

ABOUT QUADREAL DEVELOPMENT

July 2021

QUADREAL PROPERTY GROUP

We are a global real estate investment, operating and development company headquartered in Vancouver, British Columbia, with assets under management totalling \$61.2 billion. We manage the real estate and real estate debt programs of BCI, in addition to real estate on behalf of RBC GAM.

From our foundation in Canada as a full-service real estate operating company, we have expanded our capabilities to invest in equity and debt in both the public and private markets. We invest directly, via programmatic partnerships and through operating companies in which we hold an ownership interest.

Our success is a team effort, supported by a creative, entrepreneurial work environment that attracts and rewards exceptional talent. We focus on service excellence for tenants, guests and residents, working with best-in-class partners and building trusted relationships based on a foundation of respect and integrity.

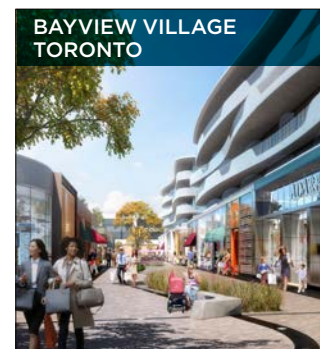
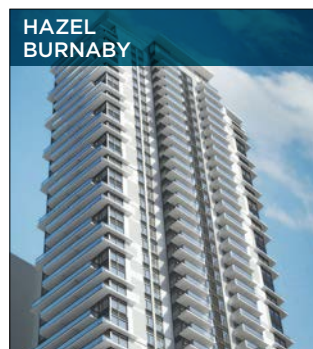
Above all, we understand that our properties are more than just bricks and mortar—they are places where people live, work, shop and play. We are proud to create environments that enhance the lives of the people and communities we serve. Now and for generations to come.

\$61.2⁺ ASSETS UNDER
BILLION MANAGEMENT

OUR CANADIAN PORTFOLIO

QuadReal offers breadth and depth of management experience and engagement to tenants, residents and their visitors. In Canada, the portfolio includes 47.8 million square feet of commercial real estate and over 14,800 residential rental suites. The diversity of the portfolio is represented by Bayview Village and Commerce Court in Toronto, World Exchange Plaza in Ottawa, SODO in Calgary, and Park Place and North-Woods Village in Metro Vancouver.

Recent Developments



DEVELOPMENT IN CANADA

The in-house QuadReal team is committed to advancing a prudent development program in Canada by identifying opportunities within the existing portfolio or leveraging future acquisitions. We plan and develop our properties for the long term and, as such, are forward-looking and focused on quality and resilience. The team is regionally based to ensure local knowledge and on-the-ground planning and development capabilities. We have deep experience in every market where we operate, develop and invest.

Members of the QuadReal asset and development teams work closely to ensure that our focus is on respect for local communities, from project conception to completion.

\$6+
BILLION FIVE-YEAR
DEVELOPMENT
PIPELINE IN CANADA

QUADREAL'S DEVELOPMENT APPROACH

Our Canada-based team also guides development with our international partners. We approach all aspects of a project with these guiding values top of mind:

- Developing a portfolio that anticipates demographic and market conditions
- Leveraging an approach that is respectful of local communities and neighbourhoods
- Partnering with organizations that have a collaborative and team-based approach, and value long-term relationships



PURPOSE

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

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.

VALUES

INTEGRITY is our foundation
COLLABORATION is our strength
PERFORMANCE is our focus
INNOVATION is our mindset
RESPONSIBILITY is our promise

ENVIRONMENTAL, SOCIAL AND GOVERNANCE (ESG)

We are involved members of the communities where we live, work and invest. We work to advance the quality of life in our communities through actions such as charitable giving and local engagement.

QuadReal has a teamwide dedication to integrating ESG into the company's core activities. This dedication is vested throughout the organization, including in global real estate, real estate debt, due diligence and investing activities.

Overall, we take a systematic approach to understanding our ESG responsibilities—identifying and prioritizing our biggest levers for positive change. We do this in support of our commitment to building stronger communities and being a Responsible Company.