/2028	58.50%	VERY GOOD	EU EPC - B	YES	YES	NO
222	CTPark Oradea North	RO	ORN 2	15,186	BIU00010916-1.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	ADP	23/04/2028	60.40%	VERY GOOD	EU EPC - B	YES	YES	NO
223	CTPark Pitesti	RO	PIT5	8,072	BIU00015461-1.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	ADP	30/06/2026	59.20%	VERY GOOD	EU EPC - A	YES	YES	NO
224	CTPark Bucharest Chitila	RO	CHIT2	9,071	BIU00013836-1.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	ADP	30/06/2026	61.40%	VERY GOOD	EU EPC - A	YES	YES	NO
225	CTPark Bucharest North	RO	BUN5 - CTFlex	13,750	BREEAM-0095-6391	BREEAM International V6 New Construction: Commercial	ADP	Final	77.30%	EXCELLENT	EU EPC - A	YES	YES	YES
226	CTPark Bucharest North	RO	BUN4	11,897	BREEAM-0095-6144	BREEAM International V6 New Construction: Commercial	ADP	Final	75.50%	EXCELLENT	EU EPC - A	YES	YES	YES
227	CTPark Bucharest North	RO	BUN3	39,473	BREEAM-0095-6136	BREEAM International V6 New Construction: Commercial	ADP	Final	76.40%	EXCELLENT	EU EPC - A	YES	YES	YES
228	CTPark Timisoara	RO	TIM1	32,444	BIU00004815-3.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	ADP	27/08/2028	67.90%	VERY GOOD	EU EPC - B	YES	YES	NO
229	CTPark Sibiu	RO	SU2	13,991	BREEAM-0081-3543	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	ADP	Final	61.90%	VERY GOOD	EU EPC - A	YES	YES	YES
230	CTPark Bucharest	RO	BUCH9	32,198	BREEAM-0083-1057	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	ADP	Final	64.90%	VERY GOOD	EU EPC - A	YES	YES	YES

No.	Park Name	Country	Property Name	GLA (in sqm)	Certificate Number	Certification Scheme & Version	Assessor Company	Valid Until	Score	BREEAM Rating	EPC Rating	Included in Energy Impact calculation (YES/NO)	Included in GHG Impact calculation (YES/NO)	Included in Water Impact calculation (YES/NO)
231	CTPark Bucharest	RO	BUCH11	28,410	BREEAM-0085-6906	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	ADP	Final	71.80%	EXCELLENT	EU EPC - A	YES	YES	YES
232	CTPark Oradea Cargo Terminal	RO	ORA2	10,061	BREEAM-0121-2711	BREEAM International V6 New Construction: Commercial	ADP	Final	77.90%	EXCELLENT	EU EPC - B	YES	YES	YES
233	CTPark Oradea Cargo Terminal	RO	ORA3	39,392	BREEAM-0095-6276	BREEAM International V6 New Construction: Commercial	ADP	Final	75.60%	EXCELLENT	EU EPC - B	YES	YES	YES
234	CTPark Sibiu	RO	SU4	9,695	BREEAM-0095-6367	BREEAM International V6 New Construction: Commercial	ADP	Final	78.50%	EXCELLENT	EU EPC - A	YES	YES	YES
235	CTPark Arad West	RO	ARW2	43,634	BREEAM-0095-6219	BREEAM International V6 New Construction: Commercial	ADP	Final	71.80%	EXCELLENT	EU EPC - A	YES	YES	YES
236	CTPark Bucharest	RO	BUCH 16	9,109	BIU00004919-2.0	BREEAM In-Use International Commercial V6 Part 1 - Asset Performance	ADP	02/11/2026	56.90%	VERY GOOD	EU EPC - B	YES	YES	NO

Annual Third-Party Review Letter

CTP Invest

Type of Engagement: Annual Review
Date: 28 October 2025
Engagement Team:
Vedang Kulkarni, vedang.kulkarni@morningstar.com

Introduction

Between October 2020 and September 2025, CTP Invest ("CTP"), a division of CTP Group, issued 13 green bonds¹ instruments (collectively, the "Green Bonds") and raised EUR 6.67 billion to finance and refinance green building projects intended to reduce GHG emissions in Europe. In October 2025, CTP engaged Sustainalytics to review the projects financed with proceeds from the Green Bonds (the "Nominated Expenditures") and provide an assessment as to whether they meet the use of proceeds criteria and whether CTP complied with the reporting commitments in the CTP Green Bond Framework 2020 (the "Framework").² Sustainalytics provided a Second-Party Opinion on the Framework in August 2020.³ This is Sustainalytics' fifth annual review of allocation and reporting of the instruments issued under the Framework, following a previous review in August 2021, September 2022, October 2023 and November 2024.⁴

Evaluation Criteria

Sustainalytics evaluated the Nominated Expenditures and CTP's reporting based on whether they:

1. Meet the use of proceeds and eligibility criteria defined in the Framework; and
2. Reported on at least one key performance indicator (KPI) for each use of proceeds category defined in the Framework.

Table 1: Use of Proceeds Categories, Eligibility Criteria and Associated KPIs

Use of Proceeds Category	Eligibility Criteria	Key Performance Indicators
Green Buildings	1) Existing buildings owned and managed by CTP that have received the below certifications ("Existing Buildings"):	1) Number and floor space of Existing Buildings meeting the eligibility criteria
	i. Building Research Establishment Environmental Assessment Method (BREEAM): Outstanding, Excellent or Very Good;	2) BREEAM certification level (Outstanding, Excellent or Very Good)
	ii. Leadership in Energy and Environmental Design (LEED): Platinum or Gold;	3) LEED certification level (Gold or Platinum)
	iii. Other equivalent internationally and/or nationally recognized certifications.	4) Estimated annual CO ₂ emissions avoided (tCO ₂) from CTP's own operations
	Examples of activities performed to obtain the certifications:	5) Estimated water savings

¹ Of the 13 green bonds issued until March 2025, two were subsequently reopened (tapped) to raise additional capital, while two have reached maturity.

² CTP, "CTP Green Bond Framework", (2020), at: <https://ctp.eu/files/2020/09/CTP-Green-bond-framework.pdf>

³ Sustainalytics, "Second-Party Opinion, CTP Green Bond Framework", (2020), at: <https://www.sustainalytics.com/corporate-solutions/sustainable-finance-and-lending/published-projects/project/ctp-group/ctp-group-green-bond-framework-second-party-opinion/ctp-group-green-bond-framework-second-party-opinion.pdf>

⁴ CTP, "CTP NV Green Bond Report", at: <https://ctp.eu/investors/green-bond-framework/>

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	i. Offsite renewable energy purchase; ii. Waste management in place to ensure better recycling rates; iii. Incorporate clean transportation infrastructure (electric vehicle charging stations, bike facilities); iv. Building energy retrofits (equipment upgrades, lighting/HVAC or deep retrofits – systems/envelope).	6) Quantity of electricity used for EVs 7) Reduction of non-recyclable waste
2)	Investments in or expenditures related to construction, development and upgrades of new properties that have received or are expected to receive the below certifications ("New Construction Project"): i. BREEAM: Outstanding, Excellent or Very Good; ii. LEED: Platinum or Gold; iii. Other equivalent internationally and/or nationally recognized certifications	

Issuer's Responsibility

CTP is responsible for providing accurate information and documentation relating to the details of the projects, including descriptions, amounts allocated and impact.

Independence and Quality Control

Sustainalytics, a leading provider of ESG research and ratings, conducted the verification of the use of proceeds from CTP's Green Bonds. The work undertaken as part of this engagement included collection of documentation from CTP and review of said documentation to assess conformance with the Framework.

Sustainalytics relied on the information and the facts presented by CTP. Sustainalytics is not responsible nor shall it be held liable for any inaccuracies in the opinions, findings or conclusions herein due to incorrect or incomplete data provided by CTP.

Sustainalytics made all efforts to ensure the highest quality and rigor during its assessment process and enlisted its Sustainability Bonds Review Committee to provide oversight of the review.

Conclusion

Based on the limited assurance procedures conducted,⁵ nothing has come to Sustainalytics' attention that causes us to believe that, in all material respects, the Nominated Expenditures do not conform with the use of proceeds criteria and reporting commitments in the Framework. CTP has disclosed to Sustainalytics that the proceeds from the Green Bonds were fully allocated as of October 2025.

⁵ Sustainalytics' limited assurance process includes reviewing documentation relating to details of projects, as provided by the issuing entity, which is responsible for providing accurate information. These may include descriptions of projects, estimated and realized costs, and reported impact. Sustainalytics has not conducted on-site visits to projects.

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Detailed Findings

Table 2: Detailed Findings

Framework Requirements	Procedure Performed	Factual Findings	Error or Exceptions Identified
Use of Proceeds Criteria	Verification of projects to determine alignment with the use of proceeds criteria outlined in the Framework.	The Nominated Expenditures comply with the use of proceeds criteria.	None
Reporting Criteria	Verification of projects or assets to determine if impact was reported in line with the KPIs outlined in the Framework.	CTP reported on at least one KPI per use of proceeds category.	None

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Appendices

Appendix 1: Allocation of Proceeds

Table 3: Total Amount raised by Green Bonds Issuances

Green Bond Series	Issuance Date	Issuance Amount (EUR million)	Net Proceeds (EUR million)	Net Proceeds Outstanding (EUR million)
Green Bond 1	1 October 2020	650	645.17	183.17
Green Bond 2	18 February 2021	500	496.91	496.91
Green Bond 3	21 June 2021	500	494.44	494.44
Green Bond 4	27 September 2021	500	499.63	349.74
Green Bond 5 ⁶	27 September 2021	500	496.97	496.97
	1 July 2022	49.5	49.2	49.20
Green Bond 6	20 January 2022	700	698.16	473.76
Green Bond 7 ⁷	5 February 2024	750	743.36	743.36
	4 June 2024	74.78	76.42	76.42
Green Bond 8	21 November 2024	500	493.52	493.52
Green Bond 9	3 December 2024	50	49.96	49.96
Green Bond 10	10 March 2025	500	494.73	494.73
Green Bond 11	10 March 2025	500	496.15	496.15
Total		5,774.28	5,734.62	4,698.70 ⁸

Table 4: Projects Financed using Proceeds from Green Bonds

Use of Proceeds Category	Number of Eligible Buildings	Amount Allocated (EUR million)
Green Buildings	236	4,699.93
Total Amount Allocated		4,698.70
Total Net Proceeds Raised		5,774.28
Unallocated Proceeds as a Percentage of Ner Outstanding Proceeds (%)		0

⁶ The green bond issued in September 2021 was subsequently reopened in July 2022 to raise additional capital.

⁷ The green bond issued in February 2024 was subsequently reopened in June 2024 to raise additional capital.

⁸ Of the EUR 5,774.28 million net proceeds raised between October 2020 and June 2024, a total of EUR 1,035.92 million has since been repaid to investors in 2021 and 2025, leaving an outstanding balance of EUR 4,698.70 million.

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Appendix 2: Reported Impact

Table 5: Reported Impacts from Green Bonds

Use of Proceeds Category	Certification	Certification Level	Gross Lettable Area (m²)	Number of Eligible Buildings	Net Bond Proceeds Allocated (EUR million)	Share of Net Bond Proceeds	Energy Savings (MWh/yr)	GHG Emissions Avoided (tCO ₂ /yr)	Water savings (m³/yr)
Green Buildings	BREEAM	Outstanding	76,846	4	127.31	2.7%			
		Excellent	1,176,196	47	1,221.33	26.0%	261,726	90,001	55,082 ⁹
		Very Good	2,954,682	185	3,351.28	71.3%			
Total			4,207,724	236	4,699.93	100.0%	-	-	-

⁹ Impact of water savings is limited to green building investments in Romania.

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About Morningstar Sustainalytics

Morningstar Sustainalytics is a leading ESG research, ratings and data firm that supports investors around the world with the development and implementation of responsible investment strategies. For more than 30 years, the firm has been at the forefront of developing high-quality, innovative solutions to meet the evolving needs of global investors. Today, Sustainalytics works with hundreds of the world's leading asset managers and pension funds, which incorporate ESG and corporate governance information and assessments into their investment processes. Sustainalytics also works with hundreds of companies and their financial intermediaries to help them consider sustainability in policies, practices and capital projects. For more information, visit www.sustainalytics.com.

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