

Neinor Homes, S.A. (“**Neinor**” or the “**Company**”), in compliance with the reporting requirements provided for on article 226 of Law 6/2023, of March 17, on the Securities Market and Investment Services, and ancillary regulations, hereby informs of the following

INSIDE INFORMATION

Further to the inside information notice published on 6 August 2024 (with registry number 2368), we hereby inform you that the Company has signed an agreement with Merak IMS, S.L. (“**Merak**”) (a company controlled by funds of Bain Capital) by virtue of which Neinor has acquired 10% of the share capital of Promociones Habitat, S.A. (“**Habitat**”) for approximately EUR 31 million.

Likewise, Neinor and Merak have entered into a shareholders’ agreement to govern their relationship as shareholders in relation to Habitat. This agreement includes various safeguards in favor of Neinor as minority shareholder, considering that Habitat will remain under the sole control of Merak.

Lastly, Neinor has entered into a development and asset management agreement with Habitat (the “**Management Agreement**”), pursuant to which the Company will provide management services to the portfolio of real estate assets that remain under the ownership and control of Habitat. Such portfolio of assets has the capacity to develop 8,000 residential housing units and, as at 31 December 2023, was valued (gross asset value or GAV) at approximately EUR 700 million. In order to ensure the orderly provision of these services, the Management Agreement will enter into force on 1 October 2024.

Notwithstanding the foregoing, under the Management Agreement, Habitat has transferred to Neinor the assets comprising the property management business on behalf of third parties. Consequently, Neinor has been subrogated, as employer, to the employment relationships that Habitat had with the employees corresponding to said business.

Neinor has scheduled a webcast / conference call in connection with the transaction for analysts and investors to be held today, 23 September 2024, at 18:00 hours (CEST). Please contact the Investor Relations team (investor.relations@neinorhomes.com) to register and access the webcast call.

In Madrid, on 23 September 2024