

Home Invest Belgium and UCL reach agreement on the extension of the rights in rem in Louvain la Neuve

Brussels, 8 June 2026 – Home Invest Belgium (“HOMI”), the Belgian listed market leader in the leasing of residential property, has reached an agreement with UCL regarding the extension of the rights in rem for several buildings located in Louvain la Neuve.

HOMI acquired the building rights relating to the buildings CV9, CV10, CV18a and CV18b in Louvain la Neuve on 25 January 2013.¹ These building rights have a remaining term until 7 June 2026.

HOMI and UCL have now reached a binding agreement to extend the rights in rem for part of the buildings. More specifically:

- for building CV18a, the right in rem will be extended for a period of 6 years;
- for buildings CV10 18b, a new right in rem will be granted for a period of 99 years;
- for building CV9, the right in rem will not be extended.

Thanks to this agreement, HOMI will retain contractual rents amounting to € 3.6 million on an annual basis (compared to contractual rents for all buildings currently amounting to € 4.2 million per year).

Buildings (Louvain-La-Neuve)	Contractual rents (annual)	Extension term of real right
CV18a	€ 1.0 million	6 years
CV10-18b	€ 2.6 million	99 years
Total	€ 3.6 million	

Once the preparatory studies have been completed, the CV10 18b buildings will undergo renovation works in order to bring the quality and sustainability of the dwellings up to contemporary standards. As a result, they will contribute to the Company’s income over the long term and to the sustainable character sought by HOMI.

The agreement results in a positive change in the fair value of the investment properties for HOMI and has a positive impact on the EPRA NTA per share of the Company.

As a consequence of this agreement, HOMI increases its expected EPRA earnings per share for financial year 2026 from € 1.23 to € 1.25 (compared to realised EPRA earnings of € 1.21 for financial year 2025).

¹ See press release « Acquisition de l’ensemble des droits réels du certificat immobilier “Louvain La Neuve 1976” » from 4 december 2012.

FOR ADDITIONAL INFORMATION

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ABOUT HOME INVEST BELGIUM

Home Invest Belgium is the Belgian listed market leader in the leasing of residential property. The company builds, rents and maintains most of its buildings under its own management. As both builder and long-term owner, Home Invest Belgium guarantees a high-quality living experience for its tenants.

With more than 25 years' experience, 46 buildings in its portfolio - half of which are less than 10 years old - and more than 2,500 residential units, Home Invest Belgium has a wide range and in-depth expertise. The company uses them to fulfil its stated ambition: to be the '*landlord of choice*' for all its tenants, regardless of their stage of life or lifestyle. This translates into high-quality and sustainable rental housing, common areas and services for tenants and rent rates in line with the market prices.

Home Invest Belgium is a Belgian public regulated real estate company (GVB, SIR or BE-REIT) specialised in acquisition, development, letting and management of residential real estate. On 31 March 2026, Home Invest Belgium had a property portfolio worth € 970 million in Belgium and the Netherlands.

Home Invest Belgium has been listed on Euronext Brussels [HOMI] since 1999. On 31 March 2026, its market capitalisation amounted to € 372 million. The share is included in the BEL Small Index and the FTSE EPRA NAREIT Global Real Estate Index.