

MEDIA RELEASE

Varia US Properties achieves its strongest-ever GRESB performance with 5-star rating and #1 peer group ranking

21 October 2026 – In 2026, Varia US Properties was evaluated for the fifth time by the influential Global Real Estate Sustainability Benchmark (GRESB). This annual assessment is guided by what investors and other stakeholders within the real estate industry consider to be material issues in the sustainability performance of property investments; the data is used by capital providers and asset managers worldwide to benchmark investments across portfolios.

The 2026 Benchmark Report for Standing Investments results showed its so far strongest performance of Varia US in terms of Environmental, Social and Governance dimensions:

- GRESB Score: 90.9/100 (+1.5 vs 2025)
- GRESB Rating: 5 Stars (+1 vs 4-stars in 2025)
- Ranked #1 in its GRESB predefined peer group of US multifamily listed portfolios
- Received Sector Leader status through awards for both Regional Sector Leader – Listed and Regional Sector Leader in the group Residential, Americas for the second consecutive year

The separate 2026 Sector Insight for Residential and Public Disclosure report results showed additional strong performance:

- Varia US's 2026 score of 90.9/100 outperformed the residential average of 81.2 and the peer group average score of 82.4
- 1st of 11 Residential Score within Americas, Listed
- 1st of 11 Residential Performance Score within Americas, Listed
- Varia US maintained a Public Disclosure Score of "A" for the 4th consecutive year, 1st out of 5 in 2026 for Public Disclosure in US multifamily

Thomas Stanchak, Head of Sustainability & Innovation, US at Stoneweg, the external asset manager of Varia US Properties, comments: *"Our 2026 GRESB performance reflects the quality and discipline of Stoneweg's asset management approach across the Varia US portfolio, including how we identify opportunities and drive continuous improvement. We are particularly proud to have earned these results while competing alongside some of North America's largest publicly traded apartment owners."*

The "GRESB Real Estate Benchmark Report 2026" as well as further information about the ESG strategy and initiatives of Varia US are available on the Company's website at variausproperties.com/esg-vision-strategy/. More insights about GRESB can be found on gresb.com.

Key dates

Q3 2026 Update	30 November 2026
Annual Result 2026	31 March 2027
Ordinary AGM 2027	30 April 2027

ENDS

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IRF Reputation

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About Varia US Properties AG

Varia US Properties AG is a Swiss based real estate company exclusively investing in U.S. multifamily housing with a main focus on secondary and tertiary markets. Established in 2015, the Company acquires, holds, transitions and repositions properties in the boundaries of metropolitan regions of the U.S. in order to secure rental income and value growth. More information: www.variausproperties.com