

ZİRAAT GAYRİMENKUL YATIRIM ORTAKLIĞI A.Ş.
SUSTAINABILITY COMMITTEE
WORKING PRINCIPLES

I. Purpose and Scope

The Sustainability Committee has been established with the purpose of enhancing the value created by Ziraat Gayrimenkul ve Yatırım Ortaklığı A.Ş. in the areas of environmental, social, and corporate governance, formulating its sustainability strategy, and executing, monitoring, and supervising its policies, targets, and practices related to sustainability.

II. Formation, Participation, and Term of Office

The Sustainability Committee, established to coordinate the Company's efforts on sustainability, will operate under the authority of the Board of Directors.

The Sustainability Committee consists of six members: an Independent Board Member, the General Manager, the Deputy General Manager of Project and Real Estate Management, the Deputy General Manager of Financial Management and Investor Relations, Investor Relations and Corporate Communications Manager and the Project Development and Implementation 1 Manager. The members are appointed by the Board of Directors. The Independent Board Member serves as the Chairperson of the Committee.

If the Board of Directors terminates the duties of any Committee member or if a member resigns or otherwise ceases to serve, a new member shall be appointed to complete the remaining term of the departing member.

The secretariat of the Committee is carried out by the Investor Relations and Corporate Communications Manager.

III. Meetings and Operational Principles

- The committee may convene at least twice a year, or whenever circumstances require and upon the request of any of its members.
- Committee members may convene meetings through conference calls or telephone communications.
- The Committee shall make decisions by majority vote. In the event of a tie, the vote of the Committee Chairperson shall be decisive.
- The Committee secretariat prepares the agenda and submits it for approval to the Committee Chairperson.

- The Committee Meeting Minutes prepared by the Committee secretariat shall be approved by the Committee Chairperson. The minutes shall be signed by both the Committee Chairperson and the committee secretariat and kept together with the Company's corporate records. The minutes shall be shared with all committee members. The minutes must include information regarding the location and time of the meeting, the agenda, the matters discussed and the decisions made.
- The Committee is obligated to report the decisions made to the Board of Directors.
- The Committee may invite other board members, internal and/or external subject matter experts, or other individuals deemed appropriate by the Committee in accordance with the proposed agenda to its meetings.

IV. Duties and Responsibilities

The Committee's duties and responsibilities are as follows:

- To conduct studies and develop projects aimed at integrating sustainability into the Company's structure,
- To evaluate the economic, environmental, and social impacts of the Company's operations,
- To establish the sustainability strategy, objectives, roadmaps and policies,
- To monitor the Company's sustainability roadmap and developments in its implementation, set targets, define performance criteria accordingly, oversee performance in line with these targets, and ensure active participation of all relevant units within the Company in the process,
- To proactively manage risks related to social, environmental, and corporate governance matters, guiding the Company's sustainability strategy and policies,
- To review, interpret, and provide guidance on the Company's plans and activities concerning environmental responsibility,
- To support the development and implementation of projects aimed at reducing carbon emissions in business processes within the scope of combating climate change,
- To ensure that all employees are informed about the Company's sustainability policy and targets, and to work towards the internalization of these policies by employees,
- To facilitate stakeholder engagement regarding the Company's sustainability strategy, policies and practices,
- To monitor local and international developments and legislation related to sustainability,
- To decide on national and international memberships and collaborations that will support the success of the sustainability strategy and targets,
- To review risks arising from Environmental, Social, and Corporate Governance issues and propose measures to the Board of Directors for managing and mitigating such risks,

- To review the accuracy, completeness and assurance compliance of sustainability reports and related metrics disclosures,
- To ensure the establishment of necessary internal processes and policies to comply with applicable laws.