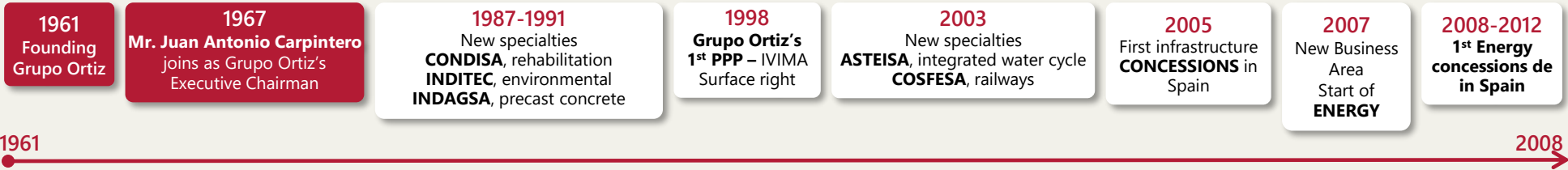


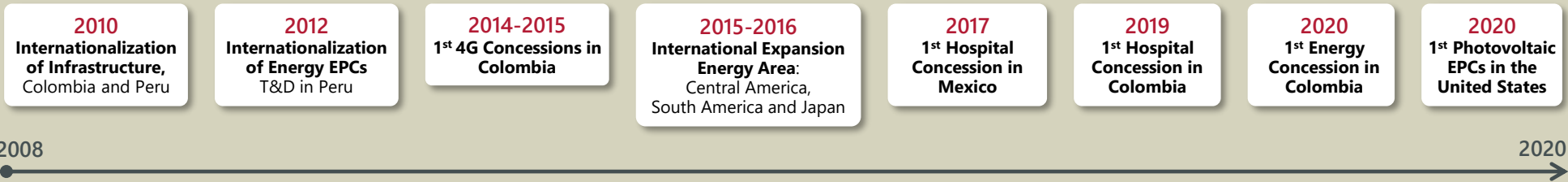
2025 STATEMENTS

CONCESSIONS · ENERGY · INFRASTRUCTURE · REAL ESTATE





SPECIALIZATION - DIVERSIFICATION



INTERNATIONALIZATION - INVESTMENT



CONCESSIONS - DIGITALIZATION



BUSINESS MODEL
AND YEAR 2025
HIGHLIGHTS

Business Areas of the Non-Consolidated Perimeter*

CONCESSIONS

STRATEGIC AREA OF VALUE GENERATION FOR THE GROUP

ASSETS UNDER CONSTRUCTION

2 Highways in Colombia with 532 km
1 Railway line in Colombia with 526 km
1 Hospital in Peru with 332 beds

ASSETS IN OPERATION

4 Highways (400 km) in Colombia and Spain
1 Hospital (215 beds) in Colombia
Sports and Cultural Infrastructure in Spain
Photovoltaic power (365 MW) in Mexico and Spain
24 km – 8 Substations
Lines and Substations in Colombia

ASSET ROTATION (SALES)

Solar thermal power plant in Spain
Wind farm in Spain
Photovoltaic power plants in Spain
Hospital in Mexico

€400 M

Valuation of Concessions based on updated cash flows

+4,300 PARKING SPACES

(in 9 car parks)
Water cycle infrastructure

REAL ESTATE

GOP PROPERTIES SOCIMI

SOCIMI listed on the Spanish stock exchange BME-Growth

SOCIMI nº24 out of 57 by market capitalization

104.57 M€ Market Capitalization 2025

Asset valuation as of 31.12.2025:

€214 M

NAV (Net Asset Value - Debt):

€151 M

Debt as of 31.12.2025 :

63 M€ (releveraged in January 2026 up to €75.5 M)

Shareholders as of 31.12.2025 :
239

ASSET MIX

Offices
Residential
Parking in Prime Area of Madrid
Sports Center in Mostoles
Ensanche de Vallecas gas station
Commercial premises
Industrial warehouses

Finalist land in Madrid, without encumbrances = €100 M

Business Areas of the Consolidated Perimeter

ENERGY

A GLOBAL REFERENCE IN EPC AND O&M

+ 4.3 GW Photovoltaic, Wind, Solar thermal power
+ 55 Photovoltaic, Wind and Solar Power Plants

Spain: 23 projects
Central and South America: 15 projects
Europe: 7 projects
Japan: 7 projects
USA: 5 projects

+ 1,300 km+ T&D lines
+ 45 substations
in 10 countries

O&M PV Plants
+1.9 GW in 16 PV plants
in 6 countries

O&M
Medium and low voltage power lines
in 4 provinces (Spain)

Business Model

EPC Contractor for Private Clients
EPC: Engineering, Construction and O&M

INFRASTRUCTURE

Global Contractors and EPC Contractors

Sustainable Infrastructure

Business model

In Spain: contractor for the public administration and the private sector

Rest of the world: Infrastructure EPC contractor associated with concessions O&M

Maintenance of concessions

Infrastructure Specialists

65 years of experience

Road works
Railways
Hospitals
Water Cycle
Environmental
Rehabilitation
Buildings
Services

* These assets are included in the financial statements using the equity method, meaning the concessions and equity area is not proportionally included in each accounting item. Therefore, to analyze the value of the concessions area, it is necessary to examine the individual balance sheet of each SPV.

NON-CONSOLIDATED PERIMETER*

CONCESSIONS AREA < 100%

ADDITIONAL EBITDA **€35.90 M**

(EBITDA contributed to the parent company)

Recurring Cash Generation

Generated by:

1. Dividends (Concessions)
2. Interest on Subordinated Debt (Concessions)
3. Repayment of Subordinated Debt (Concessions)
4. Cash from Refinancing
5. Capital Gains from Sales

REAL ESTATE AREA: GOP SOCIMI (REIT)

€104.57 M Market Cap

Ortiz stake **45%**

Additional EBITDA €2.70 M



CONSOLIDATED PERIMETER

CONSOLIDATED REVENUE **€706.43 M**

CONSOLIDATED EBITDA **€61.50 M**

INFRASTRUCTURE AREA (56%)

Revenue **€396.16 M**

EBITDA **€35.60 M**

ENERGY AREA (41%)

Revenue **€292.96 M**

EBITDA **€23.40 M**

CONCESSIONS AREA 100% GROUP (2%)

Revenue **€16.40 M**

EBITDA **€2.10 M**

REAL ESTATE AREA 100% GROUP (1%)

Revenue **€0.90 M**

EBITDA **€0.40 M**

* These assets are included in the financial statements using the equity method, meaning the concessions and equity area is not proportionally included in each accounting item. Therefore, to analyze the value of the concessions area, it is necessary to examine the individual balance sheet of each SPV.

CONCESSION BUSINESS. VALUE GENERATION AND GROWTH

❖ **FIRST AWARD OF A RAIL CONCESSION PPP IN COLOMBIA**

526 km La Dorada-Chiriguaná railway. First railway PPP in Colombia. **Investment: €865 M**

❖ **FIRST AWARD OF A CONCESSION IN PERU**

HEVES Hospital Concession -332 beds, gray gown scheme-. Third hospital concession after Tepic in Mexico and Bosa in Colombia. **Investment: €65 M**

❖ **CONSOLIDATION OF THE STRATEGY INITIATED IN CONCESSIONS**

- ✓ **Financing and commissioning** of 2 parking facilities in the center of Madrid, urban mobility hubs: 769 spaces in total
- ✓ **Sale to COFIDES of 10% of Troncal I road concession project + 10% of the Troncal II road concession project**
COFIDES supports Grupo Ortiz in 6 concessions in Colombia
- ✓ **Purchase from KMA of 25% of its stake in the Transversal del Sisga concession in Colombia** and COFIDES purchase of the remaining 25% from KMA
- ✓ **Future cash flows from concessions in operation:** €280 M (Spain) + €732 M (Colombia) = **€1,012 M**
- ✓ **Future cash flows from concessions under construction:** €744 M (Colombia) + €34 M€ (Peru) = **€ 778 M**
- ✓ **Total Future Cash Flows from Concessions:** €280 M (Spain) + €1,476 M (Colombia) + €34 M (Peru) = **1,790 M€**

REAL ESTATE BUSINESS

GOP PROPERTIES SOCIMI

Rental assets **generating recurring cash flow** with sustained growth.
Addition of new **rental assets: Headquarters Building IV - Refinancing agreement** signed in **January 2026**

REAL ESTATE BUSINESS

OTHER REAL ESTATE ASSETS

Grupo Ortiz has finalist land in Los Cerros and is developing finalist land in Valdecarros and Arroyo Butarque

ENERGY AND INFRASTRUCTURE. COMPLIANCE WITH PROJECT PRICES AND TIMELINES IN A SUSTAINABLE AND SAFE MANNER

ENERGY

Renewable Generation

- ❖ **United States. 2 new photovoltaic projects under construction:** Jackson Ranch and EWA Flying Kite: 284 MW
- ❖ **Spain. Construction of 10 photovoltaic plants and 1 wind farm:** +1.2 GW of total installed capacity by 2025

Power Transmission and Distribution

- ❖ Power lines over 100 km and 12 substations under construction or maintenance in Spain and Colombia.

Operation and Maintenance

- ❖ +1.9 GW in 16 PV plants in 6 countries.

INFRASTRUCTURE

COLOMBIA

EPC execution of the Troncal I (260 km) and Troncal II road concessions (272 km):

- ❖ **Completion of the Functional Unit UF0:** rehabilitation and commissioning of the Troncales roads: 273 km
- ❖ **Investment in its own machinery :** €59.32 M
- ❖ **EPCs Amount:** Troncal I €558 M + Troncal II €486 M

Start of the preliminary work of the EPC of the La Dorada-Chiriguaná railway concession (526 km):

- ❖ **EPC Amount:** €345 M

PERU

Start of preliminary work for rehabilitation, installation and purchase of medical equipment for the 332-bed **HEVES Hospital:**

- ❖ **EPC Amount:** €32 M

SPAIN

- ❖ **Railway. Specialists in railway superstructure and infrastructure. Project:** Infrastructure and tracks for conventional lines in the Northwest: **€16 M**
- ❖ **Integrated Water Cycle: Specialists in Wastewater Treatment Plants, Drinking Water Treatment Plants, and Water Supply Lines. Project:** Cidacos System Supply: **€36 M**
- ❖ **Urban Works:** Specialists in urban developments. Project: Framework Agreement for urban development, Madrid City Council, Lot 4: **€25 M (recurring and multi-year contracts)**
- ❖ **Building: Specialists in hospital infrastructure. Project:** La Paz Hospital Building: **€24 M**
- ❖ **Construction-related services: Project:** Framework Agreement for the Renovation of Municipal Buildings, Madrid City Council: **€16 M (recurring and multi-year contracts)**
- ❖ **Environmental: Environmental protection specialists. Project:** Waste collection for the municipalities of La Vera: **€20 M**

GRUP ORTIZ

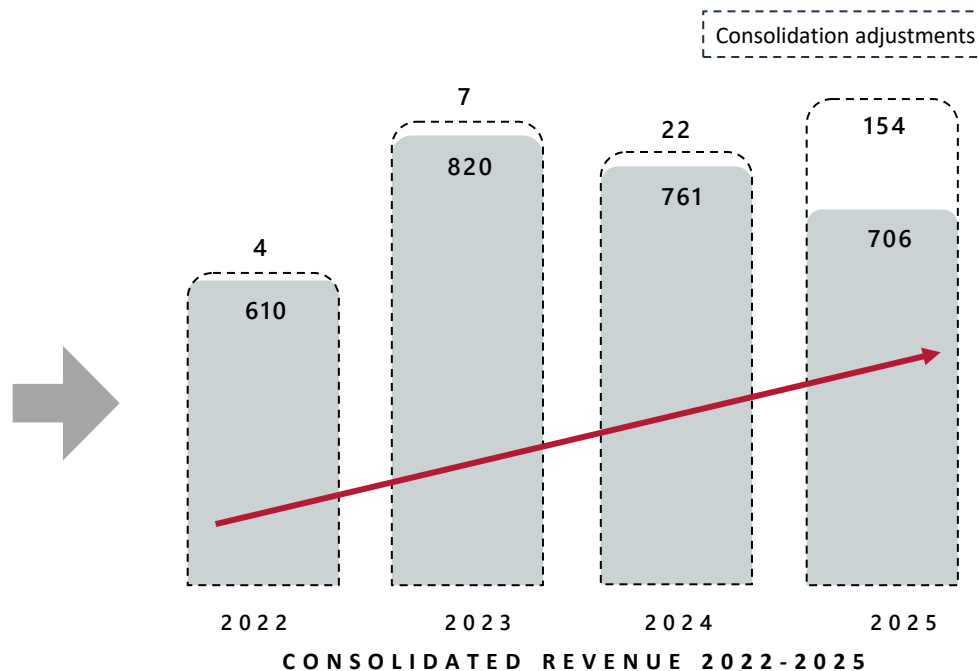
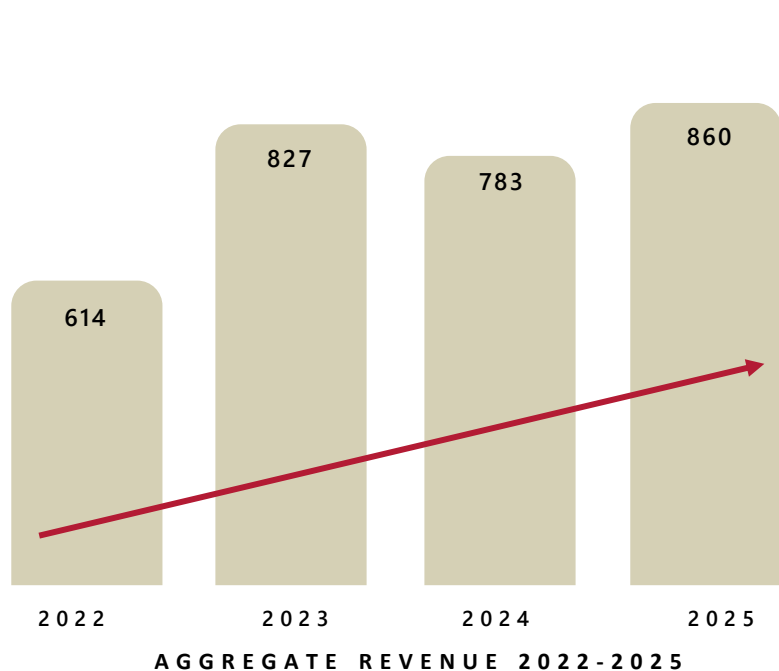
**CLOSE OF 2025
DATA**

AGGREGATE REVENUE
CONSOLIDATION ADJUSTMENTS*
CONSOLIDATED REVENUE
CONSOLIDATED EBITDA

2025	2024	CHANGE %
860.44	783.33	+10%
154.01	21.92	+€132,09 M
706.43	761.41	-7%
61.50	54.21	+13%

Data in millions of euros.

* Note: Removal of intercompany EPC works from the company: €154,01 M



1) FIGURES FROM THE CONSOLIDATED BALANCE SHEET (Infrastructure + Energy + Residual from Concessions & Real Estate)

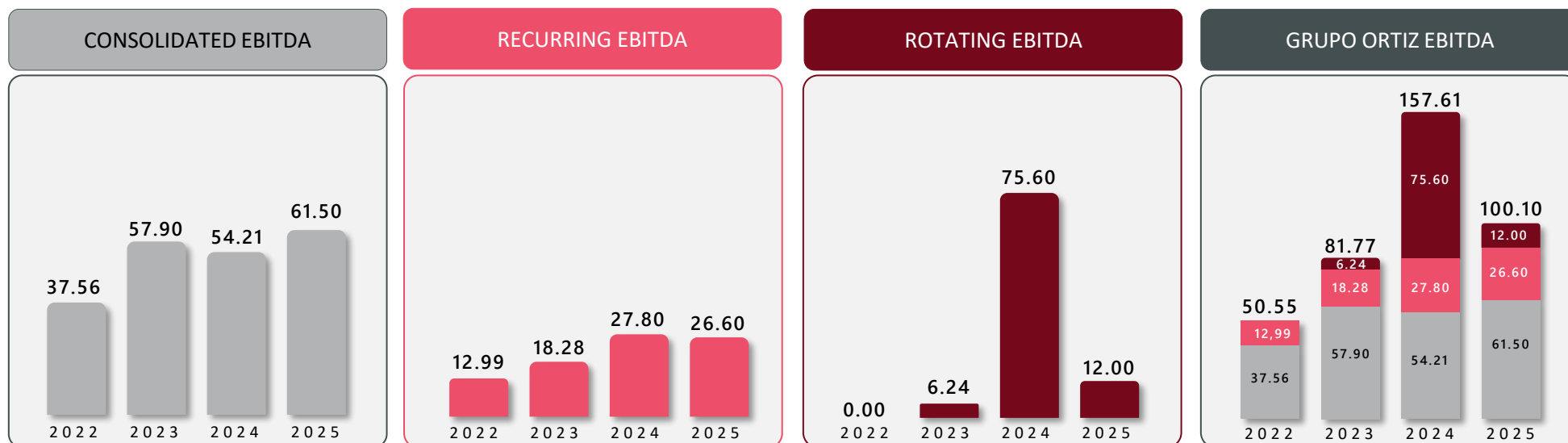
	2025	2024
CONSOLIDATED REVENUE	706.43	761.41
CONSOLIDATED EBITDA	61.50	54.21

2) ADJUSTED EBITDA = CASH FROM CONCESSIONS + CASH FROM REAL ESTATE FLOWING TO PARENT

RECURRING ADJUSTED EBITDA	26.60	27.80
ROTATING ADJUSTED EBITDA	12.00	75.60

3) GRUPO ORTIZ EBITDA

GRUPO ORTIZ EBITDA	100.10	157.61
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The GRUPO ORTIZ EBITDA is also used to calculate the ratios of the syndicated financing's covenants.

Data in millions of euros.

BREAKDOWN OF ADDITIONAL EBITDA

ADDITIONAL EBITDA = CASH FROM CONCESSIONS + REAL ESTATE CASH ARRIVING AT THE PARENT COMPANY

	YEAR 2025	YEAR 2024
1. ADDITIONAL RECURRING EBITDA	26.60	27.80
<ul style="list-style-type: none"> • Dividends from Concessions • Dividends from the SOCIMI (Real Estate) • Interest on Subordinated Debt in Concessions • Repayment of Subordinated Debt in Concessions 		
2. ADDITIONAL ROTATING EBITDA *	12.00	75.60
<ul style="list-style-type: none"> • Cash from refinancings (Cash Out) • Accounting gains from sales 		

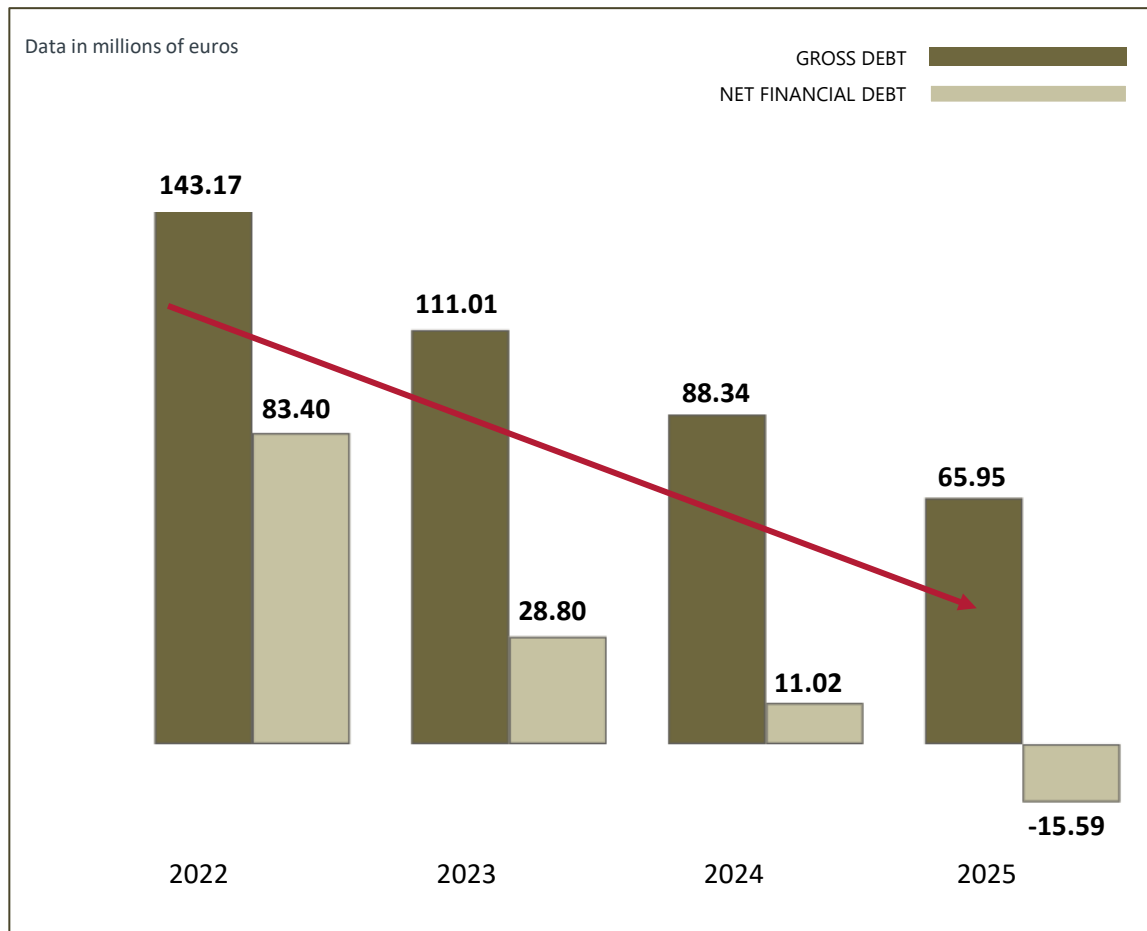
ADDITIONAL EBITDA	38.60	103.43
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35.90 = Concession Area
2.70 = Real Estate Area

* Due to asset rotation policy.

Data in millions of euros.

COMPLIANCE WITH THE DEBT REDUCTION COMMITMENT



HIGHLIGHTS 2025

- OBJECTIVE ACHIEVED: DEBT REDUCTION, AND THOROUGH MONITORING OF THE LEVEL OF INDEBTEDNESS
- KEY 2025 FINANCIAL MILESTONES:
 - REDUCTION by 25% of Gross Debt.
 - Net Financial Debt NEGATIVE (assets > debt)
 - ICO Loans amortizations: €14.13 M
 - AVAILABLE total Dec-25: €213.85 M
 - Diversification of funding sources, with promissory note issuances
 - ACTIVE POSITIONS: €81.63 M

BREAKDOWN OF CORPORATE DEBT

- FINANCIAL CORPORATE DEBT: €37.21 M
- PROJECT CORPORATE DEBT: €28.74 M
- TOTAL CORPORATE DEBT: €65.95 M

COMPLIANCE WITH SYNDICATED DEBT RATIOS 2025

COMPLIANCE WITH THE NET FINANCIAL DEBT/EBITDA RATIO (RECOURSE-ONLY DEBT)	-0.16	≤ 2.005
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THE DEBT OUTSIDE THE CONSOLIDATED GROUP IS 100% NON-RECOURSE TO GRUPO ORTIZ

CONCESSIONS

CONCESSIONS THAT DO NOT CONSOLIDATE

HOLDER: The various SPVs, Infrastructure and Energy Concessionaires.

FINANCIAL INSTRUMENTS:

- PROJECT FINANCE, without recourse to GRUPO ORTIZ and outside the Consolidated Perimeter.
- Equity BANK GUARANTEES and SURETY GUARANTEES.
- BRIDGE FINANCING for the purchase of machinery vs. the first disbursement of the Project Finance Agreement.

CONCESSIONS THAT CONSOLIDATE (1)

HOLDER: ORTIZ CyP owner of small concession projects

FINANCIAL INSTRUMENTS: "Ad hoc" financing for each project (not Project Finance) in the form of efficient LOANS, which are the CORPORATE DEBT of PROJECTS

REAL ESTATE

GOP PROPERTIES SOCIMI DOES NOT CONSOLIDATE

HOLDER: GOP PROPERTIES SOCIMI

A SINGLE NON-RECOURSE FINANCING of € 63.01 million as of December 31, 2025, to the GRUPO ORTIZ's Balance Sheet, with a LTV < 30%.

REFINANCING of the same in January 2026.

Financing outside the consolidated scope and NON-RECOURSE.

REAL ESTATE THAT CONSOLIDATES (2)

HOLDER: : ORTIZ CyP and AGRICASA

These assets within the property sphere have **NO FINANCING, nor property encumbrances.**

ENERGY

ENERGY CONSOLIDATES

HOLDER: ORTIZ CyP (3)

FINANCIAL INSTRUMENTS:

- BANK GUARANTEES and SURETY GUARANTEES
 - ADVANCE PAYMENT
 - PERFORMANCE BOND
 - GUARANTEE
- Operations insured mainly with ECAS CESCE + SINOSURE.
- Documentary Credits (LCs).
- Confirming lines in different currencies.
- Currency Hedging: US DOLLAR
- Insurance Policies (Liability, Construction).

INFRASTRUCTURE

CONSOLIDATED INFRASTRUCTURE

HOLDER: ORTIZ CyP and Group companies (COSFESA, ASTEISA, INDITEC, CONDISA, INDAGSA) (4)

FINANCIAL INSTRUMENTS :

- FIXED STRUCTURE:
 - Vehicle and machinery LEASING
 - CDTis loans
- VARIABLE STRUCTURE:
 - Credit Lines.
 - Framework Contracts: guarantees + confirming + credit
 - FACTORING Lines.
 - CONFIRMING Lines.
 - Surety Bonds
 - Bank Guarantees
 - Insurance Policies (Civil Liability, Construction).

CORPORATE FINANCE (1 + 2 + 3 + 4)

- Syndicated Financing
- MARF Notes Program

CONSOLIDATED INCOME STATEMENT	2025	2024
CONTINUING OPERATIONS		
Net amount of turnover	706,433	761,408
Changes in inventories of finished goods and work in progress	(529)	(383)
Own work capitalized	6,894	359
Supplies	(447,012)	(533,400)
Other operating income	1,102	482
Personnel expenses	(134,907)	(116,653)
Other operating expenses	(70,661)	(62,965)
Asset amortization/depreciation	(14,216)	(6,469)
Application of grants for non-financial assets	2	2
Excess provisions	-	80
Impairment and profit/(loss) on disposal of fixed assets	(584)	(109)
Results due to the loss of control over consolidated investments	-	(38)
Other results	769	(1,172)
OPERATING PROFIT	47,291	41,142
Finance income	15,775	22,423
Financial expenses	(16,751)	(20,215)
Change in the fair value of financial instruments	4,114	975
Differences on exchange	(2,570)	(17,868)
Impairment and gain/(loss) on disposal of financial instruments	10,871	-
Other financial income and expenses	686	425
FINANCIAL INCOME	12,125	(14,260)
Share in profits (losses) at companies consolidated using the equity method	6,717	10,270
Impairment and Result from Loss of Significant Influence of PPE (Property, Plant, and Equipment).	-	(329)
PROFIT BEFORE TAX	66,133	36,823
Corporate Income tax	(16,178)	(2,377)
Profit for the year from continuing operations	49,955	34,446
CONSOLIDATED PROFIT FOR THE YEAR	49,955	34,446

Figures in thousands of euros

ASSETS	2025	2024
NON-CURRENT ASSETS	460,855	447,097
Intangible assets	52,106	47,772
Property, plant and equipment	73,925	76,706
Investment property	32,466	32,608
Investments in group companies and associates	253,836	239,562
Non-current financial investments	2,639	2,286
Non-current trade receivables	25,529	25,810
Deferred tax assets	20,354	22,353
CURRENT ASSETS	498,146	472,607
Inventories	13,164	13,169
Trade and other receivables	355,503	357,358
Current investments in group companies and associates	32,541	10,488
Current financial investments	39,858	39,033
Current accruals	10,478	7,339
Cash and cash equivalents	46,602	45,220
TOTAL ASSETS	959,001	919,704

Figures in thousands of euros

EQUITY AND LIABILITIES	2025	2024
EQUITY	314,510	266,464
Capital and reserves	325,761	283,161
Valuation adjustments	(12,377)	(17,773)
Grants, donations and bequests received	671	717
Non-controlling interests	455	359
NON-CURRENT LIABILITIES	154,756	161,560
Non-current provisions	7,999	7,999
Non-current borrowings	58,775	82,565
Non-current payables to group companies and associates	7,065	7,191
Deferred tax liabilities	7,291	8,330
Non-current deferred income	73,626	55,475
CURRENT LIABILITIES	489,735	491,680
Current provisions	497	498
Current borrowings	29,240	25,473
Current payables to group companies and associates	38	21
Trade and other payables	459,942	465,687
Current accruals	18	1
TOTAL EQUITY AND LIABILITIES	959,001	919,704

Figures in thousands of euros

FINANCIAL AND OPERATIONAL MAGNITUDES

	2025	2024
Net equity	314,510	266,464
Equity	325,761	283,161
Share capital	57,492	57,492
Total Assets	959,001	919,704
Revenue	706,433	761,408
EBITDA	61,483	54,210
Earnings Before Interest and Taxes (EBIT)	47,291	41,142
Profit Before Tax (PBT)	66,133	36,823
Consolidated Profit	49,955	34,446

EBITDA MARGIN

+1.58

2025	2024
8.70 %	7.12 %

NET MARGIN

+2.55

2025	2024
7.07 %	4.52 %

EQUITY

+3.18

2025	2024
33.97 %	30.79 %

RETURN ON CAPITAL

+2.95

2025	2024
15.88 %	12.93 %

EBITDA MARGIN = EBITDA / Revenue

NET MARGIN = Consolidated Result / Revenue

EQUITY RATIO = Equity / Total Assets

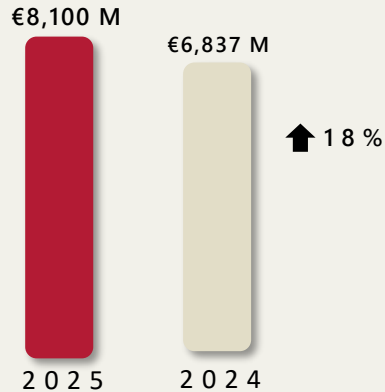
RETURN ON EQUITY (ROE) = Consolidated Net Income / Net equity



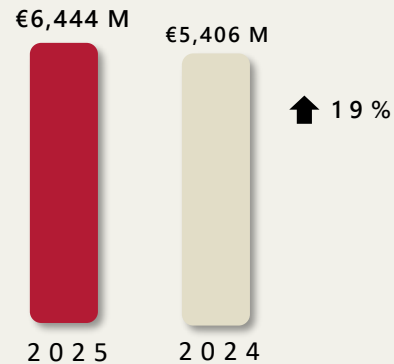
New Parla Norte Station – Madrid

**DECEMBER 2025
BACKLOG+
2026 BUDGET**

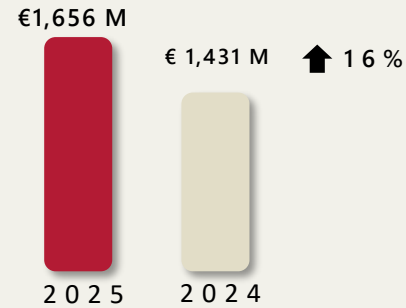
TOTAL BACKLOG 2025



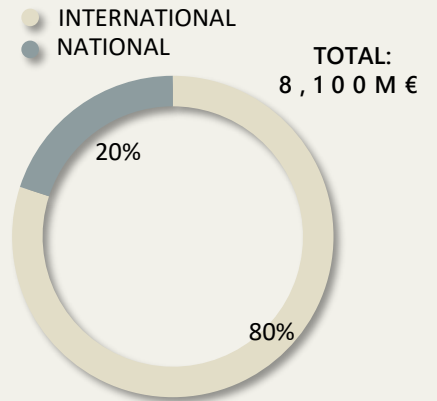
CONCESSIONS + REAL ESTATE



INFRASTRUCTURE + ENERGY



BACKLOG 2025



Main projects in backlog – Infrastructure and Energy areas -
Capacity for generating treasury stock from the Concessions Area

INFRASTRUCTURE

Colombia - treasury stock -

- EPC Troncales I & II roads
- EPC La Dorada railway

Peru - treasury stock -

- EPC Heves Hospital

Spain

- Cidacos Supply
- Urbanization Lote 4
- Noroeste railway ADIF
- Monforte railway ADIF
- Hospital La Paz Building
- La Vera Waste collection
- Manacor courts
- Parador Cervera Pisuergra upgrade

ENERGY

United States

- PFV Jackson Ranch
- PFV Grimes
- EWA PFV Flying Kite

Spain

- PFV Huevar 1 & 2
- PFV UT1 +CA1
- Marisol wind farm
- T&D Nudo Peñafior

2026 ESTIMATE

**1) CONSOLIDATED BALANCE SHEET FIGURES
(Infrastructure + Energy + residual income from Concessions and Real Estate)**

CONSOLIDATED REVENUE	894.22
CONSOLIDATED EBITDA	79.96

2) ADDITIONAL EBITDA = CASH FROM CONCESSIONS + REAL ESTATE ARRIVING AT THE PARENT COMPANY

ADDITIONAL EBITDA	40.70
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3) GRUPO ORTIZ EBITDA

GRUPO ORTIZ EBITDA	120.66
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Data in millions of euros.

The GRUPO ORTIZ EBITDA is also used to calculate the ratios of the syndicated loan covenants.



CONCESSIONS AREA

	COUNTRY	TYPE	TOTAL INVESTMENT in the SPV*	ORTIZ participation in the SPV	CHARACTERISTICS
Concessions in Operation					
Transversal Sisga highway	Colombia	Road	250.60	50.01%	137 km 4G highway
Conexion Norte highway	Colombia	Road	522.30	17.25%	145 km 4G highway
Barranquilla transmission lines	Colombia	Power T&D	131.40	80%	24 km lines + 8 substations
Bosa hospital	Colombia	Hospital	78.60	55%	215 bed hospital in Bogota
Alten (Solem I y II) PV plant	Mexico	Photovoltaic plant	339.00	33%	350 MW photovoltaic plants
MedSolar PV plant	Italia	Photovoltaic plant	3.70	50%	1 MW photovoltaic plant
Viario A-31 highway	Spain	Road	108.70	26%	111 km Bonete-Alicante highway
Ibiza highway	Spain	Road	92.80	50%	7,8 km Ibiza airport access highway
Alten El Casar PV plant	Spain	Photovoltaic plant	12.30	50%	13 MW Photovoltaic plant
Bulevar Arte y Cultura	Spain	Cultural center	13.90	33.3%	La Rambleta (Valencia) theater
Car parks **	Spain	Parking	91.55	100%	4.300 spots: 9 car Parks in Madrid, Villalba & Zamora
Other (5 assets) **	Spain	Wastewater & Energy	15.00	100%	EDAR Ribadeo, Malaga PV & 3 energy efficiency
Total Concessions in Operation			€1,659.85 M		Data in millions of euros
Concessions in Progress					
Troncal Magdalena I highway	Colombia	Road	936.40	40%	260 km 5G highway
Troncal Magdalena II highway	Colombia	Road	877.50	40%	272 km 5G highway
La Dorada-Chiriguaná railway	Colombia	Railway	865.50	75%	526 km railway
Total Concessions in Progress			€2,744.40 M		Data in millions of euros
TOTAL Investment			€4,404.25 M		Data in millions of euros

- 28 assets (24 in operation)
- €4.404 M total investment
- 933 km highway y 526 km railway
- 547 bed hospitals
- +360 MW installed capacity
- +4.300 parking spots

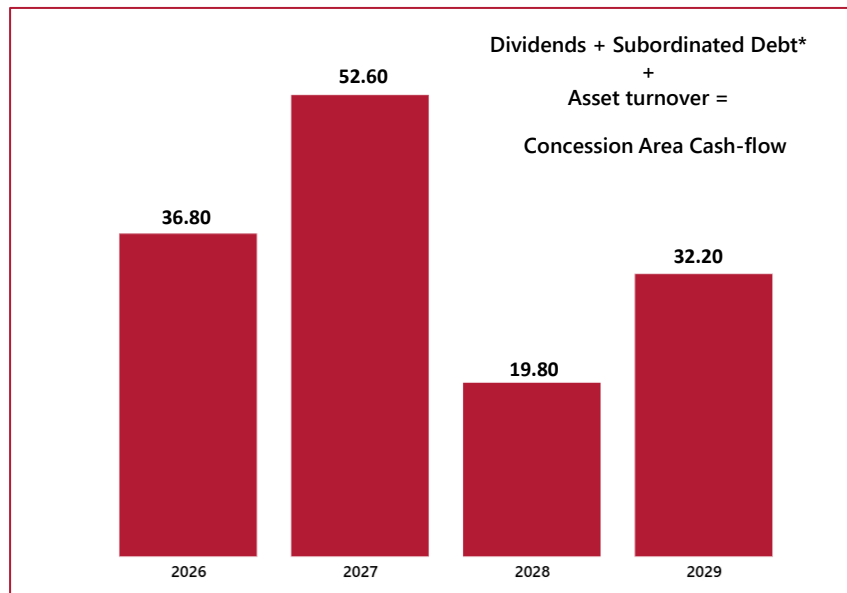
* 100 % of the investment: CAPEX + OPEX

** The only concessionary assets included in the consolidated balance sheet

SELF-FINANCING CONCESSIONAL BUSINESS MODEL

2026-2029 CASH GENERATION: €141.40 M

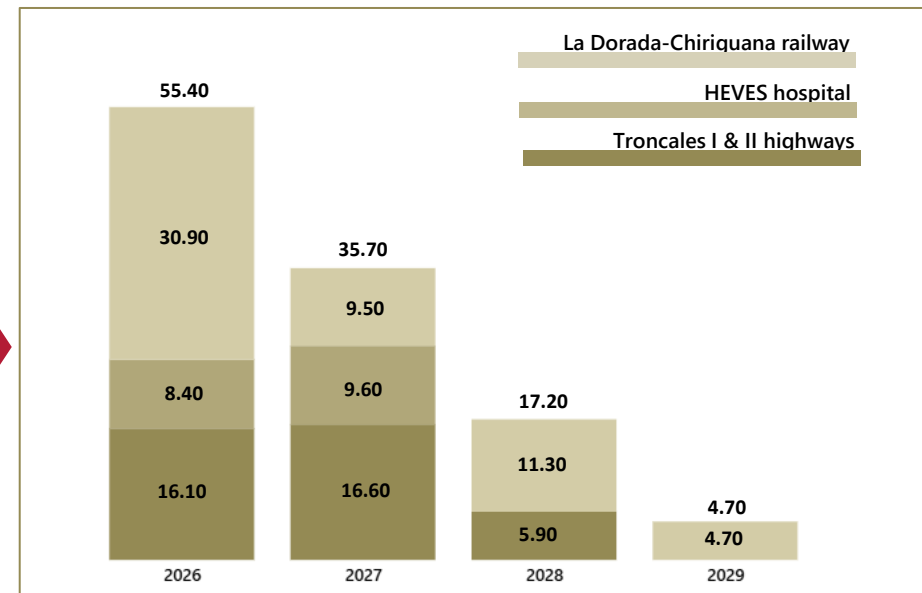
2026–2029 FORECAST CASH GENERATION OF THE CONCESSION AREA: **€141.40 M**



*Dividends and interest on subordinated debt corresponding to Recurring Additional EBITDA.

2026-2029 EQUITY COMMITTED BUT PENDING DISBURSEMENT: €113.00 M

2026–2029 COMMITTED EQUITY PENDING DISBURSEMENT: **€113.00 M**

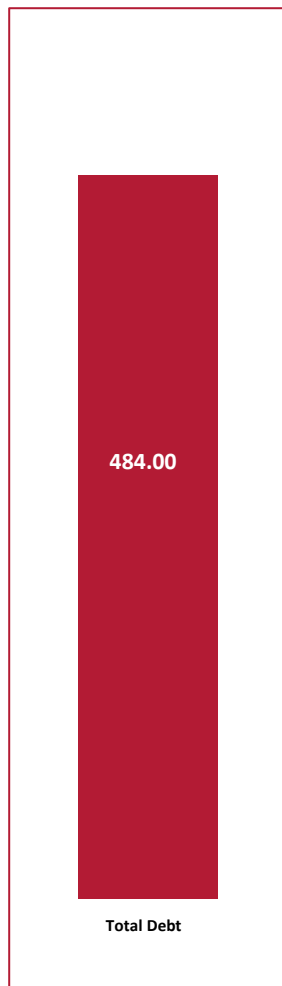


Equity Contribution
Troncales I & II highways: €118M. Equity already disbursed: €79.6M
La Dorada-Chiriguana railway: 70.90 M€. Equity already disbursed: €14.5 M
Heves hospital: €18.60 M. Equity already disbursed: €0.60 M

This cash generation from the concession area itself allows Grupo Ortiz to meet the equity commitment to 31.12.2025 for the concession projects.

€28.4 million available for investments in new concession projects

OUTSTANDING DEBT of the concession area that does not consolidated as of 31.12.2025: €484.00 M



Data in millions of euros

100% of the debt is NON-RECOURSE

Outside the Consolidated Perimeter there is no recourse debt

	COUNTRY	TYPE	OUTSTANDING DEBT 31.12.2025
ASSET			
Transversal Sisga highway	Colombia	highway	80.63
Conexion Norte highway	Colombia	highway	77.96
Troncal Magdalena I highway	Colombia	highway	80.28
Troncal Magdalena II highway	Colombia	highway	90.85
Barranquilla T&D power lines	Colombia	Power T&D	123.03
Bosa hospital	Colombia	Hospital	28.81
Ibiza highway	Spain	Highway	2.11
Bulevar del Arte y la Cultura	Spain	Cultural	0.33
TOTAL			484.00

Data in millions of euros

INVESTMENT GROWTH POLICY IN THE CONCESSION AREA IN 2026 AND SUBSEQUENT YEARS

COLOMBIA

- ❖ Grupo Ortiz will continue to participate in concession projects:
 - Energy
 - Roads
 - Railways
 - Water Cycle

- ❖ 2026 Estimated Divestment Ruta Caribe and possible divestment in Conexión Norte

SPAIN

- ❖ Concessions are currently under study:
 - Energy
 - Roads
 - Parking
 - Water Cycle
 - Rental Housing

PERU

- ❖ Since 2010, Grupo Ortiz has executed various energy and infrastructure projects (mainly hospitals).
- ❖ Award of the HEVES Hospital Concession -332 beds-. 3rd hospital concession after hospitals in Tepic (Mexico) and Bosa (Colombia).
- ❖ Concessions are currently under study:
 - Energy
 - Education
 - Hospitals

LATAM & UNITED STATES

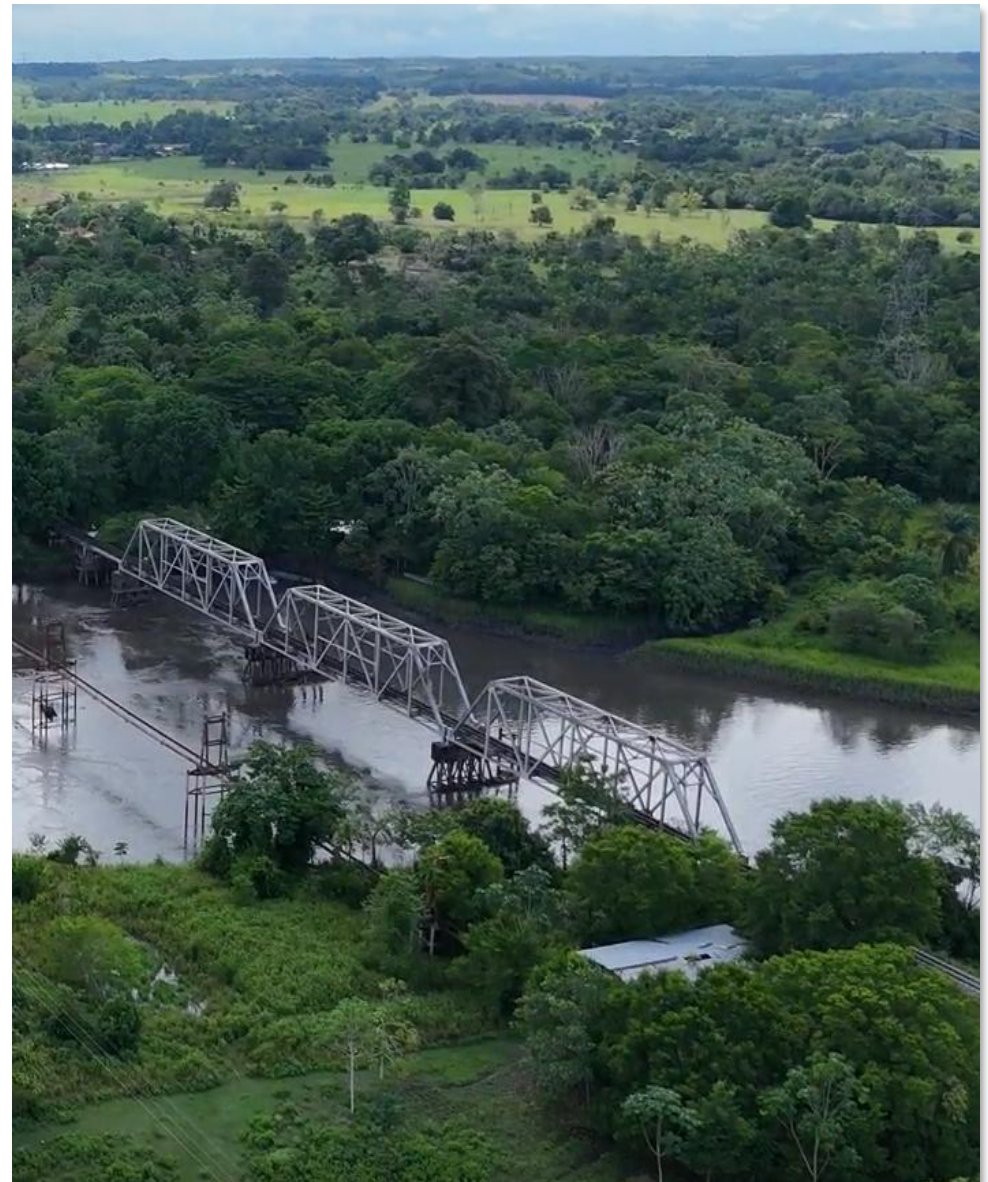
- ❖ Pending development of concession projects:
 - Energy
 - Roads
 - Railways
 - Water Cycle

La Dorada – Chiriguaná railways. Colombia**First Public-Private Partnership (PPP) railway in Colombia****Total Investment:** €865 million**EPC:** €345 million**Concessionaire:** Estructura Plural Línea Férrea Central (Ortiz CyP 75%, Transferport 15%, C.I. Colombian Nature Resources 10%)**Concession Term:** 120 months**Project Stages:****Pre-construction:** 15 months**Construction:** 49 months**Operation:** 50 months**Reversion:** 6 months**Expected financial closing date:** July 2026.**Location:** Departments of Caldas (La Dorada) and Cesar (Chiriguaná).**Description:** 525.9 km railway line project involving the replacement of 200 rails and reinforcement of bridges and level crossings. The project has 3 functional units (UFs).

UF1 consists of the rehabilitation, improvement, and O&M of the railway corridor and its branch lines.

UF2 will involve the construction and O&M of the infrastructure for operations control along the corridor.

UF3 consists of the construction of the logistics infrastructure for the railway line.



Project: “Operation and Maintenance Contract for the Villa El Salvador Emergency Hospital” for a period of 16 years under a Public-Private Partnership (PPP) scheme.

Client: Ministry of Health (MINSa).

Location: Lima, Peru.

Awarded Company: Ortiz Construcciones y Proyectos, S.A. Peru Branch (100%).

Total Amount: €65 million.

EPC: €32 million.

Estimated Pre-Operation Dates: January 2026 – July 2027 (18 months).

Description: This Emergency Hospital serves the entire southern area of the city. It has 23,640 m² of construction on 4 levels, 332 beds, consulting rooms, and operating theaters, providing emergency care to more than 700,000 beneficiaries through the MINSa's medical team.

Estimated start date: July 2027.

This is an existing hospital, built in 2016. During the pre-operational period, the necessary activities will be carried out for its proper adaptation, including the complete replacement of medical equipment, prior to the contract's start date, estimated for July 2027.



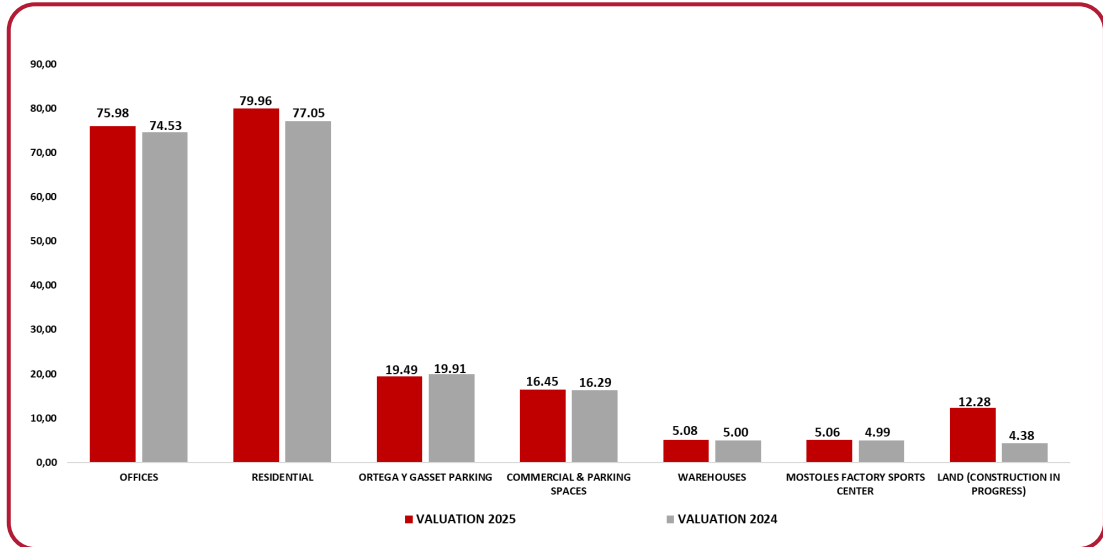


Grupo Ortiz Headquarters, Spain

GOP
PROPERTIES SOCIMI

GOP PROPERTIES SOCIMI

- Capital divided into **6,187,505 shares**
- Share price as of 31.12.2025: **€16.90/share**
- Market Capitalization: **€104.57 million**
SOCIMI ranking No. 24 out of 57 by market capitalization
- Valued Assets as of 31.12.2025: **€214.31 million**
- Financial Debt as of 31.12.2025: **€63.01 million**
- Net Asset Value (NAV=Valued Assets - Debt): **€151.31 million**
- Difference NAV versus Market Capitalization: **+€46.74 million**
- NAV/Market Capitalization Ratio: **145%**
- Gross Distribution to Shareholders in 2025: **€6.188 million**
- Gross Annual Return 2025 (based on €15.60 €/year): **6.41%**
- Total Cumulative Distribution (2017 to 2025): **€45.24 million**
- Average Annual Gross Return (based on €15.60/year): **5.56%**
- Shareholding structure as of 31.12.2025
 - Ortiz CyP: **45.16%**
 - 1 institutional investor: **3.36%**
 - 236 investors: **49.08%**
 - Treasury shares: **2.40%**



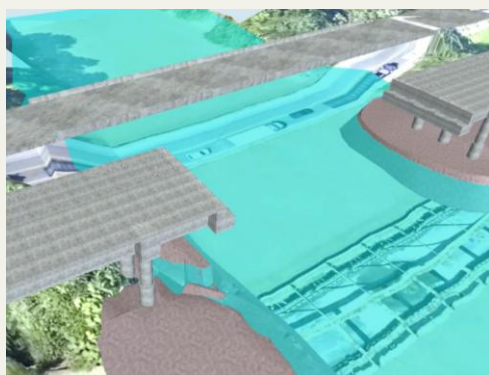
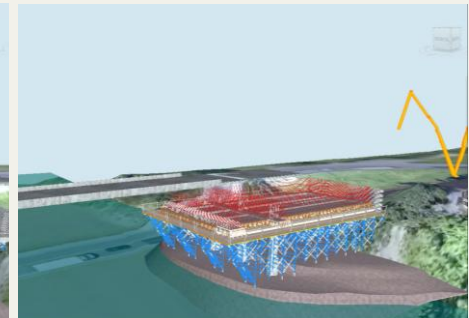
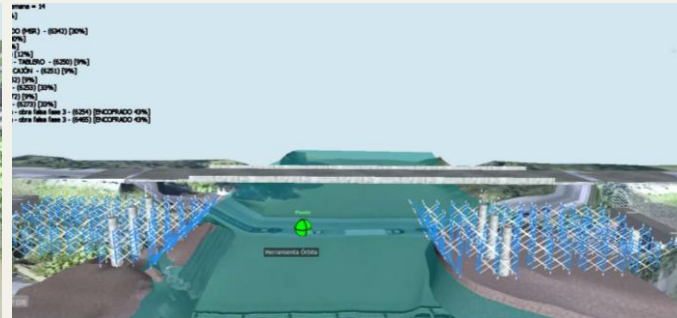
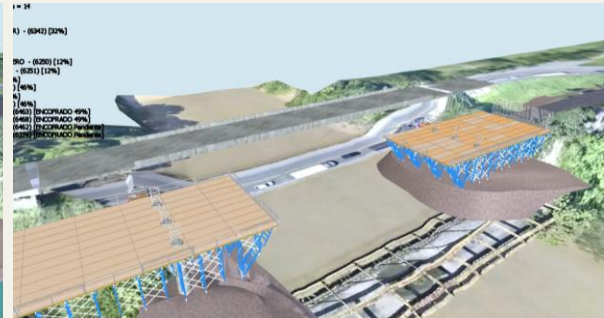
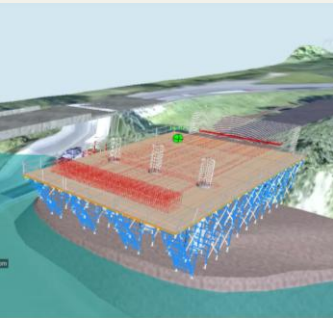
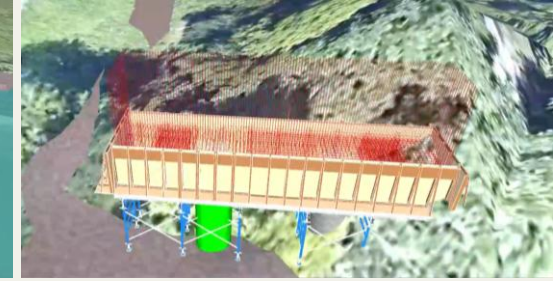
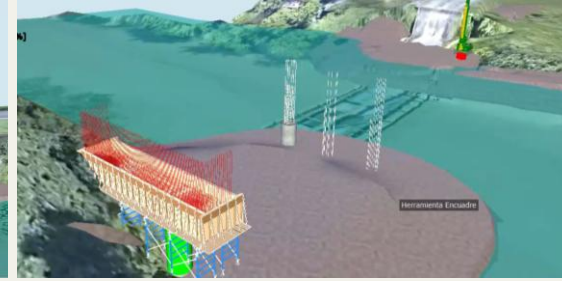
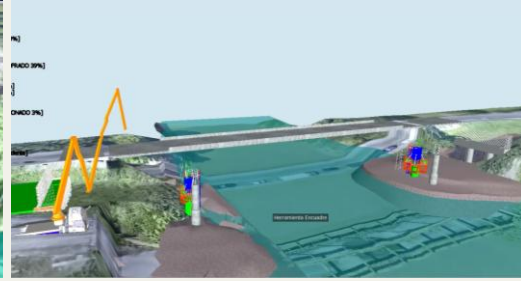
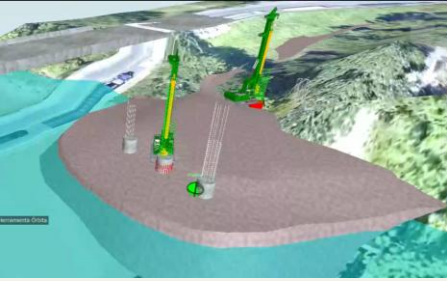
Previous Deutsche Bank loan

- Amount: **€70.00 M**
- Term: **5 + 1 + 1**
- Signature date: **31.01.2020**

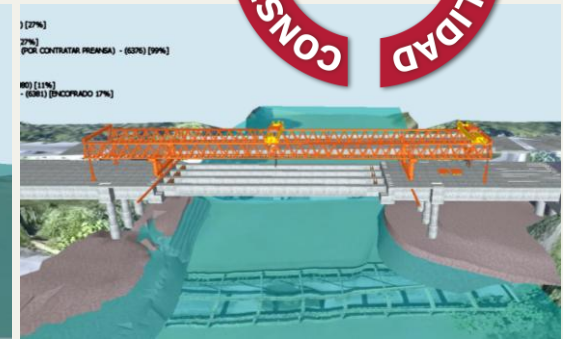
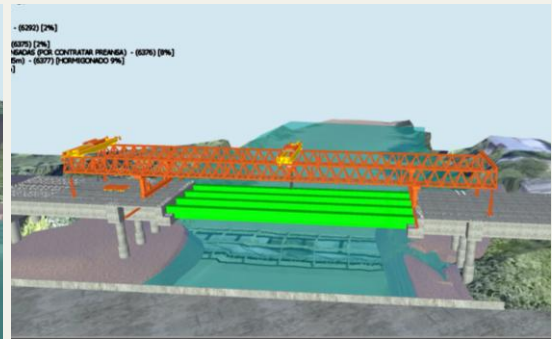


New Deutsche Bank loan

- Amount : **€75.50 M** { tranche A €72 M
tranche B €3.5M
- Term : **5 years (18.03.2031)**
- Signature date : **26.01.2026**



D I G I T A L I Z A T I O N



OUR VALUE PROPOSITION

Ensure compliance with **deadlines, price, and quality** standards. Contribute to the project's sustainability.

START - 2020 - BOSA HOSPITAL

METHODOLOGY

To carry out the work in the greatest detail before executing it in reality.

SUCCESSIVE APPROXIMATIONS

IT INVOLVES THE ENTIRE CHAIN OF PARTIES INVOLVED

PROCESS IN DEVELOPMENT

Essential in Concession Projects.

- Horizontal Advancement: Targeting all production.
- Depth: New processes and activities..

2025 – QUALITY AND OCCUPATIONAL SAFETY

TECHNOLOGY

Incorporation of the necessary technology to achieve the optimization of the different processes.

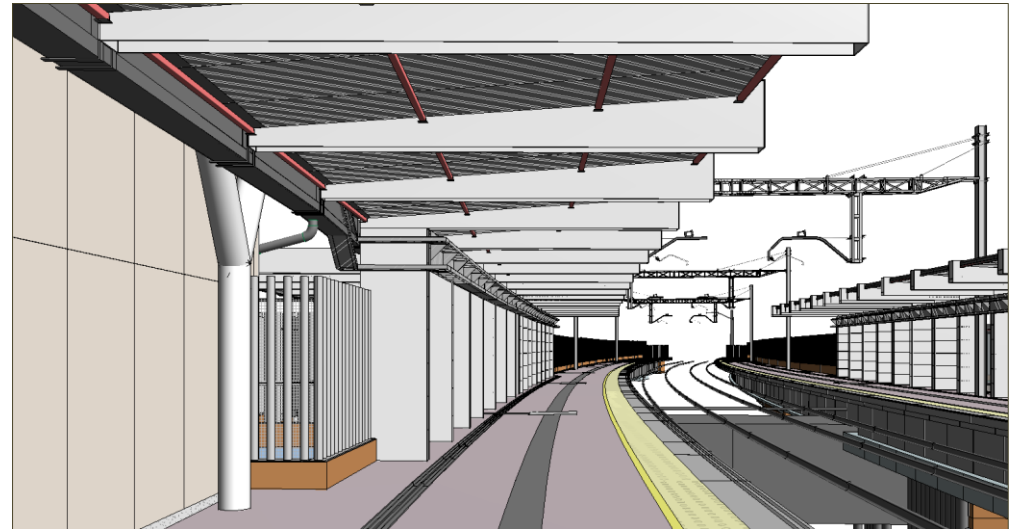
- Available tools
- Custom developments

PFV – EXECUTION QUALITY CONTROL

VIRTUAL REALITY APPLIED TO PRL

TOPOGRAPHY: DRONES AND AUTOMATION OF EARTHWORKS

INNOVATION IN ENVIRONMENTAL PROJECTS



**GRUPO ORTIZ
GLOBAL**



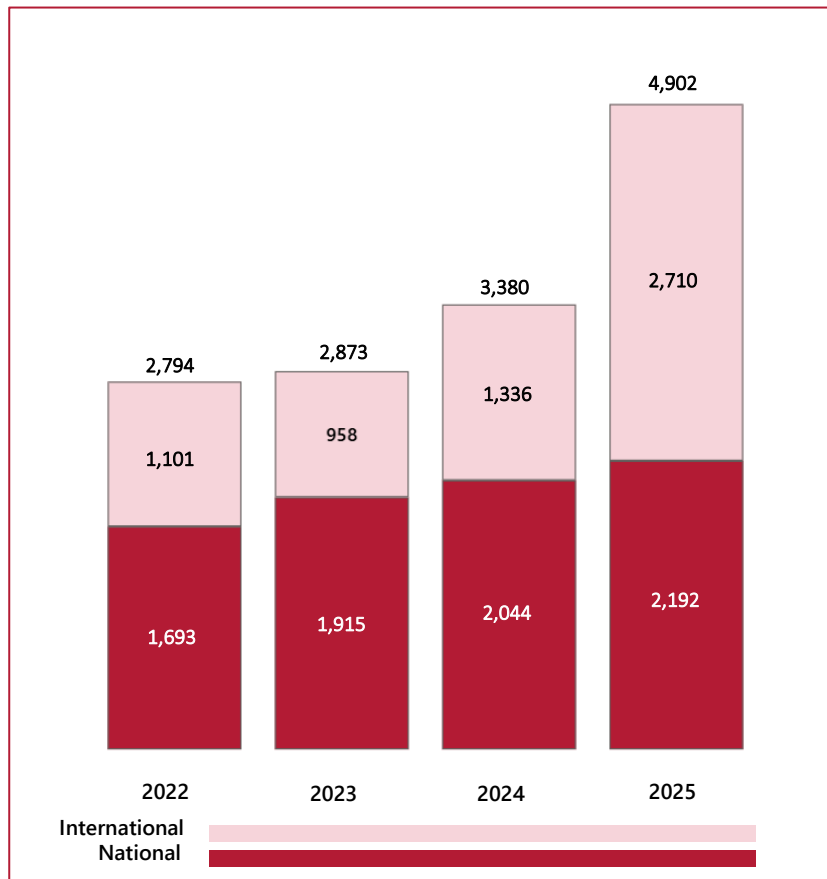
2025 CONSOLIDATED REVENUE €706.43 M	
SPAIN €448.55 M	63.50% C E I R
COLOMBIA €166.19 M	23.53% C E I
UNITED STATES €74.14 M	10.49% E
MEXICO €8.82 M	1.25% E
PANAMA €6.99 M	0.99% I
OTHER COUNTRIES €1.73 M	0.24% C E I

Data in millions of euros

C CONCESSIONS **E** ENERGY
R REAL ESTATE **I** INFRASTRUCTURE



PROFESSIONALS



HIGHLIGHTS 2025

Commitment to stable, quality employment

Job Creation	+ 45%
Female employment	20%

Commitment to training

Continuing education (hours)	31,185
Training hours per technician	15.70
Training hours per specialist	12.20

Commitment to safety.

Occupational Risk Prevention Policy

Control and prevention visits	+1,270
Audited centers	16
Training hours per student	12.90

Commitment to health

- Health surveillance
- Promoting healthy lifestyle habits

(*) The training ratios do not include international training.

AT GRUPO ORTIZ, SUSTAINABILITY IS PART OF THE BUSINESS.

DIGITALIZATION

ON-TIME COMPLIANCE
EFFICIENCY

BIODIVERSITY PLANS

AVOID, MINIMIZE, RESTORE,
AND COMPENSATE
"NET LOSS 0"

EMPLOYMENT

LOCAL JOB CREATION

CIRCULAR ECONOMY

CUT AVOIDANCE PROGRAMS
MILLING AND HARVESTING
SOIL REUSE
ASPHALT AND RUBBER
GRANULES

MULTILATERAL FINANCING

ESAP
PS6 IFC PERFORMANCE
STANDARD

GOOD PRACTICE MANUALS

VIABLE AND ECONOMICALLY
SUSTAINABLE IMPACT
REDUCTION TECHNIQUES

WORKPLACE WELL-BEING

SOCIAL BENEFITS
MENTAL HEALTH PROGRAM
EQUALITY PROGRAMS
EMPLOYEE TRAINING

LOCAL FUNDING

1st BANCOLOMBIA SUSTAINABLE
INFRASTRUCTURE FINANCING
PLAN

2025 AWARDS

GREEN SEAL OF TRUTH
CAJASAN INCLUSION

COMMUNITIES

COMMUNITY INFRASTRUCTURE
LOCAL MICROECONOMICS
ROAD SAFETY TRAINING

ENVIRONMENTAL PROTECTION

EFFICIENT WATER USE
WILDLIFE MONITORING
FOREST DIVERSITY ASSESSMENT
ENVIRONMENTAL TRAINING



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