

Press release/Marketing notification

Real I.S. once again receives AA+ asset management rating from Scope

- **Scope Analysis confirms rating of AA+ (AMR, very high quality)**

Munich, Germany, 9 June 2022 – Scope Analysis GmbH (Scope) has confirmed the AA+ (AMR) rating for Real I.S. AG. This represents Scope's continuing recognition of the very good quality and the high level of expertise in property asset management at Real I.S.

'We intend to remain one of the leading investment and asset managers in Germany. The rating affirms our commitment to supporting our clients strongly and actively, even in turbulent times', says Jochen Schenk, Chief Executive Officer Real I.S. AG.

The Scope rating agency praised in particular 'the very high sector expertise of the Management Board and the second management level, as well as the managers' length of service, which is well above-average'. It also highlighted 'the very high quality of the investment processes based on in-house research, and the institutionalised risk management'. Reference was also made to 'the ongoing strength of transactions, with at least EUR 1.5 billion of acquisitions and sales in each year since 2019. Another factor was the above-average performance of operational asset management, which enables a consistently high occupancy rate'.

Real I.S.'s stable revenue base and high fixed cost coverage are also impressive. The positive assessment was also supported by the upward trend in key financial ratios for many years. A further factor was the high diversification of types of use, together with the low allocation of capital to the hotel and shopping centre sectors, which were particularly affected by the Covid crisis.

Real I.S. presented itself as a solid company in the 2021 financial year. Not only did assets under management significantly increase by EUR 1.3 billion, but equity also rose to EUR 1.03 billion, the highest figure since 2016. The transaction volume of EUR 1.7 billion equals the second-best year in the company's history.

The excellent access to German savings banks and the many years of experience in the Australian business are unique selling points of Real I.S. Real I.S. has also succeeded in establishing "REALISINVEST EUROPA", an open-ended retail AIF with a focus on commercial properties. It has already raised half a billion euros in capital. The one-year performance of "REALISINVEST EUROPA", measured using the BVI method, was a very good 2.98% above

the sector average in 2021, and 26 basis points above the previous year's level.

The overall performance to date of all 49 domestic and foreign retail property funds issued by Real I.S., including liquidated funds, amounts to 4.01% p.a. as at the end of 2021. This represents a slight increase of 0.006% p.a.

About Real I.S. Group

The Real I.S. Group has a track record of 30 years as BayernLB's fund provider specialised in real estate investment. As a member company of the Sparkassen-Finanzgruppe (German savings banks group, Land central banks and associated companies), the Group ranks among the leading asset managers in the German market. Along with alternative investment funds (specialised institutional AIFs and closed-ended retail AIFs) and an open-ended retail real estate investment fund, the range of products and services comprises customised investment fund solutions, club deals and joint ventures. The company has assets of around EUR 12.5 billion under management. The Real I.S. Group has two licensed investment management companies (KVG) established under the German Investment Code (KAGB) and operates subsidiaries and branches in France, Luxembourg, the Netherlands, Spain, and in Australia. More information is available on the company's websites at www.realisag.de or www.realis-australia.com.au

This is a marketing notification. Before you make a definite investment decision, please read the prospectus and/or information document of the alternative investment fund (AIF) and the key investor information document (KIID)/ key information documents (KID).

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