



PRESS RELEASE

PUBLICATION OF THE 2025 ANNUAL REPORT AND OTHER DOCUMENTS

Bologna, 25 March 2026. **IGD - Immobiliare Grande Distribuzione SIIQ S.p.A.** advises that, with reference to the Annual General Meeting convened for 16 April 2026 in first call and, if necessary, for 17 April 2026 in second call, the Annual Report as of 31 December 2025 (including the Draft Financial Statements and the Consolidated Financial Statements as at 31 December 2025, the Report on operations and the required Certifications), together with the External Auditors Report and the Statutory Auditors Report, the Report on Corporate Governance and Ownership Structure and the Report on the Remuneration Policy and the Compensation Paid, are now available at the Company's registered office, on the Company's website <http://eng.gruppoigd.it/> in *Governance – Shareholders' Meetings* section, as well as on the authorized storage system eMarket STORAGE www.emarketstorage.com, managed by Teleborsa S.r.l..

The Financial Statements and/or summaries of the financial statements for subsidiaries and associates called for in art. 2429 of the Italian Civil Code will be made available to the public in accordance with the modalities and pursuant to the provisions set by law.

IGD - Immobiliare Grande Distribuzione SIIQ S.p.A.

Immobiliare Grande Distribuzione SIIQ S.p.A. is a key player in Italy's retail real estate sector. IGD owns a rich portfolio of shopping centres located throughout Italy, which are managed by in-house asset, property, facility and leasing management divisions. IGD also acts as a service provider, managing portfolios of institutional third parties. An extensive domestic presence, a solid financial structure, the ability to plan, monitor and manage all phases of a centre's life cycle, both freehold and leasehold, as well as ongoing investments in retail and technology innovation, ensure IGD's position as a point of reference in the retail real estate sector.

The Company, listed on Borsa Italiana's STAR segment, was the first SIIQ (Società di Investimento Immobiliare Quotata or real estate investment trust) in Italy. IGD's freehold portfolio, valued at more than €1,704.8 million at 31 December 2025, includes 8 hypermarkets and supermarkets, 25 shopping malls and retail parks in Italy and a portfolio of shopping centres in 8 Romanian cities, which are managed directly based on the same model used in Italy.

The Company also holds 40% of two real estate funds which are comprised of 13 hypermarkets, 4 supermarkets and 2 shopping malls for which IGD manages project, property & facility management activities.

www.gruppoigd.it

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The press release is also available on the website: www.gruppoigd.it, in the Media section.