



RETAIL ESTATES



PRESS RELEASE

Regulated information

Ternat, 23 January 2026, 07.00 AM CET

PUBLICATION OF A TRANSPARENCY NOTIFICATION

(ARTICLE 14, FIRST PARAGRAPH, OF THE BELGIAN ACT OF 2 MAY 2007 ON
THE DISCLOSURE OF SIGNIFICANT PARTICIPATIONS)

TRANSPARENCY NOTIFICATION

1. SUMMARY OF THE NOTIFICATION

Retail Estates NV/SA announces having received a transparency notification from Degroof Petercam Asset Management NV/SA, dated 20 January 2026, reporting an undershoot of the 3% participation threshold in respect of the voting rights attached to shares.

2. CONTENT OF THE NOTIFICATION

The transparency notification dated 20 January 2026 contains the following information:

1. Reason for the notification

Acquisition or disposal of voting securities or voting rights
Crossing below the minimum threshold

2. Notification by

A person who notifies alone

3. Persons subject to the notification requirement

Name	Address (for legal entities)
Degroof Petercam Asset Management NV/SA	18 Rue Guimard, 1040 Brussels

4. Date on which the threshold is crossed

12 January 2026

5. Threshold that is crossed (in %)

3%

6. Denominator

15,026,370

7. Notified details

A) Voting rights	Previous notification	After the transaction			
	# voting rights	# voting rights		% voting rights	
<i>Holders of voting rights</i>		<i>Attached to securities</i>	<i>Apart from securities</i>	<i>Attached to securities</i>	<i>Apart from securities</i>
Degroof Petercam Asset Management NV/SA	422,668	394,399		2.62%	
TOTAL		394,399	0	2.62 %	0.00%

B) Assimilated financial instruments	After the transaction					
Holders of assimilated financial instruments	Type of financial instrument	Expiration date	Exercise period or date	# voting rights that can be acquired when exercising the instrument	% voting rights	Settlement
TOTAL				0	0.00%	

TOTAL (A & B)				# voting rights	% voting rights
				394,399	2.26%

8. Full chain of controlled companies through which the holding is effectively held

Degroof Petercam Asset Management NV/SA is mandated to exercise the voting rights attached to securities held by Argenta Pension Fund, Argenta DP Dynamic Allocation, Argenta DP Defensive Allocation, Argenta Pension Fund Defensive, IAM Real Estate Europe, DPAM B Real Estate Europe Dividend Sustainable, DPAM B Real Estate Europe Sustainable, DPAM B Real Estate EMU Sustainable, DPAM B Real Estate EMU Dividend Sustainable and II Real Estate Europe Conviction. Degroof Petercam Asset Management NV/SA may, in the absence of specific voting instructions, exercise the voting rights at its sole discretion. Degroof Petercam Asset Management NV/SA is controlled by Bank Degroof Petercam NV/SA.

9. Related information

Bank Degroef Petercam NV/SA has requested an exemption from the obligation to aggregate holdings (see article 21 of the Royal Decree of 14 February 2008 on the disclosure of major holdings).

The notification can be consulted on the website of Retail Estates NV/SA via this link:
<https://retailestates.com/en/investors/the-share/shareholding-structure-and-notifications>

This press release can be consulted on the website of Retail Estates NV/SA via this link:
<https://retailestates.com/en/press-publications/press-releases>

About Retail Estates nv

The Belgian public real estate investment trust Retail Estates nv (Euronext Brussels: RET) is a niche player specialised in making out-of town retail properties located on the periphery of residential areas or along main access roads to urban centres available to users. Retail Estates NV acquires these real estate properties from third parties or builds and commercialises retail buildings for its own account. A typical retail building has an average area of 1,000 m² in Belgium and 1,500 m² in the Netherlands.

As of 30 September 2025, Retail Estates nv has 1,020 rental units in its portfolio with a total retail area of 1,213,544 m², spread over Belgium and the Netherlands. The occupancy rate of the entire portfolio was 97.40% on 30 September 2025. The fair value of the consolidated real estate portfolio of Retail Estates nv on 30 September 2025 is estimated at € 2,087.06 million by independent real estate experts.

Retail Estates nv is listed on Euronext Brussels and Euronext Amsterdam and is registered as a public regulated real estate company.

Forward-looking statements

This press release contains a number of forward-looking statements. Such statements are subject to risks and uncertainties which may lead to actual results being materially different from the results which might be assumed in this press release on the basis of such forward-looking statements. Major factors that may influence these results include changes in the economic situation, commercial, tax-related and environmental factors.

Ternat, January 23, 2026

Nicolas Beaussillon, CEO of Retail Estates nv

More information:

Nicolas Beaussillon, CEO – tel. +32 (0)2 568 10 20 or +32 (0)479 80 08 88

Kara De Smet, CFO – tel. +32 (0) 568 10 20



RETAIL ESTATES nv

Public BE-REIT under the laws of Belgium

Industrielaan 6, B-1740 Ternat •

RLE Brussel VAT BE 0434 797 847 •

T : +32 2 568 10 20

info@retailestates.com • www.retailestates.com

'IN RETAIL WE TRUST'

