



Valuing our Relationship with Retailers

Headquartered in Vancouver, British Columbia, QuadReal Property Group is a Canadian real estate investment, development and management company operating on a global scale.

The company's \$24.5 billion portfolio spans 23 Global Cities across 17 countries. Owned by bcIMC, one of Canada's largest institutional investors, QuadReal was established to manage its real estate investment portfolio.

QuadReal aims to deliver prudent growth and strong investment returns, and to create and sustain environments that bring value to the people and communities it serves.



**ASSETS UNDER
MANAGEMENT**
+\$24.5B (Cdn)

FOOTPRINT
Global

ABOUT bcIMC

With a global portfolio of more than \$135.5 billion, the British Columbia Investment Management Corp. (bcIMC) is one of the largest fund managers in Canada and is ranked 35th globally.

Those with whom QuadReal does business can take comfort in knowing we have the proficiency of an established organization, along with a fresh, yet long-term way of thinking inspired by our vision and values. Our people have decades of combined experience delivering superior investment returns and helping safeguard a secure future for bcIMC's clients.

THE RETAIL PORTFOLIO

We understand what shopping destinations mean to people, and what they contribute to our communities. The retail properties in our portfolio are much more than bricks and mortar, they house vibrant businesses where people work, dine, shop and play.

QuadReal's retail portfolio, totaling in excess of 5.3 million square feet, includes large shopping centres, urban retail and residential properties, and mixed-use spaces, offering food, fashion, lifestyle and entertainment in major metropolitan regions across Canada. The diversity of our retail portfolio includes:

- Strategically located centres in growing suburban markets, from Willowbrook Shopping Centre in Langley, to Capilano Mall in North Vancouver and Bower Place in Red Deer, anchored by tenants such as Hudson's Bay, Sport Chek, Walmart and others.
- Grocery store-anchored community hubs, such as Credit Landing Shopping Centre in Mississauga, Westshore Town Centre in Victoria and Dorval Crossing in Oakville.
- Best-in-class shopping destinations, such as Oakridge Centre in Vancouver and Bayview Village in Toronto.

Together, our portfolio represents a strong and vibrant mix of destinations. As it continues to grow, we strive to build and nurture relationships with our communities, our guests and our current and potential business partners. We endeavour to provide a level of engagement like no other, and to that end are committed to demonstrating a meticulous attention to detail and a responsiveness to the needs of our tenants, their employees and guests.



THE BROADER PORTFOLIO

In Canada, QuadReal's total portfolio includes 40 million square feet of commercial real estate and 12,000 residential rental suites. We oversee \$5 billion in real estate assets in global markets and over the next seven years, we expect this to grow significantly. While we continue to expand strategically in Canada, we have also identified select Global Cities around the world where we will invest in and develop commercial real estate. Our target markets include the US, Asia Pacific and Europe as they are large, diverse and growing. These markets provide significant opportunity to acquire and develop real estate assets that meet the need for steady, reliable, long-term yields.

OUR TEAM

From our leadership team, to those working on site, to new team members, the energy and expertise our employees bring to the table is our defining advantage. Built upon a strong foundation, guided by long-term vision, QuadReal's team is formed from diverse and complementary backgrounds in Canadian and international investment, development and real estate management.

Our in-house team respects tradition and innovation in equal measure, and is empowered to act boldly and be nimble when finding solutions and achieving results.

SUSTAINABILITY

We are committed to the pursuit of excellence in sustainability across our portfolio. We will create places which promote well-being and productivity. We will recognize and monitor the impact of the portfolio we manage.

Being a leader is not only about recognition or scores, it is about sharing insights with peers and supporting partnerships. We will collaborate with our tenants, municipal and business partners and other stakeholders to advance progress in the sector as a whole.

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OUR PURPOSE

To create living and working environments that enhance the lives of people and communities we serve.

OUR VISION

To be a leading global real estate partner, recognized for making meaningful contributions to our communities while delivering strong investment returns and prudent growth. Now and for generations to come.

