

Major holdings notification pursuant to Sec. 130 to 134 BörseG 2018

Glasgow, 3.3.2025

Overview

Notification made after deadline

Caution: In case of violations of major holdings notification rules, please pay attention to Section 137 BörseG 2018 (Suspension of voting rights)

1. Issuer: IMMOFINANZ AG				
2. Reason for the notification: Acquisition or disposal of voting rights				
3. Person subject to notification obligation Name: Morgan Stanley City: Wilmington, Delaware Country: USA				
4. Name of shareholder(s): Morgan Stanley & Co. International plc Morgan Stanley Smith Barney LLC				
5. Date on which the threshold was crossed or reached: 27.2.2025				
6. Total positions				
	% of voting rights attached to shares (7.A)	% of voting rights through financial/other instruments (7.B.1 + 7.B.2)	Total of both in % (7.A + 7.B)	<u>Total number of voting rights of issuer</u>
Resulting situation on the date on which threshold was crossed / reached	2,02 %	2,26 %	4,28 %	138 669 711
Position of previous notification (if applicable)	2,95 %	3,33 %	6,27 %	

Details

7. Notified details of the resulting situation:

A: Voting rights attached to shares				
ISIN Code	Number of voting rights		% of voting rights	
	Direct (Sec 130 BörseG 2018)	Indirect (Sec 133 BörseG 2018)	Direct (Sec 130 BörseG 2018)	Indirect (Sec 133 BörseG 2018)
AT0000A21KS2		2 804 940		2,02 %
SUBTOTAL A	2 804 940		2,02 %	

B 1: Financial / Other Instruments pursuant to Sec. 131 para. 1 No. 1 BörseG 2018				
Type of instrument	Expiration Date	Exercise Period	Number of voting rights that may be acquired if the instrument is exercised	% of voting rights
Right of recall over securities lending agreements	at any time	at any time	344 804	0,25 %
SUBTOTAL B.1			344 804	0,25 %

B 2: Financial / Other Instruments pursuant to Sec. 131 para. 1 No. 2 BörseG 2018					
Type of instrument	Expiration Date	Exercise Period	Physical / Cash Settlement	Number of voting rights	% of voting rights
Equity Swap	24.02.2026	at any time	Cash	2 787 943	2,01 %
SUBTOTAL B.2				2 787 943	2,01 %

8. Information in relation to the person subject to the notification obligation:

Person subject to the notification obligation is not controlled by any natural person or legal entity and does not control any other undertaking(s) holding directly or indirectly an interest in the (underlying) issuer.

Full chain of controlled undertakings through which the voting rights and/or the financial/other instruments are effectively held starting with the ultimate controlling natural person or legal entity:

No.	Name	<u>Directly</u> controlled by No.	<u>Shares</u> held <u>directly</u> (%)	<u>Financial/other</u> <u>instruments</u> held <u>directly</u> (%)	<u>Total</u> of both (%)
1	Morgan Stanley				
2	Morgan Stanley Capital Management, LLC	1			
3	Morgan Stanley Domestic Holdings, LLC	2			
4	Morgan Stanley Capital Services LLC	3		2,01 %	2,01 %
5	Morgan Stanley Capital Management, LLC	1			
6	Morgan Stanley & Co. LLC	5		0,25 %	0,25 %
7	Morgan Stanley International Holdings Inc.	1			
8	Morgan Stanley International Limited	7			
9	Morgan Stanley Investments (UK)	8			
10	Morgan Stanley & Co. International plc	9	2,02 %		2,02 %
11	Morgan Stanley Capital Management, LLC	1			
12	Morgan Stanley Smith Barney LLC	11	0,00 %		0,00 %

9. In case of proxy voting

Date of general meeting: -

Voting rights after general meeting: - is equivalent to - voting rights.

10. Sonstige Kommentare:

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Glasgow am 3.3.2025