

Building a Caring Future Together Advertisement





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Healthcare Belgian REIT positioned for scalable growth and long-term value creation

100%⁽¹⁾
Occupancy rate

Inflation linked investment
portfolio

EUR 54.9 million
Net rental result⁽¹⁾

Active in Belgium, The
Netherlands, Spain, and
Ireland

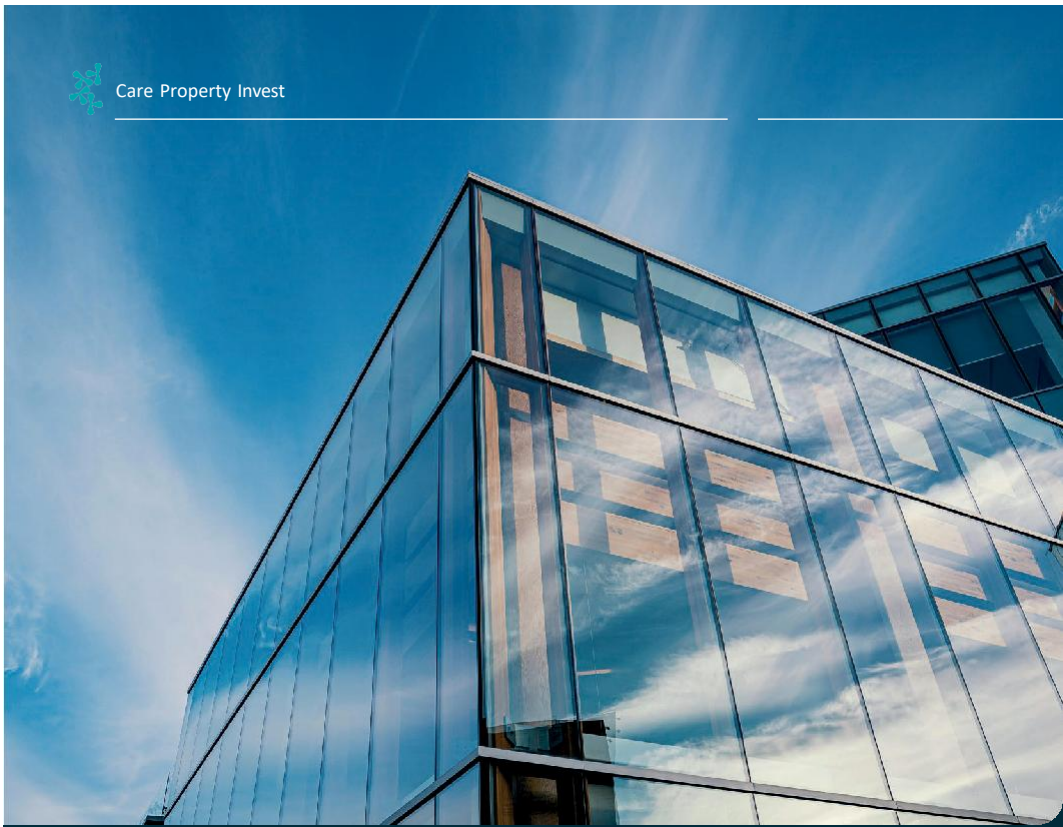


151⁽¹⁾
Acquired projects in portfolio

**Pure player healthcare Belgian
REIT/EPRA index**

Sustainable dividend policy

EUR 1.25 billion⁽¹⁾
Fair value property portfolio



01

Care Property Invest

Building a caring future together

02

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Value-driven expansion

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Strengthening the capital base

04

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High-end and sustainable buildings

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Improved diversification and competence

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Key investment highlights

Care Property Invest

Building a caring future together



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01



Strategic focus 1|2



Leveraging the potential of the 4 existing geographies to drive growth

Belgium, The Netherlands, Spain and Ireland

- Seize new opportunities within the constraints of the current market conditions
 - New projects that are **EPS accretive** on mid-term
- **Accelerate growth opportunistically**: Adopting an **agile approach** when market sentiment improves and financial conditions are favorable

Note: (1) As at 27 October 2025



Maintain strong financial discipline

- Focus on EPS growth while **maintaining leverage at healthy levels**
- **Sound hedging policy**, though allowing for interest risk management opportunities
- Increased economies of scale through **cost control and efficient operations** (single country team)
- Average tenor of outstanding debt of 4.25 years & average tenor of outstanding hedges of 6.39 years
- Diversified borrower base and **amortization of debt portfolio** is well spread over time: first expiry in 2027



Dividend stability for shareholders

- Improved outlook with a **payout ratio of ~90%**:
 - **DPS of EUR 1.00 ps** (2025 guidance)
 - Annual dividend **yield of 8.65%**¹



Strategic focus 2|2



Integrating sustainability across all operations

- **Future-proof buildings**
- **Long-term relationships** with stakeholders including operators, investors, banks, personnel and governments
- Ethical behavior and **good governance**



Dynamic management of the existing building portfolio

- **Profitability**
- Future-proof nature of the portfolio from an ESG perspective
- Operator coverage



Multi-solution approach for the legacy portfolio “Serviceflats”

- **Derisked net positive cashflows until 2043**
- Adopting a **case-by-case approach** for municipalities seeking to renew existing contracts
- Capital recycling in case of expiry

New portfolio transaction

Value-driven expansion



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02



Sizable portfolio acquired with an established tenant



830 Beds

191 Assisted living



€150.0m

Fair value



1

Tenant



**20y Extendable
lease period**



**~77,000
sqm**



€8.2m

Annual income

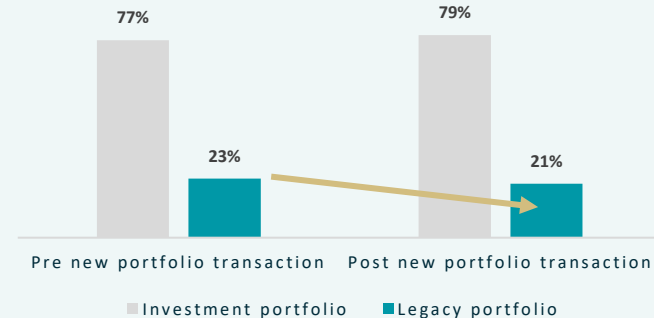


Rationale

- Mid-term EPS accretion
- Unlocking operational leverage and supporting sustained growth across the portfolio
- Korian emerges as CPI's largest occupier and is the sole tenant of the newly acquired portfolio, backed by a reinforced balance sheet, extended credit lines, and strong liquidity, affirming its status as a trusted operator
- Consistent with the long-term vision centered on sustainable development and profitable expansion
- In Belgium, the long-term care segment revenue showed an organic growth of 6.7%, supported by regular price increases and an occupancy rate that rose from 91.4% in H1 2024 to 92.3% in H1 2025⁽¹⁾
- Trust shown by sellers, being long-term specialists in the sector
- Reduces impact of expiry historical portfolio

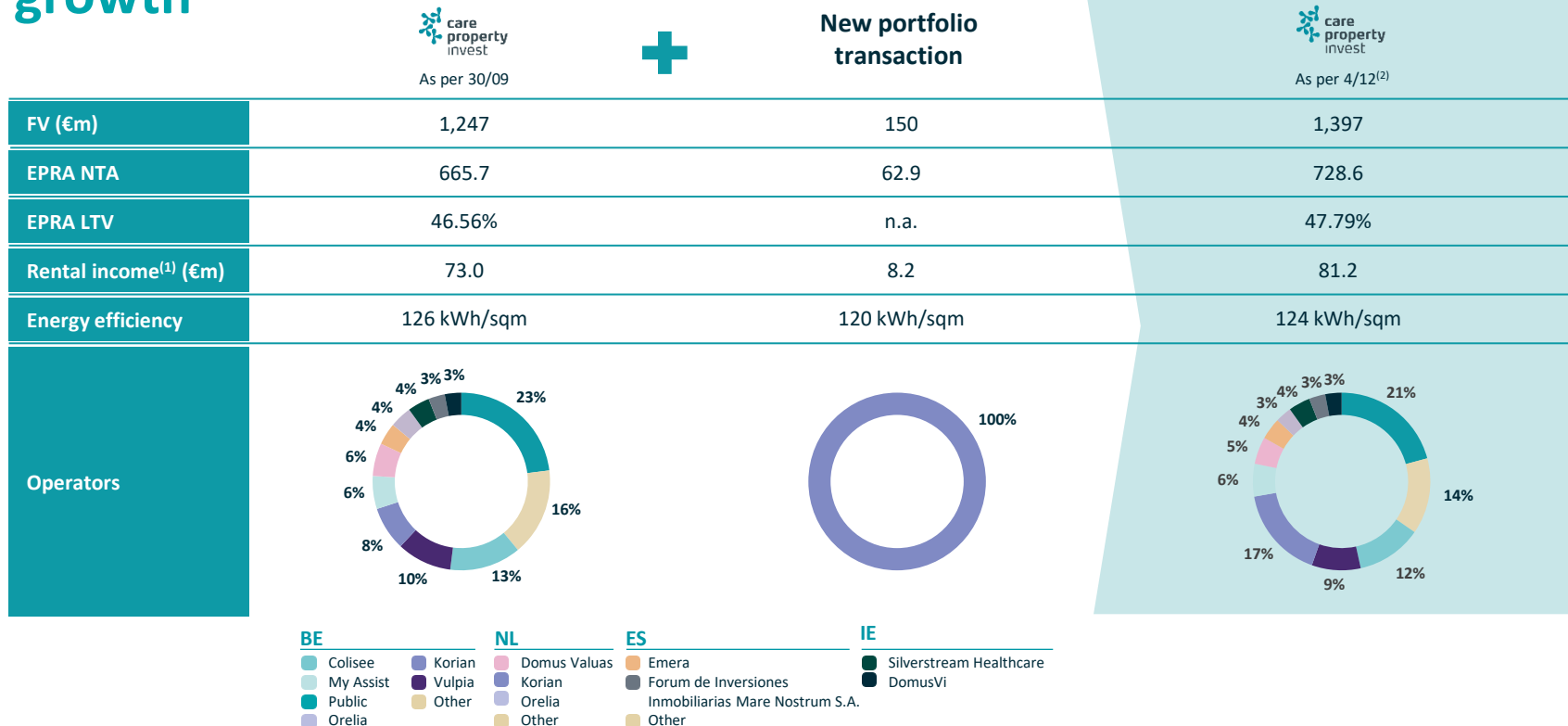


Strategic shift away from legacy assets⁽²⁾



The new portfolio transaction strengthens the importance of the non-legacy portfolio, aligning with strategic portfolio renewal

The new portfolio transaction as a catalyst for sustainable growth



Note: (1) Annual income, based on guidance; (2) Pro forma, subject to the closing of the capital increase

Investment opportunity

Strengthening the capital base



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03



Transaction summary – offering details

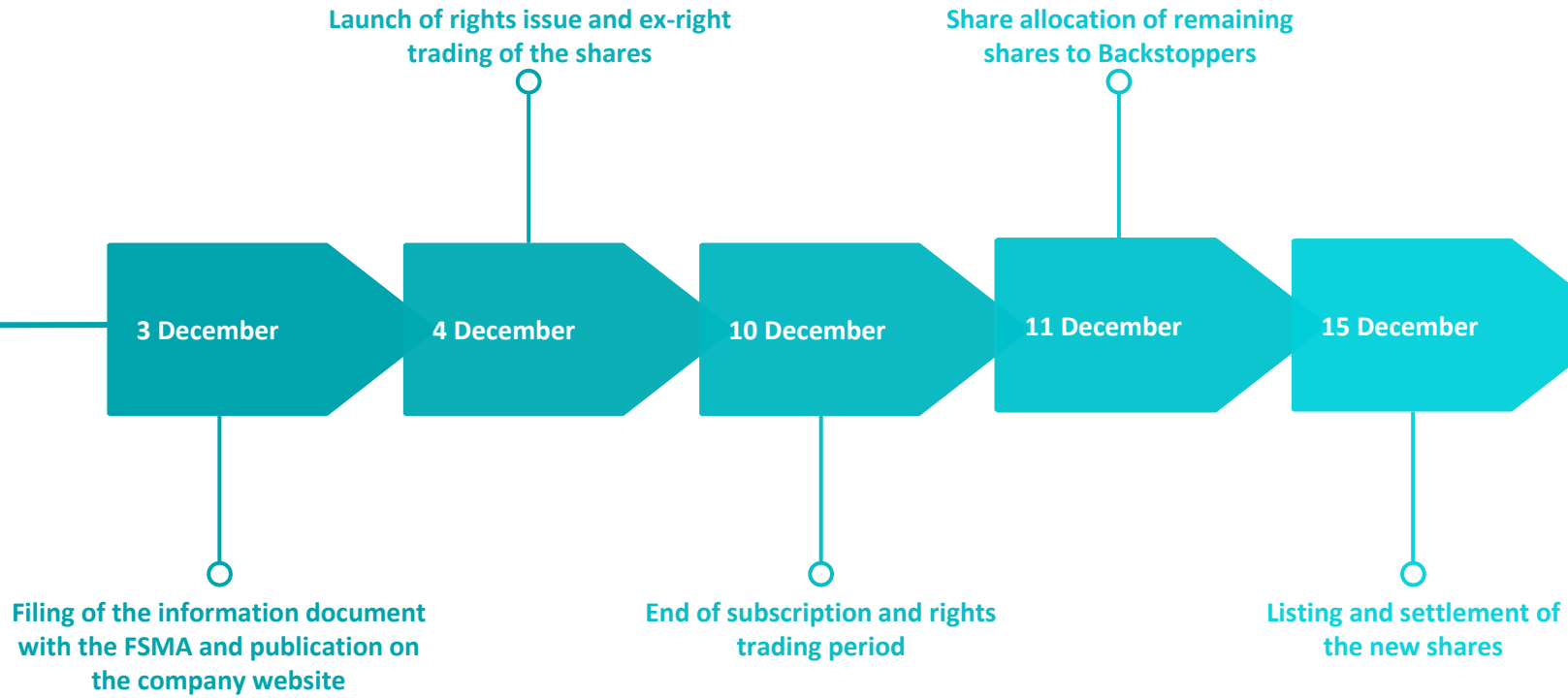
Offering size	Up to ca. EUR 55.5 million represented by 5,284,119 new shares
Offering terms	<ul style="list-style-type: none"> Subscription ratio: 1 new share per 7 rights (one right per existing share) Subscription price: EUR 10.5 per new share
Offering period	<ul style="list-style-type: none"> Subscription period: 4 December 2025 – 10 December 2025 (16:00 CET)
Structure	Capital increase by means of a synthetic rights issue with extra-legal preferential subscription rights tradeable on Euronext Brussels
Commitments	Sakolaki NV, Mr. Dirk Van den Broeck, Konrad Invest BV and Korian Belgium NV (the “Backstoppers”) together have irrevocably committed to subscribe for all new shares that are not subscribed for through exercise of the extra-legal preferential rights for an amount of up to EUR 55.5 million in a private placement at the subscription price of EUR 10.50 per new share
Distribution	The new shares will have the same rights as the existing shares, on the understanding that, because of the detachment of dividend coupon 19 and right coupon 20 on 3 December 2025 (after market close), they will not participate in the Company’s results for the period from 1 January 2025 up to and including 3 December 2025
Use of proceeds	Proceeds from the Offering are intended to support the acquisition of shares in a company with a portfolio of nine healthcare real estate sites, representing a total investment value of approximately EUR 142.6 million and an annual rental income of approximately EUR 8.2 million, which was completed on 2 December 2025 (the “Acquisition”)



Catalyzing the next chapter of growth for **Care Property Invest** through a transaction designed to unlock **portfolio expansion** and **sustainable value creation**



Focused multi-day timeline



Our portfolio

High-end and sustainable buildings



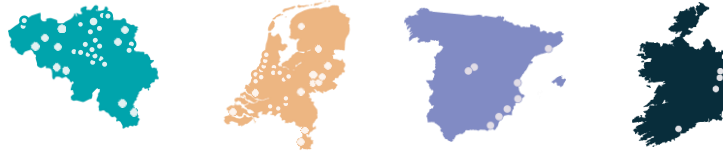
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04

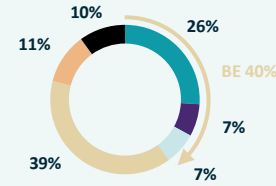


A growing footprint across resilient markets



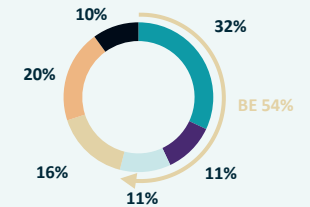
Country	Belgium	The Netherlands	Spain	Ireland
FV (€m)	786	249	117	95
Occupancy rate (%)	93.64	84.41	94.29	97.18
Valuation yield (%) ⁽¹⁾	5.49	5.70	5.81	5.96
Rental Income (€m)	36.3	10.0	4.5	4.1
Sites	108	27	8	7
Area (sqm)	412,128	62,599	80,104	30,941
Energy efficiency	126 kWh/sqm			

Geographical distribution of the number of projects⁽²⁾



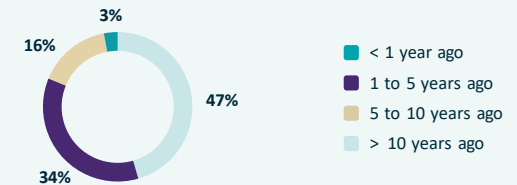
■ Flemish Region (BE)
■ Walloon Region (BE)
■ Brussels-Capital Region (BE)

Geographical distribution of the number of residential units⁽²⁾



■ The Netherlands (NL)⁽³⁾
■ Spain (ES)⁽⁴⁾
■ Ireland (IE)

Investment properties in operation



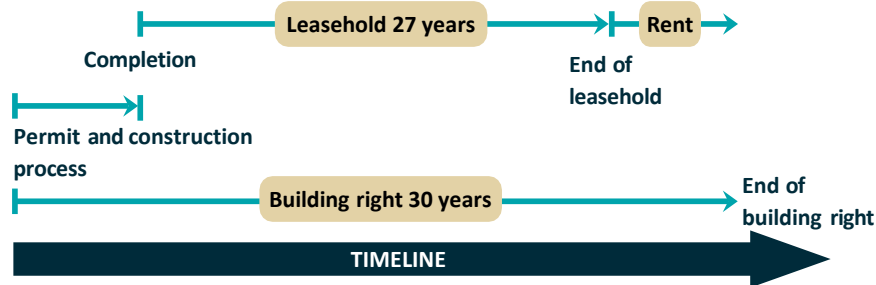
Notes: General: all numbers are as of 30 September 2025 (1) Calculated as the average cap rate used by valuers to get to the Q3 portfolio valuation; (2) Excludes finance lease projects, all of which are located in the Flemish Region; (3) As of 30 September 2025, the investment property 'St. Josephkerk' in Hillegom (NL) is still under development; (4) As of 30 September 2025, the investment property 'Solimar Elche' in Elche (ES) is still under development



The legacy portfolio as a foundation of stability and value



- Initiative of the Flemish government
- Building and financing of 2,000 qualitative and affordable service flats targeted at 75+ year-olds (assisted living units) in Flanders and Brussels
- Cooperation with:
 - Local governments and municipalities
 - Non-Profit Organisations ('Caritatieve vzw's/ASBL caritative or 'NPOs')⁽¹⁾
- Subsidised structure by the Flemish government
- Realised⁽²⁾:
 - 1,988 assisted living units built on 76 sites in Flanders Investments of €162.97m⁽³⁾ generating a rental income of €16.95m (for the full financial year 2025)**



Legacy portfolio strengths



Collection risk is mitigated by long-term leases with **government-backed counterparties**



Current accounts may not fully reflect the underlying **net asset value**



Market perception of cash flow risk may be overstated, partly due to conservative assumptions on cost of capital, while the legacy portfolio requires **only minimal reinvestments**



Favorable yield levels when benchmarked against comparable new developments

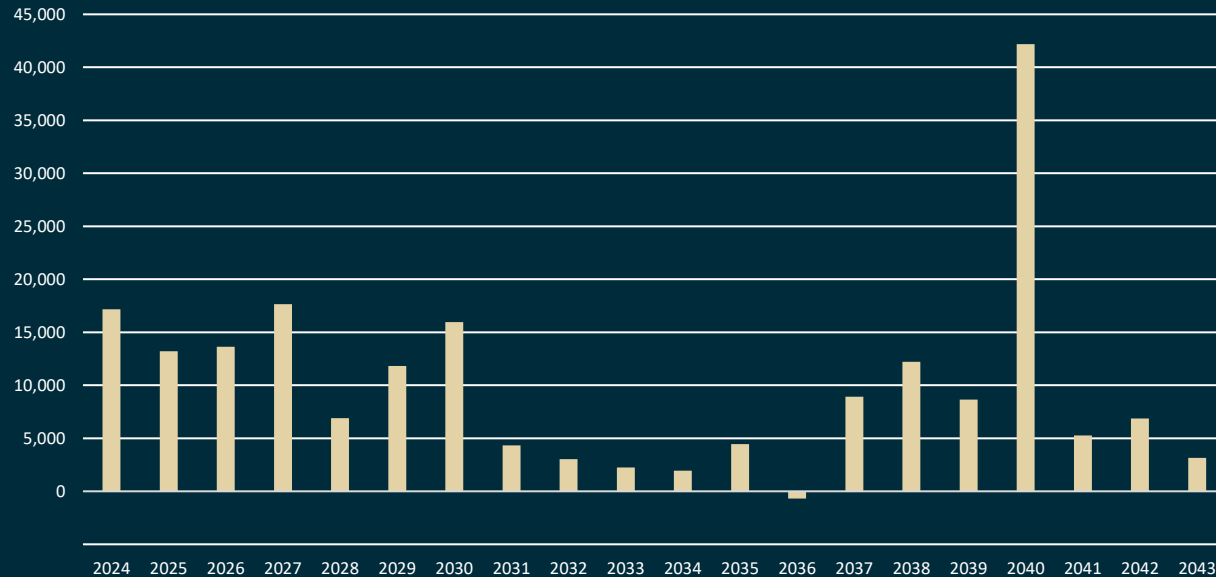


CP Invest may offer **valuation upside potential**, with re-rating possible under less conservative yield assumptions



Derisked net positive cashflows until 2043

In €k



The legacy portfolio generates **derisked and stable cashflows⁽¹⁾**, supported by long-term leases and strong counterparties. This predictable income stream underpins a **resilient financial profile** and provides clear visibility on future earnings, ensuring **robust and sustainable performance across market cycles**

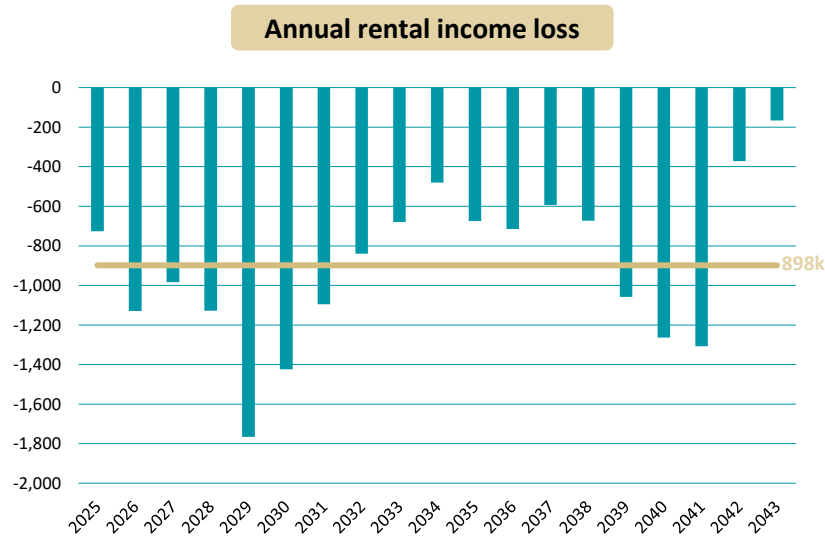


The fair value of the portfolio has been conservatively estimated, as no future inflation has been factored in, thereby implying the presence of a potential **hidden value**

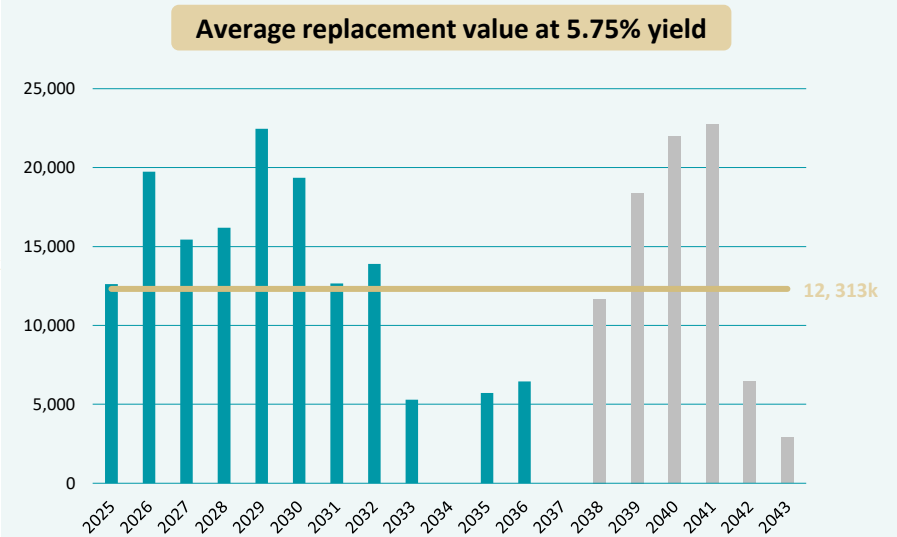


Annual rental income loss and average needed replacement value

In €k



→ **Average rental income loss** represents just **1.2%** of **2025 rental income⁽¹⁾**, highlighting **minimal impact on overall performance**



→ **The new portfolio transaction would offset replacement requirements of 12 years**








An ageing population driving long-term demand for healthcare real estate across Europe

Belgium

-  +136% growth of population (age 85+)
-  +20% growth of population (age 66-85)
-  150,000 beds available
-  20,000 beds required by 2030
-  **Mature market** with high construction standards and professional counterparties




Spain

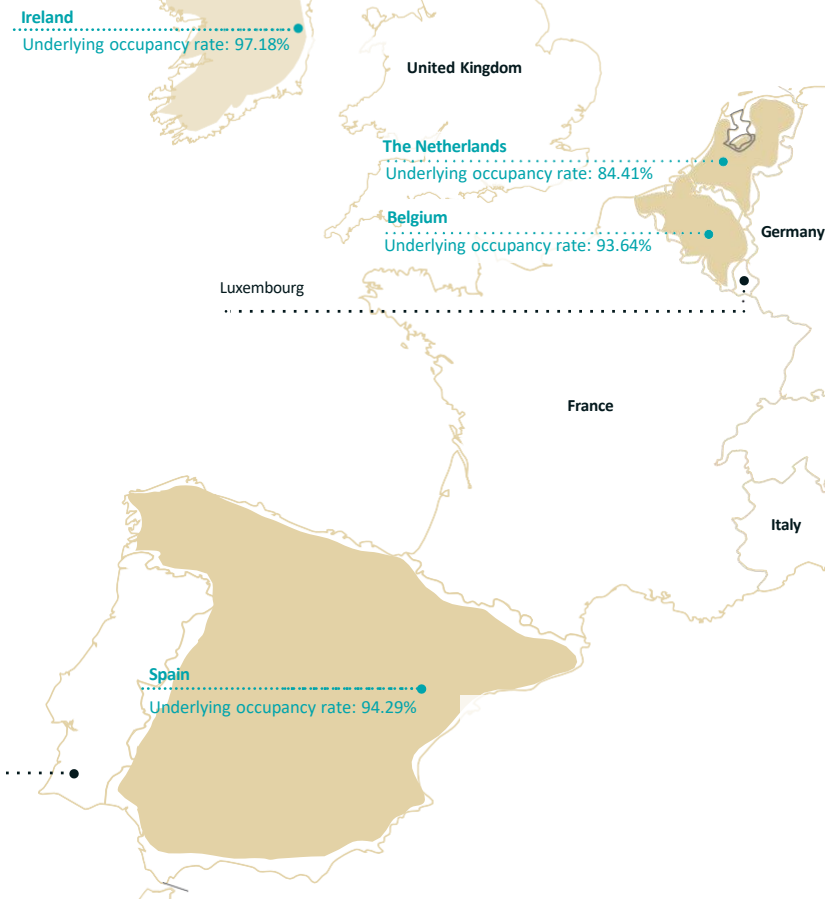
-  +152% growth of population (age 85+)
-  +31% growth of population (age 66-85)
-  41,000 beds available
-  100,000 beds short (WHP standards)
-  **Less regulatory constraints** in private sector (fewer subsidy dependencies)

The Netherlands

-  +157% growth of population (age 85+)
-  +13% growth of population (age 66-85)
-  152,500 beds available
-  **Outdated not- for-profit healthcare assets**
-  **Mature market** with high construction standards and professional counterparties

Ireland

-  +250% growth of population (age 85+)
-  +72% growth of population (age 66-85)
-  32,000 beds available
-  18,000 beds required by 2036
-  **Fair Deal Scheme: Stable income stream** for operators from public authorities

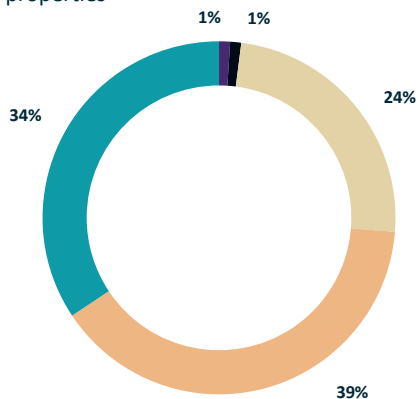




Strong tenant retention reflected in average unexpired lease terms of 15-19 years across geographies

Unexpired lease term

Investment properties



30 September 2025

■ < 5 years

■ > 10 years < 15 years

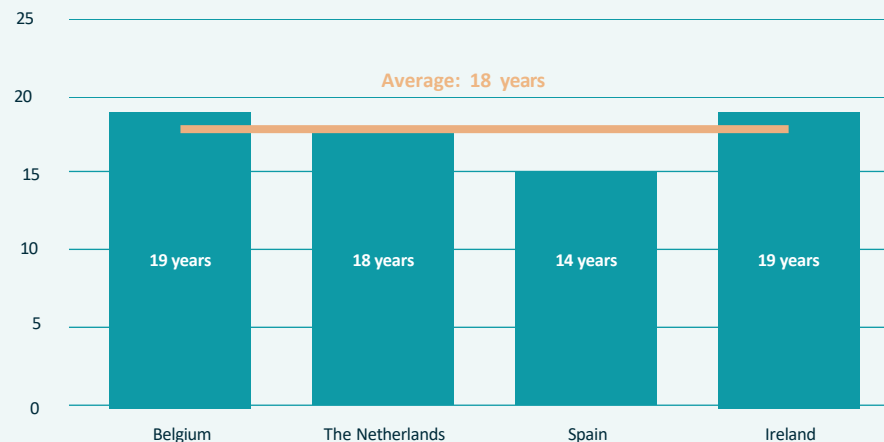
■ > 5 years < 10 years

■ > 15 years < 20 years

■ > 20 years

Average unexpired lease term by country

Investment properties



Financials

Figures and guidance



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05



Q3 2025

Figures

Operational KPI's

- Rent collection rate: 98%
- Average indexation 2025: 3.08%
- Occupancy rate: 100% - stable average real occupancy rate: 92.98%

We dispose of a well-managed portfolio of assets in well-chosen geographies

Good solvency and liquidity

- EPRA LTV: 46.56%
- Very limited future cash-out committed developments: EUR 0.5 million
- Stable valuation portfolio: +0.17% FV in 2025.
- Available capacity on credit lines as at 30 September 2025: EUR 74 million

Guidance 2025

Improved 2025 outlook:
with a payout ratio of ~90%:

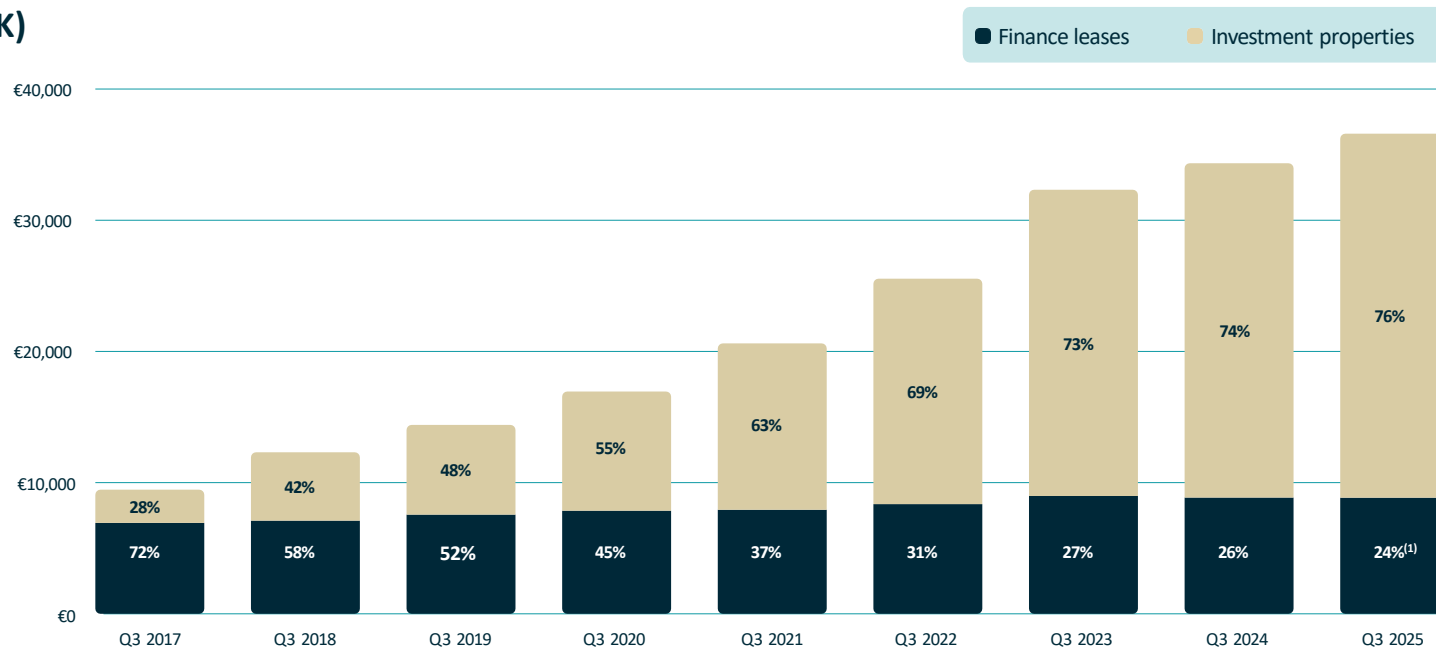
Sustained dividend (EUR)

→ EPS 2025 (guidance)	1.13	0.03	1.16
→ DPS 2025 (guidance)	1.00		1.00
	■ Recurring	■ Non-recurring	

- Increase in rental income
from EUR 69.6 million to EUR 73 million (+5%)

Sustained returns via rental income uptrend

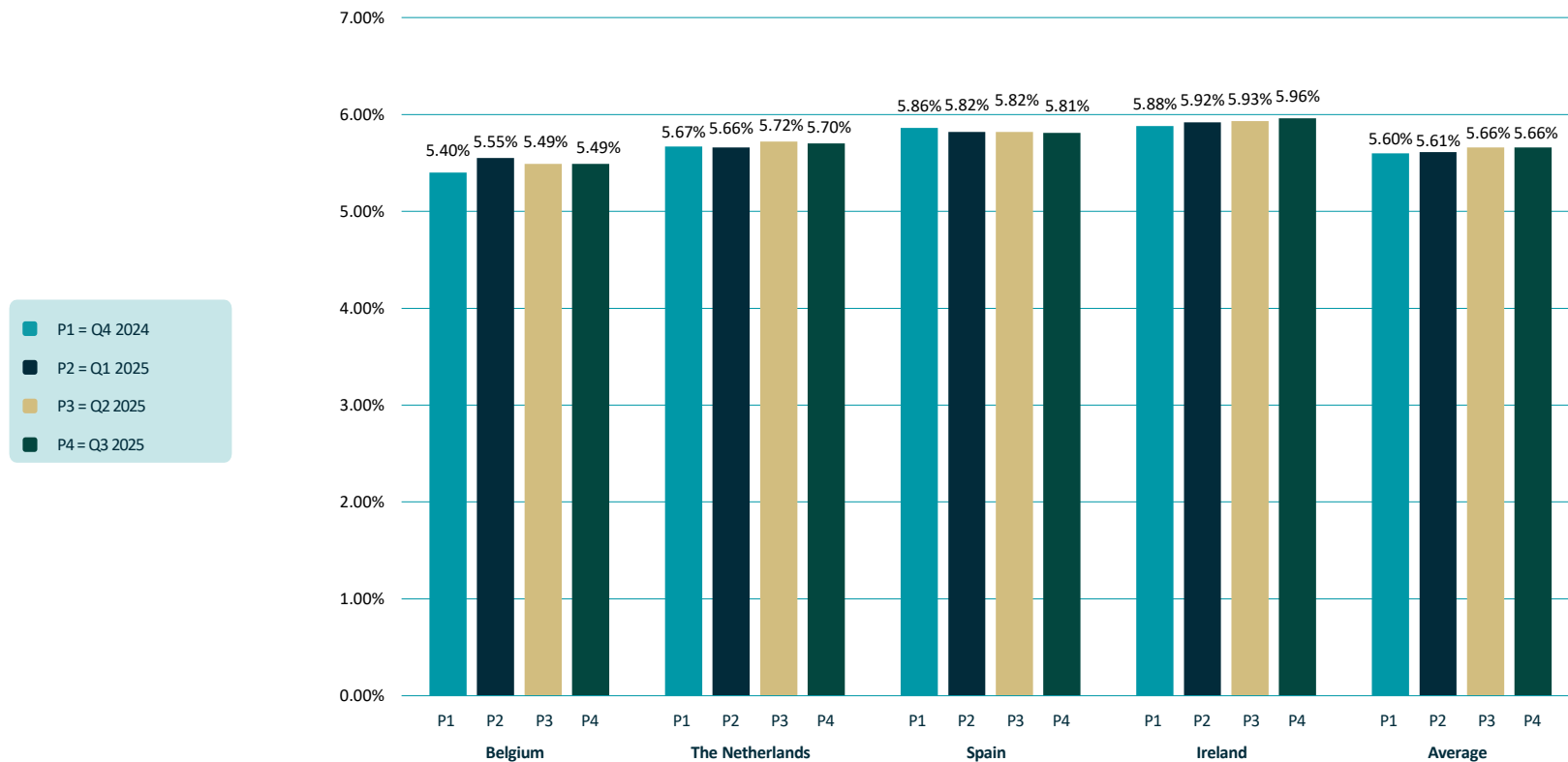
Breakdown (in €K)



	Q3 2017	Q3 2018	Q3 2019	Q3 2020	Q3 2021	Q3 2022	Q3 2023	Q3 2024	Q3 2025
Investment properties	€ 4,145	€ 7,833	€ 10,545	€ 14,728	€ 19,904	€ 27,410	€ 35,691	€ 38,684	€ 41,746
Finance leases	€ 10,411	€ 10,808	€ 11,347	€ 11,832	€ 11,900	€ 12,427	€ 13,319	€ 13,294	€ 13,193
Total rental income	€ 14,556	€ 18,642	€ 21,892	€ 26,560	€ 31,804	€ 39,837	€ 49,010	€ 51,979	€ 54,939

Note: (1) In addition to the OCMWs in the historical portfolio, there are leases with non-profit organizations (VZWs) in place as well. Additionally, three other leases were concluded and are not part of the historical portfolio

Gross yields resilience on fair value



Sustainability & Governance

Improved diversification and competence



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06



Future-proofing through energy efficiency and strong leadership

Sustainability

Energy Efficiency target

110
kWh/m²

CPI commits to reach an average energy efficiency of 110 kWh/sqm by 2030⁽¹⁾, with the new portfolio contributing to the achievement of the target

-5% yoy

126
kWh/m²

As monitoring coverage progresses, CP Invest obtains an increasingly realistic view of our portfolio's energy consumption

Recent building portfolio

Recently constructed and energy- efficient investment properties reduce the risk of stranded assets⁽²⁾



Investment Properties

10.3 years



Finance leases

19.6 years

Peer review

	2023	2024	Target 2030
Care Property Invest	132 kWh/sqm	126 kWh/sqm	110 kWh/sqm
Peer 1	152 kWh/sqm	143 kWh/sqm	130 kWh/sqm
Peer 2	158 kWh/sqm	154 kWh/sqm	130 kWh/sqm



Governance

Company leadership



Expanded Executive Committee with key strategic roles, Chief Legal Counsel (Willem Van Gaver) and Chief Business Development Officer (Philip De Monie), reinforcing CP Invest's in-house expertise



Renewed governance momentum with a newly composed Board of Directors, reinforcing strategic oversight and long-term value orientation: adding experience in different areas (healthcare, corporate governance, finance)

Notes: (1) Excluding initial portfolio; (2) The finance leases mainly comprise CP Invest's initial portfolio which represent 18% of the entire portfolio (based on fair value). Upon expiry of the building right under finance leases, the building becomes property of the landowner by accession, subject to any contractual end-of-right compensation

Share and shareholders

A solid investment



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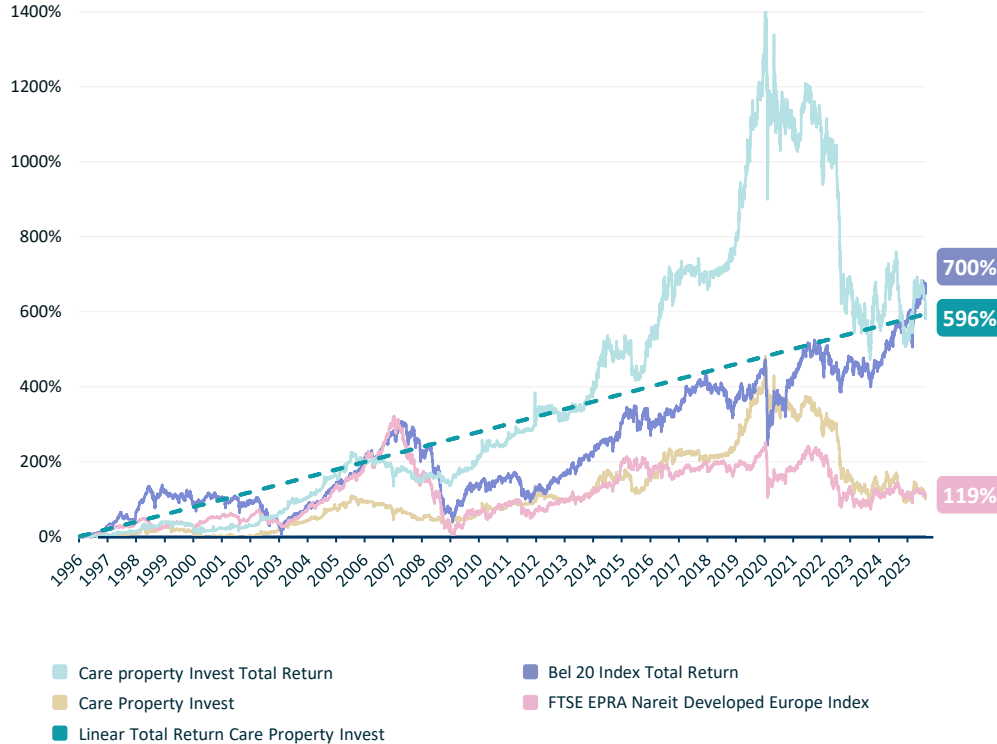
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07



Turning dividends into durable performance since 1996

Performance ⁽¹⁾



Source: Euronext

Notes: (1) The performance graph covers the period from IPO date, 7 February 1996, to 29 October 2025. The total performance of the FTSE EPRA exclude dividend reinvestment; (2) Annualized total return (including reinvestment of dividends) since CP Invest IPO date; (3) Average monthly inflation from Statbel for the period February 1996 until October 2025

β

care
property
invest

0.52

BEL20
by Euronext

1.00

Attractive risk-return profile

%

care
property
invest

6.74%

BEL20
by Euronext

7.24%

Annual total return⁽²⁾

Consistent long-term returns underline robust performance



Annual average inflation Belgium⁽³⁾

2.28%



Total return of the share (incl. reinvestment of dividends) since IPO: 596%



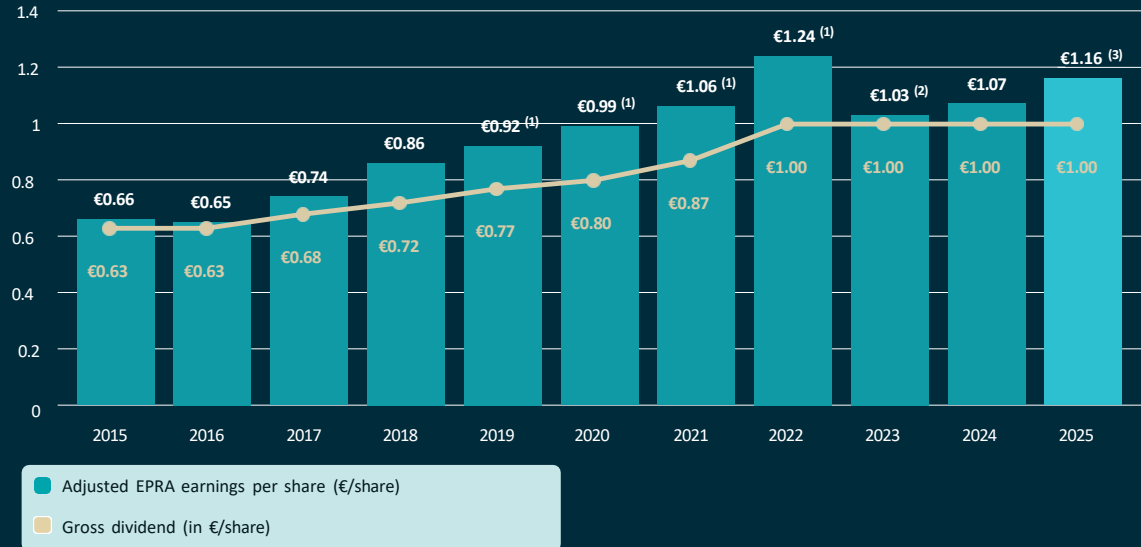
A dividend legacy built on care, commitment and continuity



A **gross dividend** of **€1.00/share** was agreed by the general meeting for financial year 2024 and CP Invest aims to keep this stable for 2025



The **gross dividend yield** amounts to 8.76% based on FY 2024 figures



Dividends are subject to 15% withholding tax

Notes: (1) Earnings per share on the rise, despite 2 capital increases in 2019 totaling €23 million (capital + share premium) and 3 capital increases in 2020 totaling €99 million (capital + share premium), 2 capital increases in 2021 totaling €68 million (capital + share premium) and 2 capital increase in 2022 totaling €18 million (capital + share premium); (2) Decrease in earnings per share, due to creation of additional shares by capital increase on 24 January 2023 of €108 million (capital + share premium); (3) Outlook

Key investment highlights



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08

Key investment highlights

- 1** Consistent execution of the focused strategy with a long-term view on value creation
 - 2** Cost efficient operations – economies of scale - single country team
 - 3** Stable and predictable long-term cash flows: risk – averse and acyclical profile
 - 4** Attractive gross dividend yield of 8.59%⁽¹⁾
 - 5** Committed to accelerating growth through selected opportunities
-

Appendix



**Building a Caring
Future Together**

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08



Key take-aways

Highlights

- ✓ Pure Play Healthcare Belgian REIT / EPRA Index
- ✓ 4 Core Countries
- ✓ Portfolio, expertise & track Record in public and private sector
- ✓ Energy efficient portfolio (KWH....)
- ✓ 'Inflation linked' investment portfolio
- ✓ Lean, mean and agile organisation structure
- ✓ Growth potential in all markets
- ✓ Access to funding
- ✓ Sustainable relationships with stakeholders in view of LT value creation
- ✓ Committed and investor-aligned management team geared to create long-term value growth
- ✓ Profitability in line with conservative risk profile
- ✓ Stable Cash Flows based on LT contracts (leases 9 yrs; investment portfolio 18 yrs)
- ✓ 23% of income on public sector
- ✓ Cost control & financial discipline
- ✓ Sustained dividend policy
- ✓ Optimized shareholder distribution (15% withholding tax)



Key figures: Q3 2025

Financial



- ✓ **Fair value portfolio:** 1.25 B EUR
 - Leases: 218 M EUR (18%)
 - Investm. Prop.: 1,029 M EUR (82%)
- ✓ **Income:** 54.9 M EUR (+5.7%)⁽¹⁾
- ✓ **EPRA Earnings:** 33.2 M EUR (+9.9%)⁽¹⁾
- ✓ **EPS:** 0.90 EUR
- ✓ **EPS (FY guidance):** 1.16 EUR
- ✓ **DPS (FY guidance):** 1.00 EUR - 15% withholding tax

Operations



- ✓ 4 Countries
- ✓ 151 sites
- ✓ 25 operators
- ✓ 100% Occupancy
- ✓ New investment 2025: 'Fleurâge Residences' in Bloemendaal (NL)

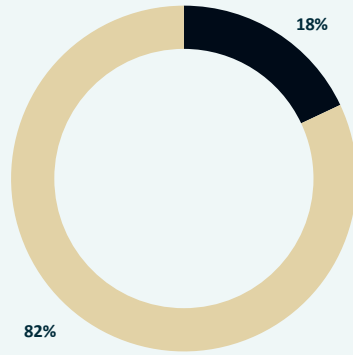
Risk



- ✓ EPRA LTV: 46.56%
- ✓ Headroom on financing: 74 M EUR
- ✓ Average cost of debt: 3.06%
- ✓ Discount NTA vs Share price: -35.3%
- ✓ WA Tenor leases: 9 yrs WA
- ✓ Tenor rents: 18 yrs
- ✓ Relatively 'a-cyclical'

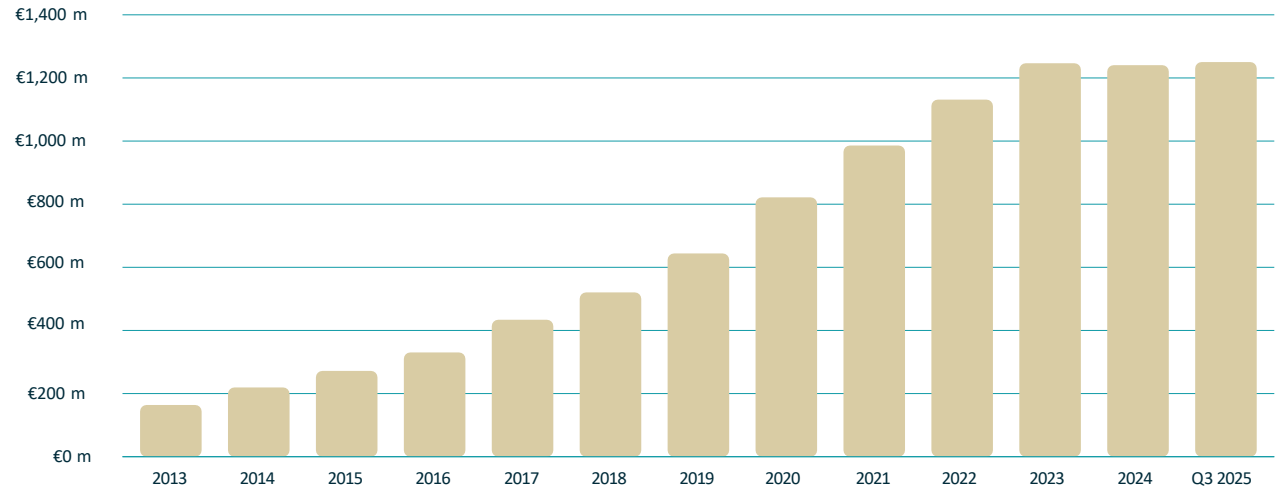


**Split in investment properties vs
finance leases at fair value as at 30
September 2025**



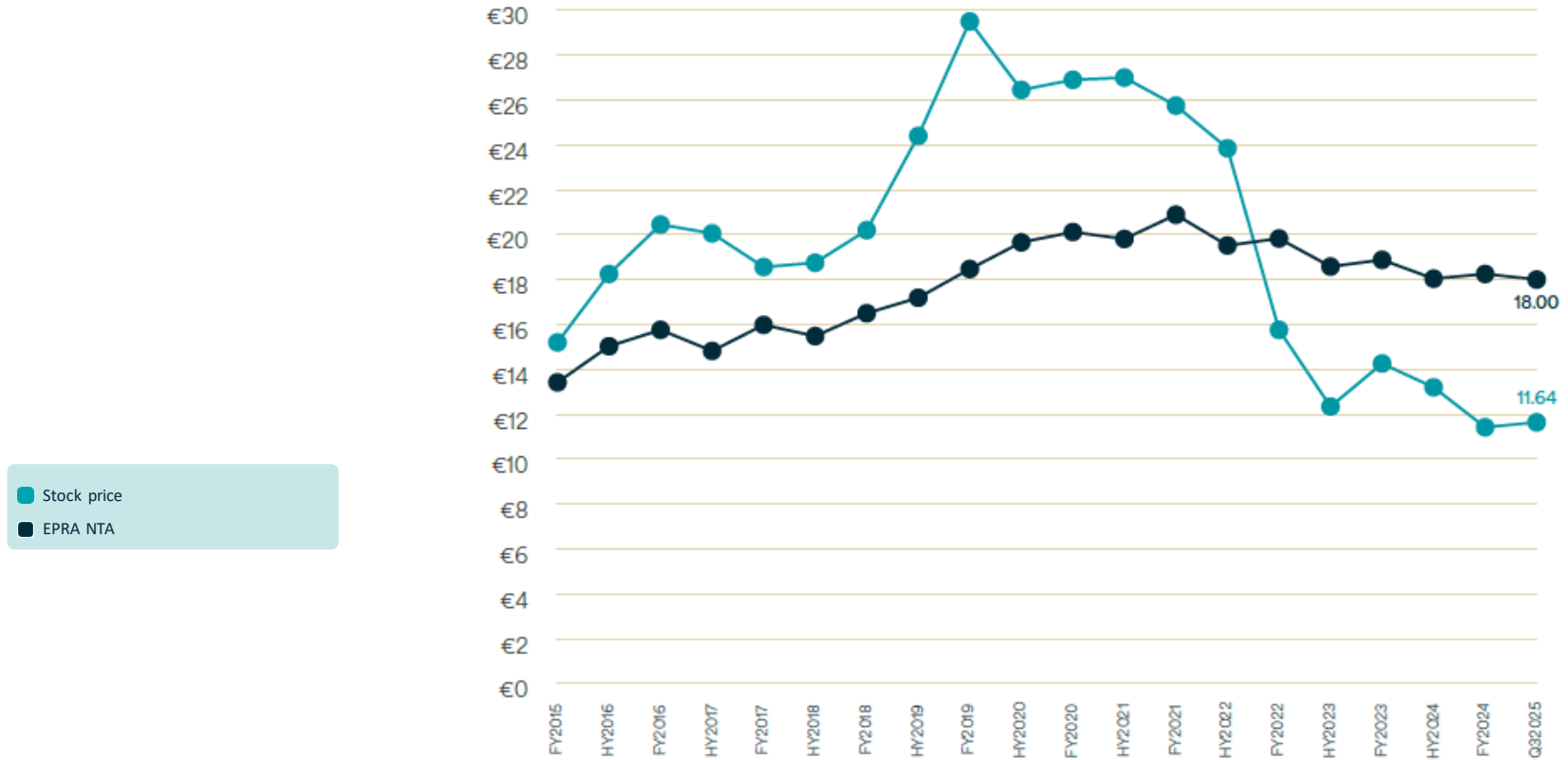
- Finance leases (IFRS 16)
- Investment properties (IAS 40)

**Evolution of fair value of total portfolio
in million EUR**





Evolution Stock price and EPRA NTA





Projects

NEW ACQUISITIONS 2025

Project	Location	Date	Type	Conv. Value (In € million)	Agreement	Operator
The Netherlands						
Fleuråge Residences	Bloemendaal	15/01/2025	Acquisition	€ 10.1	20 Y - triple net	Domus Valuas
Total				€ 10.1		

DISPOSALS 2025

Project	Location	Selling Date	Type	Conv. Value (In € million)	Agreement	Operator
Belgium						
De Nieuwe Ceder	Deinze	01/10/2025	Investment Property	€ 9.4	N/A	Selys & Kompas
Total				€ 9.4		

NEW COMPLETIONS 2025

Project	Location	Date	Type	Conv. Value (In € million)	Agreement	Operator
The Netherlands						
't Nieuwland	Almelo	18/04/2025	Development	€ 8.9	20 Y - triple net	Saamborgh
Total				€ 8.9		



Projects

EXPECTED COMPLETIONS 2025

Project	Location	Date	Type	Conv. Value (in € million)	Agreement	Operator
Spain						
Solimar Elche	Elche	Q4 2025	Development	€ 10.9	20 Y - triple net	Vivalto
Total				€ 10.9		

Key figures: P&L statement

Period closed on 30 September - in K EUR	2025	Var	2024	Var	2023
Net rental result	54,939	5.70%	51,979	6.06%	49,010
Real estate operating result	54,916	5.67%	51,968	6.09%	48,983
General expenses and other operating result (cash)	-6,325	6.59%	-6,771	0.70%	-6,819
Operating cash result	48,591	7.51%	45,196	7.19%	42,164
Financial income	2		5		21
Financial expenses	-13,998	2.10%	-14,297	-11.58%	-12,814
Financial result excl. changes in fair value of financial instruments	-13,995	2.08%	-14,292	-11.72%	-12,793
Adjusted EPRA earnings before taxes	34,595	11.94%	30,904	5.22%	29,371
Taxes	-1,417		-703		-482
Adjusted EPRA earnings	33,178	9.86%	30,202	4.54%	28,889
The weighted average number of shares issued	36,989		36,989		36,989
Adjusted EPRA earnings per share based on weighted average outstanding shares	0.90	9.86%	0.82	4.54%	0.78
Adjusted EPRA earnings	33,178		30,202		28,889
Profit- or loss margin on projects attributed to the period	-615		-578		-2,256
Depreciation and (reversal of) amortisation	-308		-465		-369
EPRA earnings	32,255		29,159		26,263
Changes in fair value of real estate investments (+/-)	1,588		-2,130		-18,865
Changes in fair value of financial instruments (+/-)	3,001		-4,334		4,415
Deferred Taxes	-440		12		2,196
Net result / Global result	36,404		22,707		14,009



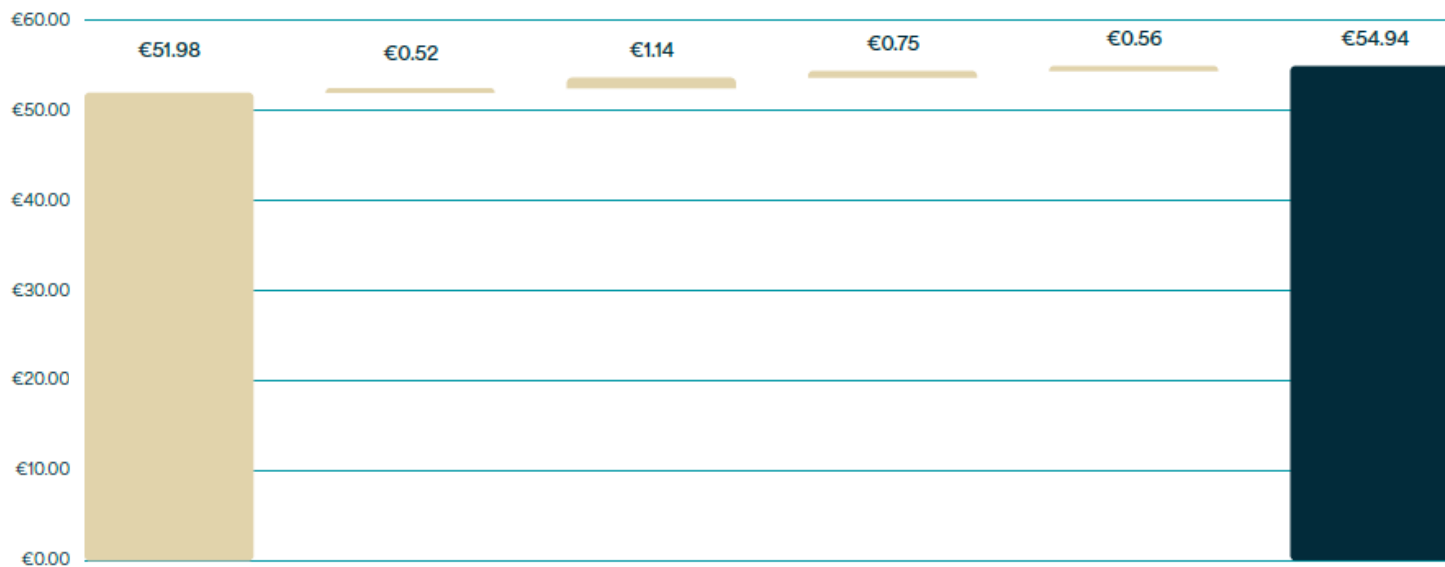
General expenses: 2025 includes the one-off reversal of an accrual for 960 KEUR



Impact of **abolishment of FBI** in 2025 estimated at **approx. 800 KEUR**

Rental income

In million EUR



Rental Income Sept YTD 2024	Belgium	The Netherlands	Spain	Ireland	Rental Income Sept YTD 2025
Change:	BE	NL	ES	IE	Total
Change:	1.44%	12.79%	19.66%	15.78%	5.69%
Like-for-like change:	+1.77%	+3.33%	+2.85%	+1.82%	+2.11%

Key figures: balance sheet



Stable like-for-like valuations

+0.17% compared to
31 December 2024.

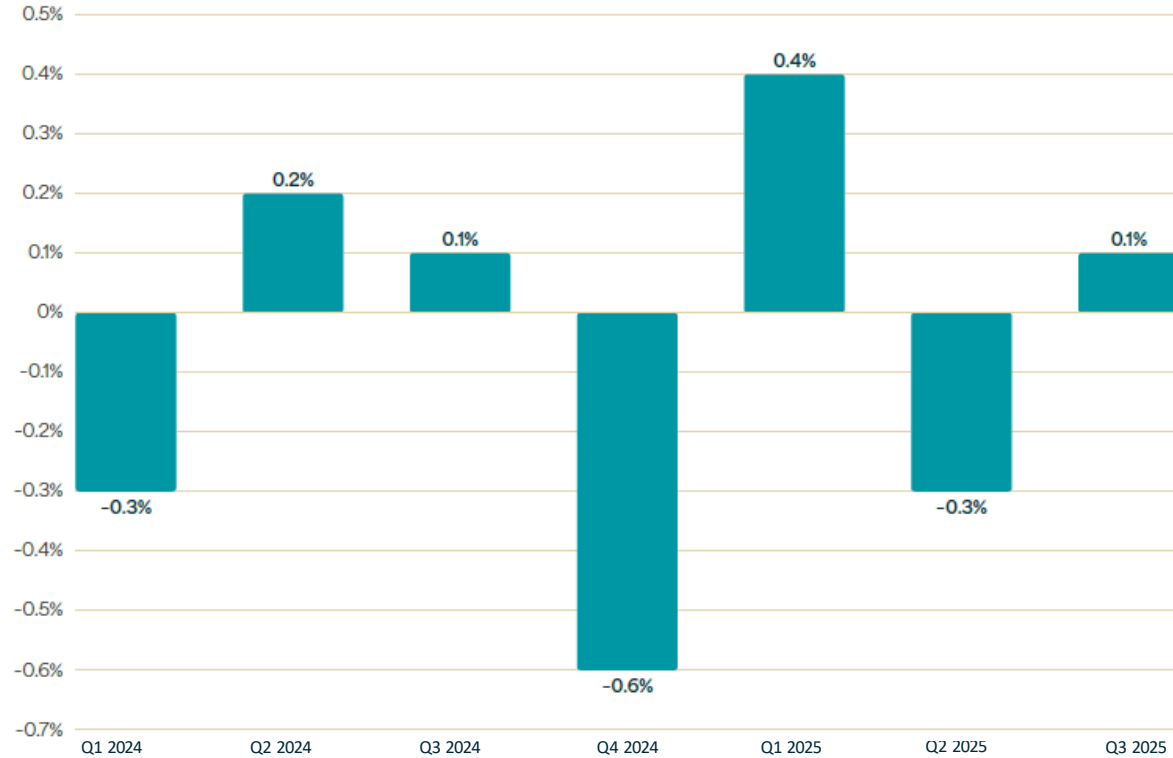
Consolidated in K EUR			
	Q3 2025	FY 2024	FY 2023
Receivables financial leases	166,234	166,440	166,705
Trade receivables related to fixed assets	7,576	8,192	8,968
Investment properties	1,019,989	1,015,282	994,465
Other assets not included in debt ratio	20,494	20,487	23,749
Other assets included in debt ratio	23,486	12,680	23,523
Cash & cash equivalents	2,477	2,866	2,499
Total assets	1,240,256	1,225,947	1,219,910
Equity	626,303	626,888	638,135
Financial debt & liabilities included in debt ratio	592,283	575,411	557,996
Other liabilities not included in debt ratio	21,670	23,648	23,779
Total equity and liabilities	1,240,256	1,225,947	1,219,910
Debt ratio	48.56%	47.73%	46.65%



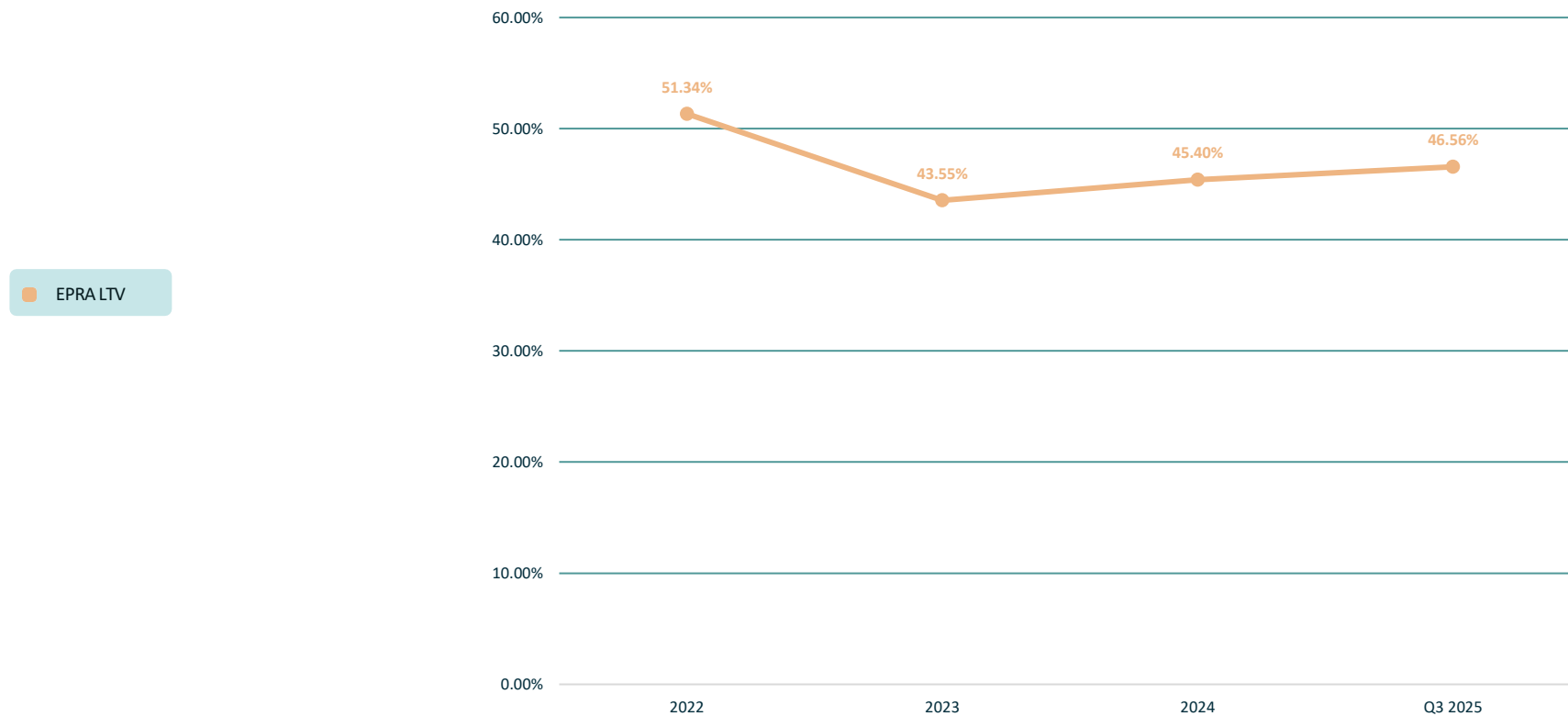
Like-for-like portfolio valuation



Average overall
valuation yield of 5.66%



Debt ratio under control





Financial headroom

Debt ratio

EPRA LTV of 46.56% gives margin:

→ Up to 45%: for €-35.4 million

→ Up to 50%: for €86.0 million

Debt ratio of 48.56% (RREC-law) gives margin:

→ Up to 50%: for €35.3 million

→ Up to 60%: for €349.0 million (covenant credit contracts)

→ Up to 65%: for €572.8 million (RREC-Royal Decree)

Future cash-out committed developments as at 30 September 2025:
€0.5 million (Elche)

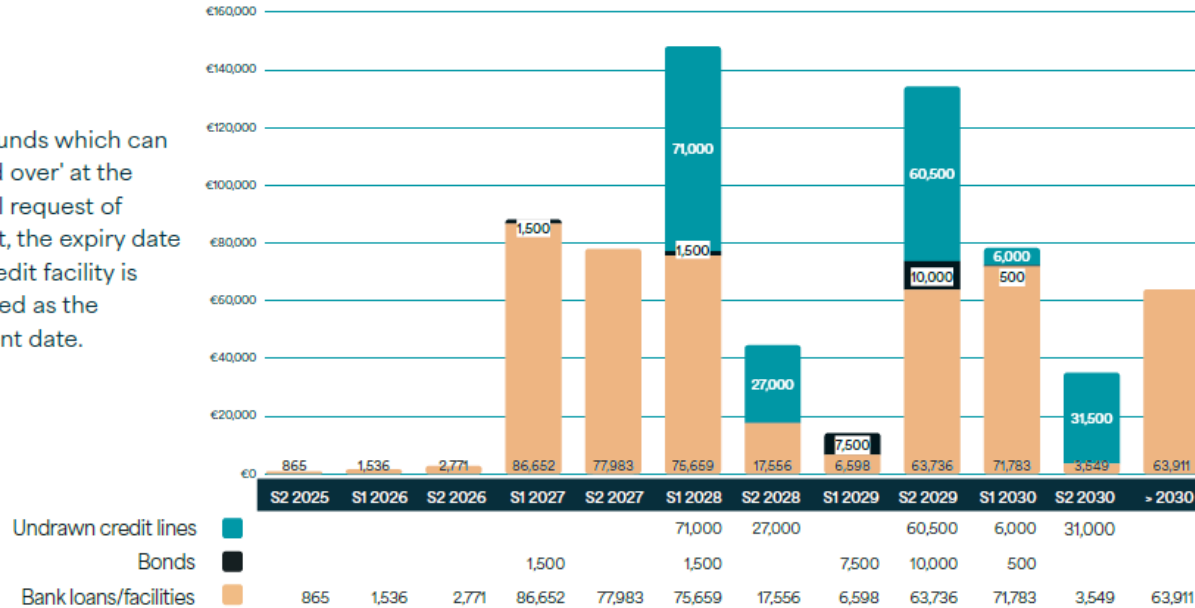


Debt Maturity Wall

in K EUR⁽¹⁾



For the funds which can be 'rolled over' at the unilateral request of CP Invest, the expiry date of the credit facility is considered as the repayment date.



The undrawn credit lines also include the specific back-up lines within the framework of the MTN program. Contractually, 100% of the outstanding CP must be covered.

After 30 September 2025 agreements in principle about extensions and increases of credit lines were reached with various banks. The effect of these agreement have already been included in the graph

Notes: (1) The outstanding amount of short-term commercial paper as at 30 September 2025 is not included in this maturity wall (€90 million).



Weighted average interest rate and outstanding net debt



Weighted average debt maturity (incl. CP): 4.25 years



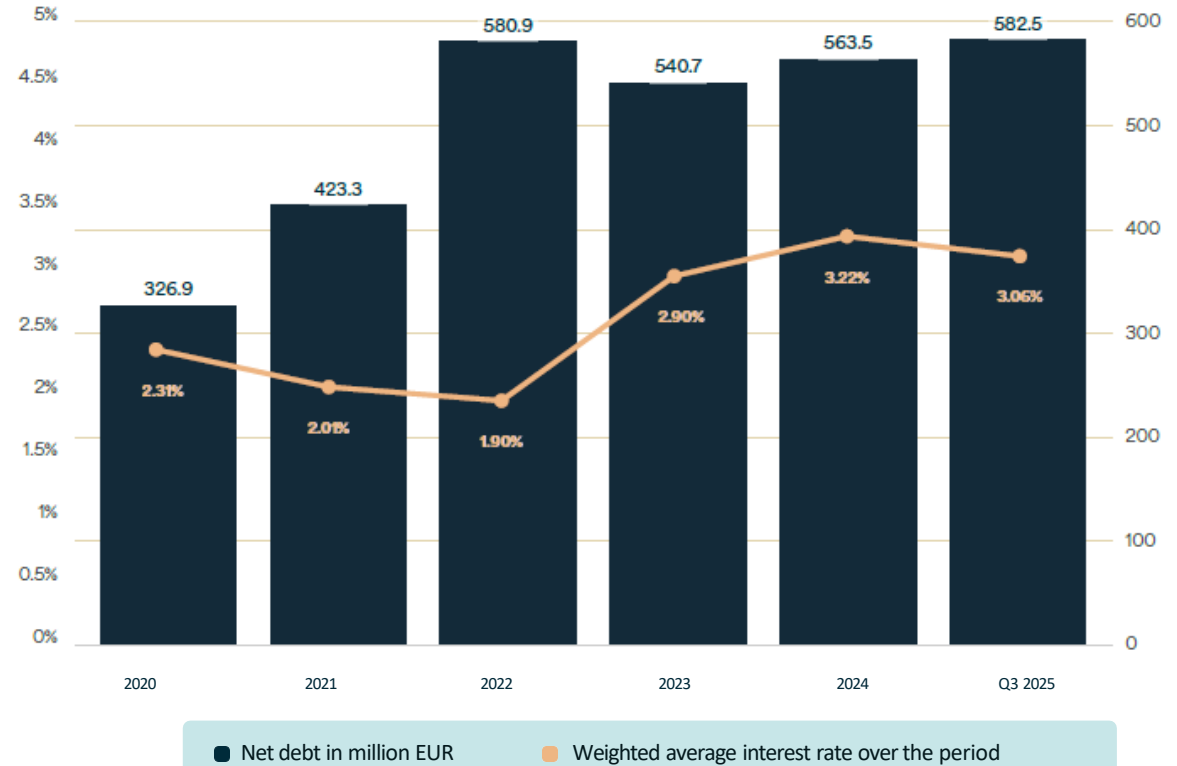
Weighted average IRS maturity: 6.39 years



Weighted average interest rate over the period for the legacy portfolio: 4.22%



Weighted average interest rate over the period for the new portfolio: 2.85%





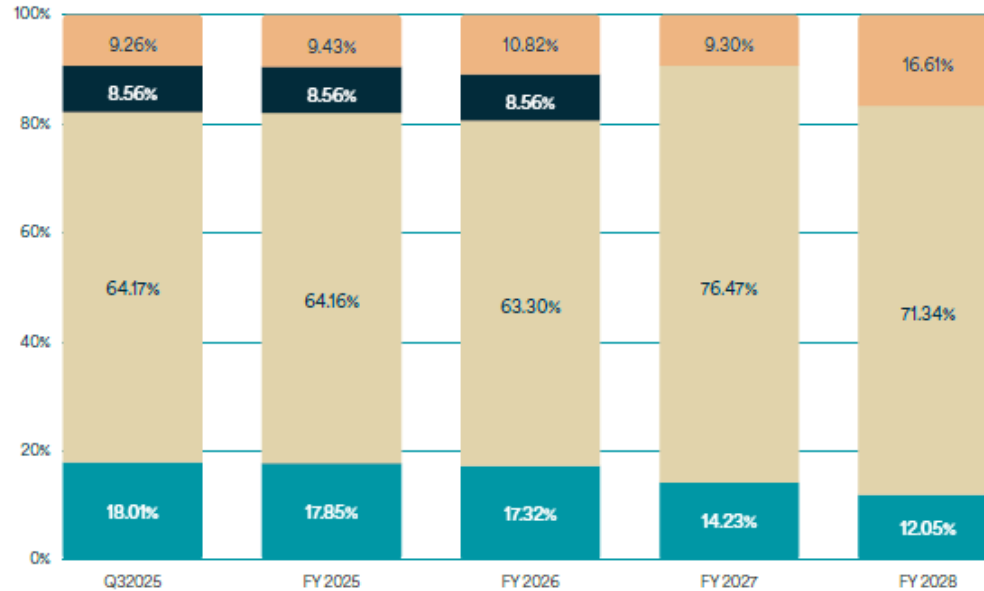
Hedge ratio

Future evolution

- Floating rate debt not hedged
- Floating rate debt hedged - CAP
- Floating rate debt hedged - IRS
- Fixed rate debt



91% of debt hedged by interest rate swaps or fixed rate debt as at 30 September 2025



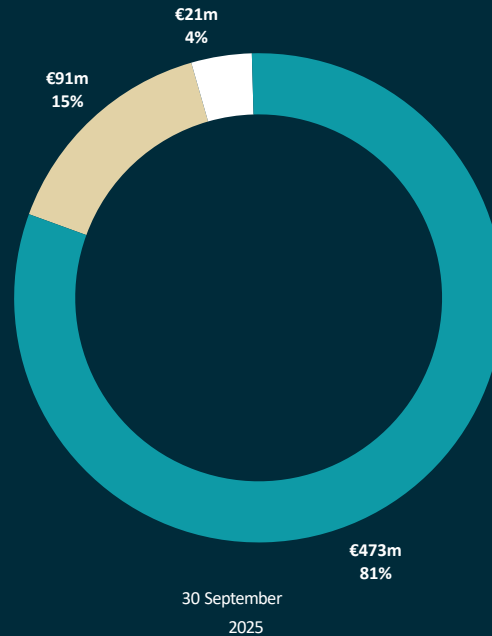
- Interest rate hedge based on an equal credit portfolio (as per 30 September 2025)
- Weighted average **IRS maturity**: 6.39 years



Debt structure

Commercial paper (15%)

- Short-term CP program of max. 200 M EUR fully hedged
- Margin of 65 bps
- Interest in CP market has been on the rise for the last few months



- Bank loans/ facilities
- Commercial paper
- Bonds

Bonds (4%)

- Spread maturities to 2030
- 5 bonds

Loans (81%)

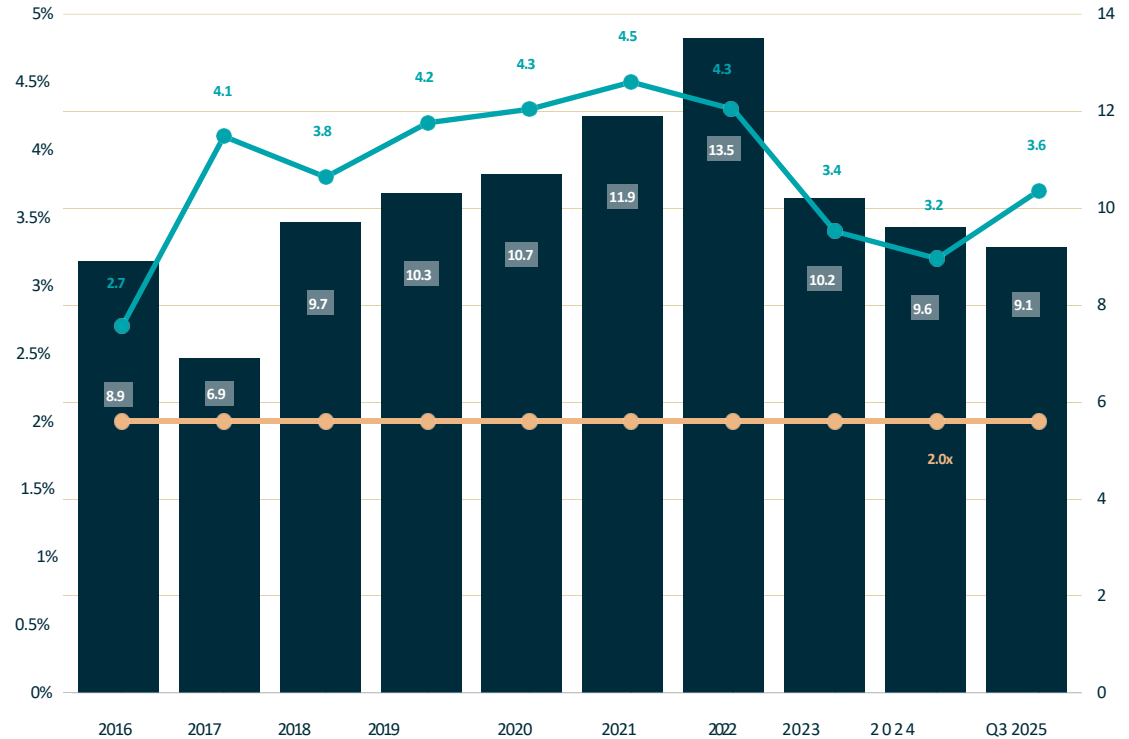
- With 8 different highly regarded banks
- 637 M EUR of committed lines of credit, including 2 sustainable loans (105 M EUR) and 5 sustainable-linked loans (125 MEUR)
- Weighted average margin on rollovers of 106 bps
- 164.5 MEUR of undrawn lines of which 90.5 MEUR are reserved as back up for the CP program



Net financial debt

EBITDA and interest coverage ratio

- Net financial debt/ EBITDA
- Interest coverage ratio
- Bank covenant limit CPIInvest



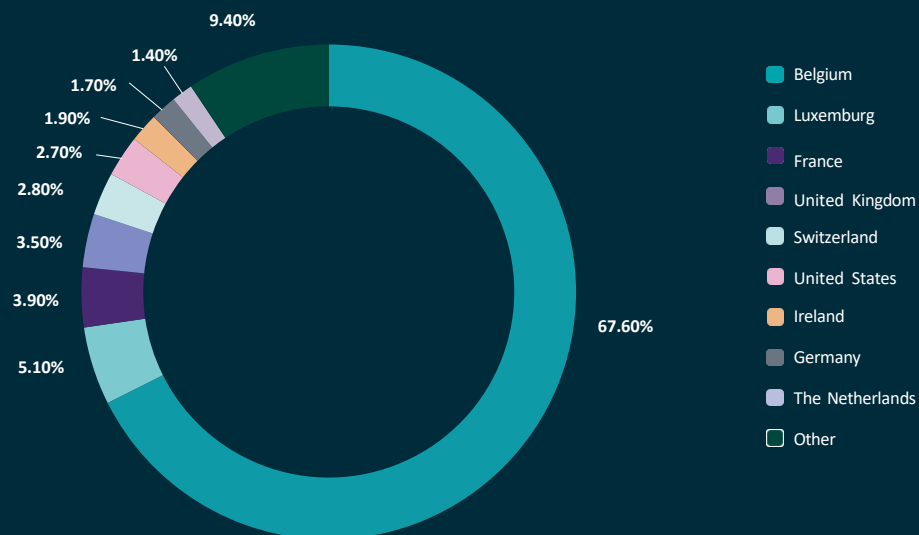
Interest Coverage Ratio: This is the operating result before the result on portfolio divided by the interest charges paid.

Local impact with widespread shareholder base



100% free float

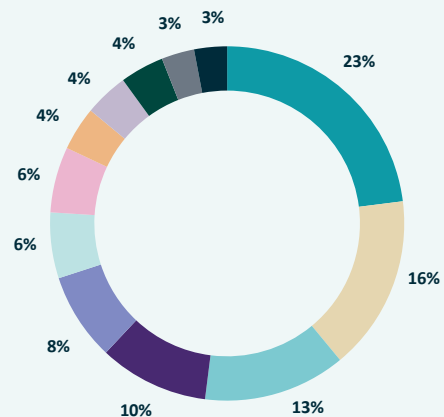
- **Institutional Shareholders:**
36.2%.
- **Private Shareholders:**
57.5%.
- **Unidentified Shareholders:** 6.3%





Diversified operator base

Distribution based on rental income received per operator



30 September 2025

Belgium

- Colisee
- My Assist
- Public
- Orelia
- Korian
- Vulpia
- Other^{(1),(2)}

The Netherlands

- Domus Valuas
- Korian
- Orelia
- Other^{(1),(2)}

Spain

- Emera
- Forum de Inversiones Inmobiliarias Mare Nostrum S.A.
- Other⁽¹⁾

Ireland

- Silverstream Healthcare
- DomusVi

Notes: (1) The following operators are included in 'Other' on 30 September 2025: Aldenborgh Exploitatie, Anima, De Familie, De Gouden Leeuw, Municipality of Wassenaar, Golden Years, La Vostra Llar, Pim Senior, Résidence du Lac, Saamborgh, Stichting Envida, Vivalto and non-profit organisations; (2) The following operators are included in 'Other' on 30 September 2024: Aldenborgh Exploitatie, Anima, Com4Care, De Familie, De Gouden Leeuw, Municipality of Wassenaar, Golden Years, Pim Senior, Résidence du Lac, Saamborgh, Stichting Envida, Warm Hart Zorghuizen and non-profit organisations



Thank you

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