Vonovia SE

CDP Corporate Questionnaire 2026

Word version

Important: this export excludes unanswered questions
This document is an export of your organization's CDP questionnaire response. It contains all data points for questions that are answered or in progress. There may be questions or data points that you have been requested to provide, which are missing from this document because they are currently unanswered. Please note that it is your responsibility to verify that your questionnaire response is complete prior to submission. CDP will not be liable for any failure to do so.
Read full terms of disclosure

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10/21/2026, 01:35 pm

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C1. Introduction

(1.1) In which language are you submitting your response?

Select from:

☑ English

(1.2) Select the currency used for all financial information disclosed throughout your response.

Select from:

☑ EUR

(1.3) Provide an overview and introduction to your organization.

(1.3.2) Organization type

Select from:

☑ Publicly traded organization

(1.3.3) Description of organization

Vonovia SE is Europe's leading private residential real estate company. Vonovia currently owns 530,979 residential units in all attractive cities and regions in Germany, Sweden and Austria. It further manages 76,355 apartments owned by others. Its portfolio is worth approximately 84 billion as of December 31st, 2025. This is inclusive of Deutsche Wohnen SE. As a modern service company, Vonovia focuses on customer orientation and tenant satisfaction. Offering them an affordable, attractive, and liveable home is the prerequisite for successful corporate development. This is why Vonovia invests in the maintenance, energetic modernization, and senior-friendly conversion of buildings. In addition, development and construction of new apartments, both for its own portfolio and for sale to third parties are part of the business model. 2,090 new apartments could thus be completed in 2025. Other residential services complement the business model. A large number of business processes are integrated: The company's own craftsmen and caretaker's organization, Vonovia Technical Service (VTS), handles the necessary renovation work, a gardener's and caretaker's organization takes care of the maintenance and development of the green spaces around the buildings, and our own customer service team takes care of our customers' concerns. Vonovia employs a total of 12,708 people, more than half of them in the skilled trades and technical fields. The company's carbon footprint includes emissions of around 1,7 million tons of CO2 equivalents. Approximately 97 % of the Scope 1 & 2 emissions are caused by the operation of the rented residential building portfolio. The challenge is to ensure that the buildings erected from the 1950s to 1970s in particular, which account for the largest share of Vonovia's portfolio, are well refurbished in terms of energy efficiency. Improving the energy performance of Vonovia's housing stock - e.g., through energetic refurbishment of the building envelope or replacement of the fossil fuel-powered heating systems with more efficient technologies of heat and energy

production – therefore is a major lever for reducing GHG emissions. Thus, another lever comprises the expansion of renewable energies as well as innovations in CO2-neutral heating systems. We are aware of our responsibility and have set ourselves the clear goal of achieving a carbon-neutral building stock (net-zero) by 2045 in Germany. This goal is just as much in line with the Paris climate goals as it is with the German Climate Action Plan. You can find detailed information on how we plan to achieve this goal in our Sustainability Statement and in our Transition Plan (https://www.vonovia.com/en/investors/esg/climate-transition-plan). The Bochum-based company has been listed on the stock exchange since 2013 and is included in the DAX 40 since September 2015. Vonovia SE is also listed in the international indices DAX 50 ESG, Dow Jones Best-in-Class Europe Index, STOXX Global ESG Leaders, EURO STOXX ESG Leaders 50, FTSE EPRA/NAREIT Developed Europe and GPR 250 World.
[Fixed row]

(1.4) State the end date of the year for which you are reporting data. For emissions data, indicate whether you will be providing emissions data for past reporting years.

(1.4.1) End date of reporting year

12/31/2025

(1.4.2) Alignment of this reporting period with your financial reporting period

Select from:
☑ Yes

(1.4.3) Indicate if you are providing emissions data for past reporting years

Select from:
☑ Yes

(1.4.4) Number of past reporting years you will be providing Scope 1 emissions data for

Select from:
☑ 2 years

(1.4.5) Number of past reporting years you will be providing Scope 2 emissions data for

Select from:
☑ 2 years

(1.4.6) Number of past reporting years you will be providing Scope 3 emissions data for

Select from:

☑ 2 years

[Fixed row]

(1.4.1) What is your organization's annual revenue for the reporting period?

674620000

(1.5) Provide details on your reporting boundary.

	Is your reporting boundary for your CDP disclosure the same as that used in your financial statements?
	Select from: ☑ Yes

[Fixed row]

(1.6) Does your organization have an ISIN code or another unique identifier (e.g., Ticker, CUSIP, etc.)?

ISIN code - bond

(1.6.1) Does your organization use this unique identifier?

Select from:

☑ Yes

(1.6.2) Provide your unique identifier

ISINDE000A1ML7J1

ISIN code - equity

(1.6.1) Does your organization use this unique identifier?

Select from:

☑ Yes

(1.6.2) Provide your unique identifier

DE000A1ML7J1

CUSIP number

(1.6.1) Does your organization use this unique identifier?

Select from:

☑ Yes

(1.6.2) Provide your unique identifier

92887H107

Ticker symbol

(1.6.1) Does your organization use this unique identifier?

Select from:

☑ Yes

(1.6.2) Provide your unique identifier

n/a

SEDOL code

(1.6.1) Does your organization use this unique identifier?

Select from:

☑ No

LEI number

(1.6.1) Does your organization use this unique identifier?

Select from:

☑ Yes

(1.6.2) Provide your unique identifier

5299005A2ZEP6AP7KM81

D-U-N-S number

(1.6.1) Does your organization use this unique identifier?

Select from:

☑ No

Other unique identifier

(1.6.1) Does your organization use this unique identifier?

Select from:

☑ Yes

(1.6.2) Provide your unique identifier

A1ML7J, WKN

Other unique identifier

(1.6.1) Does your organization use this unique identifier?

Select from:

☑ Yes

(1.6.2) Provide your unique identifier

94567408, Common Code
[Add row]

(1.7) Select the countries/areas in which you operate.

Select all that apply

☑ Austria

☑ Germany

☑ Sweden

(1.15) Which real estate and/or construction activities does your organization engage in?

Select all that apply

☑ New construction or major renovation of buildings

☑ Buildings management

(1.24) Has your organization mapped its value chain?

(1.24.1) Value chain mapped

Select from:

☑ Yes, we have mapped or are currently in the process of mapping our value chain

(1.24.2) Value chain stages covered in mapping

Select all that apply

☑ Upstream value chain

☑ Downstream value chain

(1.24.3) Highest supplier tier mapped

Select from:

☑ Tier 1 suppliers

(1.24.4) Highest supplier tier known but not mapped

Select from:

☑ All supplier tiers known have been mapped

(1.24.7) Description of mapping process and coverage

Vonovia monitors its tier 1 suppliers by registering all business partners in its business partner portal, including information on sustainability criteria. All suppliers are required to sign the Vonovia Business Partner Code. In accordance with CSRD requirements, Vonovia has analyzed its value chain to identify and assess risks, opportunities and impacts associated with own business activities, products and services as well as business relationships in the upstream and downstream value chain. Vonovia identified relevant upstream and downstream activities, resources and relationships, outlining all the respective stakeholders and partners in these categories, across its value chain. Our value chain can be split up into the upstream supply chain, our own business and the downstream stages in our value chain. Our business activities comprise the following core activities: construction, rental and management activities, including neighborhood development and customer service, as well as the provision of housing-related services. A detailed overview can be found in the Annual Report 2025 p.61. https://report.vonovia.com/2025/q4/en/ [Fixed row]

C2. Identification, assessment, and management of dependencies, impacts, risks, and opportunities

(2.1) How does your organization define short-, medium-, and long-term time horizons in relation to the identification, assessment, and management of your environmental dependencies, impacts, risks, and opportunities?

Short-term

(2.1.1) From (years)

0

(2.1.3) To (years)

1

(2.1.4) How this time horizon is linked to strategic and/or financial planning

The forecast for the current year is managed via controlling and risk management. The budget will be concrete for the following year and a medium-term plan for the next 5 years will be drawn up in parallel.

Medium-term

(2.1.1) From (years)

2

(2.1.3) To (years)

5

(2.1.4) How this time horizon is linked to strategic and/or financial planning

Vonovia has implemented a comprehensive risk management system that is based on an integrated five-pillar risk management approach (Performance Management, Compliance Management, Risk Management System, Internal Control System, Internal Audit) with a focus on medium- and long-term risks. The risk management system is aligned with the corporate strategy and the corporate planning process. Annually a medium-term plan is drawn up for the next 5 years. The risk categories in the risk report of our Annual Report relate to this five-year window.

Long-term

(2.1.1) From (years)

6

(2.1.2) Is your long-term time horizon open ended?

Select from:

☑ Yes

(2.1.4) How this time horizon is linked to strategic and/or financial planning

All risks that go beyond the medium-term planning process of 5 years are defined as long-term plans and have no specific end date. Depending on the nature of specific risk we use the time period of 10 years as well as the time horizon until 2045 as relevant milestones. This depends on the quality of forecast which can be made for the relevant input factors.
[Fixed row]

(2.2) Does your organization have a process for identifying, assessing, and managing environmental dependencies and/or impacts?

	Process in place	Dependencies and/or impacts evaluated in this process
	Select from: ☑ Yes	*Select from:* ☑ Both dependencies and impacts

[Fixed row]

(2.2.1) Does your organization have a process for identifying, assessing, and managing environmental risks and/or opportunities?

	Process in place	Risks and/or opportunities evaluated in this process	Is this process informed by the dependencies and/or impacts process?
	Select from: ☑ Yes	*Select from:* ☑ Both risks and opportunities	*Select from:* ☑ Yes

[Fixed row]

(2.2.2) Provide details of your organization's process for identifying, assessing, and managing environmental dependencies, impacts, risks, and/or opportunities.

Row 1

(2.2.2.1) Environmental issue

Select all that apply

☑ Climate change

☑ Biodiversity

(2.2.2.2) Indicate which of dependencies, impacts, risks, and opportunities are covered by the process for this environmental issue

Select all that apply

☑ Dependencies

☑ Impacts

☑ Risks

☑ Opportunities

(2.2.2.3) Value chain stages covered

Select all that apply

☑ Direct operations

☑ Upstream value chain

☑ Downstream value chain

(2.2.2.4) Coverage

Select from:

☑ Full

(2.2.2.5) Supplier tiers covered

Select all that apply

☑ Tier 1 suppliers

(2.2.2.7) Type of assessment

Select from:

☑ Qualitative and quantitative

(2.2.2.8) Frequency of assessment

Select from:

☑ More than once a year

(2.2.2.9) Time horizons covered

Select all that apply

☑ Short-term

☑ Medium-term

☑ Long-term

(2.2.2.10) Integration of risk management process

Select from:

☑ Integrated into multi-disciplinary organization-wide risk management process

(2.2.2.11) Location-specificity used

Select all that apply

☑ Site-specific

☑ Local

☑ National

(2.2.2.12) Tools and methods used

Commercially/publicly available tools

☑ ENCORE

Enterprise Risk Management

☑ Enterprise Risk Management

International methodologies and standards

☑ IPCC Climate Change Projections

☑ Life Cycle Assessment

Other

☑ Scenario analysis

☑ Desk-based research

☑ External consultants

☑ Materiality assessment

☑ Internal company methods

☑ Partner and stakeholder consultation/analysis

(2.2.2.15) Risk types and criteria considered

Acute physical

☑ Drought

☑ Flood (coastal, fluvial, pluvial, ground water)

☑ Heat wave

☑ Heavy precipitation (rain, hail, snow/ice)

☑ Storm (including blizzards, dust, and sandstorms)

Chronic physical

☑ Heat stress

☑ Water stress

☑ Precipitation or hydrological variability

☑ Increased severity of extreme weather events

☑ Changing temperature (air, freshwater, marine water)

☑ Changing precipitation patterns and types (rain, hail, snow/ice)

Policy

☑ Carbon pricing mechanisms

☑ Changes to international law and bilateral agreements

☑ Changes to national legislation

☑ Changes to regulations of existing products and services

Market

☑ Changing customer behavior

☑ Lack of availability and/or increased cost of certified sustainable material

☑ Lack of availability and/or increased cost of raw materials

Reputation

☑ Stigmatization of sector

Technology

☑ Transition to lower emissions technology and products

Liability

☑ Exposure to sanctions and litigation

☑ Non-compliance with regulations and legislation

(2.2.2.16) Partners and stakeholders considered

Select all that apply

☑ NGOs

☑ Customers

☑ Employees

☑ Investors

☑ Suppliers

☑ Regulators

☑ Local communities

(2.2.2.17) Has this process changed since the previous reporting year?

Select from:

☑ No

(2.2.2.18) Further details of process

Impacts, risks, opportunities & dependencies: Vonovia has implemented a comprehensive risk management system that ensures that all risks relevant to the company are being identified, assessed and managed. Risk evaluation is updated biannually. Thus, climate-related risk management is fully integrated into multi-disciplinary company-wide risk management process. This reduces potential risks, secures the company's continued existence, supports its strategic development and promotes responsible entrepreneurial action. Overall, Vonovia's risk management system is based on an integrated five-pillar risk management approach with a focus on medium- and long-term risks. The content of the existing risk management system is aligned with the corporate strategy, including relevant sustainability aspects. In the case of ESG risks, the effects of the risks on Vonovia (outside-in view) are integrated, as well as the effects (impacts) on the environment and society (inside-out view). With the help of a materiality analysis, potential ESG (environmental, social, governance) risks are examined and assessed for materiality. Consequently, risk assessment not only covers our direct operations, but also impacts on upstream and downstream supply chain. This process was further strengthened by the introduction of the IRO assessment in accordance with the European Sustainability Reporting Standards (ESRS): all impacts, risks and opportunities from the IRO assessment were integrated into the Group's risk management system and are evaluated there - also on a regular basis. Opportunities: In the process of defining its strategy and preparing its short and medium-term plans, Vonovia identifies earnings potential that has been reflected appropriately in these plans, taking the corresponding assumptions and scenarios into account. The assumptions regarding the company’s sustainability strategy, sociological and political megatrends, the regulatory environment, the financing environment and the company’s operating business are not only associated with the risks and impacts described above. Vonovia’s business development can also end up being more favourable than in the assumptions included in the company’s plans. These opportunities can arise from a scenario in which strategy-related opportunities, economic environment and market-related factors, and the company’s operating

business show more positive development than that underlying the corporate plans. Vonovia's sustainability strategy could create further opportunities extending beyond the corporate targets already defined in the 2026 budget. Vonovia's long-term climate journey requires new concepts for measures and financing to underpin its ecological, technological and economic objectives. As with the risks and impacts, connectivity and dependencies with the existing systems at Vonovia was strengthened by implementing the IRO assessment as part of the ESRS and all IRO assessments were implemented in the risk management system, which has now been expanded to include impacts and opportunities. In addition, the strategy, which is based on our defined neighborhoods, offers a whole variety of opportunities with regard to those modernization measures that relate directly to the existing portfolio and measures relating to new construction, but also measures relating to the residential environment.
[Add row]

(2.2.7) Are the interconnections between environmental dependencies, impacts, risks and/or opportunities assessed?

(2.2.7.1) Interconnections between environmental dependencies, impacts, risks and/or opportunities assessed

Select from:
☑ Yes

(2.2.7.2) Description of how interconnections are assessed

Risks, opportunities & impacts: The content of the existing risk management system is aligned with the corporate strategy, including relevant sustainability aspects. In the case of ESG risks, the effects of the risks on Vonovia (outside-in view) are integrated, as well as the effects on the environment and society (inside-out view). With the help of a materiality analysis, potential ESG (environmental, social, governance) risks are examined and assessed for materiality. Consequently, risk assessment not only covers our direct operations, but also impacts on upstream and downstream supply chain. This process was further strengthened by the IRO assessment in accordance with the European Sustainability Reporting Standards (ESRS), which was updated for the first time this year: all impacts, risks and opportunities from the IRO assessment were integrated into the Group's risk management system and are evaluated there - also on a regular basis. By also integrating the impacts into the Group-wide risk management system, we are strengthening the connectivity between the inside-out and outside-in perspective and ensuring a standardized approach to impact assessment and selection. Opportunities: In the process of defining its strategy and preparing its short and medium-term plans, Vonovia identifies earnings potential that has been reflected appropriately in these plans, taking the corresponding assumptions and scenarios into account. The assumptions regarding the company's sustainability strategy, sociological and political megatrends, the regulatory environment, the financing environment and the company's operating business are not only associated with the risks described above. Vonovia's business development can also end up being more favourable than in the assumptions included in the company's plans. These opportunities can arise from a scenario in which strategy-related opportunities, economic environment and market-related factors, and the company's operating business show more positive development than that underlying the corporate plans. Vonovia's sustainability strategy could create further opportunities extending beyond the corporate targets already defined in the 2026 budget. Vonovia's climate pathway requires new concepts for measures and financing to underpin its ecological, technological and economic objectives. As with the risks, connectivity with the existing systems at Vonovia was strengthened by implementing the IRO assessment as part of the ESRS and all IRO assessments were implemented in the risk management system, which has now been expanded to include impacts and opportunities. In addition, the strategy, which is based on our defined neighborhoods, offers a whole variety of opportunities with regard to those modernization measures that relate directly to the existing portfolio and measures relating to new construction, but also measures relating to the residential environment.

[Fixed row]

(2.3) Have you identified priority locations across your value chain?

(2.3.1) Identification of priority locations

Select from:

☑ No, and we do not plan to within the next two years

(2.3.7) Primary reason for not identifying priority locations

Select from:

☑ Judged to be unimportant or not relevant

(2.3.8) Explain why you do not identify priority locations

As part of the materiality analysis and the continuous process of analysing and selecting locations for construction and modernization measures, we take into account the impact of our business activities (including the upstream and downstream value chain) on people and nature. This is done to the same extent at all locations, so that we have a functioning early warning system to identify potential critical impacts in advance of measures. This enables us to prevent ecologically sensitive or valuable locations from being affected as early as the planning process. There are therefore no priority locations as defined by the TNFD standard.
[Fixed row]

(2.4) How does your organization define substantive effects on your organization?

Risks

(2.4.1) Type of definition

Select all that apply

☑ Qualitative

☑ Quantitative

(2.4.2) Indicator used to define substantive effect

Select from:

☑ Other, please specify :Balance sheet

(2.4.3) Change to indicator

Select from:

☑ Absolute decrease

(2.4.5) Absolute increase/ decrease figure

2400000000

(2.4.6) Metrics considered in definition

Select all that apply

☑ Likelihood of effect occurring

(2.4.7) Application of definition

Our risk management process is divided into five different categories to assess the potential amount of financial losses. We distinguish between the impact on the income statement on the one hand and the impact on the balance sheet on the other. Both impacts are understood in line with the medium-term planning horizon as a potential financial loss over five years. Please find detailed information about the risk management process in our Annual Report 2025, p.140. When it comes to assessing risk, a distinction is made between risks with an impact on profit and loss and those affecting the balance sheet. Risks with an impact on profit and loss have a negative effect on the company's sustained earnings power and, as a result, on Adjusted EBITDA in the individual segments and Adjusted EBT. In general, these risks also have an impact on liquidity. Risks affecting the balance sheet do not impact Adjusted EBT, but they certainly do impact the assets and, in general, also profit for the period and the EPRA NTA. These risks can also not affect liquidity, e.g., because they only impact property values. Risk assessments are always performed in quantitative terms, if possible. As a general rule, the risk assessment should always be based on a worst-case scenario. If this is difficult to achieve or not possible, a qualitative assessment is performed using a detailed matrix comprising five loss categories. The expected amount of loss is classified to one of five categories. Losses of category (3) and higher are defined as "significant" damage and thus as substantial financial impact for our business. This corresponds to a financial impact on profit and loss of more than €50-180 million in Adj EBT or an accumulated loss of more than €2,400 million related to the balance sheet. For the expected probability of occurrence five clusters have been defined: • Very likely (5): It is to be assumed that the risk will materialize during the observation period. 95% probability • Likely (4): The risk is likely to materialize during the observation period. 60–95% probability • Possible (3): The risk could materialize during the observation period. 40–59% probability • Unlikely (2): The risk is unlikely to materialize during the observation period. 5–39% probability • Very unlikely (1): It is to be assumed that the risk will not materialize during the observation period. < 5% probability

Opportunities

(2.4.1) Type of definition

Select all that apply

☑ Qualitative

☑ Quantitative

(2.4.2) Indicator used to define substantive effect

Select from:

☑ Other, please specify :Income statement (Adj EBT)

(2.4.3) Change to indicator

Select from:

☑ Absolute increase

(2.4.5) Absolute increase/ decrease figure

5000000

(2.4.6) Metrics considered in definition

Select all that apply

☑ Likelihood of effect occurring

(2.4.7) Application of definition

Opportunity assessments are always performed in quantitative terms, if possible. If this is difficult to achieve or not possible, a qualitative assessment is performed. Vonovia defines an opportunity as substantive if it exceeds € 5,000,000. For the expected probability of occurrence five clusters have been defined (same as for the risks): • Very likely (5): It is to be assumed that the opportunity will materialize during the observation period. 95% probability • Likely (4): The opportunity is likely to materialize during the observation period. 60–95% probability • Possible (3): The opportunity could materialize during the observation period. 40–59% probability • Unlikely (2): The opportunity is unlikely to materialize during the observation period. 5–39% probability • Very unlikely (1): It is to be assumed that the opportunity will not materialize during the observation period. < 5% probability

Risks

(2.4.1) Type of definition

Select all that apply

☑ Qualitative

☑ Quantitative

(2.4.2) Indicator used to define substantive effect

Select from:

☑ Other, please specify :Income statement (Adj EBT)

(2.4.3) Change to indicator

Select from:

☑ Absolute decrease

(2.4.5) Absolute increase/ decrease figure

180000000

(2.4.6) Metrics considered in definition

Select all that apply

☑ Likelihood of effect occurring

(2.4.7) Application of definition

Our risk management process is divided into five different categories to assess the potential amount of financial losses. We distinguish between the impact on the income statement on the one hand and the impact on the balance sheet on the other. Both impacts are understood in line with the medium-term planning horizon as a potential financial loss over five years. Please find detailed information about the risk management process in our Annual Report 2025, p.140. When it comes to assessing risk, a distinction is made between risks with an impact on profit and loss and those affecting the balance sheet. Risks with an impact on profit and loss have a negative effect on the company's sustained earnings power and, as a result, on Adjusted EBITDA in the individual segments and Adjusted EBT. In general, these risks also have an impact on liquidity. Risks affecting the balance sheet do not impact Adjusted EBT, but they certainly do impact the assets and, in general, also profit for the period and the EPRA NTA. These risks can also not affect liquidity, e.g., because they only impact property values. Risk assessments are always performed in quantitative terms, if possible. If this is difficult to achieve or not possible, a qualitative assessment is performed using a detailed matrix comprising five loss categories. The expected amount of loss is classified to one of five categories. Losses of category (3) and higher are defined as "significant" damage and thus as

substantial financial impact for our business. This corresponds to a financial impact on profit and loss of more than €50-180 million in Adj EBT or an accumulated loss of more than €2,400 million related to the balance sheet. For the expected probability of occurrence five clusters have been defined: • Very likely (5): It is to be assumed that the risk will materialize during the observation period. 95% probability • Likely (4): The risk is likely to materialize during the observation period. 60–95% probability • Possible (3): The risk could materialize during the observation period. 40–59% probability • Unlikely (2): The risk is unlikely to materialize during the observation period. 5–39% probability • Very unlikely (1): It is to be assumed that the risk will not materialize during the observation period. < 5% probability
[Add row]

C3. Disclosure of risks and opportunities

(3.1) Have you identified any environmental risks which have had a substantive effect on your organization in the reporting year, or are anticipated to have a substantive effect on your organization in the future?

Climate change

(3.1.1) Environmental risks identified

Select from:

☑ Yes, only within our direct operations

(3.1.2) Primary reason why your organization does not consider itself to have environmental risks in your direct operations and/or upstream/downstream value chain

Select from:

☑ Environmental risks exist, but none with the potential to have a substantive effect on our organization

(3.1.3) Please explain

As part of our risk assessment, we address environmental risks both within our own operations and throughout our value chain. To date, Vonovia has identified only those environmental risks that have had a substantive effect within our direct business operations. While environmental risks do exist in the value chain, none of them has, to date, the potential to have a substantive effects on our company.
[Fixed row]

(3.1.1) Provide details of the environmental risks identified which have had a substantive effect on your organization in the reporting year, or are anticipated to have a substantive effect on your organization in the future.

Climate change

(3.1.1.1) Risk identifier

Select from:

☑ Risk1

(3.1.1.3) Risk types and primary environmental risk driver

Policy

☑ Carbon pricing mechanisms

(3.1.1.4) Value chain stage where the risk occurs

Select from:

☑ Direct operations

(3.1.1.6) Country/area where the risk occurs

Select all that apply

☑ Germany

(3.1.1.9) Organization-specific description of risk

[Situation] Current legislation in Germany includes a carbon price for fossil fuels used for heating, like natural gas, oil, coal, and district heating (Fuel Emissions Trading Act BEHG). [Timeline] The carbon price was introduced in 2021 at €25 per metric ton CO2 and has risen to €55 per ton by 2025. From 2028 onwards it will be determined in a free trading system. [Task] The carbon price split between owners and tenants. Owners cover 0% to 95% of the cost, depending on a building's CO2 efficiency (e.g. 0% if CO_2 <12 kg/year; 95% if CO_2 >52 kg/year). Highly efficient buildings exempt owners from any cost, incentivizing modernization and energy-efficient practices. With 88% of our portfolio in Germany, this directly impacts our business, making modernization efforts financially crucial. [Action] We aim to achieve a carbon-neutral building portfolio by 2045, targeting a carbon intensity of <5 kg CO2/m² of rental area. We focus on 1) energy-efficient refurbishment of building envelope, 2) increasing share of renewable energies in neighborhood, 3) transformation of energy sector. [Result] Through our modernization program, we are significantly reducing the CO2 intensity of our buildings and thus lowering our carbon price burden. Since our 2021 base year, we've reduced the CO2 intensity of our German building stock by 20% (from 38.4 to 30.7 kg CO2/m2).

(3.1.1.11) Primary financial effect of the risk

Select from:

☑ Increased indirect [operating] costs

(3.1.1.12) Time horizon over which the risk is anticipated to have a substantive effect on the organization

Select all that apply

☑ Medium-term

(3.1.1.13) Likelihood of the risk having an effect within the anticipated time horizon

Select from:

☑ Unlikely

(3.1.1.14) Magnitude

Select from:

☑ Low

(3.1.1.16) Anticipated effect of the risk on the financial position, financial performance and cash flows of the organization in the selected future time horizons

Medium-term we are anticipating a financial effect from carbon pricing mechanisms. Based on our current risk assessment, this could lead to increased indirect (operating) costs in the range of € 5-50 million. The CO2 price is incorporated in our planning, representing the base case. The financial effect of this risk refers to the variation in costs that occurs in the worst-case scenario.

(3.1.1.17) Are you able to quantify the financial effect of the risk?

Select from:

☑ Yes

(3.1.1.21) Anticipated financial effect figure in the medium-term – minimum (currency)

5000000

(3.1.1.22) Anticipated financial effect figure in the medium-term – maximum (currency)

50000000

(3.1.1.25) Explanation of financial effect figure

In our risk management, the risk falls into the potential loss range (1) of € 5-50 million for the 5-year period (in Adj EBT). The expected CO2 price including the annual increase determined by the German government is reflected in our medium-term plan for the next 5 years. Here we take into account the different burdensharing between owner and tenants depending on the CO2 intensity (CO2e/m² rental space) of the building as well as planned measures of modernization, sales and new construction. As a risk we defined the difference of a substantial increase of the CO2 price especially after 2026 and the planned CO2 price cost for Vonovia. We assume a continuous increase in the CO2 levy of up to >€100/tCO2 after 2027 while the burden sharing mechanism is assumed to remain as of today. This resulted in a potential cost for the period 2025 to 2030 in the range of € 5-50 million, with a likelihood in the range of 5-39%.

(3.1.1.26) Primary response to risk

Infrastructure, technology and spending

☑ Other infrastructure, technology and spending, please specify :energy refurbishment of our buildings to limit energy consumption and emissions via measures for modernization, exchange fossil fuel of heating systems as well as the installation of photovoltaic panels on all suitable roofs

(3.1.1.27) Cost of response to risk

4293800000

(3.1.1.28) Explanation of cost calculation

As part of our growth strategy defined in 2024, we are driving and accelerating additional initiatives until 2030 to support our GHG reduction strategy: increased investments in serial refurbishment (an industrialized system that bundles and standardizes all steps in the refurbishment process), in the new concept “heat pump cube” (a heat pump center that combines all the necessary components in an external module and is installed on-site outside the building) and in accelerated installation of PV on our buildings (installed capacity of 400 MWp until 2028). All activities result in an aggregated long-term investment plan with an average investment of around €860mn p.a. in the next 5 years, or a total investment in this period of around €4.3 bn.

(3.1.1.29) Description of response

Our response to this risk is our GHG emission reduction strategy which is based on three pillars: 1. increasing energy efficiency through energy-efficient refurbishment of the building envelope (facades, basement ceilings and attics, the replacement of windows and the installation of new heating boilers), 2. Increasing the share of renewable energies in the neighborhood (exchange of conventional heating systems with heat-pumps or district heating) and 3. Comprehensive transformation of the energy sector. In 2025, we modernized around 8,121 units and achieved a refurbishment rate of around 1.5%. Additionally, we replaced heating systems in buildings with around 2,700 units in the reporting year. As part of our growth strategy, we are driving and accelerating additional initiatives until 2030 to support our GHG reduction strategy: increased investments in serial refurbishment (an industrialized system that bundles and standardizes all steps in the refurbishment process), in the new concept “heat pump cube” (a heat pump center that combines all the necessary components in an external module and is installed

on-site outside the building) and in accelerated installation of PV on our buildings (installed capacity of 400 MWp until 2028). All activities result in an aggregated long-term investment plan with an average investment of around €860 mn p.a. in the next 5 years, or a total investment in this period of around €4.3 bn.

Climate change

(3.1.1.1) Risk identifier

Select from:

☑ Risk2

(3.1.1.3) Risk types and primary environmental risk driver

Acute physical

☑ Other acute physical risk, please specify :Increased severity and frequency of extreme weather events such as cyclones and floods

(3.1.1.4) Value chain stage where the risk occurs

Select from:

☑ Direct operations

(3.1.1.6) Country/area where the risk occurs

Select all that apply

☑ Germany

(3.1.1.9) Organization-specific description of risk

[Situation] Extreme weather events pose increased risks to nature, buildings, infrastructure, and human health, and are expected to rise in frequency and intensity due to climate change. The IPCC's Sixth Assessment Report states that some climate-related events, like cyclones and floods, are already irreversible. In Germany, geoinformation maps by the Federal Institute for Urban, Building, and Spatial Research (https://www.gisimmorisknaturgefahren.de/immorisk.html) indicate that extreme weather events will increase. [Task] To assess the impact and risk for the entire building stock, a systematic evaluation of magnitude and regional occurrence was necessary. A physical hazard scenario analysis confirmed the increasing impact of extreme weather on our portfolio. Task is to prepare for these events, implement security and emergency systems, and introduce mitigation measures. [Action] These measures are being applied to new construction, neighborhood developments, and residential areas. They include shading, improved windows, intelligent water management, and expanding retention systems, like roof greening. [Result] We've developed a comprehensive risk assessment for all buildings, integrated into new construction and modernization. Assessment shows

that, thanks to past measures, our assets' vulnerability (net risk) is significantly lower than their sensitivity to climate hazards (gross risk). The assessment will be regularly updated with new climate data and mitigation efforts.

(3.1.1.11) Primary financial effect of the risk

Select from:

☑ Increased indirect [operating] costs

(3.1.1.12) Time horizon over which the risk is anticipated to have a substantive effect on the organization

Select all that apply

☑ Medium-term

(3.1.1.13) Likelihood of the risk having an effect within the anticipated time horizon

Select from:

☑ Likely

(3.1.1.14) Magnitude

Select from:

☑ Low

(3.1.1.16) Anticipated effect of the risk on the financial position, financial performance and cash flows of the organization in the selected future time horizons

Medium-term (here 5 years) we are anticipating a financial effect from acute physical risks. Based on our current risk assessment, this could lead to increased indirect (operating) costs in the range of € 5-50 million.

(3.1.1.17) Are you able to quantify the financial effect of the risk?

Select from:

☑ Yes

(3.1.1.21) Anticipated financial effect figure in the medium-term – minimum (currency)

5000000

(3.1.1.22) Anticipated financial effect figure in the medium-term – maximum (currency)

50000000

(3.1.1.25) Explanation of financial effect figure

Currently, around 90% of all building damage caused by natural hazards is covered by insurance. Our calculation assumes that over the 5 year period of risk calculation our portfolio will remain insurable and this relation will remain constant. Assuming a linear potential loss distribution this results in a financial impact in the range of €5 – 50 million, while the possibility of insuring buildings against extreme weather damage continues to exist.

(3.1.1.26) Primary response to risk

Policies and plans

☑ Increase insurance coverage

(3.1.1.27) Cost of response to risk

38281000

(3.1.1.28) Explanation of cost calculation

Extreme weather events will increasingly threaten our buildings and thus increase insurance costs. To calculate the potential cost of responding to this risk, we assume that the possibility of insuring buildings against extreme weather damage continues to exist. The cost of response therefore is the share of the overall insurance fees which covers the damages caused by extreme weather incidents. It is assumed that the share is constant over the next five years which is the period of the risk and the cost of response.

(3.1.1.29) Description of response

Our response to this risk is our insurance coverage. Currently, around 90% of all building damage caused by natural hazards is covered by insurance.
[Add row]

(3.1.2) Provide the amount and proportion of your financial metrics from the reporting year that are vulnerable to the substantive effects of environmental risks.

Climate change

(3.1.2.1) Financial metric

Select from:
☑ OPEX

(3.1.2.2) Amount of financial metric vulnerable to transition risks for this environmental issue (unit currency as selected in 1.2)

13300000

(3.1.2.3) % of total financial metric vulnerable to transition risks for this environmental issue

Select from:
☑ 1-10%

(3.1.2.4) Amount of financial metric vulnerable to physical risks for this environmental issue (unit currency as selected in 1.2)

7656000

(3.1.2.5) % of total financial metric vulnerable to physical risks for this environmental issue

Select from:
☑ Less than 1%

(3.1.2.7) Explanation of financial figures

Vonovia did not conduct a comprehensive assessment of all its financial metrics and how they are vulnerable to the substantive effects of climate change risks. Nevertheless, we utilized our response to the CDP query 3.1.1 as a basis to input data and a preliminary estimate. For this row we used the total financial impact of

the CO_2 price risk, assessed at €5–50 million over the five-year period 2025–2030 (Annual Report 2025, p. 148). This figure was compared to Vonovia's 2025 total operating costs to estimate the proportion of OpEx vulnerable to transition risks. We have fully classified this as a transition risk, leading to a zero allocation for physical risk. The outcome of this preliminary assessment indicates that 1–10% of OpEx is vulnerable due to transition risks (physical risk: less than 1% due to zero allocation)
[Add row]

(3.5) Are any of your operations or activities regulated by a carbon pricing system (i.e. ETS, Cap & Trade or Carbon Tax)?

Select from:
☑ Yes

(3.5.1) Select the carbon pricing regulation(s) which impact your operations.

Select all that apply
☑ Other carbon tax, please specify :Current legislation in Germany includes a carbon price for fossil fuels used for heating, such as natural gas, oil and coal (Fuel Emissions Trading Act BEHG). The carbon price for these Scope-1 emissions applied for the first time in 2021.

(3.5.3) Complete the following table for each of the tax systems you are regulated by.

Other carbon tax, please specify

(3.5.3.1) Period start date

12/30/2024

(3.5.3.2) Period end date

12/30/2025

(3.5.3.3) % of total Scope 1 emissions covered by tax

97

(3.5.3.4) Total cost of tax paid

13300000

(3.5.3.5) Comment

The carbon price was introduced in 2021 at €25 per metric ton CO_2 and rose to €55 per ton in 2025. From 2028 onwards it will be determined in a free trading system. The carbon price is split between owners and tenants. Owners cover 0% to 95% of the cost, depending on a building's CO_2 efficiency (e.g. 0% if CO_2 <12 kg/year; 95% if CO_2 >52 kg/year). Highly efficient buildings exempt owners from any cost, incentivizing modernization and energy-efficient practices. With 88% of our portfolio in Germany, this directly impacts our business, making modernization efforts financially crucial. As a first step, the risk has therefore been included and assessed in our risk management. In our risk management, the risk falls into the potential loss range (1) of €5–50 million for the 5-year period 2025–2030 (based on Adj. EBT). We assume a continuous increase in the CO_2 levy for our Scope 1 emissions from €25/tCO_2 in 2021 until €65/tCO_2 in 2026. This results in a potential cost for the period 2025 to 2030 in the range of €5–50 million. As a second step, we are aware of the fact that most of our Scope 1 and 2 emissions are of the properties in our portfolio. The majority of these are in Germany. Therefore, we aim to achieve a climate-neutral building portfolio by 2045, targeting carbon intensity of <5 kg CO_2/m² of rental area. We focus on 1) energy-efficient refurbishment of building envelope, 2) increasing share of renewable energies in neighborhood, 3) transformation of energy sector.
[Fixed row]

(3.5.4) What is your strategy for complying with the systems you are regulated by or anticipate being regulated by?

Since 2023, the carbon tax has to be split between owners and tenants. Depending on CO_2 intensity of a building, owners have to bear between 0 and 95% of carbon tax. As 88% of our portfolio is located in Germany, the carbon tax has a large direct impact on our business. As a first step, the risk has therefore been included and assessed in our risk management. In our risk management, the risk falls into the potential loss range (1) of €5–50 million for the 5-year period 2025–2030 (based on Adj. EBT), with a probability of occurrence of 5–39%. We assume a continuous increase in the CO_2 levy for our Scope 1 emissions from €25/tCO_2 in 2021 until €65/tCO_2 in 2026. The CO_2 price increase is already incorporated in our business plan; however, there exists a risk that the carbon price will increase even more than in our base case, aligned with a 1.5-degree national pathway. The deviation of this worst case results in a potential risk for the period 2025 to 2030 in the range of €5–50 million. As a second step, we are aware of the fact that most of our Scope 1 and 2 emissions are of the properties in our portfolio. The majority of these are in Germany. Therefore, our task is to increase energy efficiency through energy refurbishment of our buildings to limit energy consumption and emissions. We have set the target of achieving a carbon-neutral building portfolio by 2045, with carbon intensity of less than 5 kg of CO_2 equivalents per m² of rental area. The energy-efficient modernization measures focus on heat insulation for facades, basement ceilings and attics, the replacement of windows and the installation of new heating systems.

(3.6) Have you identified any environmental opportunities which have had a substantive effect on your organization in the reporting year, or are anticipated to have a substantive effect on your organization in the future?

	Environmental opportunities identified
Climate change	*Select from:* ☑ Yes, we have identified opportunities, and some/all are being realized

[Fixed row]

(3.6.1) Provide details of the environmental opportunities identified which have had a substantive effect on your organization in the reporting year, or are anticipated to have a substantive effect on your organization in the future.

Climate change

(3.6.1.1) Opportunity identifier

Select from:

☑ Opp1

(3.6.1.3) Opportunity type and primary environmental opportunity driver

Products and services

☑ Other products and services opportunity, please specify :Additional rental income through increase in energy-efficient building refurbishment (building efficiency / energy retrofitting)

(3.6.1.4) Value chain stage where the opportunity occurs

Select from:

☑ Direct operations

(3.6.1.5) Country/area where the opportunity occurs

Select all that apply

☑ Germany

(3.6.1.8) Organization specific description

[Situation] Energy-efficient retrofitting of the building stock is the most significant lever on the path to a carbon-neutral portfolio. [Task] To create opportunities for cost savings and prepare for future developments (e.g., taxes related to energy consumption or resource conservation), Vonovia focuses on modernization and renovation projects. [Action] In 2025, we achieved a renovation rate of 1.5% in our German portfolio. Our modernization efforts aim to reduce heating costs and CO2 emissions. Key measures include thermal insulation of facades, basement ceilings, and attics, window replacements, and new heating systems. This ensures modern living comfort, building efficiency, and enhanced climate protection. In 2025, we modernized approximately 8,121 homes in Germany (excluding heating upgrades) and replaced boilers in buildings with around 6,777 units, reducing heating costs and operating expenses while saving about 8,500 tons of CO2. [Timeline, Result] Our overall refurbishment rate in 2025 was 1.5%.

(3.6.1.9) Primary financial effect of the opportunity

Select from:

☑ Other, please specify :Additional rental revenue through increase in energy-efficient building refurbishment

(3.6.1.10) Time horizon over which the opportunity is anticipated to have a substantive effect on the organization

Select all that apply

☑ Medium-term

(3.6.1.11) Likelihood of the opportunity having an effect within the anticipated time horizon

Select from:

☑ Virtually certain (99–100%)

(3.6.1.12) Magnitude

Select from:

☑ Medium

(3.6.1.14) Anticipated effect of the opportunity on the financial position, financial performance and cash flows of the organization in the selected future time horizons

Medium-term we are anticipating a financial effect from "Building efficiency/ energy efficient retrofitting". Based on our current assessment, this could lead to additional rental income in the range of € 180-450 million.

(3.6.1.15) Are you able to quantify the financial effects of the opportunity?

Select from:

☑ Yes

(3.6.1.19) Anticipated financial effect figure in the medium-term - minimum (currency)

180000000

(3.6.1.20) Anticipated financial effect figure in the medium-term - maximum (currency)

450000000

(3.6.1.23) Explanation of financial effect figures

The opportunity is to increase the measures of energy-efficient building refurbishment. The calculation is based on the planned modernization activities for the next 5 year period. Assuming a constant modernization allocation to tenants of 1.25 per m², this would result in additional rental income of around 315 million in the periode from 2026 to 2030 - or an annual average of around 63 million in additional income.

(3.6.1.24) Cost to realize opportunity

4293800000

(3.6.1.25) Explanation of cost calculation

The cost for realising this opportunity is our GHG emission reduction strategy which is based on three pillars: 1. increasing energy efficiency through energy-efficient refurbishment of the building envelope (facades, basement ceilings and attics, the replacement of windows and the installation of new heating boilers), 2. Increasing the share of renewable energies in the neighborhood (exchange of conventional heating systems with heat-pumps or district heating) and 3. Comprehensive transformation of the energy sector. n 2025, we modernized around 8,121 units and achieved a refurbishment rate of around 1.5% in our German portfolio. Additionally, we replaced heating systems in buildings with around 2,700 units in the reporting year. As part of our growth strategy, we are driving and accelerating additional initiatives until 2030 to support our GHG reduction strategy: increased investments in serial refurbishment (an industrialized system that bundles and standardizes all steps in the refurbishment process), in the new concept “heat pump cube” (a heat pump center that combines all the necessary components in an external module and is installed on-site outside the building) and in accelerated installation of PV on our buildings (installed capacity of 400 MWp until 2028). All

activities result in an aggregated long-term investment plan with an average investment of around €860 mn p.a. in the next 5 years, or a total investment in this period of around €4.3 bn. These activities are the response for risk 1 as well.

(3.6.1.26) Strategy to realize opportunity

The cost for realising this opportunity is our GHG emission reduction strategy which is based on three pillars: 1. increasing energy efficiency through energy-efficient refurbishment of the building envelope (facades, basement ceilings and attics, the replacement of windows and the installation of new heating boilers), 2. Increasing the share of renewable energies in the neighborhood (exchange of conventional heating systems with heat-pumps or district heating) and 3. Comprehensive transformation of the energy sector. n 2025, we modernized around 8,121 units and achieved a refurbishment rate of around 1.5% in our German portfolio. Additionally, we replaced heating systems in buildings with around 2,700 units in the reporting year. As part of our growth strategy, we are driving and accelerating additional initiatives until 2030 to support our GHG reduction strategy: increased investments in serial refurbishment (an industrialized system that bundles and standardizes all steps in the refurbishment process), in the new concept "heat pump cube" (a heat pump center that combines all the necessary components in an external module and is installed on-site outside the building) and in accelerated installation of PV on our buildings (installed capacity of 400 MWp until 2028). All activities result in an aggregated long-term investment plan with an average investment of around €860 mn p.a. in the next 5 years, or a total investment in this period of around €4.3 bn.These activities are the response for risk 1 as well.

Climate change

(3.6.1.1) Opportunity identifier

Select from:

☑ Opp2

(3.6.1.3) Opportunity type and primary environmental opportunity driver

Energy source

☑ Other energy source opportunity, please specify :extension of selling energy

(3.6.1.4) Value chain stage where the opportunity occurs

Select from:

☑ Direct operations

(3.6.1.5) Country/area where the opportunity occurs

Select all that apply

☑ Germany

(3.6.1.8) Organization specific description

[[Situation] Electricity demand in Germany will increase significantly due to electrification (e.g. heatpumps and electromobility). Studies assume an increase of around 8-21% between 2022 and 2030. At the same time the share of renewable electricity production (e.g. from Photovoltaics (PV)) needs to increase to 80% by 2030 to meet emission reduction targets. Feeding self-generated electricity into the public grid is possible and is remunerated which promotes tenant participation in the energy transition.[Task] Our neighborhoods must become independent energy producers, enabling renewable energy to be produced and consumed on site. Vonovia has set up its own energy company (VESG). [Action] For Vonovia, there is a great opportunity in the expansion and operation of PV systems on the roofs of its building portfolio and suppling tenants and other clients with (locally produced) renewable electricity. With favorable tenant electricity tariffs, we can offer our customers added value and position Vonovia as a pioneer of the real estate industry in the decentralized energy transition – while, at the same time, creating a business area with a relevant contribution to EBITDA. [Result] In 2025, Vonovia installed around 1,750 new photovoltaic systems with an installed output of more than 53.4 MWp. Vonovia owns a total of more than 5,300 photovoltaic systems with an installed output of around 188 MWp. Over 43,000 households purchased green electricity directly from VESG in 2025.

(3.6.1.9) Primary financial effect of the opportunity

Select from:

☑ Increased revenues resulting from increased demand for products and services

(3.6.1.10) Time horizon over which the opportunity is anticipated to have a substantive effect on the organization

Select all that apply

☑ Medium-term

(3.6.1.11) Likelihood of the opportunity having an effect within the anticipated time horizon

Select from:

☑ Likely (66–100%)

(3.6.1.12) Magnitude

Select from:

☑ Medium

(3.6.1.14) Anticipated effect of the opportunity on the financial position, financial performance and cash flows of the organization in the selected future time horizons

Medium-term we are anticipating a financial effect from "extension of selling own produced PV and other renewable electricty". Based on our current assessment, this could lead to an increase of income in the range of € 180-450 million.

(3.6.1.15) Are you able to quantify the financial effects of the opportunity?

Select from:

☑ Yes

(3.6.1.19) Anticipated financial effect figure in the medium-term - minimum (currency)

180000000

(3.6.1.20) Anticipated financial effect figure in the medium-term - maximum (currency)

450000000

(3.6.1.23) Explanation of financial effect figures

The figure indicates the revenue potential from the sale of PV and general renewable electricty for a 5-year period up to 2030, if we continuously increase our PV capacities until then and expand the yearly installation in order to supply ˜100 000 customers over 5 years directly with PV electricity and ~470 000 additional clients with other renewable electricity. We aim to have installed around 400 MWp of capacity by 2028 and up to 700 MWp in the long term.

(3.6.1.24) Cost to realize opportunity

441240000

(3.6.1.25) Explanation of cost calculation

One of the most important ways in which we contribute to the (decentralized) supply of renewable energies is by installing PV systems on the roofs of our properties and offering renewable electricty. As part of our GHG emission reduction strategy we aim to increasing the share of renewable energies in the neighborhood (exchange of conventional heating systems with heat-pumps or district heating) and transforming the energy sector. Therefore we invest in renewable energy supply/ sale. As part of our growth strategy defined in 2024, we are driving and accelerating additional initiatives until 2028 among which the accelerated installation of PV on

our buildings (installed capacity of 400 MWp until 2028) To take advantage of the opportunity, it is necessary to gradually build up internal structures (FTE, know-how,...) The value here describes the investment sums for extension of renewable electricity offerings (capex), added up for the 5-year periode until 2030.

(3.6.1.26) Strategy to realize opportunity

One of the most important ways in which we contribute to the (decentralized) supply of renewable energies is by installing PV systems on the roofs of our properties and offering renewable electricty. As part of our GHG emission reduction strategy we aim to increasing the share of renewable energies in the neighborhood (exchange of conventional heating systems with heat-pumps or district heating) and transforming the energy sector. Therefore we invest in renewable energy supply/ sale. As part of our growth strategy defined in 2024, we are driving and accelerating additional initiatives until 2028 among which the accelerated installation of PV on our buildings (installed capacity of 400 MWp until 2028) To take advantage of the opportunity, it is necessary to gradually build up internal structures (FTE, know-how,...) The value here describes the investment sums for extension of renewable electricity offerings (capex), added up for the 5-year periode until 2030.
[Add row]

(3.6.2) Provide the amount and proportion of your financial metrics in the reporting year that are aligned with the substantive effects of environmental opportunities.

Climate change

(3.6.2.1) Financial metric

Select from:
☑ Revenue

(3.6.2.2) Amount of financial metric aligned with opportunities for this environmental issue (unit currency as selected in 1.2)

39000000

(3.6.2.3) % of total financial metric aligned with opportunities for this environmental issue

Select from:
☑ Less than 1%

(3.6.2.4) Explanation of financial figures

The revenue which is aligned with the opportunities refers to additional rental income (see Opp 1) and additional revenue from sale of renewable electricity (see Opp 2). The amount of financial metric aligned with opportunity is based on the following business segments as stated in our Segment Reporting 2025 (Annual Report): Total rental revenue (AR2025): €3,417.2 million. Total external revenue from energy sale (Value-add AR2025): €139.5 million. Total: ~€3.56 billion. In 2025 the revenue from opportunities was about €39 million representing less than 1% of overall related revenue. The % of total financial metric is based on the calculations of opportunities.
[Add row]

C4. Governance

(4.1) Does your organization have a board of directors or an equivalent governing body?

(4.1.1) Board of directors or equivalent governing body

Select from:

☑ Yes

(4.1.2) Frequency with which the board or equivalent meets

Select from:

☑ More frequently than quarterly

(4.1.3) Types of directors your board or equivalent is comprised of

Select all that apply

☑ Executive directors or equivalent

☑ Non-executive directors or equivalent

☑ Independent non-executive directors or equivalent

(4.1.4) Board diversity and inclusion policy

Select from:

☑ Yes, and it is publicly available

(4.1.5) Briefly describe what the policy covers

Vonovia has a two-tier system including a supervisory board (SB) and a board of management (BM): When nominating candidates for election, the SB should also take diversity into account. In accordance with the German Act on the Equal Participation of Women and Men in Leadership Positions in the Private Sector and the Public Sector, the SB should comprise at least 30% women and 30% men. Vonovia intends for the Nomination Committee to continue to have at least one female member. Further, we refer to the German Stock Corporation Act as well as the German Corporate Governance Codex in terms of an equal distribution. Vonovia's SB should meet both criteria in the current target period leading up to the end of 2026. When assessing potential candidates for reelection or to fill a SB position that has

become vacant, qualified women are to be included in the selection process and given appropriate consideration when the nominations are made. For the BM, the policy outlines its Duties, responsibilities, recruitment processes and the collaboration with the SB. In accordance with the Articles of Association, the MB of Vonovia SE consists of at least two members. The MB should perform its management duties in a manner that is free of any conflicts of interest. See: Corporate Governance Declaration (https://www.vonovia.com/en/investors/corporate-governance/corporate-governance-declaration) and Rules of Procedure (attached)

(4.1.6) Attach the policy (optional)

2025-09-12_Vonovia SE - Geschäftsordnung AR Stand September 2025_final.pdf
[Fixed row]

(4.1.1) Is there board-level oversight of environmental issues within your organization?

	Board-level oversight of this environmental issue
Climate change	*Select from:* ☑ Yes
Biodiversity	*Select from:* ☑ Yes

[Fixed row]

(4.1.2) Identify the positions (do not include any names) of the individuals or committees on the board with accountability for environmental issues and provide details of the board's oversight of environmental issues.

Climate change

(4.1.2.1) Positions of individuals or committees with accountability for this environmental issue

Select all that apply
☑ Chief Executive Officer (CEO)

☑ Chief Financial Officer (CFO)
☑ Chief Operating Officer (COO)
☑ Other C-Suite Officer
☑ Board-level committee

(4.1.2.2) Positions' accountability for this environmental issue is outlined in policies applicable to the board

Select from:
☑ Yes

(4.1.2.3) Policies which outline the positions' accountability for this environmental issue

Select all that apply
☑ Board Terms of Reference

(4.1.2.4) Frequency with which this environmental issue is a scheduled agenda item

Select from:
☑ Scheduled agenda item in every board meeting (standing agenda item)

(4.1.2.5) Governance mechanisms into which this environmental issue is integrated

Select all that apply
☑ Reviewing and guiding annual budgets
☑ Overseeing and guiding scenario analysis
☑ Overseeing the setting of corporate targets
☑ Monitoring progress towards corporate targets
☑ Overseeing and guiding value chain engagement
☑ Monitoring the implementation of the business strategy
☑ Overseeing reporting, audit, and verification processes
☑ Monitoring the implementation of a climate transition plan
☑ Overseeing and guiding the development of a business strategy
☑ Overseeing and guiding acquisitions, mergers, and divestitures
☑ Approving corporate policies and/or commitments
☑ Overseeing and guiding public policy engagement
☑ Reviewing and guiding innovation/R&D priorities
☑ Approving and/or overseeing employee incentives
☑ Overseeing and guiding major capital expenditures

☑ Monitoring supplier compliance with organizational requirements

☑ Monitoring compliance with corporate policies and/or commitments

☑ Overseeing and guiding the development of a climate transition plan

☑ Reviewing and guiding the assessment process for dependencies, impacts, risks, and opportunities

(4.1.2.7) Please explain

A Sustainability Committee meets two to three times a year, to advise on strategic direction and assess sustainability performance. The committee comprises the entire Management Board, supplemented by those responsible for Sustainability, Corporate Communications, Controlling, Accounting, and Investor Relations. This ensures that decisions related to the implementation of our sustainability strategy are supported by all relevant functions and carried through to the operational level. The Group's climate strategy is coordinated by the Strategy, Corporate Development & Sustainability unit, which reports to the Chief Executive Officer. This unit is responsible for corporate strategy, strategic growth initiatives and the sustainability and climate strategy, including the definition and monitoring of sustainability targets, the providing of impetus and the implementation of sustainability projects. Strategic Growth Initiatives are currently underway as part of Vonovia's "Accelerate" growth strategy, with accelerated technical investments and Operate Energy directly linked to and contributing to our climate strategy. The Portfolio Management department, which reports to the Chief Rental Officer (CRO, which is considered Vonovia's COO), is responsible for coordinating the energy-efficient refurbishment activities. The neighborhoods and buildings to be refurbished are selected in a targeted manner in cooperation with the regions, and the optimal degree of refurbishment and refurbishment roadmap for each building is defined. The investments for the refurbishment programs and photovoltaics expansion are approved by the Management Board. The CRO is also responsible for climate investments and the established "Quartierwerk" (neighborhood workshop) unit, which play a crucial role in modernization and renovation actions to implement the climate pathway. These units are closely linked to the management of the portfolio and responsible for the implementation of Vonovia's "Operate Energy" business: roll-out implementation of the PV programme on our buildings, neighborhood power plants and selling locally sourced electricity to tenants, and managing energy flow (tenants, heat pumps, storage) via energy management systems in our quarters. The Chief Development Officer (CDO) is responsible for new development business, the further development of serial and cost-effective new construction and sustainable construction (e.g. wood-hybride construtions) projects. The corporate development unit is responsible for innovation and investments in energy innovation, including collaboration with energy technology companies with a focus on energy efficiency.

Biodiversity

(4.1.2.1) Positions of individuals or committees with accountability for this environmental issue

Select all that apply

☑ Chief Operating Officer (COO)

☑ Other C-Suite Officer

☑ Board-level committee

(4.1.2.2) Positions' accountability for this environmental issue is outlined in policies applicable to the board

Select from:

☑ No

(4.1.2.4) Frequency with which this environmental issue is a scheduled agenda item

Select from:

☑ Sporadic – agenda item as important matters arise

(4.1.2.5) Governance mechanisms into which this environmental issue is integrated

Select all that apply

☑ Reviewing and guiding the assessment process for dependencies, impacts, risks, and opportunities

☑ Monitoring supplier compliance with organizational requirements

☑ Overseeing and guiding the development of a climate transition plan

(4.1.2.7) Please explain

The protection of biodiversity is part of the Group-wide sustainability strategy, which is coordinated by the Strategy /Corporate Development/Sustainability unit and which reports to the Chief Executive Officer. The management and maintenance of our green spaces and trees (in Germany) is carried out by our Residential Environment Service and selected partner companies. It employs around 1,300 people and is responsible for traditional open space maintenance, upkeep and also implements larger gardening and landscaping projects. The Managing Director of the Residential Environment Service reports to the Chief Rental Officer (CRO, which is considered Vonovia´s COO). For new buildings, biodiversity and living environment projects are coordinated in the planning and construction process by the Development division, which is the responsibility of the Chief Development Officer (CDO). In order to ensure a consistent focus on biodiversity-promoting measures as early as the planning process, the two divisions have jointly issued an open space planning guideline that sets out a binding procedure for open space planning. [Fixed row]

(4.2) Does your organization’s board have competency on environmental issues?

Climate change

(4.2.1) Board-level competency on this environmental issue

Select from:

☑ Yes

(4.2.2) Mechanisms to maintain an environmentally competent board

Select all that apply

☑ Consulting regularly with an internal, permanent, subject-expert working group

☑ Engaging regularly with external stakeholders and experts on environmental issues

☑ Integrating knowledge of environmental issues into board nominating process

☑ Regular training for directors on environmental issues, industry best practice, and standards (e.g., TCFD, SBTi)

☑ Having at least one board member with expertise on this environmental issue

(4.2.3) Environmental expertise of the board member

Additional training

☑ Training in an environmental subject by a certified organization, please specify :Regular update on environmental reporting regulations by certified audit company

Experience

☑ Executive-level experience in a role focused on environmental issues

☑ Management-level experience in a role focused on environmental issues

☑ Experience in an organization that is exposed to environmental-scrutiny and is going through a sustainability transition

[Fixed row]

(4.3) Is there management-level responsibility for environmental issues within your organization?

	Management-level responsibility for this environmental issue
Climate change	*Select from:* ☑ Yes

	Management-level responsibility for this environmental issue
Biodiversity	*Select from:* ☑ Yes

[Fixed row]

(4.3.1) Provide the highest senior management-level positions or committees with responsibility for environmental issues (do not include the names of individuals).

Climate change

(4.3.1.1) Position of individual or committee with responsibility

Executive level

☑ Chief Executive Officer (CEO)

(4.3.1.2) Environmental responsibilities of this position

Dependencies, impacts, risks and opportunities

☑ Assessing environmental dependencies, impacts, risks, and opportunities

☑ Assessing future trends in environmental dependencies, impacts, risks, and opportunities

☑ Managing environmental dependencies, impacts, risks, and opportunities

Engagement

☑ Managing engagement in landscapes and/or jurisdictions

☑ Managing public policy engagement related to environmental issues

☑ Managing supplier compliance with environmental requirements

☑ Managing value chain engagement related to environmental issues

Policies, commitments, and targets

☑ Monitoring compliance with corporate environmental policies and/or commitments

☑ Measuring progress towards environmental corporate targets

☑ Measuring progress towards environmental science-based targets

☑ Setting corporate environmental policies and/or commitments

☑ Setting corporate environmental targets

Strategy and financial planning

☑ Developing a climate transition plan

☑ Implementing a climate transition plan

☑ Conducting environmental scenario analysis

☑ Managing annual budgets related to environmental issues

☑ Implementing the business strategy related to environmental issues

☑ Developing a business strategy which considers environmental issues

☑ Managing environmental reporting, audit, and verification processes

☑ Managing acquisitions, mergers, and divestitures related to environmental issues

☑ Managing major capital and/or operational expenditures relating to environmental issues

☑ Managing priorities related to innovation/low-environmental impact products or services (including R&D)

Other

☑ Providing employee incentives related to environmental performance

(4.3.1.4) Reporting line

Select from:

☑ Reports to the board directly

(4.3.1.5) Frequency of reporting to the board on environmental issues

Select from:

☑ More frequently than quarterly

(4.3.1.6) Please explain

While Vonovia has a dedicated Strategy/ Corporate Development/ Sustainability-Unit, which oversees the overall topic of climate-related issues, there are numerous responsibilities within the organisation based on the specific tasks and expertise within each department (e.g. portfolio management for energy efficient refurbishment, financial controlling for climate risk assessment & EU Taxonomy, residential environment for biodiversity, HR for workforce issues and so forth). The departments are each responsible for the assessment and monitoring of their specific opportunities and risks, including climate-related opportunities and risks. The respective department heads, who report directly to the Management Board, are primarily responsible for this. This allows for a direct line to share climate-related information with the Management Board. At the highest level, the Chief Executive Officer of Vonovia SE is responsible for the issue of sustainability at Vonovia in order to monitor and assess the current performance and projects concerning the (social and) environmental responsibility. The CEO also approves major investments / budget allocations with regard to programmes / initiatives with sustainability focus.

Biodiversity

(4.3.1.1) Position of individual or committee with responsibility

Executive level

☑ Chief Operating Officer (COO)

(4.3.1.2) Environmental responsibilities of this position

Dependencies, impacts, risks and opportunities

☑ Assessing environmental dependencies, impacts, risks, and opportunities

☑ Assessing future trends in environmental dependencies, impacts, risks, and opportunities

☑ Managing environmental dependencies, impacts, risks, and opportunities

Engagement

☑ Managing engagement in landscapes and/or jurisdictions

☑ Managing public policy engagement related to environmental issues

☑ Managing supplier compliance with environmental requirements

☑ Managing value chain engagement related to environmental issues

Policies, commitments, and targets

☑ Monitoring compliance with corporate environmental policies and/or commitments

☑ Measuring progress towards environmental corporate targets

☑ Measuring progress towards environmental science-based targets
☑ Setting corporate environmental policies and/or commitments
☑ Setting corporate environmental targets

Strategy and financial planning
☑ Developing a climate transition plan
☑ Implementing a climate transition plan
☑ Conducting environmental scenario analysis
☑ Managing annual budgets related to environmental issues
☑ Implementing the business strategy related to environmental issues
☑ Developing a business strategy which considers environmental issues
☑ Managing environmental reporting, audit, and verification processes
☑ Managing acquisitions, mergers, and divestitures related to environmental issues
☑ Managing major capital and/or operational expenditures relating to environmental issues
☑ Managing priorities related to innovation/low-environmental impact products or services (including R&D)

(4.3.1.4) Reporting line

Select from:
☑ Reports to the Chief Executive Officer (CEO)

(4.3.1.5) Frequency of reporting to the board on environmental issues

Select from:
☑ More frequently than quarterly

(4.3.1.6) Please explain

The protection of biodiversity is part of the Group-wide sustainability strategy. The management and maintenance of our green spaces and trees (in Germany) is carried out by our Residential Environment Service and selected partner companies. It employs around 1,300 people and is responsible for traditional open space maintenance, upkeep and also implements larger gardening and landscaping projects. The Managing Director of the Residential Environment Service reports to the Chief Rental Officer (CRO, considered Vonovia's COO). For new buildings, biodiversity and living environment projects are coordinated in the planning and construction process by the Development division, which is the responsibility of the Chief Development Officer (CDO). In order to ensure a consistent focus on

biodiversity-promoting measures as early as the planning process, the two divisions have jointly issued an open space planning guideline that sets out a binding procedure for open space planning.
[Add row]

(4.5) Do you provide monetary incentives for the management of environmental issues, including the attainment of targets?

Climate change

(4.5.1) Provision of monetary incentives related to this environmental issue

Select from:
☑ Yes

(4.5.2) % of total C-suite and board-level monetary incentives linked to the management of this environmental issue

11.25

(4.5.3) Please explain

In 2021 we installed a key non-financial performance indicator within our management system which is equal to our financial indicators. Our Sustainability Performance Index (SPI) measures specific targets for sustainability. Climate-related considerations are incorporated into Management Board and top management remuneration via two SPI sub-indicators: "carbon intensity of the housing stock (Germany)" and "average primary energy demand of new constructions (Group)". The total board remuneration consists of several components including fixed and variable remuneration, which consists of a short-term incentive (STIP) and a long-term incentive plan (LTIP) and additional remuneration. The SPI represents 20% of the Long-term Incentive Plan (LTIP). Overall, climate-related considerations are incorporated into long-term variable remuneration at 11.25%. For further details, please see: https://report.vonovia.com/2025/q4/en/gov-3-sustainability-related-performance-in-incentive-schemes
[Fixed row]

(4.5.1) Provide further details on the monetary incentives provided for the management of environmental issues (do not include the names of individuals).

Climate change

(4.5.1.1) Position entitled to monetary incentive

Board or executive level

☑ Chief Financial Officer (CFO)

(4.5.1.2) Incentives

Select all that apply

☑ Bonus - % of salary

(4.5.1.3) Performance metrics

Targets

☑ Progress towards environmental targets

☑ Achievement of environmental targets

☑ Organization performance against an environmental sustainability index

☑ Reduction in absolute emissions in line with net-zero target

Strategy and financial planning

☑ Achievement of climate transition plan

Emission reduction

☑ Reduction in emissions intensity

Resource use and efficiency

☑ Energy efficiency improvement

☑ Reduction in total energy consumption

Engagement

☑ Increased engagement with customers on environmental issues

(4.5.1.4) Incentive plan the incentives are linked to

Select from:

☑ Long-Term Incentive Plan, or equivalent, only (e.g. contractual multi-year bonus)

(4.5.1.5) Further details of incentives

To make our progress in sustainability measurable, we have installed a key non-financial performance indicator within our management system which is equal to our financial indicators. Our Sustainability Performance Index, or SPI, measures specific targets we have set for sustainability. The SPI comprises a total of six core indicators - two of them with an ecological focus: - The CO2 intensity (in kg CO2e/m²) of our Scope 1 and Scope 2 emissions across our portfolio, and a portion of our Scope 3 emissions. - Reduction in average primary energy demand per m² for newly constructed buildings. Since 2021, the SPI is directly linked to the remuneration system of the Management Board and the top management below the Management Board level (Long-term Incentive Plan, LTIP), giving targets for a four-year time horizon. The remuneration report for the 2024 fiscal year was presented to and approved by the 2025 Annual General Meeting (approved by 76.18% of votes cast). The specific targets are set by the Supervisory Board for each new LTIP period, which also discusses and approves the SPI targets proposed by the Management Board for the following year and the period covered by the LTIP. The Supervisory Board also decides upon any changes in the methodology. In the 2025 financial year, a 2025 LTI tranche was granted to the Management Board members. As of January 1, 2025, the updated remuneration system applies to all new LTI tranches, with operating free cash flow (OFCF) per share replacing Adjusted EBT per share, and the SPI weighted at 20% (previously 25%).

(4.5.1.6) How the position's incentives contribute to the achievement of your environmental commitments and/or climate transition plan

The SPI comprises various sustainability indicators, two with a direct impact on our climate-targets: CO2 intensity (kg CO2e/m²) of Scope 1 and 2 and a proportion of Scope 3 emissions, as well as reduction in average energy demand per m² in newly constructed buildings. Both KPIs thus pay towards achieving our climate target, e.g. achieving a carbon-neutral building portfolio by 2045.

Climate change

(4.5.1.1) Position entitled to monetary incentive

Board or executive level

☑ Chief Executive Officer (CEO)

(4.5.1.2) Incentives

Select all that apply

☑ Bonus - % of salary

(4.5.1.3) Performance metrics

Targets

☑ Achievement of environmental targets

Strategy and financial planning

☑ Achievement of climate transition plan

Emission reduction

☑ Reduction in emissions intensity

Resource use and efficiency

☑ Energy efficiency improvement

☑ Reduction in total energy consumption

Engagement

☑ Increased engagement with customers on environmental issues

(4.5.1.4) Incentive plan the incentives are linked to

Select from:

☑ Long-Term Incentive Plan, or equivalent, only (e.g. contractual multi-year bonus)

(4.5.1.5) Further details of incentives

To make our progress in sustainability measurable, we have installed a key non-financial performance indicator within our management system which is equal to our financial indicators. Our Sustainability Performance Index, or SPI, measures specific targets we have set for sustainability. The SPI comprises a total of six core indicators - two of them with an ecological focus: - The CO2 intensity (in kg CO2e/m²) of our Scope 1 and Scope 2 emissions across our portfolio, and a portion of our Scope 3 emissions. - Reduction in average primary energy demand per m² for newly constructed buildings. Since 2021, the SPI is directly linked to the remuneration system of the Management Board and the top management below the Management Board level (Long-term Incentive Plan, LTIP), giving targets for a four-year time horizon. The remuneration report for the 2024 fiscal year was presented to and approved by the 2025 Annual General Meeting (approved by 76.18% of votes cast). The specific targets are set by the Supervisory Board for each new LTIP period, which also discusses and approves the SPI targets proposed by the Management Board for the following year and the period covered by the LTIP. The Supervisory Board also decides upon any changes in the methodology. In the 2025 financial year, a 2025 LTI tranche was granted to the Management Board members. As of January 1, 2025, the updated remuneration system applies to all new LTI tranches, with operating free cash flow (OFCF) per share replacing Adjusted EBT per share, and the SPI weighted at 20% (previously 25%).

(4.5.1.6) How the position's incentives contribute to the achievement of your environmental commitments and/or climate transition plan

The SPI comprises various sustainability indicators, two with a direct impact on our climate-targets: CO2 intensity (kg CO2e/m²) of Scope 1 and 2 and a proportion of Scope 3 emissions, as well as reduction in average energy demand per m² in newly constructed buildings. Both KPIs thus pay towards achieving our net-zero climate target, e.g. that aims to attain a carbon-neutral housing stock by 2045.

Climate change

(4.5.1.1) Position entitled to monetary incentive

Board or executive level

☑ Other C-Suite Officer, please specify :Chief Development Officer, Chief Human Resources Officer

(4.5.1.2) Incentives

Select all that apply

☑ Bonus - % of salary

(4.5.1.3) Performance metrics

Targets

☑ Achievement of environmental targets

Strategy and financial planning

☑ Achievement of climate transition plan

Emission reduction

☑ Reduction in emissions intensity

Resource use and efficiency

☑ Energy efficiency improvement

☑ Reduction in total energy consumption

Engagement

☑ Increased engagement with customers on environmental issues

(4.5.1.4) Incentive plan the incentives are linked to

Select from:

☑ Long-Term Incentive Plan, or equivalent, only (e.g. contractual multi-year bonus)

(4.5.1.5) Further details of incentives

To make our progress in sustainability measurable, we have installed a key non-financial performance indicator within our management system which is equal to our financial indicators. Our Sustainability Performance Index, or SPI, measures specific targets we have set for sustainability. The SPI comprises a total of six core indicators - two of them with an ecological focus: - The CO2 intensity (in kg CO2e/m²) of our Scope 1 and Scope 2 emissions across our portfolio, and a portion of our Scope 3 emissions. - Reduction in average primary energy demand per m² for newly constructed buildings. Since 2021, the SPI is directly linked to the remuneration system of the Management Board and the top management below the Management Board level (Long-term Incentive Plan, LTIP), giving targets for a four-year time horizon. The remuneration report for the 2024 fiscal year was presented to and approved by the 2025 Annual General Meeting (approved by 76.18% of votes cast). The specific targets are set by the Supervisory Board for each new LTIP period, which also discusses and approves the SPI targets proposed by the Management Board for the following year and the period covered by the LTIP. The Supervisory Board also decides upon any changes in the methodology. In the 2025 financial year, a 2025 LTI tranche was granted to the Management Board members. As of January 1, 2025, the updated remuneration system applies to all new LTI tranches, with operating free cash flow (OFCF) per share replacing Adjusted EBT per share, and the SPI weighted at 20% (previously 25%).

(4.5.1.6) How the position's incentives contribute to the achievement of your environmental commitments and/or climate transition plan

The SPI comprises various sustainability indicators, two with a direct impact on our climate-targets: CO2 intensity (kg CO2e/m²) of Scope 1 and 2 and a proportion of Scope 3 emissions, as well as reduction in average energy demand per m² in newly constructed buildings. Both KPIs thus pay towards achieving our net-zero climate target, e.g. that aims to attain a carbon-neutral housing stock by 2045.

Climate change

(4.5.1.1) Position entitled to monetary incentive

Senior-mid management

☑ Management group

(4.5.1.2) Incentives

Select all that apply

☑ Bonus - % of salary

(4.5.1.3) Performance metrics

Targets

☑ Achievement of environmental targets

Strategy and financial planning

☑ Achievement of climate transition plan

Emission reduction

☑ Reduction in emissions intensity

Resource use and efficiency

☑ Energy efficiency improvement

☑ Reduction in total energy consumption

Engagement

☑ Increased engagement with customers on environmental issues

(4.5.1.4) Incentive plan the incentives are linked to

Select from:

☑ Long-Term Incentive Plan, or equivalent, only (e.g. contractual multi-year bonus)

(4.5.1.5) Further details of incentives

To make our progress in sustainability measurable, we have installed a key non-financial performance indicator within our management system which is equal to our financial indicators. Our Sustainability Performance Index, or SPI, measures specific targets we have set for sustainability. The SPI comprises a total of six core indicators - two of them with an ecological focus: - The CO2 intensity (in kg CO2e/m²) of our Scope 1 and Scope 2 emissions across our portfolio, and a portion of our Scope 3 emissions. - Reduction in average primary energy demand per m² for newly constructed buildings. Since 2021, the SPI is directly linked to the remuneration

system of the Management Board and the top management below the Management Board level (Long-term Incentive Plan, LTIP), giving targets for a four-year time horizon. The remuneration report for the 2024 fiscal year was presented to and approved by the 2025 Annual General Meeting (approved by 76.18% of votes cast). The specific targets are set by the Supervisory Board for each new LTIP period, which also discusses and approves the SPI targets proposed by the Management Board for the following year and the period covered by the LTIP. The Supervisory Board also decides upon any changes in the methodology. In the 2025 financial year, a 2025 LTI tranche was granted to the Management Board members. As of January 1, 2025, the updated remuneration system applies to all new LTI tranches, with operating free cash flow (OFCF) per share replacing Adjusted EBT per share, and the SPI weighted at 20% (previously 25%).

(4.5.1.6) How the position's incentives contribute to the achievement of your environmental commitments and/or climate transition plan

The SPI comprises various sustainability indicators, two with a direct impact on our climate-targets: CO2 intensity (kg CO2e/m²) of Scope 1 and 2 and a proportion of Scope 3 emissions, as well as reduction in average energy demand per m² in newly constructed buildings. Both KPIs thus pay towards achieving our net-zero climate target, e.g. that aims to attain a carbon--neutral housing stock by 2045.

Climate change

(4.5.1.1) Position entitled to monetary incentive

Board or executive level

☑ Chief Operating Officer (COO)

(4.5.1.2) Incentives

Select all that apply

☑ Bonus - % of salary

(4.5.1.3) Performance metrics

Targets

☑ Achievement of environmental targets

Strategy and financial planning

☑ Achievement of climate transition plan

Emission reduction

☑ Reduction in emissions intensity

Resource use and efficiency

☑ Energy efficiency improvement

☑ Reduction in total energy consumption

Engagement

☑ Increased engagement with customers on environmental issues

(4.5.1.4) Incentive plan the incentives are linked to

Select from:

☑ Long-Term Incentive Plan, or equivalent, only (e.g. contractual multi-year bonus)

(4.5.1.5) Further details of incentives

To make our progress in sustainability measurable, we have installed a key non-financial performance indicator within our management system which is equal to our financial indicators. Our Sustainability Performance Index, or SPI, measures specific targets we have set for sustainability. The SPI comprises a total of six core indicators - two of them with an ecological focus: - The CO2 intensity (in kg CO2e/m²) of our Scope 1 and Scope 2 emissions across our portfolio, and a portion of our Scope 3 emissions. - Reduction in average primary energy demand per m² for newly constructed buildings. Since 2021, the SPI is directly linked to the remuneration system of the Management Board and the top management below the Management Board level (Long-term Incentive Plan, LTIP), giving targets for a four-year time horizon. The remuneration report for the 2024 fiscal year was presented to and approved by the 2025 Annual General Meeting (approved by 76.18% of votes cast). The specific targets are set by the Supervisory Board for each new LTIP period, which also discusses and approves the SPI targets proposed by the Management Board for the following year and the period covered by the LTIP. The Supervisory Board also decides upon any changes in the methodology. In the 2025 financial year, a 2025 LTI tranche was granted to the Management Board members. As of January 1, 2025, the updated remuneration system applies to all new LTI tranches, with operating free cash flow (OFCF) per share replacing Adjusted EBT per share, and the SPI weighted at 20% (previously 25%).

(4.5.1.6) How the position's incentives contribute to the achievement of your environmental commitments and/or climate transition plan

The SPI comprises various sustainability indicators, two with a direct impact on our climate-targets: CO2 intensity (kg CO2e/m²) of Scope 1 and 2 and a proportion of Scope 3 emissions, as well as reduction in average energy demand per m² in newly constructed buildings. Both KPIs thus pay towards achieving our net-zero climate target, e.g. that aims to attain a carbon-neutral housing stock by 2045.
[Add row]

(4.6) Does your organization have an environmental policy that addresses environmental issues?

	Does your organization have any environmental policies?
	Select from: ☑ Yes

[Fixed row]

(4.6.1) Provide details of your environmental policies.

Row 1

(4.6.1.1) Environmental issues covered

Select all that apply

☑ Climate change

(4.6.1.2) Level of coverage

Select from:

☑ Organization-wide

(4.6.1.3) Value chain stages covered

Select all that apply

☑ Direct operations

☑ Upstream value chain

☑ Downstream value chain

(4.6.1.4) Explain the coverage

Vonovias policies and positions covers the envioronmental topics, which are relevant for the company's business model. These are communicated on its company website (see: https://www.vonovia.com/en/sustainability/action-areas/environment-and-climate). These include the topics of Climate Protection in the housing portfolio, Adapting to climate change, sustainable construction & refurbishment, Biodiversity, Circular Economy, Water Management, and Resource and Climate Protection in Business Operations. These policies refer to the whole group and were updated in 2025.

(4.6.1.5) Environmental policy content

Environmental commitments

☑ Commitment to comply with regulations and mandatory standards

☑ Commitment to take environmental action beyond regulatory compliance

☑ Commitment to stakeholder engagement and capacity building on environmental issues

☑ Other environmental commitment, please specify :achieving a carbon-neutral housing stock by 2045

Climate-specific commitments

☑ Commitment to net-zero emissions

(4.6.1.6) Indicate whether your environmental policy is in line with global environmental treaties or policy goals

Select all that apply

☑ Yes, in line with the Paris Agreement

(4.6.1.7) Public availability

Select from:

☑ Publicly available

(4.6.1.8) Attach the policy

2026 09 07_Vonovia_Climate_Environmental_Energy_Policy.pdf
[Add row]

(4.10) Are you a signatory or member of any environmental collaborative frameworks or initiatives?

(4.10.1) Are you a signatory or member of any environmental collaborative frameworks or initiatives?

Select from:

☑ Yes

(4.10.2) Collaborative framework or initiative

Select all that apply

☑ Science-Based Targets Initiative (SBTi)

☑ Task Force on Climate-related Financial Disclosures (TCFD)

☑ UN Global Compact

☑ Other, please specify :EPRA; IW.2050; klimaaktiv Pakt; Allmännyttans klimatinitiativ

(4.10.3) Describe your organization's role within each framework or initiative

- SBTI: Targets validated since March 2024: Midterm Target- 2030 to reduce Scope 1,2 reduction to –42% and Scope 3 reduction (Scope 3.3, 3.11. und 3.13) to –25% - TCFD: Implementers of the framework - UN Global Compact: Signatory since 2010 Other: - EPRA: Implementers of the EPRA Sustainability Best Practice Recommendations framework - IW.2050: Founding member and active driver for more standardization in ecological reporting in Germany - klimaaktiv Pakt: Member of the climate protection initiative of the Austrian government. Membership is linked to a commitment to meet ambitious and Paris-compliant climate targets. Applies to our Austrian subsidiary BUWOG Austria - Allmännyttans klimatinitiativ: Member of the climate protection initiative of the Swedish government. Membership is linked to a commitment to meet ambitious and Paris-compliant climate targets. Applies to our Swedish subsidiary Victoriahem
[Fixed row]

(4.11) In the reporting year, did your organization engage in activities that could directly or indirectly influence policy, law, or regulation that may (positively or negatively) impact the environment?

(4.11.1) External engagement activities that could directly or indirectly influence policy, law, or regulation that may impact the environment

Yes

☑ Yes, we engaged indirectly through, and/or provided financial or in-kind support to a trade association or other intermediary organization or individual whose activities could influence policy, law, or regulation

(4.11.2) Indicate whether your organization has a public commitment or position statement to conduct your engagement activities in line with global environmental treaties or policy goals

Select from:

☑ Yes, we have a public commitment or position statement in line with global environmental treaties or policy goals

(4.11.3) Global environmental treaties or policy goals in line with public commitment or position statement

Select all that apply

☑ Paris Agreement

(4.11.4) Attach commitment or position statement

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(4.11.5) Indicate whether your organization is registered on a transparency register

Select from:

☑ Yes, my organization is registered

(4.11.6) Types of transparency register your organization is registered on

Select all that apply

☑ Mandatory government register

(4.11.7) Disclose the transparency registers on which your organization is registered & the relevant ID numbers for your organization

Transparency Register German Bundestag – Vonovia (R001894), https://www.lobbyregister.bundestag.de/suche/R001894 Transparency Register Baden Württemberg, https://www.landtag-bw.de/home/der-landtag/transparenzregister/eintrage/v/vonovia-se.html EU Transparency register Vonovia (672524845633-46) https://transparency-register.europa.eu/search-register-or-update/organisation-detail_en?id=672524845633-46

(4.11.8) Describe the process your organization has in place to ensure that your external engagement activities are consistent with your environmental commitments and/or transition plan

We are committed to play a role in political discussions and taking a position on policy issues. We do this transparently and openly. All business meetings with a political dimension are coordinated with Corporate Communications and may only be attended by the individuals defined in the Group guideline. With this we ensure, that lobbying policies are met, and our engagement activities are consistent with our business strategy and conduct – including climate change. At the same time, our public affairs team collaborates closely with other departments, such as sustainability and portfolio management, to ensure compliance. We are also working with numerous associations and initiatives to achieve our climate targets. Updates on engagement activities are regularly discussed in the Sustainability Committee, incl. board and senior leadership representation. Memberships are reviewed on a regular basis - also regarding the alignment with the organisation's position. Deviations are discussed.
[Fixed row]

(4.11.2) Provide details of your indirect engagement on policy, law, or regulation that may (positively or negatively) impact the environment through trade associations or other intermediary organizations or individuals in the reporting year.

Row 1

(4.11.2.1) Type of indirect engagement

Select from:
☑ Indirect engagement via other intermediary organization or individual

(4.11.2.2) Type of organization or individual

Select from:
☑ Non-Governmental Organization (NGO) or charitable organization

(4.11.2.3) State the organization or position of individual

Bundesverband der Energie- und Wasserwirtschaft

(4.11.2.5) Environmental issues relevant to the policies, laws, or regulations on which the organization or individual has taken a position

Select all that apply

☑ Climate change

(4.11.2.6) Indicate whether your organization's position is consistent with the organization or individual you engage with

Select from:

☑ Consistent

(4.11.2.7) Indicate whether your organization attempted to influence the organization or individual's position in the reporting year

Select from:

☑ Yes, we publicly promoted their current position

(4.11.2.8) Describe how your organization's position is consistent with or differs from the organization or individual's position, and any actions taken to influence their position

Vonovia's position is broadly consistent with BDEW's advocacy for decarbonization and a secure, affordable energy supply. However, Vonovia places stronger emphasis on accelerating building-sector climate neutrality, expanding renovation incentives, and tightening minimum energy performance standards for existing housing. In the reporting year, Vonovia participated in BDEW working groups and consultations to align the association's positions more closely with its own sustainability targets, advocating for faster policy timelines and more robust regulatory frameworks for energy-efficient housing renovation.

(4.11.2.9) Funding figure your organization provided to this organization or individual in the reporting year (currency)

1000

(4.11.2.10) Describe the aim of this funding and how it could influence policy, law or regulation that may impact the environment

Vonovia is member of the association and pays annual membership fees, as the objectives are closely aligned.

(4.11.2.11) Indicate if you have evaluated whether your organization's engagement is aligned with global environmental treaties or policy goals

Select from:
☑ Yes, we have evaluated, and it is aligned

(4.11.2.12) Global environmental treaties or policy goals aligned with your organization's engagement on policy, law or regulation

Select all that apply
☑ Paris Agreement

Row 2

(4.11.2.1) Type of indirect engagement

Select from:
☑ Indirect engagement via other intermediary organization or individual

(4.11.2.2) Type of organization or individual

Select from:
☑ Non-Governmental Organization (NGO) or charitable organization

(4.11.2.3) State the organization or position of individual

Deutsche Unternehmensinitiative Energieeffizienz DENEFF

(4.11.2.5) Environmental issues relevant to the policies, laws, or regulations on which the organization or individual has taken a position

Select all that apply
☑ Climate change

(4.11.2.6) Indicate whether your organization's position is consistent with the organization or individual you engage with

Select from:

☑ Consistent

(4.11.2.7) Indicate whether your organization attempted to influence the organization or individual's position in the reporting year

Select from:

☑ Yes, we publicly promoted their current position

(4.11.2.8) Describe how your organization's position is consistent with or differs from the organization or individual's position, and any actions taken to influence their position

Vonovia's position is closely aligned with DENEFF's mission to advance ambitious energy efficiency policies. Both prioritize regulatory and market measures to drive large-scale building retrofits, but Vonovia focuses particularly on ensuring feasibility for large residential portfolios and tenant affordability during upgrades. During the reporting year, Vonovia engaged in DENEFF's policy dialogues and contributed input to joint advocacy campaigns, promoting incentives and regulatory clarity to accelerate deep energy renovations in the housing sector.

(4.11.2.9) Funding figure your organization provided to this organization or individual in the reporting year (currency)

10000

(4.11.2.10) Describe the aim of this funding and how it could influence policy, law or regulation that may impact the environment

Vonovia is member of the initiative, and pays annual membership fees, as the objectives are closely aligned. Vonovia engaged in DENEFF's policy dialogues and contributed input to joint advocacy campaigns, promoting incentives and regulatory clarity to accelerate deep energy renovations in the housing sector.

(4.11.2.11) Indicate if you have evaluated whether your organization's engagement is aligned with global environmental treaties or policy goals

Select from:

☑ Yes, we have evaluated, and it is aligned

(4.11.2.12) Global environmental treaties or policy goals aligned with your organization's engagement on policy, law or regulation

Select all that apply

☑ Paris Agreement

Row 3

(4.11.2.1) Type of indirect engagement

Select from:

☑ Indirect engagement via other intermediary organization or individual

(4.11.2.2) Type of organization or individual

Select from:

☑ Non-Governmental Organization (NGO) or charitable organization

(4.11.2.3) State the organization or position of individual

Deutscher Verband für Wohnungswesen, Städtebau und Raumordnung

(4.11.2.5) Environmental issues relevant to the policies, laws, or regulations on which the organization or individual has taken a position

Select all that apply

☑ Climate change

(4.11.2.6) Indicate whether your organization's position is consistent with the organization or individual you engage with

Select from:

☑ Consistent

(4.11.2.7) Indicate whether your organization attempted to influence the organization or individual's position in the reporting year

Select from:

☑ Yes, we publicly promoted their current position

(4.11.2.8) Describe how your organization's position is consistent with or differs from the organization or individual's position, and any actions taken to influence their position

Vonovia's objectives, achieving a carbon-neutral housing stock by 2045 and promoting sustainable, affordable housing, are largely consistent with the DV's focus on integrated urban development and socially balanced housing policy. However, Vonovia places greater emphasis on binding climate and energy performance requirements for existing buildings. In the reporting year, Vonovia contributed to DV expert panels and policy recommendations to encourage stronger integration of energy efficiency and climate goals into urban regeneration programs.

(4.11.2.9) Funding figure your organization provided to this organization or individual in the reporting year (currency)

10000

(4.11.2.10) Describe the aim of this funding and how it could influence policy, law or regulation that may impact the environment

Vonovia is member of the association, and pays annual membership fees, as the objectives are mainly aligned but also to advocate for additional efforts. Vonovia contributed to DV expert panels and policy recommendations to encourage stronger integration of energy efficiency and climate goals into urban regeneration programs.

(4.11.2.11) Indicate if you have evaluated whether your organization's engagement is aligned with global environmental treaties or policy goals

Select from:

☑ Yes, we have evaluated, and it is aligned

(4.11.2.12) Global environmental treaties or policy goals aligned with your organization's engagement on policy, law or regulation

Select all that apply

☑ Paris Agreement

Row 4

(4.11.2.1) Type of indirect engagement

Select from:

☑ Indirect engagement via other intermediary organization or individual

(4.11.2.2) Type of organization or individual

Select from:

☑ Non-Governmental Organization (NGO) or charitable organization

(4.11.2.3) State the organization or position of individual

ZIA Zentraler Immobilien Ausschuss

(4.11.2.5) Environmental issues relevant to the policies, laws, or regulations on which the organization or individual has taken a position

Select all that apply

☑ Climate change

(4.11.2.6) Indicate whether your organization's position is consistent with the organization or individual you engage with

Select from:

☑ Consistent

(4.11.2.7) Indicate whether your organization attempted to influence the organization or individual's position in the reporting year

Select from:

☑ Yes, we publicly promoted their current position

(4.11.2.8) Describe how your organization's position is consistent with or differs from the organization or individual's position, and any actions taken to influence their position

Vonovia's long-term carbon-neutrality target for 2045 and commitment to affordable, sustainable housing is partially aligned with ZIA's promotion of sustainable real estate development and investment frameworks. However, Vonovia advocates for earlier implementation of energy performance requirements for existing buildings and stronger regulatory drivers for deep retrofits than ZIA has currently prioritized. In the reporting year, Vonovia contributed position papers and participated in working groups to push for greater integration of climate targets into ZIA's real estate policy advocacy.

(4.11.2.9) Funding figure your organization provided to this organization or individual in the reporting year (currency)

127140

(4.11.2.10) Describe the aim of this funding and how it could influence policy, law or regulation that may impact the environment

Vonovia is member of the initiative, and pays annual contributions, as the objectives are mainly aligned but also aim to drive the ambitions and efforts further (e.g. stronger regulatory drivers for deep retrofitting). Vonovia contributed to position papers and participated in working groups to push for greater integration of climate targets into ZIA's real estate policy advocacy.

(4.11.2.11) Indicate if you have evaluated whether your organization's engagement is aligned with global environmental treaties or policy goals

Select from:

☑ Yes, we have evaluated, and it is aligned

(4.11.2.12) Global environmental treaties or policy goals aligned with your organization's engagement on policy, law or regulation

Select all that apply

☑ Paris Agreement

Row 5

(4.11.2.1) Type of indirect engagement

Select from:

☑ Indirect engagement via other intermediary organization or individual

(4.11.2.2) Type of organization or individual

Select from:

☑ Non-Governmental Organization (NGO) or charitable organization

(4.11.2.3) State the organization or position of individual

Initiative Wohnen 2050 e.V.

(4.11.2.5) Environmental issues relevant to the policies, laws, or regulations on which the organization or individual has taken a position

Select all that apply

☑ Climate change

(4.11.2.6) Indicate whether your organization's position is consistent with the organization or individual you engage with

Select from:

☑ Consistent

(4.11.2.7) Indicate whether your organization attempted to influence the organization or individual's position in the reporting year

Select from:

☑ Yes, and they have changed their position

(4.11.2.8) Describe how your organization's position is consistent with or differs from the organization or individual's position, and any actions taken to influence their position

IW2050's aim of carbon-neutral housing aligns with Vonovia's overall climate strategy, but Vonovia's target date (2045) is more ambitious than the initiative's 2050 goal. In the reporting year, Vonovia contributed to joint workshops and policy discussions, encouraging the inclusion of accelerated retrofit schedules, stronger integration of renewable energy solutions, and earlier compliance milestones in IW2050's roadmap. They changed their position e.g. by adjusting energy-related metrics/ KPIs) based on our engagement.

(4.11.2.9) Funding figure your organization provided to this organization or individual in the reporting year (currency)

25000

(4.11.2.10) Describe the aim of this funding and how it could influence policy, law or regulation that may impact the environment

Vonovia is founding member of the initiative, and pays annual contributions, as the objectives are aligned.

(4.11.2.11) Indicate if you have evaluated whether your organization's engagement is aligned with global environmental treaties or policy goals

Select from:

☑ Yes, we have evaluated, and it is aligned

(4.11.2.12) Global environmental treaties or policy goals aligned with your organization's engagement on policy, law or regulation

Select all that apply

☑ Paris Agreement

Row 6

(4.11.2.1) Type of indirect engagement

Select from:

☑ Indirect engagement via other intermediary organization or individual

(4.11.2.2) Type of organization or individual

Select from:

☑ Non-Governmental Organization (NGO) or charitable organization

(4.11.2.3) State the organization or position of individual

Deutsche Gesellschaft für Nachhaltiges Bauen e.V.

(4.11.2.5) Environmental issues relevant to the policies, laws, or regulations on which the organization or individual has taken a position

Select all that apply

☑ Climate change

(4.11.2.6) Indicate whether your organization's position is consistent with the organization or individual you engage with

Select from:

☑ Consistent

(4.11.2.7) Indicate whether your organization attempted to influence the organization or individual's position in the reporting year

Select from:

☑ Yes, we publicly promoted their current position

(4.11.2.8) Describe how your organization's position is consistent with or differs from the organization or individual's position, and any actions taken to influence their position

Vonovia's climate and sustainability strategy is broadly aligned with DGNB's mission to improve environmental performance across the building sector. Both support high energy efficiency standards, life-cycle carbon reduction, and social sustainability. Vonovia's focus, however, is on ensuring that certification schemes and performance benchmarks are feasible and scalable for large housing portfolios. In the reporting year, Vonovia engaged in DGNB expert panels and consultations to advocate for criteria that balance high ambition with cost-effectiveness and tenant affordability.

(4.11.2.9) Funding figure your organization provided to this organization or individual in the reporting year (currency)

17850

(4.11.2.10) Describe the aim of this funding and how it could influence policy, law or regulation that may impact the environment

Vonovia is member of the association, and pays annual membership fees, as the objectives are mainly aligned. Vonovia contributed to coalition dialogues to promote broader sustainability criteria alongside timber advocacy but Vonovia's target date (2045) is more ambitious than the initiative's 2050 goal. Vonovia contributes to joint workshops and policy discussions, encouraging the inclusion of accelerated retrofit schedules, stronger integration of renewable energy solutions, and earlier compliance milestones in IW2050's roadmap.

(4.11.2.11) Indicate if you have evaluated whether your organization's engagement is aligned with global environmental treaties or policy goals

Select from:

☑ Yes, we have evaluated, and it is aligned

(4.11.2.12) Global environmental treaties or policy goals aligned with your organization's engagement on policy, law or regulation

Select all that apply

☑ Paris Agreement

Row 7

(4.11.2.1) Type of indirect engagement

Select from:

☑ Indirect engagement via other intermediary organization or individual

(4.11.2.2) Type of organization or individual

Select from:

☑ Non-Governmental Organization (NGO) or charitable organization

(4.11.2.3) State the organization or position of individual

Koalition für Holzbau

(4.11.2.5) Environmental issues relevant to the policies, laws, or regulations on which the organization or individual has taken a position

Select all that apply

☑ Climate change

(4.11.2.6) Indicate whether your organization's position is consistent with the organization or individual you engage with

Select from:

☑ Consistent

(4.11.2.7) Indicate whether your organization attempted to influence the organization or individual's position in the reporting year

Select from:

☑ Yes, we publicly promoted their current position

(4.11.2.8) Describe how your organization's position is consistent with or differs from the organization or individual's position, and any actions taken to influence their position

Vonovia's climate strategy recognizes the role of timber as a low-carbon building material, aligning with the coalition's promotion of wood construction. However, Vonovia takes a more technology- and material-neutral stance, emphasizing that sustainability outcomes should be assessed through whole-life carbon metrics, cost-effectiveness, and applicability to large-scale housing portfolios. In the reporting year, Vonovia contributed to coalition dialogues to promote broader sustainability criteria alongside timber advocacy.

(4.11.2.9) Funding figure your organization provided to this organization or individual in the reporting year (currency)

0

(4.11.2.11) Indicate if you have evaluated whether your organization's engagement is aligned with global environmental treaties or policy goals

Select from:

☑ Yes, we have evaluated, and it is aligned

(4.11.2.12) Global environmental treaties or policy goals aligned with your organization's engagement on policy, law or regulation

Select all that apply

☑ Paris Agreement

Row 8

(4.11.2.1) Type of indirect engagement

Select from:

☑ Indirect engagement via other intermediary organization or individual

(4.11.2.2) Type of organization or individual

Select from:

☑ Non-Governmental Organization (NGO) or charitable organization

(4.11.2.3) State the organization or position of individual

BDI - Energieeffiziente Gebäude

(4.11.2.5) Environmental issues relevant to the policies, laws, or regulations on which the organization or individual has taken a position

Select all that apply

☑ Climate change

(4.11.2.6) Indicate whether your organization's position is consistent with the organization or individual you engage with

Select from:

☑ Consistent

(4.11.2.7) Indicate whether your organization attempted to influence the organization or individual's position in the reporting year

Select from:

☑ Yes, we publicly promoted their current position

(4.11.2.8) Describe how your organization's position is consistent with or differs from the organization or individual's position, and any actions taken to influence their position

Vonovia's climate and sustainability strategy is broadly aligned with the BDI initiative's mission to improve environmental performance across the building sector. Both support high energy efficiency standards. Vonovia engages in this network to exchange experiences.

(4.11.2.9) Funding figure your organization provided to this organization or individual in the reporting year (currency)

0

(4.11.2.11) Indicate if you have evaluated whether your organization's engagement is aligned with global environmental treaties or policy goals

Select from:

☑ Yes, we have evaluated, and it is aligned

(4.11.2.12) Global environmental treaties or policy goals aligned with your organization's engagement on policy, law or regulation

Select all that apply

☑ Paris Agreement

Row 9

(4.11.2.1) Type of indirect engagement

Select from:

☑ Indirect engagement via other intermediary organization or individual

(4.11.2.2) Type of organization or individual

Select from:

☑ Non-Governmental Organization (NGO) or charitable organization

(4.11.2.3) State the organization or position of individual

GdW Bundesverband Deutscher Wohnungsunternehmen

(4.11.2.5) Environmental issues relevant to the policies, laws, or regulations on which the organization or individual has taken a position

Select all that apply

☑ Climate change

(4.11.2.6) Indicate whether your organization's position is consistent with the organization or individual you engage with

Select from:

☑ Consistent

(4.11.2.7) Indicate whether your organization attempted to influence the organization or individual's position in the reporting year

Select from:

☑ Yes, we publicly promoted their current position

(4.11.2.8) Describe how your organization's position is consistent with or differs from the organization or individual's position, and any actions taken to influence their position

Vonovia's climate and sustainability strategy is broadly aligned with the GdW ambition to achieve a carbon-neutral housing stock by 2045 while ensuring affordable, sustainable housing.

(4.11.2.9) Funding figure your organization provided to this organization or individual in the reporting year (currency)

792000

(4.11.2.10) Describe the aim of this funding and how it could influence policy, law or regulation that may impact the environment

Vonovia is member of the association, and pays annual membership fees, as the objectives are mainly aligned.

(4.11.2.11) Indicate if you have evaluated whether your organization's engagement is aligned with global environmental treaties or policy goals

Select from:
☑ Yes, we have evaluated, and it is aligned

(4.11.2.12) Global environmental treaties or policy goals aligned with your organization's engagement on policy, law or regulation

Select all that apply
☑ Paris Agreement
[Add row]

(4.12) Have you published information about your organization's response to environmental issues for this reporting year in places other than your CDP response?

Select from:
☑ Yes

(4.12.1) Provide details on the information published about your organization's response to environmental issues for this reporting year in places other than your CDP response. Please attach the publication.

Row 1

(4.12.1.1) Publication

Select from:

☑ In mainstream reports

(4.12.1.2) Is your publication in line with a standard or framework?

Select from:

☑ Yes

(4.12.1.3) Standard or framework the publication is in line with

Select all that apply

☑ ESRS

(4.12.1.4) Environmental issues covered in publication

Select all that apply

☑ Climate change

(4.12.1.5) Status of the publication

Select from:

☑ Complete

(4.12.1.6) Content elements

Select all that apply

☑ Strategy

☑ Governance

☑ Risks & Opportunities

☑ Climate-related targets

☑ Greenhouse gas emissions figures

☑ Content of environmental policies

(4.12.1.7) Page/section reference

Sustainability Statement p. 49 of the Annual Report

(4.12.1.8) Attach the relevant publication

Vonovia_SE_Annual_Report_2025_L.pdf

(4.12.1.9) Comment

Annual report 2025

Row 2

(4.12.1.1) Publication

Select from:

☑ In voluntary sustainability reports

(4.12.1.2) Is your publication in line with a standard or framework?

Select from:

☑ Yes

(4.12.1.3) Standard or framework the publication is in line with

Select all that apply

☑ ESRS

☑ GRI

(4.12.1.4) Environmental issues covered in publication

Select all that apply

☑ Climate change

☑ Biodiversity

(4.12.1.5) Status of the publication

Select from:
☑ Complete

(4.12.1.6) Content elements

Select all that apply
☑ Governance
☑ Biodiversity indicators
☑ Greenhouse gas emissions figures
☑ Climate-related targets

(4.12.1.7) Page/section reference

Whole file

(4.12.1.8) Attach the relevant publication

VONOVIA_ESG_Factbook_2025_EN_L.pdf

(4.12.1.9) Comment

ESG Factbook 2025
[Add row]

C5. Business strategy

(5.1) Does your organization use scenario analysis to identify environmental outcomes?

Climate change

(5.1.1) Use of scenario analysis

Select from:
☑ Yes

(5.1.2) Frequency of analysis

Select from:
☑ Annually
[Fixed row]

(5.1.1) Provide details of the scenarios used in your organization's scenario analysis.

Climate change

(5.1.1.1) Scenario used

Physical climate scenarios
☑ RCP 2.6

(5.1.1.2) SSPs used in conjunction with scenario

Select from:
☑ SSP1

(5.1.1.3) Approach to scenario

Select from:

☑ Qualitative and quantitative

(5.1.1.4) Scenario coverage

Select from:

☑ Organization-wide

(5.1.1.5) Risk types considered in scenario

Select all that apply

☑ Acute physical

☑ Chronic physical

(5.1.1.6) Temperature alignment of scenario

Select from:

☑ 1.6°C - 1.9°C

(5.1.1.7) Reference year

2022

(5.1.1.8) Timeframes covered

Select all that apply

☑ 2030

☑ 2040

☑ 2080

(5.1.1.9) Driving forces in scenario

Local ecosystem asset interactions, dependencies and impacts

☑ Climate change (one of five drivers of nature change)

Regulators, legal and policy regimes

☑ Global regulation

(5.1.1.10) Assumptions, uncertainties and constraints in scenario

Physical climate scenarios are part of our overarching climate scenario analysis assessing the impact of various hazards — for example heat stress and temperature increase, drought, heavy precipitation, flooding and storms — in different time horizons until 2030, 2045 and 2085 (selected 2040 and 2080, due to missing options). Since 2022 Vonovia has been using an IT tool in accordance with EU taxonomy requirements in order to analyze the physical risks associated with climate change. This tool enables physical climate risks to be identified and evaluated for the Group-wide portfolio on a continuous basis using the prescribed climate scenarios (RCP2.6, RCP4.5 and RCP8.5). This climate risk tool covers Vonovia's portfolio and development projects in Germany, Austria and Sweden and allows material negative impacts on our business activities due to the effects of climate change to be analyzed at portfolio and property level. The climate risks examined using this tool are heat, cold, drought, increases in precipitation, wind and storms, snow loads and flooding. Depending on the granularity of the available data source, we measure climate risks at the building or neighborhood level and are able to complete a climate risk assessment for each building in the portfolio. Vonovia´s scenario analysis is subject to inherent assumptions, uncertainties, and limitations. One limitation stems from the model employed, as climate models possess their own limitations and uncertainties, including the precision of the model's assumptions and parameters. Additionally, the complexity of the climate system, which is challenging to encapsulate within a model, contributes to these limitations. General uncertainty regarding future emissions, limited understanding of certain climate-related processes such as tipping points, the unpredictable reactions of policymakers to climate issues, and the future utilization of technologies and dependable pricing further compound these uncertainties.

(5.1.1.11) Rationale for choice of scenario

Vonovia uses generally established and science-based scenarios for their analysis. The SSP-RCP scenarios (RCP 2.6, 4.5, 8.5 and SSP1, 2 and 5) of the IPCC are used for the physical climate scenarios. Vonovia has thereby integrated multiple important scenarios that are relevant for a comprehensive analysis and the resilience of our organization's business strategy.

Climate change

(5.1.1.1) Scenario used

Physical climate scenarios

☑ RCP 4.5

(5.1.1.2) SSPs used in conjunction with scenario

Select from:

☑ SSP2

(5.1.1.3) Approach to scenario

Select from:

☑ Qualitative and quantitative

(5.1.1.4) Scenario coverage

Select from:

☑ Organization-wide

(5.1.1.5) Risk types considered in scenario

Select all that apply

☑ Acute physical

☑ Chronic physical

(5.1.1.6) Temperature alignment of scenario

Select from:

☑ 2.5ºC - 2.9ºC

(5.1.1.7) Reference year

2022

(5.1.1.8) Timeframes covered

Select all that apply

☑ 2030

☑ 2040

☑ 2080

(5.1.1.9) Driving forces in scenario

Local ecosystem asset interactions, dependencies and impacts

☑ Climate change (one of five drivers of nature change)

Regulators, legal and policy regimes

☑ Global regulation

(5.1.1.10) Assumptions, uncertainties and constraints in scenario

Physical climate scenarios are part of our overarching climate scenario analysis assessing the impact of various hazards — for example heat stress and temperature increase, drought, heavy precipitation, flooding and storms — in different time horizons until 2030, 2045 and 2085 (selected 2040 and 2080, due to missing options). Since 2022 Vonovia has been using an IT tool in accordance with EU taxonomy requirements in order to analyze the physical risks associated with climate change. This tool enables physical climate risks to be identified and evaluated for the Group-wide portfolio on a continuous basis using the prescribed climate scenarios (RCP2.6, RCP4.5 and RCP8.5). This climate risk tool covers Vonovia's portfolio and development projects in Germany, Austria and Sweden and allows material negative impacts on our business activities due to the effects of climate change to be analyzed at portfolio and property level. The climate risks examined using this tool are heat, cold, drought, increases in precipitation, wind and storms, snow loads and flooding. Depending on the granularity of the available data source, we measure climate risks at the building or neighborhood level and are able to complete a climate risk assessment for each building in the portfolio. Vonovia´s scenario analysis is subject to inherent assumptions, uncertainties, and limitations. One limitation stems from the model employed, as climate models possess their own limitations and uncertainties, including the precision of the model's assumptions and parameters. Additionally, the complexity of the climate system, which is challenging to encapsulate within a model, contributes to these limitations. General uncertainty regarding future emissions, limited understanding of certain climate-related processes such as tipping points, the unpredictable reactions of policymakers to climate issues, and the future utilization of technologies and dependable pricing further compound these uncertainties.

(5.1.1.11) Rationale for choice of scenario

Vonovia uses generally established and science-based scenarios for their analysis. The SSP-RCP scenarios (RCP 2.6, 4.5, 8.5 and SSP1, 2 and 5) of the IPCC are used for the physical climate scenarios. Vonovia has thereby integrated multiple important scenarios that are relevant for a comprehensive analysis and the resilience of our organization's business strategy.

Climate change

(5.1.1.1) Scenario used

Physical climate scenarios

☑ RCP 8.5

(5.1.1.2) SSPs used in conjunction with scenario

Select from:

☑ SSP5

(5.1.1.3) Approach to scenario

Select from:

☑ Qualitative and quantitative

(5.1.1.4) Scenario coverage

Select from:

☑ Organization-wide

(5.1.1.5) Risk types considered in scenario

Select all that apply

☑ Acute physical

☑ Chronic physical

(5.1.1.6) Temperature alignment of scenario

Select from:

☑ 4.0ºC and above

(5.1.1.7) Reference year

2022

(5.1.1.8) Timeframes covered

Select all that apply

☑ 2030

☑ 2040

☑ 2080

(5.1.1.9) Driving forces in scenario

Local ecosystem asset interactions, dependencies and impacts

☑ Climate change (one of five drivers of nature change)

Regulators, legal and policy regimes

☑ Global regulation

(5.1.1.10) Assumptions, uncertainties and constraints in scenario

Physical climate scenarios are part of our overarching climate scenario analysis assessing the impact of various hazards — for example heat stress and temperature increase, drought, heavy precipitation, flooding and storms — in different time horizons until 2030, 2045 and 2085 (selected 2040 and 2080, due to missing options). Since 2022 Vonovia has been using an IT tool in accordance with EU taxonomy requirements in order to analyze the physical risks associated with climate change. This tool enables physical climate risks to be identified and evaluated for the Group-wide portfolio on a continuous basis using the prescribed climate scenarios (RCP2.6, RCP4.5 and RCP8.5). This climate risk tool covers Vonovia's portfolio and development projects in Germany, Austria and Sweden and allows material negative impacts on our business activities due to the effects of climate change to be analyzed at portfolio and property level. The climate risks examined using this tool are heat, cold, drought, increases in precipitation, wind and storms, snow loads and flooding. Depending on the granularity of the available data source, we measure climate risks at the building or neighborhood level and are able to complete a climate risk assessment for each building in the portfolio. Vonovia´s scenario analysis is subject to inherent assumptions, uncertainties, and limitations. One limitation stems from the model employed, as climate models possess their own limitations and uncertainties, including the precision of the model's assumptions and parameters. Additionally, the complexity of the climate system, which is challenging to encapsulate within a model, contributes to these limitations. General uncertainty regarding future emissions, limited understanding of certain climate-related processes such as tipping points, the unpredictable reactions of policymakers to climate issues, and the future utilization of technologies and dependable pricing further compound these uncertainties.

(5.1.1.11) Rationale for choice of scenario

Vonovia uses generally established and science-based scenarios for their analysis. The SSP-RCP scenarios (RCP 2.6, 4.5, 8.5 and SSP1, 2 and 5) of the IPCC are used for the physical climate scenarios. Vonovia has thereby integrated multiple important scenarios that are relevant for a comprehensive analysis and the resilience of our organization's business strategy.

Climate change

(5.1.1.1) Scenario used

Climate transition scenarios

☑ Customized publicly available climate transition scenario, please specify :Climate neutral Germany 2045 (KNDE2045) by Agora Energiewende

(5.1.1.3) Approach to scenario

Select from:

☑ Qualitative and quantitative

(5.1.1.4) Scenario coverage

Select from:

☑ Organization-wide

(5.1.1.5) Risk types considered in scenario

Select all that apply

☑ Policy

☑ Market

☑ Technology

(5.1.1.6) Temperature alignment of scenario

Select from:

☑ 1.5°C or lower

(5.1.1.7) Reference year

2021

(5.1.1.8) Timeframes covered

Select all that apply

☑ 2030

☑ Other, please specify :2045

(5.1.1.9) Driving forces in scenario

Local ecosystem asset interactions, dependencies and impacts

☑ Climate change (one of five drivers of nature change)

Regulators, legal and policy regimes

☑ Global regulation

(5.1.1.10) Assumptions, uncertainties and constraints in scenario

We have developed a climate path with binding targets for 2030 and 2045 as well as annual interim steps with the scientific support of the Fraunhofer Institute ISE to evaluate the effectiveness of these measures. This plan is based on the federal government's targets for climate neutrality in the real estate sector for 2030 and 2045. In addition we considered the scientific trajectory defined by the Carbon Risk Real Estate Monitor (CRREM). We assumed an energy transition scenario from the think Tank Agora Energiewende which defined the necessary transformation to achieve a carbon neutral economy in Germany. carbon-neutral scenario: innovations are required in order to make the full transition to climate neutrality at a reasonable cost. Decentralized power generation and local consumption in the neighborhoods will define the energy transition. The focus must therefore be on increasing the use of renewable energies (fuel switch) and the corresponding neighborhood systems. The power supply has a vital role to play in terms of sector integration. Integrating the power, heat and transport sectors (sector coupling) can significantly boost the efficiency and autonomy of a housing estate. In the future, community development plans will focus on generating green power and green heat in a neighborhood for local consumption, or at the very least using green district heating to provide a climate-friendly heat supply. The energy concept is backed up by infrastructure for sustainable mobility solutions. Vonovia´s scenario analysis is subject to inherent assumptions, uncertainties, and limitations. One limitation stems from the model employed, as climate models possess their own limitations and uncertainties, including the precision of the model's assumptions and parameters. Additionally, the complexity of the climate system, which is challenging to encapsulate within a model, contributes to these limitations. General uncertainty regarding future emissions, limited understanding of certain climate-related processes such as tipping points, the unpredictable reactions of policymakers to climate issues, and the future utilization of technologies and dependable pricing further compound these uncertainties.

(5.1.1.11) Rationale for choice of scenario

Vonovia developed a climate path with binding targets for 2030 and 2045 as well as annual interim steps with the scientific support of the Fraunhofer Institute ISE to evaluate the effectiveness of these measures. Those scientific targets were complemented by using the Carbon Risk Real Estate Monitor (CRREM) and "right.based

on science" and using of their XDC model. This was done to achieve three different scenarios (standard, hybrid and climate-neutral). Vonovia has thereby integrated multiple important scenarios that are relevant for a comprehensive analysis and the resilience of our organization's business strategy.
[Add row]

(5.1.2) Provide details of the outcomes of your organization's scenario analysis.

Climate change

(5.1.2.1) Business processes influenced by your analysis of the reported scenarios

Select all that apply

☑ Risk and opportunities identification, assessment and management

☑ Strategy and financial planning

☑ Resilience of business model and strategy

☑ Capacity building

☑ Target setting and transition planning

(5.1.2.2) Coverage of analysis

Select from:

☑ Organization-wide

(5.1.2.3) Summarize the influence of the scenario analysis on the selected business processes

Transitory scenario analysis: As a result of our scenario analysis we defined a target for the carbon intensity of our building stock in germany which is to achieve net-zero emissions by 2045 (below 5 kg CO2e/m² of rentable area per year, residual emissions are to be compensated). The resulting climate plan shows clearly that multiple measures are required in order to achieve carbon-neutrality by 2045. We analyzed several scenarios that indicated that refurbishment, both as currently practiced and in a more intensive form, is not enough. The required climate trajectory can only be achieved by combining higher energy efficiency, a much greater share of renewable energy sources in the energy supply and further innovative technologies to produce and store energy on a decentralized basis in neighborhoods. Developing the climate plan showed us how important it is for us to find solutions that go beyond conventional modernization measures. We are focusing on the intelligent networking of heat and power in our neighborhoods and technological developments to make buildings more energy-efficient. Vonovia uses projects to investigate and test potential solutions at a reasonable cost. We are dedicated to developing new fields of business related to energy generation, storage, distribution and mobility. This also includes implementing pilot projects in cooperation with partners from various disciplines. The Carbon-neutral Portfolio/Strategic Projects department is responsible for strategic planning to prepare the path to a carbon-neutral portfolio by 2045. Physical scenario analysis: Crises or disasters such as floods, earthquakes, extreme weather events, etc., could have an impact on our real estate portfolio and require specific crisis management measures. Physical

climate risks like these refer to longer-term shifts in general climatic conditions. We have assessed the risk from extreme weather events with a potential loss of € 5-50 million (over a 5 year period) and a likelyhood of "likely". As long as these risks remain insurable, we do not see physical hazards as a big threat to our business. However, it remains an important factor to consider for future risk and scenario analysis, to continuously update results with latest scientific knowledge.
[Fixed row]

(5.2) Does your organization’s strategy include a climate transition plan?

(5.2.1) Transition plan

Select from:

☑ Yes, we have a climate transition plan which aligns with a 1.5°C world

(5.2.3) Publicly available climate transition plan

Select from:

☑ Yes

(5.2.4) Plan explicitly commits to cease all spending on, and revenue generation from, activities that contribute to fossil fuel expansion

Select from:

☑ Yes

(5.2.5) Description of activities included in commitment and implementation of commitment

Vonovia's Climate, Environment & Energy Policy was updated in 2026 and approved by the board. It includes explicitly a commitment to not funding or generating revenue from activities that contribute to fossil fuel expansion. The commitment applies across all business segments and operations of Vonovia and is integrated into relevant corporate processes and decision-making. The following targets are part of our policy o Vonovia is committed to the goals of the Paris Climate Agreement and is actively working to effectively reduce greenhouse gas emissions. Our long-term goal: a carbon-neutral building stock by 2045. o We have set ourselves specific and ambitious targets for reducing green-house gas emissions, environmental impact and energy consumption, both at our locations and in our building stock. The careful use of resources is a basic prerequisite for this. o We aim to exclusively use renewable energy across all our operations in the long term. We do not invest in the expansion of fossil fuel infrastructure. o Our climate, environmental and energy targets are firmly integrated into our corporate processes. We provide targeted incentives for our employees and managers.

(5.2.10) Mechanism by which feedback is collected from shareholders on your climate transition plan

Select from:

☑ We have a different feedback mechanism in place

(5.2.11) Description of feedback mechanism

We have committed to our climate path with binding climate targets on the way to a carbon-neutral building stock by 2045. To achieve the targets set out in this climate path, we have created the Sustainability Performance Index (SPI). This SPI consists of six different sustainability indicators - including the CO_2 intensity of the existing building stock and the primary energy requirement for new buildings. These are provided with specific annual targets. The SPI is part of the management system as well as an integral part of the remuneration system of the Management Board and the top management level (Long-term Incentive Plan, LTIP). The SPI represents 20% of the LTIP. The updated remuneration system was approved at the 2025 AGM. The CO_2 intensity is monitored and forecast at least on a quarterly basis.

(5.2.12) Frequency of feedback collection

Select from:

☑ More frequently than annually

(5.2.13) Description of key assumptions and dependencies on which the transition plan relies

In our business strategy, the transformation plan for our housing stock, our climate path, is structured around three key levers: 1. Energy savings through energy-efficient refurbishment of the building envelope 2. Increasing the share of renewable energies in the neighborhood and 3. Comprehensive transformation of the energy sector Vonovia operationalizes its transformation plan using the Decarbonization Tool (DCT), which evaluates its housing stock based on ecological and economic criteria. The DCT prioritizes refurbishment initiatives for individual buildings over time, consolidating them into a comprehensive plan. Economic viability and emissions reduction are closely intertwined elements of this strategic process. The outcome of this prioritization is detailed further in energy-efficient refurbishment plans and energy concepts. We adopt a holistic approach at the neighborhood level, considering both building envelope upgrades (such as facade insulation, basement ceiling and attic insulation, and window replacement) and the transition to climate-friendly energy systems within a broader context. Our strategy follows a phased development approach, adjusting the timing of measures based on the initial energy efficiency status of buildings to meet the 2045 targets outlined in our climate pathway. In terms of implementation, tailored and economically feasible concepts are devised for scalable solutions, focusing on integrating the heat, electricity, and mobility sectors.

(5.2.14) Description of progress against transition plan disclosed in current or previous reporting period

The central indicator for managing our climate protection performance is the CO_2 intensity of our housing portfolio. It is also a crucial component of the Sustainability Performance Index (SPI) and thereby influences corporate governance and the compensation of top executives. In the reporting year, the CO_2 intensity for our

housing stock in Germany was 30.7 kg CO_2e/m² of rental area, down by around 1.6% year-on-year (2024: 31.2 kg CO_2e/m²) and 0.6% below the target for the reporting year (30.9 kg CO_2e/m²).

(5.2.15) Attach any relevant documents which detail your climate transition plan (optional)

Vonovia SE_Annual Report_2025_E1.pdf

(5.2.16) Other environmental issues that your climate transition plan considers

Select all that apply

☑ No other environmental issue considered

(5.2.18) Adaptation-specific objectives included within your climate transition plan

Select from:

☑ No

[Fixed row]

(5.3) Have environmental risks and opportunities affected your strategy and/or financial planning?

(5.3.1) Environmental risks and/or opportunities have affected your strategy and/or financial planning

Select from:

☑ Yes, both strategy and financial planning

(5.3.2) Business areas where environmental risks and/or opportunities have affected your strategy

Select all that apply

☑ Products and services

☑ Upstream/downstream value chain

☑ Investment in R&D

☑ Operations

[Fixed row]

(5.3.1) Describe where and how environmental risks and opportunities have affected your strategy.

Products and services

(5.3.1.1) Effect type

Select all that apply

☑ Physical risks

☑ Transition risks

☑ Opportunities

(5.3.1.2) Environmental issues relevant to the risks and/or opportunities that have affected your strategy in this area

Select all that apply

☑ Climate change

(5.3.1.3) Describe how environmental risks and/or opportunities have affected your strategy in this area

The insight that energy-efficient renovations of the building envelope are not sufficient to achieve the goal of a carbon-neutral building stock by 2045 has led to our Strategy for Decarbonizing the Housing Stock and an update of our growth strategy ("Accelerate") published in 2025: our GHG emission reduction strategy which is based on three pillars: 1. increasing energy efficiency through energy-efficient refurbishment of the building envelope (facades, basement ceilings and attics, the replacement of windows and the installation of new heating systems), 2. increasing the share of renewable energies in the neighborhood (exchange of conventional heating systems with heat pumps or district heating) and 3. comprehensive transformation of the energy sector. (Annual Report 2025, p. 58, 82) As part of our growth strategy, we are driving and accelerating additional initiatives to support our GHG reduction strategy: increased investments in serial modernization (an industrialized system that bundles and standardizes all steps in the refurbishment process), in the new concept "heat pump cube" (a heat pump center that combines all the necessary components in an external module and is installed on-site outside the building) and in accelerated installation of PV on our buildings (installed capacity of 400 MWp by 2028 and up to 700 MWp in the long term). (Annual Report 2025, p. 58, 87, 88) In 2025, Vonovia installed around 1,750 new photovoltaic systems with an installed output of more than 53.4 MWp, bringing the total to more than 5,300 photovoltaic systems with an installed output of around 188 MWp. Modernization and maintenance investments in the 2025 fiscal year were up 32.0% on the volume of the previous year. Annual CapEx of around €400–500 million per year has been earmarked for the implementation of all climate measures. In the reporting year, €700.9 million in CapEx and €390 million in OpEx were spent on implementing climate protection measures. The strategy addresses our climate-related (transitional and physical) risks and opportunities. (Annual Report 2025, p. 88, 175)

Upstream/downstream value chain

(5.3.1.1) Effect type

Select all that apply

☑ Physical risks

☑ Transition risks

☑ Opportunities

(5.3.1.2) Environmental issues relevant to the risks and/or opportunities that have affected your strategy in this area

Select all that apply

☑ Climate change

(5.3.1.3) Describe how environmental risks and/or opportunities have affected your strategy in this area

The risk of climate-related emerging and current regulations, as well as changing customer behavior towards more climate-friendly living options has led to a comprehensive consideration of climate-relevant parameters in our supply chain and construction work in short- to long-term time horizons: We evaluated the ecological effects of different construction methods, from reinforced concrete to solid wood construction. Also, with the expansion of our building activities, the importance of the building materials used is also increasing. Concrete in particular is a CO_2-intensive building material, but other materials also play a role in the climate balance. Therefore, we decided to — on a mandatory basis — analyze total footprint early in project planning and capture footprints for various materials and construction types, in accordance with ISO 20887. (Annual Report 2025, p. 66, 98) We have established a life cycle calculation as a firm component of the planning process for our development projects. This enables our planning departments to determine the carbon footprint of planned developments and new constructions. (Annual Report 2025, p. 66) Substantial strategic decision: The expansion of the development business is an important part of our strategy. Vonovia's new construction activities are focused on a product portfolio that is geared toward market requirements with flexibility in how the properties are used (Development to hold/Development to sell). In light of the ongoing need to optimize construction costs, Vonovia is focusing on the "Basic House" approach, among other things, in order to build sustainable and affordable housing for different target groups. (Annual Report 2025, p. 47) The emphasis is on new projects employing serial modular timber construction methods together with the company's joint venture partner Gropyus, which has developed an innovative manufacturing process for modular timber construction. In 2024 and in the reporting year (2025), Vonovia continued this strategic partnership, focusing on reducing non-renewable raw materials and increasing the use of biological raw materials such as wood and cellulose. Additionally, Vonovia initiated a Construction Contest in 2024 to identify innovative construction products and materials that can contribute to carbon reductions in new constructions. (Annual Report 2025, p. 6, 98)

Investment in R&D

(5.3.1.1) Effect type

Select all that apply

☑ Physical risks

☑ Transition risks

☑ Opportunities

(5.3.1.2) Environmental issues relevant to the risks and/or opportunities that have affected your strategy in this area

Select all that apply

☑ Climate change

(5.3.1.3) Describe how environmental risks and/or opportunities have affected your strategy in this area

In striving to achieve a carbon-neutral building stock by 2045, Vonovia has defined its neighborhoods as a central focal point. Innovation and a holistic view of neighborhoods in terms of social, ecological and economic factors are crucial when it comes to mastering the energy revolution. The change in strategy towards more research and innovation is clearly based on the realization that we cannot achieve our climate targets using conventional methods. Vonovia is therefore investing in numerous research and development projects to test both neighborhood-based supply approaches (e.g., with hydrogen) and new technologies to further increase efficiency. (Annual Report 2025, p. 87, 91) Substantial strategic decision: Energy-efficiency modernization is an essential pillar of Vonovia's climate pathway. Using our decarbonization tool (DCT), an overall plan is prepared featuring an individual energy refurbishment and energy concept solution plan for each specific building. The energy efficiency measures — insulating facades, cellar ceilings and lofts, and replacing windows — are implemented as part of the Upgrade Buildings investment program. In order to make energy-efficient building refurbishment even more cost-effective in the medium and long term, we scaled up serial modernization. Following pilot projects in 2024, 145 residential units underwent serial modernization work in the reporting year. (Annual Report 2025, p. 86, 87) Another measure involves the digitalization of heat supply. In the reporting year, a further 1,800 gas-fired heating systems were connected to a digital solution developed with Othermo, detecting failures in real time and supporting optimized adjustments. A total of 4,000 systems are now connected, offering the potential to save around 15% in energy and CO_2. (Annual Report 2025, p. 87) Another aspect is increasing energy generation from renewable sources via the "heat pump cube" concept. During the reporting year, 29 heat pump cubes were installed. Vonovia has entered a strategic partnership with EnerCube aiming to mass-produce 1,000 cubes by 2029. (Annual Report 2025, p. 87)

Operations

(5.3.1.1) Effect type

Select all that apply

☑ Physical risks

☑ Transition risks

☑ Opportunities

(5.3.1.2) Environmental issues relevant to the risks and/or opportunities that have affected your strategy in this area

Select all that apply

☑ Climate change

(5.3.1.3) Describe how environmental risks and/or opportunities have affected your strategy in this area

Our own business operations account for only around 3% of our company's CO2 emissions (Scope 1-2). 97% are generated by the operation of the building portfolio, mainly through the heat consumption of our tenants. We take care to optimize our business processes internally in order to save resources as much as possible. Our vehicle fleet, our tools and appliances, our own office buildings and the behavior of our employees all offer opportunities to make a difference, e.g., by transitioning the fleet to low-emission vehicles, using power-saving electrical appliances for work in neighborhoods, buying green power for office buildings and avoiding business travel and transport. In this respect, climate-related developments also have a - albeit small - influence on the corporate strategy in terms of greater awareness at the operational level for resource-efficient measures. Substantial strategic impact: The company is also working towards using and generating energy in a manner which is better for the environment by switching all of the administrative buildings that it owns over to green electricity provided by VESG. This switchover started on January 1, 2022, with around 60 sites concentrated in the South region. In the future, all of these sites will be supplied with carbon-free green electricity. All office locations of BUWOG in Austria have used certified green electricity (UZ46) since 2021. In addition to improving our carbon footprint, this also optimizes our internal processes and are implementing ISO 50001 certification for all energy-relevant office and operations locations in 2025. Even erarlier we completed a DIN EN 16247-1 energy audit in Germany in 2020. The areas that were identified for improvement can be applied to the entire Group due to the homogeneity of asset structures and consumption patterns at Vonovia. One of our focus areas in 2021 was the switch to using battery-powered garden tools, e.g., leaf blowers and hedge trimmers. We plan to replace around 1,000 gasoline-powered tools with more environmentally friendly battery-powered versions. The new appliances will be highly recyclable and have significantly lower carbon and noise emissions, which will also benefit our tenants and improve the health of our employees.
[Add row]

(5.3.2) Describe where and how environmental risks and opportunities have affected your financial planning.

Row 1

(5.3.2.1) Financial planning elements that have been affected

Select all that apply
☑ Direct costs
☑ Capital expenditures

(5.3.2.2) Effect type

Select all that apply
☑ Physical risks
☑ Transition risks
☑ Opportunities

(5.3.2.3) Environmental issues relevant to the risks and/or opportunities that have affected these financial planning elements

Select all that apply

☑ Climate change

(5.3.2.4) Describe how environmental risks and/or opportunities have affected these financial planning elements

Vonovia's climate path for achieving a carbon-neutral housing stock is based on three pillars: 1. increasing energy efficiency through energy-efficient refurbishment of the building envelope (facades, basement ceilings and attics, the replacement of windows and the installation of new heating boilers), 2. Increasing the share of renewable energies in the neighborhood (exchange of conventional heating systems with heat-pumps or district heating) and 3. Comprehensive transformation of the energy sector. This has an impact on the company's financial planning: - Continued high levels of investment in energy modernization.The introduction of a CO2 price in the building sector has a steering effect here, as financial flows are diverted to the modernization of buildings with particularly high emissions. At the same time, investing in energy modernization can also increase revenues, because it creates an opportunity in terms of cost savings and preparation for future developments (e.g. higher costs through taxes). - Replacement of outdated fossil-fuel boilers with modern heating systems. Here, too, investment levels are expected to grow, having an impact on direct costs. - Strong expansion of investments in renewable energies: On the one hand, in the expansion of solar systems, heat pumps, etc., and on the other hand, above all, in the expansion of neighborhood systems that intelligently link the areas of electricity, heating and mobility via sector coupling. 104 Vonovia has therefore significantly increased its investment volume in the research and development of new technologies and set up a new research and development department with around 20 employees. - In the area of new construction, Vonovia is investing significantly more in sustainable new construction due to the risks and opportunities arising from climate-related issues. This includes intelligent water management systems as well as high efficiency standards for the new buildings or the development of suitable mobility systems such as car and cargo bike sharing or electric mobility. - In the residential environment, long-term forecasts for changing climatic conditions are leading, for example, to the expansion of water retention systems and changes to more climate-resistant trees and shrubs. All activities result in an aggregated long-term investment plan with an average investment of around €800 mn p.a. in the next 5 years, or a total investment in this period of around €4 bn.

[Add row]

(5.4) In your organization’s financial accounting, do you identify spending/revenue that is aligned with your organization’s climate transition?

	Identification of spending/revenue that is aligned with your organization's climate transition	Methodology or framework used to assess alignment with your organization's climate transition	Indicate the level at which you identify the alignment of your spending/revenue with a sustainable finance taxonomy
	Select from: ☑ Yes	*Select all that apply* ☑ A sustainable finance taxonomy	*Select from:* ☑ At both the organization and activity level

[Fixed row]

(5.4.1) Quantify the amount and percentage share of your spending/revenue that is aligned with your organization's climate transition.

Row 1

(5.4.1.1) Methodology or framework used to assess alignment

Select from:

☑ A sustainable finance taxonomy

(5.4.1.2) Taxonomy under which information is being reported

Select from:

☑ EU Taxonomy for Sustainable Activities

(5.4.1.3) Objective under which alignment is being reported

Select from:

☑ Climate change mitigation

(5.4.1.4) Indicate whether you are reporting eligibility information for the selected objective

Select from:

☑ Yes

(5.4.1.5) Financial metric

Select from:
☑ Revenue/Turnover

(5.4.1.6) Amount of selected financial metric that is aligned in the reporting year (currency)

1442000000

(5.4.1.7) Percentage share of selected financial metric aligned in the reporting year (%)

21.4

(5.4.1.8) Percentage share of selected financial metric planned to align in 2030 (%)

21.4

(5.4.1.9) Percentage share of selected financial metric planned to align in 2035 (%)

21.4

(5.4.1.10) Percentage share of financial metric that is taxonomy-eligible in the reporting year (%)

97.7

(5.4.1.11) Percentage share of financial metric that is taxonomy non-eligible in the reporting year (%)

2.3

(5.4.1.12) Details of the methodology or framework used to assess alignment with your organization’s climate transition

Vonovia has not defined strategic objectives for financial metrics aligned with EU Taxonomy by 2025 or 2030. We plan to continuously improve our current degree of EU Taxonomy alignment. In order to determine the key figures (KPIs) that are to be reported, the taxonomy-eligible and taxonomy-aligned net turnover, capital expenditure and operating expenses are calculated as a share of the total net turnover, capital expenditure and operating expenses that are to be taken into account

in accordance with EU taxonomy requirements. The definition of each KPI is based on Annex I of the Delegated Act on Article 8 on the content and presentation of the information to be disclosed. When it comes to capital expenditure, the EU Taxonomy Regulation makes a distinction between different categories of capital expenditure. Due to Vonovia's business model, it largely invests (activity 7.2. and 7.7.) in assets or processes associated with economic activities that are taxonomy aligned (category A). It also makes investments (activity 7.3.–7.6.) relating to the acquisition of products from taxonomy-eligible economic activities and individual measures, through which the target activities are carried out in a low-carbon manner or the emission of greenhouse gases is lowered (category C). Duplicate counting is avoided by means of direct allocation of the taxonomy-eligible or taxonomy-aligned turnover, capital expenditure and operating expenses to a taxonomy-eligible or taxonomy-aligned economic activity. As in the previous year, turnover from the condominium administration business, energy sales from energy trading activities, and multimedia are not taxonomy-eligible. The Care segment is no longer reported under turnover for the 2023 fiscal year, but rather separately as a discontinued operation. Please find detailed information on the calculation methodology and supporting information in our Annual Report 2025.

Row 2

(5.4.1.1) Methodology or framework used to assess alignment

Select from:

☑ A sustainable finance taxonomy

(5.4.1.2) Taxonomy under which information is being reported

Select from:

☑ EU Taxonomy for Sustainable Activities

(5.4.1.3) Objective under which alignment is being reported

Select from:

☑ Climate change mitigation

(5.4.1.4) Indicate whether you are reporting eligibility information for the selected objective

Select from:

☑ Yes

(5.4.1.5) Financial metric

Select from:

☑ CAPEX

(5.4.1.6) Amount of selected financial metric that is aligned in the reporting year (currency)

521000000

(5.4.1.7) Percentage share of selected financial metric aligned in the reporting year (%)

19

(5.4.1.8) Percentage share of selected financial metric planned to align in 2030 (%)

19

(5.4.1.9) Percentage share of selected financial metric planned to align in 2035 (%)

19

(5.4.1.10) Percentage share of financial metric that is taxonomy-eligible in the reporting year (%)

95.2

(5.4.1.11) Percentage share of financial metric that is taxonomy non-eligible in the reporting year (%)

4.8

(5.4.1.12) Details of the methodology or framework used to assess alignment with your organization’s climate transition

Vonovia has not defined strategic objectives for financial metrics aligned with EU Taxonomy by 2025 or 2030. We plan to continuously improve our current degree of EU Taxonomy alignment. In order to determine the key figures (KPIs) that are to be reported, the taxonomy-eligible and taxonomy-aligned net turnover, capital expenditure and operating expenses are calculated as a share of the total net turnover, capital expenditure and operating expenses that are to be taken into account in accordance with EU taxonomy requirements. The definition of each KPI is based on Annex I of the Delegated Act on Article 8 on the content and presentation of the information to be disclosed. When it comes to capital expenditure, the EU Taxonomy Regulation makes a distinction between different categories of capital expenditure. Due to Vonovia’s business model, it largely invests (activity 7.2. and 7.7.) in assets or processes associated with economic activities that are taxonomy aligned (category A). It also makes investments (activity 7.3.–7.6.) relating to the acquisition of products from taxonomy-eligible economic activities and individual measures, through which the target activities are carried out in a low-carbon manner or the emission of greenhouse gases is lowered (category C). Duplicate counting is avoided by means of direct allocation of the taxonomy-eligible or taxonomy-aligned turnover, capital expenditure and operating expenses to a taxonomy-eligible or taxonomy-aligned economic activity. As in the previous year, turnover from the condominium administration business, energy sales from energy trading activities, and

multimedia are not taxonomy-eligible. The Care segment is no longer reported under turnover for the 2023 fiscal year, but rather separately as a discontinued operation. Please find detailed information on the calculation methodology and supporting information in our Annual Report 2025.

Row 3

(5.4.1.1) Methodology or framework used to assess alignment

Select from:

☑ A sustainable finance taxonomy

(5.4.1.2) Taxonomy under which information is being reported

Select from:

☑ EU Taxonomy for Sustainable Activities

(5.4.1.3) Objective under which alignment is being reported

Select from:

☑ Climate change mitigation

(5.4.1.4) Indicate whether you are reporting eligibility information for the selected objective

Select from:

☑ Yes

(5.4.1.5) Financial metric

Select from:

☑ OPEX

(5.4.1.6) Amount of selected financial metric that is aligned in the reporting year (currency)

70000000

(5.4.1.7) Percentage share of selected financial metric aligned in the reporting year (%)

17.3

(5.4.1.8) Percentage share of selected financial metric planned to align in 2030 (%)

17.3

(5.4.1.9) Percentage share of selected financial metric planned to align in 2035 (%)

17.3

(5.4.1.10) Percentage share of financial metric that is taxonomy-eligible in the reporting year (%)

96.1

(5.4.1.11) Percentage share of financial metric that is taxonomy non-eligible in the reporting year (%)

3.9

(5.4.1.12) Details of the methodology or framework used to assess alignment with your organization’s climate transition

Vonovia has not defined strategic objectives for financial metrics aligned with EU Taxonomy by 2025 or 2030. We plan to continuously improve our current degree of EU Taxonomy alignment. In order to determine the key figures (KPIs) that are to be reported, the taxonomy-eligible and taxonomy-aligned net turnover, capital expenditure and operating expenses are calculated as a share of the total net turnover, capital expenditure and operating expenses that are to be taken into account in accordance with EU taxonomy requirements. The definition of each KPI is based on Annex I of the Delegated Act on Article 8 on the content and presentation of the information to be disclosed. When it comes to capital expenditure, the EU Taxonomy Regulation makes a distinction between different categories of capital expenditure. Due to Vonovia’s business model, it largely invests (activity 7.2. and 7.7.) in assets or processes associated with economic activities that are taxonomy aligned (category A). It also makes investments (activity 7.3.–7.6.) relating to the acquisition of products from taxonomy-eligible economic activities and individual measures, through which the target activities are carried out in a low-carbon manner or the emission of greenhouse gases is lowered (category C). Duplicate counting is avoided by means of direct allocation of the taxonomy-eligible or taxonomy-aligned turnover, capital expenditure and operating expenses to a taxonomy-eligible or taxonomy-aligned economic activity. As in the previous year, turnover from the condominium administration business, energy sales from energy trading activities, and multimedia are not taxonomy-eligible. The Care segment is no longer reported under turnover for the 2023 fiscal year, but rather separately as a discontinued operation. Please find detailed information on the calculation methodology and supporting information in our Annual Report 2025.
[Add row]

(5.4.2) Quantify the percentage share of your spending/revenue that was associated with eligible and aligned activities under the sustainable finance taxonomy in the reporting year.

Row 1

(5.4.2.1) Economic activity

Select from:

☑ Construction of new buildings

(5.4.2.2) Taxonomy under which information is being reported

Select from:

☑ EU Taxonomy for Sustainable Activities

(5.4.2.3) Taxonomy alignment

Select from:

☑ Taxonomy-aligned

(5.4.2.4) Financial metrics

Select all that apply

☑ Turnover

(5.4.2.5) Types of substantial contribution

Select all that apply

☑ Own performance

(5.4.2.6) Taxonomy-aligned turnover from this activity in the reporting year (currency)

249000000

(5.4.2.7) Taxonomy-aligned turnover from this activity as % of total turnover in the reporting year

3.7

(5.4.2.8) Taxonomy-aligned turnover from this activity that substantially contributed to climate change mitigation as a % of total turnover in the reporting year

3.7

(5.4.2.9) Taxonomy-aligned turnover from this activity that substantially contributed to climate change adaptation as a % of total turnover in the reporting year

0

(5.4.2.24) Calculation methodology and supporting information

In order to determine the key figures (KPIs) that are to be reported, the taxonomy-eligible and taxonomy-aligned net turnover, capital expenditure and operating expenses are calculated as a share of the total net turnover, capital expenditure and operating expenses that are to be taken into account in accordance with EU taxonomy requirements. The definition of each KPI is based on Annex I of the Delegated Act on Article 8 on the content and presentation of the information to be disclosed. When it comes to capital expenditure, the EU Taxonomy Regulation makes a distinction between different categories of capital expenditure. Due to Vonovia's business model, it largely invests (activity 7.2. and 7.7.) in assets or processes associated with economic activities that are taxonomy-aligned (category A). It also makes investments (activity 7.3.–7.6.) relating to the acquisition of products from taxonomy-eligible economic activities and individual measures, through which the target activities are carried out in a low-carbon manner or the emission of greenhouse gases is lowered (category C). Duplicate counting is avoided by means of direct allocation of the taxonomy-eligible or taxonomy-aligned turnover, capital expenditure and operating expenses to a taxonomy-eligible or taxonomy-aligned economic activity. As in the previous year, turnover from the condominium administration business, energy sales from energy trading activities, and multimedia are not taxonomy-eligible.

(5.4.2.25) Substantial contribution criteria met

Select from:

☑ Yes

(5.4.2.26) Details of substantial contribution criteria analysis

Turnover associated with new construction (activity 7.1) is deemed taxonomy-aligned if the relevant buildings have a primary energy demand that is at least 10% below the national standard for nearly zero-energy buildings. Vonovia checks compliance by obtaining an energy performance certificate for each building. The relevant buildings undergo the thermal integrity and airtightness test. Where required to do so, Vonovia determines the global warming potential for each phase of the building life cycle (for buildings with an area of > 5,000 sqm) using a model calculation of life cycle emissions based on emission factors that have been determined for different types of construction.

(5.4.2.27) Do no significant harm requirements met

Select from:

☑ Yes

(5.4.2.28) Details of do no significant harm analysis

For a detailed overview, please see our Annual Report 2025, p.78 Objective 2 Climate Change Adaptation: Vonovia uses an IT tool for continuous climate risk and vulnerability assessments across the Group-wide portfolio, employing scenarios RCP2.6, RCP4.5, and RCP8.5. Based on RCP4.5, no material risk for climate-related hazards was identified up to 2045, eliminating the need for an adaptation plan. Future adaptations will be defined and implemented at the portfolio level where material risks exist. Objective 3 Water and marine resources: No criteria need to be assessed, as these do not apply to taxonomy-alignment of residential building units. Objective 4 Waste: The requirements are met through the implementation of the German Circular Economy Act (KrWG)/national legislation, and are passed on to business partners by Vonovia through the Business Partner Code and the General Terms and Conditions of Contract for Construction Services, as well as being included in framework agreements with waste disposal companies. This ensures that the requirements are implemented for each project. The selected building and construction technology strengthens resource efficiency, adaptability and dismantling capacity, taking into account the requirements set out in the ISO 20887 standard. The photovoltaic systems installed by Vonovia also meet the requirements for preventing significant harm to EU environmental objective 4 on account of their design and service life. Objective 5 Pollution: Compliance with EU directives is mandated by law in DE, AT, SE. Vonovia only uses CE-marked construction products that conform to EU legislation. The Business Partner Code requires all subcontractors and suppliers to comply. The additional paragraph (Appendix C, substances relevant for CLP Regulation), has been reviewed by Vonovia. The relevant substances are adhesives or foams used in individual cases in construction or renovation work. The maximum mass concentration of hazardous substances of 0.1% that has been defined for mixtures of these products is not exceeded. Substances are no longer hazardous in their ultimate form, eg hardened foam, dried adhesive. Objective 6 Biodiversity: Vonovia's economic activities do not significantly harm the achievement of protection and restoration of biodiversity and ecosystems, as Vonovia only builds in designated areas. Relevant aspects are taken into account by the competent authorities in the approval procedures preceding such activities.

(5.4.2.29) Minimum safeguards compliance requirements met

Select from:

☑ Yes

(5.4.2.30) Attach any supporting evidence

Vonovia-SE_Annual-Report-2025.pdf

Row 2

(5.4.2.1) Economic activity

Select from:

☑ Acquisition and ownership of buildings

(5.4.2.2) Taxonomy under which information is being reported

Select from:

☑ EU Taxonomy for Sustainable Activities

(5.4.2.3) Taxonomy alignment

Select from:

☑ Taxonomy-aligned

(5.4.2.4) Financial metrics

Select all that apply

☑ Turnover

(5.4.2.5) Types of substantial contribution

Select all that apply

☑ Own performance

(5.4.2.6) Taxonomy-aligned turnover from this activity in the reporting year (currency)

1187000000

(5.4.2.7) Taxonomy-aligned turnover from this activity as % of total turnover in the reporting year

17.6

(5.4.2.8) Taxonomy-aligned turnover from this activity that substantially contributed to climate change mitigation as a % of total turnover in the reporting year

17.6

(5.4.2.9) Taxonomy-aligned turnover from this activity that substantially contributed to climate change adaptation as a % of total turnover in the reporting year

0

(5.4.2.24) Calculation methodology and supporting information

In order to determine the key figures (KPIs) that are to be reported, the taxonomy-eligible and taxonomy-aligned net turnover, capital expenditure and operating expenses are calculated as a share of the total net turnover, capital expenditure and operating expenses that are to be taken into account in accordance with EU taxonomy requirements. The definition of each KPI is based on Annex I of the Delegated Act on Article 8 on the content and presentation of the information to be disclosed. When it comes to capital expenditure, the EU Taxonomy Regulation makes a distinction between different categories of capital expenditure. Due to Vonovia's business model, it largely invests (activity 7.2. and 7.7.) in assets or processes associated with economic activities that are taxonomy-aligned (category A). It also makes investments (activity 7.3.–7.6.) relating to the acquisition of products from taxonomy-eligible economic activities and individual measures, through which the target activities are carried out in a low-carbon manner or the emission of greenhouse gases is lowered (category C). Duplicate counting is avoided by means of direct allocation of the taxonomy-eligible or taxonomy-aligned turnover, capital expenditure and operating expenses to a taxonomy-eligible or taxonomy-aligned economic activity. As in the previous year, turnover from the condominium administration business, energy sales from energy trading activities, and multimedia are not taxonomy-eligible.

(5.4.2.25) Substantial contribution criteria met

Select from:

☑ Yes

(5.4.2.26) Details of substantial contribution criteria analysis

Turnover generated from the acquisition and ownership of buildings (activity 7.7) is deemed taxonomy-aligned if the buildings constructed before December 31, 2020, have been assigned energy efficiency class A (or better) or, alternatively, are among the top 15 percent of regional or national housing stock in terms of primary energy demand in operation. Vonovia checks compliance by obtaining an energy performance certificate for each building. We base our assessment of the top 15 percent on relevant threshold values for primary energy demand for Germany, Austria and Sweden, which were determined in a recent benchmark study. The study was updated for Germany in the 2023 fiscal year and the new threshold (lower and, as a results, more restrictive than in the previous year) was applied for the first time for the 2024 reporting year. For buildings constructed after December 31, 2020, the same criteria for substantial contribution to climate change mitigation apply as for new construction (activity 7.1).

(5.4.2.27) Do no significant harm requirements met

Select from:

☑ Yes

(5.4.2.28) Details of do no significant harm analysis

For a detailed overview, please see our Annual Report 2025, p.78. Objective 2 Climate Change Adaptation: Vonovia uses an IT tool for continuous climate risk and vulnerability assessments across the Group-wide portfolio, employing scenarios RCP2.6, RCP4.5, and RCP8.5. Based on RCP4.5, no material risk for climate-related hazards was identified up to 2045, eliminating the need for an adaptation plan. Future adaptations will be defined and implemented at the portfolio level where material risks exist. Objective 3 Water and marine resources: No criteria need to be assessed, as these do not apply to taxonomy-alignment of residential building units. Objective 4 Waste: The requirements are met through the implementation of the German Circular Economy Act (KrWG)/national legislation, and are passed on to business partners by Vonovia through the Business Partner Code and the General Terms and Conditions of Contract for Construction Services, as well as being included in framework agreements with waste disposal companies. This ensures that the requirements are implemented for each project. The selected building and construction technology strengthens resource efficiency, adaptability and dismantling capacity, taking into account the requirements set out in the ISO 20887 standard. The photovoltaic systems installed by Vonovia also meet the requirements for preventing significant harm to EU environmental objective 4 on account of their design and service life. Objective 5 Pollution: Compliance with EU directives is mandated by law in DE, AT, SE. Vonovia only uses CE-marked construction products that conform to EU legislation. The Business Partner Code requires all subcontractors and suppliers to comply. The additional paragraph (Appendix C, substances relevant for CLP Regulation), has been reviewed by Vonovia. The relevant substances are adhesives or foams used in individual cases in construction or renovation work. The maximum mass concentration of hazardous substances of 0.1% that has been defined for mixtures of these products is not exceeded. Substances are no longer hazardous in their ultimate form, eg hardened foam, dried adhesive. Objective 6 Biodiversity: Vonovia's economic activities do not significantly harm the achievement of protection and restoration of biodiversity and ecosystems, as Vonovia only builds in designated areas. Relevant aspects are taken into account by the competent authorities in the approval procedures preceding such activities.

(5.4.2.29) Minimum safeguards compliance requirements met

Select from:

☑ Yes

(5.4.2.30) Attach any supporting evidence

Vonovia-SE_Annual-Report-2025.pdf

Row 3

(5.4.2.1) Economic activity

Select from:

☑ Electricity generation using solar photovoltaic technology

(5.4.2.2) Taxonomy under which information is being reported

Select from:

☑ EU Taxonomy for Sustainable Activities

(5.4.2.3) Taxonomy alignment

Select from:

☑ Taxonomy-aligned

(5.4.2.4) Financial metrics

Select all that apply

☑ Turnover

(5.4.2.5) Types of substantial contribution

Select all that apply

☑ Own performance

(5.4.2.6) Taxonomy-aligned turnover from this activity in the reporting year (currency)

7000000

(5.4.2.7) Taxonomy-aligned turnover from this activity as % of total turnover in the reporting year

0.1

(5.4.2.8) Taxonomy-aligned turnover from this activity that substantially contributed to climate change mitigation as a % of total turnover in the reporting year

0.1

(5.4.2.9) Taxonomy-aligned turnover from this activity that substantially contributed to climate change adaptation as a % of total turnover in the reporting year

0

(5.4.2.24) Calculation methodology and supporting information

In order to determine the key figures (KPIs) that are to be reported, the taxonomy-eligible and taxonomy-aligned net turnover, capital expenditure and operating expenses are calculated as a share of the total net turnover, capital expenditure and operating expenses that are to be taken into account in accordance with EU taxonomy requirements. The definition of each KPI is based on Annex I of the Delegated Act on Article 8 on the content and presentation of the information to be disclosed. When it comes to capital expenditure, the EU Taxonomy Regulation makes a distinction between different categories of capital expenditure. Due to Vonovia's business model, it largely invests (activity 7.2. and 7.7.) in assets or processes associated with economic activities that are taxonomy-aligned (category A). It also makes investments (activity 7.3.–7.6.) relating to the acquisition of products from taxonomy-eligible economic activities and individual measures, through which the target activities are carried out in a low-carbon manner or the emission of greenhouse gases is lowered (category C). Duplicate counting is avoided by means of direct allocation of the taxonomy-eligible or taxonomy-aligned turnover, capital expenditure and operating expenses to a taxonomy-eligible or taxonomy-aligned economic activity. As in the previous year, turnover from the condominium administration business, energy sales from energy trading activities, and multimedia are not taxonomy-eligible.

(5.4.2.25) Substantial contribution criteria met

Select from:

☑ Yes

(5.4.2.26) Details of substantial contribution criteria analysis

Turnover from electricity generation using solar photovoltaic technology (activity 4.1) is treated as a direct climate change mitigation measure in the EU Taxonomy Regulation.

(5.4.2.27) Do no significant harm requirements met

Select from:

☑ Yes

(5.4.2.28) Details of do no significant harm analysis

For a detailed overview, please see our Annual Report 2025, p.78. Objective 2 Climate Change Adaptation: Vonovia uses an IT tool for continuous climate risk and vulnerability assessments across the Group-wide portfolio, employing scenarios RCP2.6, RCP4.5, and RCP8.5. Based on RCP4.5, no material risk for climate-related hazards was identified up to 2045, eliminating the need for an adaptation plan. Future adaptations will be defined and implemented at the portfolio level where material risks exist. Objective 3 Water and marine resources: No criteria need to be assessed, as these do not apply to taxonomy-alignment of residential building units. Objective 4 Waste: The requirements are met through the implementation of the German Circular Economy Act (KrWG)/national legislation, and are passed on to business partners by Vonovia through the Business Partner Code and the General Terms and Conditions of Contract for Construction Services, as well as being included in framework agreements with waste disposal companies. This ensures that the requirements are implemented for each project. The selected building and

construction technology strengthens resource efficiency, adaptability and dismantling capacity, taking into account the requirements set out in the ISO 20887 standard. The photovoltaic systems installed by Vonovia also meet the requirements for preventing significant harm to EU environmental objective 4 on account of their design and service life. Objective 5 Pollution: Compliance with EU directives is mandated by law in DE, AT, SE. Vonovia only uses CE-marked construction products that conform to EU legislation. The Business Partner Code requires all subcontractors and suppliers to comply. The additional paragraph (Appendix C, substances relevant for CLP Regulation), has been reviewed by Vonovia. The relevant substances are adhesives or foams used in individual cases in construction or renovation work. The maximum mass concentration of hazardous substances of 0.1% that has been defined for mixtures of these products is not exceeded. Substances are no longer hazardous in their ultimate form, eg hardened foam, dried adhesive. Objective 6 Biodiversity: Vonovia's economic activities do not significantly harm the achievement of protection and restoration of biodiversity and ecosystems, as Vonovia only builds in designated areas. Relevant aspects are taken into account by the competent authorities in the approval procedures preceding such activities.

(5.4.2.29) Minimum safeguards compliance requirements met

Select from:

☑ Yes

(5.4.2.30) Attach any supporting evidence

Vonovia-SE_Annual-Report-2025.pdf

Row 4

(5.4.2.1) Economic activity

Select from:

☑ Renovation of existing buildings

(5.4.2.2) Taxonomy under which information is being reported

Select from:

☑ EU Taxonomy for Sustainable Activities

(5.4.2.3) Taxonomy alignment

Select from:

☑ Taxonomy-aligned

(5.4.2.4) Financial metrics

Select all that apply

☑ CAPEX

(5.4.2.5) Types of substantial contribution

Select all that apply

☑ Transitional activity

(5.4.2.12) Taxonomy-aligned CAPEX from this activity in the reporting year (currency)

102000000

(5.4.2.13) Taxonomy-aligned CAPEX from this activity as % of total CAPEX in the reporting year

3.7

(5.4.2.14) Taxonomy-aligned CAPEX from this activity that substantially contributed to climate change mitigation as a % of total CAPEX in the reporting year

3.7

(5.4.2.15) Taxonomy-aligned CAPEX from this activity that substantially contributed to climate change adaptation as a % of total CAPEX in the reporting year

0

(5.4.2.24) Calculation methodology and supporting information

In order to determine the key figures (KPIs) that are to be reported, the taxonomy-eligible and taxonomy-aligned net turnover, capital expenditure and operating expenses are calculated as a share of the total net turnover, capital expenditure and operating expenses that are to be taken into account in accordance with EU taxonomy requirements. The definition of each KPI is based on Annex I of the Delegated Act on Article 8 on the content and presentation of the information to be disclosed. When it comes to capital expenditure, the EU Taxonomy Regulation makes a distinction between different categories of capital expenditure. Due to Vonovia's business model, it largely invests (activity 7.2. and 7.7.) in assets or processes associated with economic activities that are taxonomy-aligned (category A).

It also makes investments (activity 7.3.–7.6.) relating to the acquisition of products from taxonomy-eligible economic activities and individual measures, through which the target activities are carried out in a low-carbon manner or the emission of greenhouse gases is lowered (category C). Duplicate counting is avoided by means of direct allocation of the taxonomy-eligible or taxonomy-aligned turnover, capital expenditure and operating expenses to a taxonomy-eligible or taxonomy-aligned economic activity. As in the previous year, turnover from the condominium administration business, energy sales from energy trading activities, and multimedia are not taxonomy-eligible.

(5.4.2.25) Substantial contribution criteria met

Select from:

☑ Yes

(5.4.2.26) Details of substantial contribution criteria analysis

At Vonovia, capital expenditure associated with the renovation of existing buildings (activity 7.2) always relates to energy-efficient modernization. Vonovia verifies the required 10% reduction in primary energy demand through energy-efficiency assessments or based on energy certificates. Capital expenditure as part of energy-efficient modernization projects is allocated to activity 7.2.

(5.4.2.27) Do no significant harm requirements met

Select from:

☑ Yes

(5.4.2.28) Details of do no significant harm analysis

For a detailed overview, please see our Annual Report 2025, p.80. Objective 2 Climate Change Adaptation: Vonovia uses an IT tool for continuous climate risk and vulnerability assessments across the Group-wide portfolio, employing scenarios RCP2.6, RCP4.5, and RCP8.5. Based on RCP4.5, no material risk for climate-related hazards was identified up to 2045, eliminating the need for an adaptation plan. Future adaptations will be defined and implemented at the portfolio level where material risks exist. Objective 3 Water and marine resources: No criteria need to be assessed, as these do not apply to taxonomy-alignment of residential building units. Objective 4 Waste: The requirements are met through the implementation of the German Circular Economy Act (KrWG)/national legislation, and are passed on to business partners by Vonovia through the Business Partner Code and the General Terms and Conditions of Contract for Construction Services, as well as being included in framework agreements with waste disposal companies. This ensures that the requirements are implemented for each project. The selected building and construction technology strengthens resource efficiency, adaptability and dismantling capacity, taking into account the requirements set out in the ISO 20887 standard. The photovoltaic systems installed by Vonovia also meet the requirements for preventing significant harm to EU environmental objective 4 on account of their design and service life. Objective 5 Pollution: Compliance with EU directives is mandated by law in DE, AT, SE. Vonovia only uses CE-marked construction products that conform to EU legislation. The Business Partner Code requires all subcontractors and suppliers to comply. The additional paragraph (Appendix C, substances relevant for CLP Regulation), has been reviewed by Vonovia. The relevant substances are adhesives or foams used in individual cases in construction or renovation work. The maximum mass concentration of hazardous substances of 0.1% that has been defined for mixtures of these products is not exceeded.

Substances are no longer hazardous in their ultimate form, eg hardened foam, dried adhesive. Objective 6 Biodiversity: Vonovia's economic activities do not significantly harm the achievement of protection and restoration of biodiversity and ecosystems, as Vonovia only builds in designated areas. Relevant aspects are taken into account by the competent authorities in the approval procedures preceding such activities.

(5.4.2.29) Minimum safeguards compliance requirements met

Select from:

☑ Yes

(5.4.2.30) Attach any supporting evidence

Vonovia-SE_Annual-Report-2025.pdf

Row 5

(5.4.2.1) Economic activity

Select from:

☑ Installation, maintenance and repair of energy efficiency equipment

(5.4.2.2) Taxonomy under which information is being reported

Select from:

☑ EU Taxonomy for Sustainable Activities

(5.4.2.3) Taxonomy alignment

Select from:

☑ Taxonomy-aligned

(5.4.2.4) Financial metrics

Select all that apply

☑ CAPEX

(5.4.2.5) Types of substantial contribution

Select all that apply

☑ Activity enabling mitigation

(5.4.2.12) Taxonomy-aligned CAPEX from this activity in the reporting year (currency)

27000000

(5.4.2.13) Taxonomy-aligned CAPEX from this activity as % of total CAPEX in the reporting year

1

(5.4.2.14) Taxonomy-aligned CAPEX from this activity that substantially contributed to climate change mitigation as a % of total CAPEX in the reporting year

1

(5.4.2.15) Taxonomy-aligned CAPEX from this activity that substantially contributed to climate change adaptation as a % of total CAPEX in the reporting year

0

(5.4.2.24) Calculation methodology and supporting information

In order to determine the key figures (KPIs) that are to be reported, the taxonomy-eligible and taxonomy-aligned net turnover, capital expenditure and operating expenses are calculated as a share of the total net turnover, capital expenditure and operating expenses that are to be taken into account in accordance with EU taxonomy requirements. The definition of each KPI is based on Annex I of the Delegated Act on Article 8 on the content and presentation of the information to be disclosed. When it comes to capital expenditure, the EU Taxonomy Regulation makes a distinction between different categories of capital expenditure. Due to Vonovia's business model, it largely invests (activity 7.2. and 7.7.) in assets or processes associated with economic activities that are taxonomy-aligned (category A). It also makes investments (activity 7.3.–7.6.) relating to the acquisition of products from taxonomy-eligible economic activities and individual measures, through which the target activities are carried out in a low-carbon manner or the emission of greenhouse gases is lowered (category C). Duplicate counting is avoided by means of direct allocation of the taxonomy-eligible or taxonomy-aligned turnover, capital expenditure and operating expenses to a taxonomy-eligible or taxonomy-aligned economic activity. As in the previous year, turnover from the condominium administration business, energy sales from energy trading activities, and multimedia are not taxonomy-eligible.

(5.4.2.25) Substantial contribution criteria met

Select from:

☑ Yes

(5.4.2.26) Details of substantial contribution criteria analysis

Capital expenditure on installation, maintenance and repair of energy efficiency equipment is generally treated as a direct climate protection measure, meaning that no additional technical criteria need to be assessed.

(5.4.2.27) Do no significant harm requirements met

Select from:

☑ Yes

(5.4.2.28) Details of do no significant harm analysis

For a detailed overview, please see our Annual Report 2025, p.80. Objective 2 Climate Change Adaptation: Vonovia uses an IT tool for continuous climate risk and vulnerability assessments across the Group-wide portfolio, employing scenarios RCP2.6, RCP4.5, and RCP8.5. Based on RCP4.5, no material risk for climate-related hazards was identified up to 2045, eliminating the need for an adaptation plan. Future adaptations will be defined and implemented at the portfolio level where material risks exist. Objective 3 Water and marine resources: No criteria need to be assessed, as these do not apply to taxonomy-alignment of residential building units. Objective 4 Waste: The requirements are met through the implementation of the German Circular Economy Act (KrWG)/national legislation, and are passed on to business partners by Vonovia through the Business Partner Code and the General Terms and Conditions of Contract for Construction Services, as well as being included in framework agreements with waste disposal companies. This ensures that the requirements are implemented for each project. The selected building and construction technology strengthens resource efficiency, adaptability and dismantling capacity, taking into account the requirements set out in the ISO 20887 standard. The photovoltaic systems installed by Vonovia also meet the requirements for preventing significant harm to EU environmental objective 4 on account of their design and service life. Objective 5 Pollution: Compliance with EU directives is mandated by law in DE, AT, SE. Vonovia only uses CE-marked construction products that conform to EU legislation. The Business Partner Code requires all subcontractors and suppliers to comply. The additional paragraph (Appendix C, substances relevant for CLP Regulation), has been reviewed by Vonovia. The relevant substances are adhesives or foams used in individual cases in construction or renovation work. The maximum mass concentration of hazardous substances of 0.1% that has been defined for mixtures of these products is not exceeded. Substances are no longer hazardous in their ultimate form, eg hardened foam, dried adhesive. Objective 6 Biodiversity: Vonovia's economic activities do not significantly harm the achievement of protection and restoration of biodiversity and ecosystems, as Vonovia only builds in designated areas. Relevant aspects are taken into account by the competent authorities in the approval procedures preceding such activities.

(5.4.2.29) Minimum safeguards compliance requirements met

Select from:

☑ Yes

(5.4.2.30) Attach any supporting evidence

Vonovia-SE_Annual-Report-2025.pdf

Row 6

(5.4.2.1) Economic activity

Select from:
☑ Installation, maintenance and repair of charging stations for electric vehicles in buildings (and parking spaces attached to buildings)

(5.4.2.2) Taxonomy under which information is being reported

Select from:
☑ EU Taxonomy for Sustainable Activities

(5.4.2.3) Taxonomy alignment

Select from:
☑ Taxonomy-aligned

(5.4.2.4) Financial metrics

Select all that apply
☑ CAPEX

(5.4.2.5) Types of substantial contribution

Select all that apply
☑ Activity enabling mitigation

(5.4.2.12) Taxonomy-aligned CAPEX from this activity in the reporting year (currency)

2700000

(5.4.2.13) Taxonomy-aligned CAPEX from this activity as % of total CAPEX in the reporting year

0.1

(5.4.2.14) Taxonomy-aligned CAPEX from this activity that substantially contributed to climate change mitigation as a % of total CAPEX in the reporting year

0.1

(5.4.2.15) Taxonomy-aligned CAPEX from this activity that substantially contributed to climate change adaptation as a % of total CAPEX in the reporting year

0

(5.4.2.24) Calculation methodology and supporting information

In order to determine the key figures (KPIs) that are to be reported, the taxonomy-eligible and taxonomy-aligned net turnover, capital expenditure and operating expenses are calculated as a share of the total net turnover, capital expenditure and operating expenses that are to be taken into account in accordance with EU taxonomy requirements. The definition of each KPI is based on Annex I of the Delegated Act on Article 8 on the content and presentation of the information to be disclosed. When it comes to capital expenditure, the EU Taxonomy Regulation makes a distinction between different categories of capital expenditure. Due to Vonovia's business model, it largely invests (activity 7.2. and 7.7.) in assets or processes associated with economic activities that are taxonomy-aligned (category A). It also makes investments (activity 7.3.–7.6.) relating to the acquisition of products from taxonomy-eligible economic activities and individual measures, through which the target activities are carried out in a low-carbon manner or the emission of greenhouse gases is lowered (category C). Duplicate counting is avoided by means of direct allocation of the taxonomy-eligible or taxonomy-aligned turnover, capital expenditure and operating expenses to a taxonomy-eligible or taxonomy-aligned economic activity. As in the previous year, turnover from the condominium administration business, energy sales from energy trading activities, and multimedia are not taxonomy-eligible.

(5.4.2.25) Substantial contribution criteria met

Select from:

☑ Yes

(5.4.2.26) Details of substantial contribution criteria analysis

Capital expenditure on installation, maintenance and repair of charging stations for electric vehicles in buildings (and parking spaces attached to buildings) is generally treated as a direct climate protection measure, meaning that no additional technical criteria need to be assessed.

(5.4.2.27) Do no significant harm requirements met

Select from:

☑ Yes

(5.4.2.28) Details of do no significant harm analysis

For a detailed overview, please see our Annual Report 2025, p.80. Objective 2 Climate Change Adaptation: Vonovia uses an IT tool for continuous climate risk and vulnerability assessments across the Group-wide portfolio, employing scenarios RCP2.6, RCP4.5, and RCP8.5. Based on RCP4.5, no material risk for climate-related hazards was identified up to 2045, eliminating the need for an adaptation plan. Future adaptations will be defined and implemented at the portfolio level where material risks exist. Objective 3 Water and marine resources: No criteria need to be assessed, as these do not apply to taxonomy-alignment of residential building units. Objective 4 Waste: The requirements are met through the implementation of the German Circular Economy Act (KrWG)/national legislation, and are passed on to business partners by Vonovia through the Business Partner Code and the General Terms and Conditions of Contract for Construction Services, as well as being included in framework agreements with waste disposal companies. This ensures that the requirements are implemented for each project. The selected building and construction technology strengthens resource efficiency, adaptability and dismantling capacity, taking into account the requirements set out in the ISO 20887 standard. The photovoltaic systems installed by Vonovia also meet the requirements for preventing significant harm to EU environmental objective 4 on account of their design and service life. Objective 5 Pollution: Compliance with EU directives is mandated by law in DE, AT, SE. Vonovia only uses CE-marked construction products that conform to EU legislation. The Business Partner Code requires all subcontractors and suppliers to comply. The additional paragraph (Appendix C, substances relevant for CLP Regulation), has been reviewed by Vonovia. The relevant substances are adhesives or foams used in individual cases in construction or renovation work. The maximum mass concentration of hazardous substances of 0.1% that has been defined for mixtures of these products is not exceeded. Substances are no longer hazardous in their ultimate form, eg hardened foam, dried adhesive. Objective 6 Biodiversity: Vonovia's economic activities do not significantly harm the achievement of protection and restoration of biodiversity and ecosystems, as Vonovia only builds in designated areas. Relevant aspects are taken into account by the competent authorities in the approval procedures preceding such activities.

(5.4.2.29) Minimum safeguards compliance requirements met

Select from:

☑ Yes

(5.4.2.30) Attach any supporting evidence

Vonovia_SE_Annual_Report_2025_L.pdf

Row 7

(5.4.2.1) Economic activity

Select from:

☑ Installation, maintenance and repair of instruments and devices for measuring, regulation and controlling energy performance of buildings

(5.4.2.2) Taxonomy under which information is being reported

Select from:

☑ EU Taxonomy for Sustainable Activities

(5.4.2.3) Taxonomy alignment

Select from:

☑ Taxonomy-aligned

(5.4.2.4) Financial metrics

Select all that apply

☑ CAPEX

(5.4.2.5) Types of substantial contribution

Select all that apply

☑ Activity enabling mitigation

(5.4.2.12) Taxonomy-aligned CAPEX from this activity in the reporting year (currency)

12000000

(5.4.2.13) Taxonomy-aligned CAPEX from this activity as % of total CAPEX in the reporting year

0.4

(5.4.2.14) Taxonomy-aligned CAPEX from this activity that substantially contributed to climate change mitigation as a % of total CAPEX in the reporting year

0.4

(5.4.2.15) Taxonomy-aligned CAPEX from this activity that substantially contributed to climate change adaptation as a % of total CAPEX in the reporting year

0

(5.4.2.24) Calculation methodology and supporting information

In order to determine the key figures (KPIs) that are to be reported, the taxonomy-eligible and taxonomy-aligned net turnover, capital expenditure and operating expenses are calculated as a share of the total net turnover, capital expenditure and operating expenses that are to be taken into account in accordance with EU taxonomy requirements. The definition of each KPI is based on Annex I of the Delegated Act on Article 8 on the content and presentation of the information to be disclosed. When it comes to capital expenditure, the EU Taxonomy Regulation makes a distinction between different categories of capital expenditure. Due to Vonovia's business model, it largely invests (activity 7.2. and 7.7.) in assets or processes associated with economic activities that are taxonomy-aligned (category A). It also makes investments (activity 7.3.–7.6.) relating to the acquisition of products from taxonomy-eligible economic activities and individual measures, through which the target activities are carried out in a low-carbon manner or the emission of greenhouse gases is lowered (category C). Duplicate counting is avoided by means of direct allocation of the taxonomy-eligible or taxonomy-aligned turnover, capital expenditure and operating expenses to a taxonomy-eligible or taxonomy-aligned economic activity. As in the previous year, turnover from the condominium administration business, energy sales from energy trading activities, and multimedia are not taxonomy-eligible.

(5.4.2.25) Substantial contribution criteria met

Select from:

☑ Yes

(5.4.2.26) Details of substantial contribution criteria analysis

Capital expenditure on installation, maintenance and repair of instruments and devices for measuring, regulation and controlling energy performance of buildings is generally treated as a direct climate protection measure, meaning that no additional technical criteria need to be assessed.

(5.4.2.27) Do no significant harm requirements met

Select from:

☑ Yes

(5.4.2.28) Details of do no significant harm analysis

For a detailed overview, please see our Annual Report 2025, p.80. Objective 2 Climate Change Adaptation: Vonovia uses an IT tool for continuous climate risk and vulnerability assessments across the Group-wide portfolio, employing scenarios RCP2.6, RCP4.5, and RCP8.5. Based on RCP4.5, no material risk for climate-related hazards was identified up to 2045, eliminating the need for an adaptation plan. Future adaptations will be defined and implemented at the portfolio level where material risks exist. Objective 3 Water and marine resources: No criteria need to be assessed, as these do not apply to taxonomy-alignment of residential building units. Objective 4 Waste: The requirements are met through the implementation of the German Circular Economy Act (KrWG)/national legislation, and are passed on to business partners by Vonovia through the Business Partner Code and the General Terms and Conditions of Contract for Construction Services, as well as being included in framework agreements with waste disposal companies. This ensures that the requirements are implemented for each project. The selected building and construction technology strengthens resource efficiency, adaptability and dismantling capacity, taking into account the requirements set out in the ISO 20887 standard. The photovoltaic systems installed by Vonovia also meet the requirements for preventing significant harm to EU environmental objective 4 on account of their design and service life. Objective 5 Pollution: Compliance with EU directives is mandated by law in DE, AT, SE. Vonovia only uses CE-marked construction products that conform to EU legislation. The Business Partner Code requires all subcontractors and suppliers to comply. The additional paragraph (Appendix C, substances relevant for CLP Regulation), has been reviewed by Vonovia. The relevant substances are adhesives or foams used in individual cases in construction or renovation work. The maximum mass concentration of hazardous substances of 0.1% that has been defined for mixtures of these products is not exceeded. Substances are no longer hazardous in their ultimate form, eg hardened foam, dried adhesive. Objective 6 Biodiversity: Vonovia's economic activities do not significantly harm the achievement of protection and restoration of biodiversity and ecosystems, as Vonovia only builds in designated areas. Relevant aspects are taken into account by the competent authorities in the approval procedures preceding such activities.

(5.4.2.29) Minimum safeguards compliance requirements met

Select from:

☑ Yes

(5.4.2.30) Attach any supporting evidence

Vonovia-SE_Annual-Report-2025.pdf

Row 8

(5.4.2.1) Economic activity

Select from:

☑ Installation, maintenance and repair of renewable energy technologies

(5.4.2.2) Taxonomy under which information is being reported

Select from:

☑ EU Taxonomy for Sustainable Activities

(5.4.2.3) Taxonomy alignment

Select from:

☑ Taxonomy-aligned

(5.4.2.4) Financial metrics

Select all that apply

☑ CAPEX

(5.4.2.5) Types of substantial contribution

Select all that apply

☑ Activity enabling mitigation

(5.4.2.12) Taxonomy-aligned CAPEX from this activity in the reporting year (currency)

74000000

(5.4.2.13) Taxonomy-aligned CAPEX from this activity as % of total CAPEX in the reporting year

2.7

(5.4.2.14) Taxonomy-aligned CAPEX from this activity that substantially contributed to climate change mitigation as a % of total CAPEX in the reporting year

2.7

(5.4.2.15) Taxonomy-aligned CAPEX from this activity that substantially contributed to climate change adaptation as a % of total CAPEX in the reporting year

0

(5.4.2.24) Calculation methodology and supporting information

In order to determine the key figures (KPIs) that are to be reported, the taxonomy-eligible and taxonomy-aligned net turnover, capital expenditure and operating expenses are calculated as a share of the total net turnover, capital expenditure and operating expenses that are to be taken into account in accordance with EU taxonomy requirements. The definition of each KPI is based on Annex I of the Delegated Act on Article 8 on the content and presentation of the information to be disclosed. When it comes to capital expenditure, the EU Taxonomy Regulation makes a distinction between different categories of capital expenditure. Due to Vonovia's business model, it largely invests (activity 7.2. and 7.7.) in assets or processes associated with economic activities that are taxonomy-aligned (category A). It also makes investments (activity 7.3.–7.6.) relating to the acquisition of products from taxonomy-eligible economic activities and individual measures, through which the target activities are carried out in a low-carbon manner or the emission of greenhouse gases is lowered (category C). Duplicate counting is avoided by means of direct allocation of the taxonomy-eligible or taxonomy-aligned turnover, capital expenditure and operating expenses to a taxonomy-eligible or taxonomy-aligned economic activity. As in the previous year, turnover from the condominium administration business, energy sales from energy trading activities, and multimedia are not taxonomy-eligible.

(5.4.2.25) Substantial contribution criteria met

Select from:

☑ Yes

(5.4.2.26) Details of substantial contribution criteria analysis

Capital expenditure on installation, maintenance and repair of renewable energy technologies is generally treated as a direct climate protection measure, meaning that no additional technical criteria need to be assessed.

(5.4.2.27) Do no significant harm requirements met

Select from:

☑ Yes

(5.4.2.28) Details of do no significant harm analysis

For a detailed overview, please see our Annual Report 2025, p.80. Objective 2 Climate Change Adaptation: Vonovia uses an IT tool for continuous climate risk and vulnerability assessments across the Group-wide portfolio, employing scenarios RCP2.6, RCP4.5, and RCP8.5. Based on RCP4.5, no material risk for climate-related hazards was identified up to 2045, eliminating the need for an adaptation plan. Future adaptations will be defined and implemented at the portfolio level where material risks exist. Objective 3 Water and marine resources: No criteria need to be assessed, as these do not apply to taxonomy-alignment of residential building units. Objective 4 Waste: The requirements are met through the implementation of the German Circular Economy Act (KrWG)/national legislation, and are passed on to business partners by Vonovia through the Business Partner Code and the General Terms and Conditions of Contract for Construction Services, as well as being included in framework agreements with waste disposal companies. This ensures that the requirements are implemented for each project. The selected building and construction technology strengthens resource efficiency, adaptability and dismantling capacity, taking into account the requirements set out in the ISO 20887 standard. The photovoltaic systems installed by Vonovia also meet the requirements for preventing significant harm to EU environmental objective 4 on account of

their design and service life. Objective 5 Pollution: Compliance with EU directives is mandated by law in DE, AT, SE. Vonovia only uses CE-marked construction products that conform to EU legislation. The Business Partner Code requires all subcontractors and suppliers to comply. The additional paragraph (Appendix C, substances relevant for CLP Regulation), has been reviewed by Vonovia. The relevant substances are adhesives or foams used in individual cases in construction or renovation work. The maximum mass concentration of hazardous substances of 0.1% that has been defined for mixtures of these products is not exceeded. Substances are no longer hazardous in their ultimate form, eg hardened foam, dried adhesive. Objective 6 Biodiversity: Vonovia's economic activities do not significantly harm the achievement of protection and restoration of biodiversity and ecosystems, as Vonovia only builds in designated areas. Relevant aspects are taken into account by the competent authorities in the approval procedures preceding such activities.

(5.4.2.29) Minimum safeguards compliance requirements met

Select from:

☑ Yes

(5.4.2.30) Attach any supporting evidence

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Row 9

(5.4.2.1) Economic activity

Select from:

☑ Acquisition and ownership of buildings

(5.4.2.2) Taxonomy under which information is being reported

Select from:

☑ EU Taxonomy for Sustainable Activities

(5.4.2.3) Taxonomy alignment

Select from:

☑ Taxonomy-aligned

(5.4.2.4) Financial metrics

Select all that apply

☑ CAPEX

(5.4.2.5) Types of substantial contribution

Select all that apply

☑ Own performance

(5.4.2.12) Taxonomy-aligned CAPEX from this activity in the reporting year (currency)

304000000

(5.4.2.13) Taxonomy-aligned CAPEX from this activity as % of total CAPEX in the reporting year

11.1

(5.4.2.14) Taxonomy-aligned CAPEX from this activity that substantially contributed to climate change mitigation as a % of total CAPEX in the reporting year

11.1

(5.4.2.15) Taxonomy-aligned CAPEX from this activity that substantially contributed to climate change adaptation as a % of total CAPEX in the reporting year

0

(5.4.2.24) Calculation methodology and supporting information

In order to determine the key figures (KPIs) that are to be reported, the taxonomy-eligible and taxonomy-aligned net turnover, capital expenditure and operating expenses are calculated as a share of the total net turnover, capital expenditure and operating expenses that are to be taken into account in accordance with EU taxonomy requirements. The definition of each KPI is based on Annex I of the Delegated Act on Article 8 on the content and presentation of the information to be disclosed. When it comes to capital expenditure, the EU Taxonomy Regulation makes a distinction between different categories of capital expenditure. Due to Vonovia's business model, it largely invests (activity 7.2. and 7.7.) in assets or processes associated with economic activities that are taxonomy-aligned (category A). It also makes investments (activity 7.3.–7.6.) relating to the acquisition of products from taxonomy-eligible economic activities and individual measures, through which the target activities are carried out in a low-carbon manner or the emission of greenhouse gases is lowered (category C). Duplicate counting is avoided by means of direct allocation of the taxonomy-eligible or taxonomy-aligned turnover, capital expenditure and operating expenses to a taxonomy-eligible or taxonomy-aligned

economic activity. As in the previous year, turnover from the condominium administration business, energy sales from energy trading activities, and multimedia are not taxonomy-eligible.

(5.4.2.25) Substantial contribution criteria met

Select from:

☑ Yes

(5.4.2.26) Details of substantial contribution criteria analysis

Activity 7.7 “Acquisition and ownership of buildings” includes capital expenditure from acquisitions, Development to hold, investments not including energy efficiency measures (e.g., vacant apartment renovations) or other internal expenses that can be capitalized. These qualify as taxonomy-aligned if the building-related technical valuation criteria are met.

(5.4.2.27) Do no significant harm requirements met

Select from:

☑ Yes

(5.4.2.28) Details of do no significant harm analysis

For a detailed overview, please see our Annual Report 2025, p.80. Objective 2 Climate Change Adaptation: Vonovia uses an IT tool for continuous climate risk and vulnerability assessments across the Group-wide portfolio, employing scenarios RCP2.6, RCP4.5, and RCP8.5. Based on RCP4.5, no material risk for climate-related hazards was identified up to 2045, eliminating the need for an adaptation plan. Future adaptations will be defined and implemented at the portfolio level where material risks exist. Objective 3 Water and marine resources: No criteria need to be assessed, as these do not apply to taxonomy-alignment of residential building units. Objective 4 Waste: The requirements are met through the implementation of the German Circular Economy Act (KrWG)/national legislation, and are passed on to business partners by Vonovia through the Business Partner Code and the General Terms and Conditions of Contract for Construction Services, as well as being included in framework agreements with waste disposal companies. This ensures that the requirements are implemented for each project. The selected building and construction technology strengthens resource efficiency, adaptability and dismantling capacity, taking into account the requirements set out in the ISO 20887 standard. The photovoltaic systems installed by Vonovia also meet the requirements for preventing significant harm to EU environmental objective 4 on account of their design and service life. Objective 5 Pollution: Compliance with EU directives is mandated by law in DE, AT, SE. Vonovia only uses CE-marked construction products that conform to EU legislation. The Business Partner Code requires all subcontractors and suppliers to comply. The additional paragraph (Appendix C, substances relevant for CLP Regulation), has been reviewed by Vonovia. The relevant substances are adhesives or foams used in individual cases in construction or renovation work. The maximum mass concentration of hazardous substances of 0.1% that has been defined for mixtures of these products is not exceeded. Substances are no longer hazardous in their ultimate form, eg hardened foam, dried adhesive. Objective 6 Biodiversity: Vonovia’s economic activities do not significantly harm the achievement of protection and restoration of biodiversity and ecosystems, as Vonovia only builds in designated areas. Relevant aspects are taken into account by the competent authorities in the approval procedures preceding such activities.

(5.4.2.29) Minimum safeguards compliance requirements met

Select from:

☑ Yes

(5.4.2.30) Attach any supporting evidence

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Row 10

(5.4.2.1) Economic activity

Select from:

☑ Acquisition and ownership of buildings

(5.4.2.2) Taxonomy under which information is being reported

Select from:

☑ EU Taxonomy for Sustainable Activities

(5.4.2.3) Taxonomy alignment

Select from:

☑ Taxonomy-aligned

(5.4.2.4) Financial metrics

Select all that apply

☑ OPEX

(5.4.2.5) Types of substantial contribution

Select all that apply

☑ Own performance

(5.4.2.18) Taxonomy-aligned OPEX from this activity in the reporting year (currency)

70000000

(5.4.2.19) Taxonomy-aligned OPEX from this activity as % of total OPEX in the reporting year

17.3

(5.4.2.20) Taxonomy-aligned OPEX from this activity that substantially contributed to climate change mitigation as a % of total OPEX in the reporting year

17.3

(5.4.2.21) Taxonomy-aligned OPEX from this activity that substantially contributed to climate change adaptation as a % of total OPEX in the reporting year

0

(5.4.2.24) Calculation methodology and supporting information

In order to determine the key figures (KPIs) that are to be reported, the taxonomy-eligible and taxonomy-aligned net turnover, capital expenditure and operating expenses are calculated as a share of the total net turnover, capital expenditure and operating expenses that are to be taken into account in accordance with EU taxonomy requirements. The definition of each KPI is based on Annex I of the Delegated Act on Article 8 on the content and presentation of the information to be disclosed. When it comes to capital expenditure, the EU Taxonomy Regulation makes a distinction between different categories of capital expenditure. Due to Vonovia's business model, it largely invests (activity 7.2. and 7.7.) in assets or processes associated with economic activities that are taxonomy-aligned (category A). It also makes investments (activity 7.3.–7.6.) relating to the acquisition of products from taxonomy-eligible economic activities and individual measures, through which the target activities are carried out in a low-carbon manner or the emission of greenhouse gases is lowered (category C). Duplicate counting is avoided by means of direct allocation of the taxonomy-eligible or taxonomy-aligned turnover, capital expenditure and operating expenses to a taxonomy-eligible or taxonomy-aligned economic activity. As in the previous year, turnover from the condominium administration business, energy sales from energy trading activities, and multimedia are not taxonomy-eligible.

(5.4.2.25) Substantial contribution criteria met

Select from:

☑ Yes

(5.4.2.26) Details of substantial contribution criteria analysis

In accordance with Vonovia's business model, the relevant criteria for determining taxonomy-aligned operating expenses stem from activity 7.7. This is non-capitalized maintenance (usually minor maintenance). In addition to maintenance services provided by third parties, this also includes services provided internally by the company's own craftsmen's organization.The denominator therefore covers expenses for upkeep and repair (maintenance) including technicians' and administrative costs of the internal craftsmen's organization. Vonovia uses an allocation factor to determine the taxonomy-aligned data. This allocation factor for maintenance expenses is based on the area of the building (in square meters). This share is multiplied by the taxonomy-eligible operating expenses to calculate the numerator. The share of green sqm in relation to the total area is 14.6%. The increase as against the previous year (12.9%) is due to a higher proportion of taxonomy-aligned buildings.

(5.4.2.27) Do no significant harm requirements met

Select from:

☑ Yes

(5.4.2.28) Details of do no significant harm analysis

For a detailed overview, please see our Annual Report 2025, p.80. Objective 2 Climate Change Adaptation: Vonovia uses an IT tool for continuous climate risk and vulnerability assessments across the Group-wide portfolio, employing scenarios RCP2.6, RCP4.5, and RCP8.5. Based on RCP4.5, no material risk for climate-related hazards was identified up to 2045, eliminating the need for an adaptation plan. Future adaptations will be defined and implemented at the portfolio level where material risks exist. Objective 3 Water and marine resources: No criteria need to be assessed, as these do not apply to taxonomy-alignment of residential building units. Objective 4 Waste: The requirements are met through the implementation of the German Circular Economy Act (KrWG)/national legislation, and are passed on to business partners by Vonovia through the Business Partner Code and the General Terms and Conditions of Contract for Construction Services, as well as being included in framework agreements with waste disposal companies. This ensures that the requirements are implemented for each project. The selected building and construction technology strengthens resource efficiency, adaptability and dismantling capacity, taking into account the requirements set out in the ISO 20887 standard. The photovoltaic systems installed by Vonovia also meet the requirements for preventing significant harm to EU environmental objective 4 on account of their design and service life. Objective 5 Pollution: Compliance with EU directives is mandated by law in DE, AT, SE. Vonovia only uses CE-marked construction products that conform to EU legislation. The Business Partner Code requires all subcontractors and suppliers to comply. The additional paragraph (Appendix C, substances relevant for CLP Regulation), has been reviewed by Vonovia. The relevant substances are adhesives or foams used in individual cases in construction or renovation work. The maximum mass concentration of hazardous substances of 0.1% that has been defined for mixtures of these products is not exceeded. Substances are no longer hazardous in their ultimate form, eg hardened foam, dried adhesive. Objective 6 Biodiversity: Vonovia's economic activities do not significantly harm the achievement of protection and restoration of biodiversity and ecosystems, as Vonovia only builds in designated areas. Relevant aspects are taken into account by the competent authorities in the approval procedures preceding such activities.

(5.4.2.29) Minimum safeguards compliance requirements met

Select from:

☑ Yes

(5.4.2.30) Attach any supporting evidence

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Row 11

(5.4.2.1) Economic activity

Select from:
☑ Construction of new buildings

(5.4.2.2) Taxonomy under which information is being reported

Select from:
☑ EU Taxonomy for Sustainable Activities

(5.4.2.3) Taxonomy alignment

Select from:
☑ Taxonomy-eligible but not aligned

(5.4.2.4) Financial metrics

Select all that apply
☑ Turnover

(5.4.2.10) Taxonomy-eligible but not aligned turnover from this activity in the reporting year (currency)

163000000

(5.4.2.11) Taxonomy-eligible but not aligned turnover from this activity as % of total turnover in the reporting year

2.4

(5.4.2.24) Calculation methodology and supporting information

The Construction of new buildings as an activity is both eligible as regards EU Environmental Objective 1 (climate change mitigation) as well as EU Environmental Objective 4 (circular economy). In order to determine the key figures (KPIs) that are to be reported, the taxonomy-eligible and taxonomy-aligned net turnover, capital expenditure and operating expenses are calculated as a share of the total net turnover, capital expenditure and operating expenses that are to be taken into account in accordance with EU taxonomy requirements. The definition of each KPI is based on Annex I of the Delegated Act on Article 8 on the content and presentation of the information to be disclosed. When it comes to capital expenditure, the EU Taxonomy Regulation makes a distinction between different categories of capital expenditure. Due to Vonovia's business model, it largely invests (activity 7.2. and 7.7.) in assets or processes associated with economic activities that are taxonomy-aligned (category A). It also makes investments (activity 7.3.–7.6.) relating to the acquisition of products from taxonomy-eligible economic activities and individual measures, through which the target activities are carried out in a low-carbon manner or the emission of greenhouse gases is lowered (category C). Duplicate counting is avoided by means of direct allocation of the taxonomy-eligible or taxonomy-aligned turnover, capital expenditure and operating expenses to a taxonomy-eligible or taxonomy-aligned economic activity. As in the previous year, turnover from the condominium administration business, energy sales from energy trading activities, and multimedia are not taxonomy-eligible.

(5.4.2.25) Substantial contribution criteria met

Select from:

☑ No

(5.4.2.26) Details of substantial contribution criteria analysis

Turnover associated with new construction (activity 7.1) is deemed taxonomy-aligned if the relevant buildings have a primary energy demand that is at least 10% below the national standard for nearly zero-energy buildings. Vonovia checks compliance by obtaining an energy performance certificate for each building. The relevant buildings undergo the thermal integrity and airtightness test. Where required to do so, Vonovia determines the global warming potential for each phase of the building life cycle (for buildings with an area of > 5,000 sqm) using a model calculation of life cycle emissions based on emission factors that have been determined for different types of construction.

(5.4.2.27) Do no significant harm requirements met

Select from:

☑ No

(5.4.2.28) Details of do no significant harm analysis

For a detailed overview, please see our Annual Report 2025, p.78. Objective 2 Climate Change Adaptation: Vonovia uses an IT tool for continuous climate risk and vulnerability assessments across the Group-wide portfolio, employing scenarios RCP2.6, RCP4.5, and RCP8.5. Based on RCP4.5, no material risk for climate-related hazards was identified up to 2045, eliminating the need for an adaptation plan. Future adaptations will be defined and implemented at the portfolio level where

material risks exist. Objective 3 Water and marine resources: No criteria need to be assessed, as these do not apply to taxonomy-alignment of residential building units. Objective 4 Waste: The requirements are met through the implementation of the German Circular Economy Act (KrWG)/national legislation, and are passed on to business partners by Vonovia through the Business Partner Code and the General Terms and Conditions of Contract for Construction Services, as well as being included in framework agreements with waste disposal companies. This ensures that the requirements are implemented for each project. The selected building and construction technology strengthens resource efficiency, adaptability and dismantling capacity, taking into account the requirements set out in the ISO 20887 standard. The photovoltaic systems installed by Vonovia also meet the requirements for preventing significant harm to EU environmental objective 4 on account of their design and service life. Objective 5 Pollution: Compliance with EU directives is mandated by law in DE, AT, SE. Vonovia only uses CE-marked construction products that conform to EU legislation. The Business Partner Code requires all subcontractors and suppliers to comply. The additional paragraph (Appendix C, substances relevant for CLP Regulation), has been reviewed by Vonovia. The relevant substances are adhesives or foams used in individual cases in construction or renovation work. The maximum mass concentration of hazardous substances of 0.1% that has been defined for mixtures of these products is not exceeded. Substances are no longer hazardous in their ultimate form, eg hardened foam, dried adhesive. Objective 6 Biodiversity: Vonovia's economic activities do not significantly harm the achievement of protection and restoration of biodiversity and ecosystems, as Vonovia only builds in designated areas. Relevant aspects are taken into account by the competent authorities in the approval procedures preceding such activities.

(5.4.2.29) Minimum safeguards compliance requirements met

Select from:

☑ No

(5.4.2.30) Attach any supporting evidence

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Row 12

(5.4.2.1) Economic activity

Select from:

☑ Acquisition and ownership of buildings

(5.4.2.2) Taxonomy under which information is being reported

Select from:

☑ EU Taxonomy for Sustainable Activities

(5.4.2.3) Taxonomy alignment

Select from:

☑ Taxonomy-eligible but not aligned

(5.4.2.4) Financial metrics

Select all that apply

☑ Turnover

(5.4.2.10) Taxonomy-eligible but not aligned turnover from this activity in the reporting year (currency)

4985000000

(5.4.2.11) Taxonomy-eligible but not aligned turnover from this activity as % of total turnover in the reporting year

73.9

(5.4.2.24) Calculation methodology and supporting information

In order to determine the key figures (KPIs) that are to be reported, the taxonomy-eligible and taxonomy-aligned net turnover, capital expenditure and operating expenses are calculated as a share of the total net turnover, capital expenditure and operating expenses that are to be taken into account in accordance with EU taxonomy requirements. The definition of each KPI is based on Annex I of the Delegated Act on Article 8 on the content and presentation of the information to be disclosed. When it comes to capital expenditure, the EU Taxonomy Regulation makes a distinction between different categories of capital expenditure. Due to Vonovia's business model, it largely invests (activity 7.2. and 7.7.) in assets or processes associated with economic activities that are taxonomy-aligned (category A). It also makes investments (activity 7.3.–7.6.) relating to the acquisition of products from taxonomy-eligible economic activities and individual measures, through which the target activities are carried out in a low-carbon manner or the emission of greenhouse gases is lowered (category C). Duplicate counting is avoided by means of direct allocation of the taxonomy-eligible or taxonomy-aligned turnover, capital expenditure and operating expenses to a taxonomy-eligible or taxonomy-aligned economic activity. As in the previous year, turnover from the condominium administration business, energy sales from energy trading activities, and multimedia are not taxonomy-eligible.

(5.4.2.25) Substantial contribution criteria met

Select from:

☑ No

(5.4.2.26) Details of substantial contribution criteria analysis

Turnover generated from the acquisition and ownership of buildings (activity 7.7) is deemed taxonomy-aligned if the buildings constructed before December 31, 2020, have been assigned energy efficiency class A (or better) or, alternatively, are among the top 15 percent of regional or national housing stock in terms of primary energy demand in operation. Vonovia checks compliance by obtaining an energy performance certificate for each building. We base our assessment of the top 15 percent on relevant threshold values for primary energy demand for Germany, Austria and Sweden, which were determined in a recent benchmark study. For buildings constructed after December 31, 2020, the same criteria for substantial contribution to climate change mitigation apply as for new construction (activity 7.1).

(5.4.2.27) Do no significant harm requirements met

Select from:

☑ No

(5.4.2.28) Details of do no significant harm analysis

For a detailed overview, please see our Annual Report 2025, p.78. Objective 2 Climate Change Adaptation: Vonovia uses an IT tool for continuous climate risk and vulnerability assessments across the Group-wide portfolio, employing scenarios RCP2.6, RCP4.5, and RCP8.5. Based on RCP4.5, no material risk for climate-related hazards was identified up to 2045, eliminating the need for an adaptation plan. Future adaptations will be defined and implemented at the portfolio level where material risks exist. Objective 3 Water and marine resources: No criteria need to be assessed, as these do not apply to taxonomy-alignment of residential building units. Objective 4 Waste: The requirements are met through the implementation of the German Circular Economy Act (KrWG)/national legislation, and are passed on to business partners by Vonovia through the Business Partner Code and the General Terms and Conditions of Contract for Construction Services, as well as being included in framework agreements with waste disposal companies. This ensures that the requirements are implemented for each project. The selected building and construction technology strengthens resource efficiency, adaptability and dismantling capacity, taking into account the requirements set out in the ISO 20887 standard. The photovoltaic systems installed by Vonovia also meet the requirements for preventing significant harm to EU environmental objective 4 on account of their design and service life. Objective 5 Pollution: Compliance with EU directives is mandated by law in DE, AT, SE. Vonovia only uses CE-marked construction products that conform to EU legislation. The Business Partner Code requires all subcontractors and suppliers to comply. The additional paragraph (Appendix C, substances relevant for CLP Regulation), has been reviewed by Vonovia. The relevant substances are adhesives or foams used in individual cases in construction or renovation work. The maximum mass concentration of hazardous substances of 0.1% that has been defined for mixtures of these products is not exceeded. Substances are no longer hazardous in their ultimate form, eg hardened foam, dried adhesive. Objective 6 Biodiversity: Vonovia's economic activities do not significantly harm the achievement of protection and restoration of biodiversity and ecosystems, as Vonovia only builds in designated areas. Relevant aspects are taken into account by the competent authorities in the approval procedures preceding such activities.

(5.4.2.29) Minimum safeguards compliance requirements met

Select from:

☑ No

(5.4.2.30) Attach any supporting evidence

Row 13

(5.4.2.1) Economic activity

Select from:

☑ Renovation of existing buildings

(5.4.2.2) Taxonomy under which information is being reported

Select from:

☑ EU Taxonomy for Sustainable Activities

(5.4.2.3) Taxonomy alignment

Select from:

☑ Taxonomy-eligible but not aligned

(5.4.2.4) Financial metrics

Select all that apply

☑ CAPEX

(5.4.2.16) Taxonomy-eligible but not aligned CAPEX associated with this activity in the reporting year (currency)

73000000

(5.4.2.17) Taxonomy-eligible but not aligned CAPEX associated with this activity as % of total CAPEX in the reporting year

2.7

(5.4.2.24) Calculation methodology and supporting information

The renovation of buildings as an activity is both eligible as regards EU Environmental Objective 1 (climate change mitigation) as well as EU Environmental Objective 4 (circular economy). In order to determine the key figures (KPIs) that are to be reported, the taxonomy-eligible and taxonomy-aligned net turnover, capital expenditure and operating expenses are calculated as a share of the total net turnover, capital expenditure and operating expenses that are to be taken into account in accordance with EU taxonomy requirements. The definition of each KPI is based on Annex I of the Delegated Act on Article 8 on the content and presentation of the information to be disclosed. When it comes to capital expenditure, the EU Taxonomy Regulation makes a distinction between different categories of capital expenditure. Due to Vonovia's business model, it largely invests (activity 7.2. and 7.7.) in assets or processes associated with economic activities that are taxonomy-aligned (category A). It also makes investments (activity 7.3.–7.6.) relating to the acquisition of products from taxonomy-eligible economic activities and individual measures, through which the target activities are carried out in a low-carbon manner or the emission of greenhouse gases is lowered (category C). Duplicate counting is avoided by means of direct allocation of the taxonomy-eligible or taxonomy-aligned turnover, capital expenditure and operating expenses to a taxonomy-eligible or taxonomy-aligned economic activity. As in the previous year, turnover from the condominium administration business, energy sales from energy trading activities, and multimedia are not taxonomy-eligible.

(5.4.2.25) Substantial contribution criteria met

Select from:

☑ No

(5.4.2.26) Details of substantial contribution criteria analysis

At Vonovia, capital expenditure associated with the renovation of existing buildings (activity 7.2) always relates to energy-efficient modernization. Vonovia verifies the required 30% reduction in primary energy demand through energy-efficiency assessments or based on energy certificates. Capital expenditure as part of energy-efficient modernization projects is allocated to activity 7.2.

(5.4.2.27) Do no significant harm requirements met

Select from:

☑ No

(5.4.2.28) Details of do no significant harm analysis

For a detailed overview, please see our Annual Report 2025, p.80. Objective 2 Climate Change Adaptation: Vonovia uses an IT tool for continuous climate risk and vulnerability assessments across the Group-wide portfolio, employing scenarios RCP2.6, RCP4.5, and RCP8.5. Based on RCP4.5, no material risk for climate-related hazards was identified up to 2045, eliminating the need for an adaptation plan. Future adaptations will be defined and implemented at the portfolio level where material risks exist. Objective 3 Water and marine resources: No criteria need to be assessed, as these do not apply to taxonomy-alignment of residential building units. Objective 4 Waste: The requirements are met through the implementation of the German Circular Economy Act (KrWG)/national legislation, and are passed on to business partners by Vonovia through the Business Partner Code and the General Terms and Conditions of Contract for Construction Services, as well as being included in framework agreements with waste disposal companies. This ensures that the requirements are implemented for each project. The selected building and

construction technology strengthens resource efficiency, adaptability and dismantling capacity, taking into account the requirements set out in the ISO 20887 standard. The photovoltaic systems installed by Vonovia also meet the requirements for preventing significant harm to EU environmental objective 4 on account of their design and service life. Objective 5 Pollution: Compliance with EU directives is mandated by law in DE, AT, SE. Vonovia only uses CE-marked construction products that conform to EU legislation. The Business Partner Code requires all subcontractors and suppliers to comply. The additional paragraph (Appendix C, substances relevant for CLP Regulation), has been reviewed by Vonovia. The relevant substances are adhesives or foams used in individual cases in construction or renovation work. The maximum mass concentration of hazardous substances of 0.1% that has been defined for mixtures of these products is not exceeded. Substances are no longer hazardous in their ultimate form, eg hardened foam, dried adhesive. Objective 6 Biodiversity: Vonovia's economic activities do not significantly harm the achievement of protection and restoration of biodiversity and ecosystems, as Vonovia only builds in designated areas. Relevant aspects are taken into account by the competent authorities in the approval procedures preceding such activities.

(5.4.2.29) Minimum safeguards compliance requirements met

Select from:

☑ No

(5.4.2.30) Attach any supporting evidence

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Row 14

(5.4.2.1) Economic activity

Select from:

☑ Installation, maintenance and repair of energy efficiency equipment

(5.4.2.2) Taxonomy under which information is being reported

Select from:

☑ EU Taxonomy for Sustainable Activities

(5.4.2.3) Taxonomy alignment

Select from:

☑ Taxonomy-eligible but not aligned

(5.4.2.4) Financial metrics

Select all that apply

☑ CAPEX

(5.4.2.16) Taxonomy-eligible but not aligned CAPEX associated with this activity in the reporting year (currency)

0

(5.4.2.17) Taxonomy-eligible but not aligned CAPEX associated with this activity as % of total CAPEX in the reporting year

0

(5.4.2.24) Calculation methodology and supporting information

In order to determine the key figures (KPIs) that are to be reported, the taxonomy-eligible and taxonomy-aligned net turnover, capital expenditure and operating expenses are calculated as a share of the total net turnover, capital expenditure and operating expenses that are to be taken into account in accordance with EU taxonomy requirements. The definition of each KPI is based on Annex I of the Delegated Act on Article 8 on the content and presentation of the information to be disclosed. When it comes to capital expenditure, the EU Taxonomy Regulation makes a distinction between different categories of capital expenditure. Due to Vonovia's business model, it largely invests (activity 7.2. and 7.7.) in assets or processes associated with economic activities that are taxonomy-aligned (category A). It also makes investments (activity 7.3.–7.6.) relating to the acquisition of products from taxonomy-eligible economic activities and individual measures, through which the target activities are carried out in a low-carbon manner or the emission of greenhouse gases is lowered (category C). Duplicate counting is avoided by means of direct allocation of the taxonomy-eligible or taxonomy-aligned turnover, capital expenditure and operating expenses to a taxonomy-eligible or taxonomy-aligned economic activity. As in the previous year, turnover from the condominium administration business, energy sales from energy trading activities, and multimedia are not taxonomy-eligible.

(5.4.2.25) Substantial contribution criteria met

Select from:

☑ No

(5.4.2.26) Details of substantial contribution criteria analysis

Capital expenditure on installation, maintenance and repair of energy efficiency equipment is generally treated as a direct climate protection measure, meaning that no additional technical criteria need to be assessed.

(5.4.2.27) Do no significant harm requirements met

Select from:

☑ No

(5.4.2.28) Details of do no significant harm analysis

For a detailed overview, please see our Annual Report 2025, p.80. Objective 2 Climate Change Adaptation: Vonovia uses an IT tool for continuous climate risk and vulnerability assessments across the Group-wide portfolio, employing scenarios RCP2.6, RCP4.5, and RCP8.5. Based on RCP4.5, no material risk for climate-related hazards was identified up to 2045, eliminating the need for an adaptation plan. Future adaptations will be defined and implemented at the portfolio level where material risks exist. Objective 3 Water and marine resources: No criteria need to be assessed, as these do not apply to taxonomy-alignment of residential building units. Objective 4 Waste: The requirements are met through the implementation of the German Circular Economy Act (KrWG)/national legislation, and are passed on to business partners by Vonovia through the Business Partner Code and the General Terms and Conditions of Contract for Construction Services, as well as being included in framework agreements with waste disposal companies. This ensures that the requirements are implemented for each project. The selected building and construction technology strengthens resource efficiency, adaptability and dismantling capacity, taking into account the requirements set out in the ISO 20887 standard. The photovoltaic systems installed by Vonovia also meet the requirements for preventing significant harm to EU environmental objective 4 on account of their design and service life. Objective 5 Pollution: Compliance with EU directives is mandated by law in DE, AT, SE. Vonovia only uses CE-marked construction products that conform to EU legislation. The Business Partner Code requires all subcontractors and suppliers to comply. The additional paragraph (Appendix C, substances relevant for CLP Regulation), has been reviewed by Vonovia. The relevant substances are adhesives or foams used in individual cases in construction or renovation work. The maximum mass concentration of hazardous substances of 0.1% that has been defined for mixtures of these products is not exceeded. Substances are no longer hazardous in their ultimate form, eg hardened foam, dried adhesive. Objective 6 Biodiversity: Vonovia's economic activities do not significantly harm the achievement of protection and restoration of biodiversity and ecosystems, as Vonovia only builds in designated areas. Relevant aspects are taken into account by the competent authorities in the approval procedures preceding such activities.

(5.4.2.29) Minimum safeguards compliance requirements met

Select from:

☑ No

(5.4.2.30) Attach any supporting evidence

Vonovia-SE_Annual-Report-2025.pdf

Row 15

(5.4.2.1) Economic activity

Select from:

☑ Installation, maintenance and repair of charging stations for electric vehicles in buildings (and parking spaces attached to buildings)

(5.4.2.2) Taxonomy under which information is being reported

Select from:

☑ EU Taxonomy for Sustainable Activities

(5.4.2.3) Taxonomy alignment

Select from:

☑ Taxonomy-eligible but not aligned

(5.4.2.4) Financial metrics

Select all that apply

☑ CAPEX

(5.4.2.16) Taxonomy-eligible but not aligned CAPEX associated with this activity in the reporting year (currency)

0

(5.4.2.17) Taxonomy-eligible but not aligned CAPEX associated with this activity as % of total CAPEX in the reporting year

0

(5.4.2.24) Calculation methodology and supporting information

In order to determine the key figures (KPIs) that are to be reported, the taxonomy-eligible and taxonomy-aligned net turnover, capital expenditure and operating expenses are calculated as a share of the total net turnover, capital expenditure and operating expenses that are to be taken into account in accordance with EU taxonomy requirements. The definition of each KPI is based on Annex I of the Delegated Act on Article 8 on the content and presentation of the information to be disclosed. When it comes to capital expenditure, the EU Taxonomy Regulation makes a distinction between different categories of capital expenditure. Due to Vonovia's business model, it largely invests (activity 7.2. and 7.7.) in assets or processes associated with economic activities that are taxonomy-aligned (category A). It also makes investments (activity 7.3.–7.6.) relating to the acquisition of products from taxonomy-eligible economic activities and individual measures, through which the target activities are carried out in a low-carbon manner or the emission of greenhouse gases is lowered (category C). Duplicate counting is avoided by means of direct allocation of the taxonomy-eligible or taxonomy-aligned turnover, capital expenditure and operating expenses to a taxonomy-eligible or taxonomy-aligned

economic activity. As in the previous year, turnover from the condominium administration business, energy sales from energy trading activities, and multimedia are not taxonomy-eligible.

(5.4.2.25) Substantial contribution criteria met

Select from:

☑ No

(5.4.2.26) Details of substantial contribution criteria analysis

Capital expenditure on installation, maintenance and repair of charging stations for electric vehicles in buildings (and parking spaces attached to buildings) is generally treated as a direct climate protection measure, meaning that no additional technical criteria need to be assessed.

(5.4.2.27) Do no significant harm requirements met

Select from:

☑ No

(5.4.2.28) Details of do no significant harm analysis

For a detailed overview, please see our Annual Report 2025, p.80. Objective 2 Climate Change Adaptation: Vonovia uses an IT tool for continuous climate risk and vulnerability assessments across the Group-wide portfolio, employing scenarios RCP2.6, RCP4.5, and RCP8.5. Based on RCP4.5, no material risk for climate-related hazards was identified up to 2045, eliminating the need for an adaptation plan. Future adaptations will be defined and implemented at the portfolio level where material risks exist. Objective 3 Water and marine resources: No criteria need to be assessed, as these do not apply to taxonomy-alignment of residential building units. Objective 4 Waste: The requirements are met through the implementation of the German Circular Economy Act (KrWG)/national legislation, and are passed on to business partners by Vonovia through the Business Partner Code and the General Terms and Conditions of Contract for Construction Services, as well as being included in framework agreements with waste disposal companies. This ensures that the requirements are implemented for each project. The selected building and construction technology strengthens resource efficiency, adaptability and dismantling capacity, taking into account the requirements set out in the ISO 20887 standard. The photovoltaic systems installed by Vonovia also meet the requirements for preventing significant harm to EU environmental objective 4 on account of their design and service life. Objective 5 Pollution: Compliance with EU directives is mandated by law in DE, AT, SE. Vonovia only uses CE-marked construction products that conform to EU legislation. The Business Partner Code requires all subcontractors and suppliers to comply. The additional paragraph (Appendix C, substances relevant for CLP Regulation), has been reviewed by Vonovia. The relevant substances are adhesives or foams used in individual cases in construction or renovation work. The maximum mass concentration of hazardous substances of 0.1% that has been defined for mixtures of these products is not exceeded. Substances are no longer hazardous in their ultimate form, eg hardened foam, dried adhesive. Objective 6 Biodiversity: Vonovia's economic activities do not significantly harm the achievement of protection and restoration of biodiversity and ecosystems, as Vonovia only builds in designated areas. Relevant aspects are taken into account by the competent authorities in the approval procedures preceding such activities.

(5.4.2.29) Minimum safeguards compliance requirements met

Select from:

☑ No

(5.4.2.30) Attach any supporting evidence

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Row 16

(5.4.2.1) Economic activity

Select from:

☑ Installation, maintenance and repair of instruments and devices for measuring, regulation and controlling energy performance of buildings

(5.4.2.2) Taxonomy under which information is being reported

Select from:

☑ EU Taxonomy for Sustainable Activities

(5.4.2.3) Taxonomy alignment

Select from:

☑ Taxonomy-eligible but not aligned

(5.4.2.4) Financial metrics

Select all that apply

☑ CAPEX

(5.4.2.16) Taxonomy-eligible but not aligned CAPEX associated with this activity in the reporting year (currency)

0

(5.4.2.17) Taxonomy-eligible but not aligned CAPEX associated with this activity as % of total CAPEX in the reporting year

0

(5.4.2.24) Calculation methodology and supporting information

In order to determine the key figures (KPIs) that are to be reported, the taxonomy-eligible and taxonomy-aligned net turnover, capital expenditure and operating expenses are calculated as a share of the total net turnover, capital expenditure and operating expenses that are to be taken into account in accordance with EU taxonomy requirements. The definition of each KPI is based on Annex I of the Delegated Act on Article 8 on the content and presentation of the information to be disclosed. When it comes to capital expenditure, the EU Taxonomy Regulation makes a distinction between different categories of capital expenditure. Due to Vonovia's business model, it largely invests (activity 7.2. and 7.7.) in assets or processes associated with economic activities that are taxonomy-aligned (category A). It also makes investments (activity 7.3.–7.6.) relating to the acquisition of products from taxonomy-eligible economic activities and individual measures, through which the target activities are carried out in a low-carbon manner or the emission of greenhouse gases is lowered (category C). Duplicate counting is avoided by means of direct allocation of the taxonomy-eligible or taxonomy-aligned turnover, capital expenditure and operating expenses to a taxonomy-eligible or taxonomy-aligned economic activity. As in the previous year, turnover from the condominium administration business, energy sales from energy trading activities, and multimedia are not taxonomy-eligible.

(5.4.2.25) Substantial contribution criteria met

Select from:

☑ No

(5.4.2.26) Details of substantial contribution criteria analysis

Capital expenditure on installation, maintenance and repair of instruments and devices for measuring, regulation and controlling energy performance of buildings is generally treated as a direct climate protection measure, meaning that no additional technical criteria need to be assessed.

(5.4.2.27) Do no significant harm requirements met

Select from:

☑ No

(5.4.2.28) Details of do no significant harm analysis

For a detailed overview, please see our Annual Report 2025, p.80. Objective 2 Climate Change Adaptation: Vonovia uses an IT tool for continuous climate risk and vulnerability assessments across the Group-wide portfolio, employing scenarios RCP2.6, RCP4.5, and RCP8.5. Based on RCP4.5, no material risk for climate-related hazards was identified up to 2045, eliminating the need for an adaptation plan. Future adaptations will be defined and implemented at the portfolio level where

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(5.4.2.29) Minimum safeguards compliance requirements met

Select from:

☑ No

(5.4.2.30) Attach any supporting evidence

Vonovia-SE_Annual-Report-2025.pdf

Row 17

(5.4.2.1) Economic activity

Select from:

☑ Installation, maintenance and repair of renewable energy technologies

(5.4.2.2) Taxonomy under which information is being reported

Select from:

☑ EU Taxonomy for Sustainable Activities

(5.4.2.3) Taxonomy alignment

Select from:

☑ Taxonomy-eligible but not aligned

(5.4.2.4) Financial metrics

Select all that apply

☑ CAPEX

(5.4.2.16) Taxonomy-eligible but not aligned CAPEX associated with this activity in the reporting year (currency)

0

(5.4.2.17) Taxonomy-eligible but not aligned CAPEX associated with this activity as % of total CAPEX in the reporting year

0

(5.4.2.24) Calculation methodology and supporting information

In order to determine the key figures (KPIs) that are to be reported, the taxonomy-eligible and taxonomy-aligned net turnover, capital expenditure and operating expenses are calculated as a share of the total net turnover, capital expenditure and operating expenses that are to be taken into account in accordance with EU taxonomy requirements. The definition of each KPI is based on Annex I of the Delegated Act on Article 8 on the content and presentation of the information to be disclosed. When it comes to capital expenditure, the EU Taxonomy Regulation makes a distinction between different categories of capital expenditure. Due to Vonovia's business model, it largely invests (activity 7.2. and 7.7.) in assets or processes associated with economic activities that are taxonomy-aligned (category A). It also makes investments (activity 7.3.–7.6.) relating to the acquisition of products from taxonomy-eligible economic activities and individual measures, through which the target activities are carried out in a low-carbon manner or the emission of greenhouse gases is lowered (category C). Duplicate counting is avoided by means of direct allocation of the taxonomy-eligible or taxonomy-aligned turnover, capital expenditure and operating expenses to a taxonomy-eligible or taxonomy-aligned economic activity. As in the previous year, turnover from the condominium administration business, energy sales from energy trading activities, and multimedia are not taxonomy-eligible.

(5.4.2.25) Substantial contribution criteria met

Select from:

☑ No

(5.4.2.26) Details of substantial contribution criteria analysis

Capital expenditure on installation, maintenance and repair of renewable energy technologies is generally treated as a direct climate protection measure, meaning that no additional technical criteria need to be assessed.

(5.4.2.27) Do no significant harm requirements met

Select from:

☑ No

(5.4.2.28) Details of do no significant harm analysis

For a detailed overview, please see our Annual Report 2025, p.80. Objective 2 Climate Change Adaptation: Vonovia uses an IT tool for continuous climate risk and vulnerability assessments across the Group-wide portfolio, employing scenarios RCP2.6, RCP4.5, and RCP8.5. Based on RCP4.5, no material risk for climate-related hazards was identified up to 2045, eliminating the need for an adaptation plan. Future adaptations will be defined and implemented at the portfolio level where material risks exist. Objective 3 Water and marine resources: No criteria need to be assessed, as these do not apply to taxonomy-alignment of residential building units. Objective 4 Waste: The requirements are met through the implementation of the German Circular Economy Act (KrWG)/national legislation, and are passed on to business partners by Vonovia through the Business Partner Code and the General Terms and Conditions of Contract for Construction Services, as well as being included in framework agreements with waste disposal companies. This ensures that the requirements are implemented for each project. The selected building and construction technology strengthens resource efficiency, adaptability and dismantling capacity, taking into account the requirements set out in the ISO 20887 standard. The photovoltaic systems installed by Vonovia also meet the requirements for preventing significant harm to EU environmental objective 4 on account of their design and service life. Objective 5 Pollution: Compliance with EU directives is mandated by law in Germany, Austria, and Sweden. Vonovia only uses CE-marked construction products that conform to EU legislation. The Business Partner Code requires all subcontractors and suppliers to comply with these statutory requirements. Vonovia has implemented a toxic materials management system, including safety data sheets, operating instructions, and employee training for safe handling. Substances of very high concern (SVHC) are generally absent from construction materials, and alternatives are explored when these substances are detected. Objective 6 Biodiversity: Vonovia's economic activities do not significantly harm the achievement of protection and restoration of biodiversity and ecosystems, as Vonovia only builds in designated areas. Relevant aspects are taken into account by the competent authorities in the approval procedures preceding such activities.

(5.4.2.29) Minimum safeguards compliance requirements met

Select from:

☑ No

(5.4.2.30) Attach any supporting evidence

Vonovia-SE_Annual-Report-2025.pdf

Row 18

(5.4.2.1) Economic activity

Select from:

☑ Acquisition and ownership of buildings

(5.4.2.2) Taxonomy under which information is being reported

Select from:

☑ EU Taxonomy for Sustainable Activities

(5.4.2.3) Taxonomy alignment

Select from:

☑ Taxonomy-eligible but not aligned

(5.4.2.4) Financial metrics

Select all that apply

☑ CAPEX

(5.4.2.16) Taxonomy-eligible but not aligned CAPEX associated with this activity in the reporting year (currency)

1956000000

(5.4.2.17) Taxonomy-eligible but not aligned CAPEX associated with this activity as % of total CAPEX in the reporting year

71.3

(5.4.2.24) Calculation methodology and supporting information

In order to determine the key figures (KPIs) that are to be reported, the taxonomy-eligible and taxonomy-aligned net turnover, capital expenditure and operating expenses are calculated as a share of the total net turnover, capital expenditure and operating expenses that are to be taken into account in accordance with EU taxonomy requirements. The definition of each KPI is based on Annex I of the Delegated Act on Article 8 on the content and presentation of the information to be disclosed. When it comes to capital expenditure, the EU Taxonomy Regulation makes a distinction between different categories of capital expenditure. Due to Vonovia's business model, it largely invests (activity 7.2. and 7.7.) in assets or processes associated with economic activities that are taxonomy-aligned (category A). It also makes investments (activity 7.3.–7.6.) relating to the acquisition of products from taxonomy-eligible economic activities and individual measures, through which

the target activities are carried out in a low-carbon manner or the emission of greenhouse gases is lowered (category C). Duplicate counting is avoided by means of direct allocation of the taxonomy-eligible or taxonomy-aligned turnover, capital expenditure and operating expenses to a taxonomy-eligible or taxonomy-aligned economic activity. As in the previous year, turnover from the condominium administration business, energy sales from energy trading activities, and multimedia are not taxonomy-eligible.

(5.4.2.25) Substantial contribution criteria met

Select from:

☑ No

(5.4.2.26) Details of substantial contribution criteria analysis

Activity 7.7 “Acquisition and ownership of buildings” includes capital expenditure from acquisitions, Development to hold, investments not including energy efficiency measures (e.g., vacant apartment renovations) or other internal expenses that can be capitalized. These qualify as taxonomy-aligned if the building-related technical valuation criteria are met.

(5.4.2.27) Do no significant harm requirements met

Select from:

☑ No

(5.4.2.28) Details of do no significant harm analysis

For a detailed overview, please see our Annual Report 2025, p.80. Objective 2 Climate Change Adaptation: Vonovia uses an IT tool for continuous climate risk and vulnerability assessments across the Group-wide portfolio, employing scenarios RCP2.6, RCP4.5, and RCP8.5. Based on RCP4.5, no material risk for climate-related hazards was identified up to 2045, eliminating the need for an adaptation plan. Future adaptations will be defined and implemented at the portfolio level where material risks exist. Objective 3 Water and marine resources: No criteria need to be assessed, as these do not apply to taxonomy-alignment of residential building units. Objective 4 Waste: The requirements are met through the implementation of the German Circular Economy Act (KrWG)/national legislation, and are passed on to business partners by Vonovia through the Business Partner Code and the General Terms and Conditions of Contract for Construction Services, as well as being included in framework agreements with waste disposal companies. This ensures that the requirements are implemented for each project. The selected building and construction technology strengthens resource efficiency, adaptability and dismantling capacity, taking into account the requirements set out in the ISO 20887 standard. The photovoltaic systems installed by Vonovia also meet the requirements for preventing significant harm to EU environmental objective 4 on account of their design and service life. Objective 5 Pollution: Compliance with EU directives is mandated by law in DE, AT, SE. Vonovia only uses CE-marked construction products that conform to EU legislation. The Business Partner Code requires all subcontractors and suppliers to comply. The additional paragraph (Appendix C, substances relevant for CLP Regulation), has been reviewed by Vonovia. The relevant substances are adhesives or foams used in individual cases in construction or renovation work. The maximum mass concentration of hazardous substances of 0.1% that has been defined for mixtures of these products is not exceeded. Substances are no longer hazardous in their ultimate form, eg hardened foam, dried adhesive. Objective 6 Biodiversity: Vonovia’s economic activities do not

significantly harm the achievement of protection and restoration of biodiversity and ecosystems, as Vonovia only builds in designated areas. Relevant aspects are taken into account by the competent authorities in the approval procedures preceding such activities.

(5.4.2.29) Minimum safeguards compliance requirements met

Select from:

☑ No

(5.4.2.30) Attach any supporting evidence

Vonovia-SE_Annual-Report-2025.pdf

Row 19

(5.4.2.1) Economic activity

Select from:

☑ Manufacture of low carbon technologies for transport

(5.4.2.2) Taxonomy under which information is being reported

Select from:

☑ EU Taxonomy for Sustainable Activities

(5.4.2.3) Taxonomy alignment

Select from:

☑ Taxonomy-eligible but not aligned

(5.4.2.4) Financial metrics

Select all that apply

☑ CAPEX

(5.4.2.16) Taxonomy-eligible but not aligned CAPEX associated with this activity in the reporting year (currency)

49000000

(5.4.2.17) Taxonomy-eligible but not aligned CAPEX associated with this activity as % of total CAPEX in the reporting year

1.8

(5.4.2.24) Calculation methodology and supporting information

In order to determine the key figures (KPIs) that are to be reported, the taxonomy-eligible and taxonomy-aligned net turnover, capital expenditure and operating expenses are calculated as a share of the total net turnover, capital expenditure and operating expenses that are to be taken into account in accordance with EU taxonomy requirements. The definition of each KPI is based on Annex I of the Delegated Act on Article 8 on the content and presentation of the information to be disclosed. When it comes to capital expenditure, the EU Taxonomy Regulation makes a distinction between different categories of capital expenditure. Due to Vonovia's business model, it largely invests (activity 7.2. and 7.7.) in assets or processes associated with economic activities that are taxonomy-aligned (category A). It also makes investments (activity 7.3.–7.6.) relating to the acquisition of products from taxonomy-eligible economic activities and individual measures, through which the target activities are carried out in a low-carbon manner or the emission of greenhouse gases is lowered (category C). Duplicate counting is avoided by means of direct allocation of the taxonomy-eligible or taxonomy-aligned turnover, capital expenditure and operating expenses to a taxonomy-eligible or taxonomy-aligned economic activity. As in the previous year, turnover from the condominium administration business, energy sales from energy trading activities, and multimedia are not taxonomy-eligible.

(5.4.2.25) Substantial contribution criteria met

Select from:

☑ No

(5.4.2.26) Details of substantial contribution criteria analysis

Capital expenditure on the fleet (3.3) is not subject to any detailed alignment review. Vonovia's fleet is gradually being switched to alternative drive systems; at present, only a small number of vehicles meet the required threshold for CO2 emissions.

(5.4.2.27) Do no significant harm requirements met

Select from:

☑ No

(5.4.2.28) Details of do no significant harm analysis

For a detailed overview, please see our Annual Report 2025, p.80. Objective 2 Climate Change Adaptation: Vonovia uses an IT tool for continuous climate risk and vulnerability assessments across the Group-wide portfolio, employing scenarios RCP2.6, RCP4.5, and RCP8.5. Based on RCP4.5, no material risk for climate-related hazards was identified up to 2045, eliminating the need for an adaptation plan. Future adaptations will be defined and implemented at the portfolio level where material risks exist. Objective 3 Water and marine resources: No criteria need to be assessed, as these do not apply to taxonomy-alignment of residential building units. Objective 4 Waste: The requirements are met through the implementation of the German Circular Economy Act (KrWG)/national legislation, and are passed on to business partners by Vonovia through the Business Partner Code and the General Terms and Conditions of Contract for Construction Services, as well as being included in framework agreements with waste disposal companies. This ensures that the requirements are implemented for each project. The selected building and construction technology strengthens resource efficiency, adaptability and dismantling capacity, taking into account the requirements set out in the ISO 20887 standard. The photovoltaic systems installed by Vonovia also meet the requirements for preventing significant harm to EU environmental objective 4 on account of their design and service life. Objective 5 Pollution: Compliance with EU directives is mandated by law in Germany, Austria, and Sweden. Vonovia only uses CE-marked construction products that conform to EU legislation. The Business Partner Code requires all subcontractors and suppliers to comply with these statutory requirements. Vonovia has implemented a toxic materials management system, including safety data sheets, operating instructions, and employee training for safe handling. Substances of very high concern (SVHC) are generally absent from construction materials, and alternatives are explored when these substances are detected. Objective 6 Biodiversity: Vonovia's economic activities do not significantly harm the achievement of protection and restoration of biodiversity and ecosystems, as Vonovia only builds in designated areas. Relevant aspects are taken into account by the competent authorities in the approval procedures preceding such activities.

(5.4.2.29) Minimum safeguards compliance requirements met

Select from:

☑ No

(5.4.2.30) Attach any supporting evidence

Vonovia-SE_Annual-Report-2025.pdf

Row 20

(5.4.2.1) Economic activity

Select from:

☑ Manufacture of energy efficiency equipment for buildings

(5.4.2.2) Taxonomy under which information is being reported

Select from:

☑ EU Taxonomy for Sustainable Activities

(5.4.2.3) Taxonomy alignment

Select from:

☑ Taxonomy-eligible but not aligned

(5.4.2.4) Financial metrics

Select all that apply

☑ CAPEX

(5.4.2.16) Taxonomy-eligible but not aligned CAPEX associated with this activity in the reporting year (currency)

8000000

(5.4.2.17) Taxonomy-eligible but not aligned CAPEX associated with this activity as % of total CAPEX in the reporting year

0.3

(5.4.2.24) Calculation methodology and supporting information

The stated activity refers to "Manufacture of electrical and electronic equipment". Since this is not part of the available CDP options, we entered the similar activity "Manufacture of energy efficiency equipment for buildings" instead. In order to determine the key figures (KPIs) that are to be reported, the taxonomy-eligible and taxonomy-aligned net turnover, capital expenditure and operating expenses are calculated as a share of the total net turnover, capital expenditure and operating expenses that are to be taken into account in accordance with EU taxonomy requirements. The definition of each KPI is based on Annex I of the Delegated Act on Article 8 on the content and presentation of the information to be disclosed. When it comes to capital expenditure, the EU Taxonomy Regulation makes a distinction between different categories of capital expenditure. Due to Vonovia's business model, it largely invests (activity 7.2. and 7.7.) in assets or processes associated with economic activities that are taxonomy-aligned (category A). It also makes investments (activity 7.3.–7.6.) relating to the acquisition of products from taxonomy-eligible economic activities and individual measures, through which the target activities are carried out in a low-carbon manner or the emission of greenhouse gases is lowered (category C). Duplicate counting is avoided by means of direct allocation of the taxonomy-eligible or taxonomy-aligned turnover, capital expenditure and operating expenses to a taxonomy-eligible or taxonomy-aligned economic activity. As in the previous year, turnover from the condominium administration business, energy sales from energy trading activities, and multimedia are not taxonomy-eligible.

(5.4.2.25) Substantial contribution criteria met

Select from:

☑ No

(5.4.2.26) Details of substantial contribution criteria analysis

Capital expenditure in connection with the purchase of electrical and electronic goods (1.2) is not subject to any mandatory alignment review in the reporting year.

(5.4.2.27) Do no significant harm requirements met

Select from:

☑ No

(5.4.2.28) Details of do no significant harm analysis

For a detailed overview, please see our Annual Report 2025, p.80. Objective 2 Climate Change Adaptation: Vonovia uses an IT tool for continuous climate risk and vulnerability assessments across the Group-wide portfolio, employing scenarios RCP2.6, RCP4.5, and RCP8.5. Based on RCP4.5, no material risk for climate-related hazards was identified up to 2045, eliminating the need for an adaptation plan. Future adaptations will be defined and implemented at the portfolio level where material risks exist. Objective 3 Water and marine resources: No criteria need to be assessed, as these do not apply to taxonomy-alignment of residential building units. Objective 4 Waste: The requirements are met through the implementation of the German Circular Economy Act (KrWG)/national legislation, and are passed on to business partners by Vonovia through the Business Partner Code and the General Terms and Conditions of Contract for Construction Services, as well as being included in framework agreements with waste disposal companies. This ensures that the requirements are implemented for each project. The selected building and construction technology strengthens resource efficiency, adaptability and dismantling capacity, taking into account the requirements set out in the ISO 20887 standard. The photovoltaic systems installed by Vonovia also meet the requirements for preventing significant harm to EU environmental objective 4 on account of their design and service life. Objective 5 Pollution: Compliance with EU directives is mandated by law in DE, AT, SE. Vonovia only uses CE-marked construction products that conform to EU legislation. The Business Partner Code requires all subcontractors and suppliers to comply. The additional paragraph (Appendix C, substances relevant for CLP Regulation), has been reviewed by Vonovia. The relevant substances are adhesives or foams used in individual cases in construction or renovation work. The maximum mass concentration of hazardous substances of 0.1% that has been defined for mixtures of these products is not exceeded. Substances are no longer hazardous in their ultimate form, eg hardened foam, dried adhesive. Objective 6 Biodiversity: Vonovia's economic activities do not significantly harm the achievement of protection and restoration of biodiversity and ecosystems, as Vonovia only builds in designated areas. Relevant aspects are taken into account by the competent authorities in the approval procedures preceding such activities.

(5.4.2.29) Minimum safeguards compliance requirements met

Select from:

☑ No

(5.4.2.30) Attach any supporting evidence

Vonovia-SE_Annual-Report-2025.pdf

Row 21

(5.4.2.1) Economic activity

Select from:

☑ Acquisition and ownership of buildings

(5.4.2.2) Taxonomy under which information is being reported

Select from:

☑ EU Taxonomy for Sustainable Activities

(5.4.2.3) Taxonomy alignment

Select from:

☑ Taxonomy-eligible but not aligned

(5.4.2.4) Financial metrics

Select all that apply

☑ OPEX

(5.4.2.22) Taxonomy-eligible but not aligned OPEX associated with this activity in the reporting year (currency)

320000000

(5.4.2.23) Taxonomy-eligible but not aligned OPEX associated with this activity as % total OPEX in the reporting year

78.9

(5.4.2.24) Calculation methodology and supporting information

In order to determine the key figures (KPIs) that are to be reported, the taxonomy-eligible and taxonomy-aligned net turnover, capital expenditure and operating expenses are calculated as a share of the total net turnover, capital expenditure and operating expenses that are to be taken into account in accordance with EU taxonomy requirements. The definition of each KPI is based on Annex I of the Delegated Act on Article 8 on the content and presentation of the information to be

disclosed. When it comes to capital expenditure, the EU Taxonomy Regulation makes a distinction between different categories of capital expenditure. Due to Vonovia's business model, it largely invests (activity 7.2. and 7.7.) in assets or processes associated with economic activities that are taxonomy-aligned (category A). It also makes investments (activity 7.3.–7.6.) relating to the acquisition of products from taxonomy-eligible economic activities and individual measures, through which the target activities are carried out in a low-carbon manner or the emission of greenhouse gases is lowered (category C). Duplicate counting is avoided by means of direct allocation of the taxonomy-eligible or taxonomy-aligned turnover, capital expenditure and operating expenses to a taxonomy-eligible or taxonomy-aligned economic activity. As in the previous year, turnover from the condominium administration business, energy sales from energy trading activities, and multimedia are not taxonomy-eligible.

(5.4.2.25) Substantial contribution criteria met

Select from:

☑ No

(5.4.2.26) Details of substantial contribution criteria analysis

Turnover generated from the acquisition and ownership of buildings (activity 7.7) is deemed taxonomy-aligned if the buildings constructed before December 31, 2020, have been assigned energy efficiency class A (or better) or, alternatively, are among the top 15 percent of regional or national housing stock in terms of primary energy demand in operation. Vonovia checks compliance by obtaining an energy performance certificate for each building. We base our assessment of the top 15 percent on relevant threshold values for primary energy demand for Germany, Austria and Sweden, which were determined in a recent benchmark study. For buildings constructed after December 31, 2020, the same criteria for substantial contribution to climate change mitigation apply as for new construction (activity 7.1).

(5.4.2.27) Do no significant harm requirements met

Select from:

☑ No

(5.4.2.28) Details of do no significant harm analysis

For a detailed overview, please see our Annual Report 2025, p.80. Objective 2 Climate Change Adaptation: Vonovia uses an IT tool for continuous climate risk and vulnerability assessments across the Group-wide portfolio, employing scenarios RCP2.6, RCP4.5, and RCP8.5. Based on RCP4.5, no material risk for climate-related hazards was identified up to 2045, eliminating the need for an adaptation plan. Future adaptations will be defined and implemented at the portfolio level where material risks exist. Objective 3 Water and marine resources: No criteria need to be assessed, as these do not apply to taxonomy-alignment of residential building units. Objective 4 Waste: The requirements are met through the implementation of the German Circular Economy Act (KrWG)/national legislation, and are passed on to business partners by Vonovia through the Business Partner Code and the General Terms and Conditions of Contract for Construction Services, as well as being included in framework agreements with waste disposal companies. This ensures that the requirements are implemented for each project. The selected building and construction technology strengthens resource efficiency, adaptability and dismantling capacity, taking into account the requirements set out in the ISO 20887 standard. The photovoltaic systems installed by Vonovia also meet the requirements for preventing significant harm to EU environmental objective 4 on account of

their design and service life. Objective 5 Pollution: Compliance with EU directives is mandated by law in DE, AT, SE. Vonovia only uses CE-marked construction products that conform to EU legislation. The Business Partner Code requires all subcontractors and suppliers to comply. The additional paragraph (Appendix C, substances relevant for CLP Regulation), has been reviewed by Vonovia. The relevant substances are adhesives or foams used in individual cases in construction or renovation work. The maximum mass concentration of hazardous substances of 0.1% that has been defined for mixtures of these products is not exceeded. Substances are no longer hazardous in their ultimate form, eg hardened foam, dried adhesive. Objective 6 Biodiversity: Vonovia's economic activities do not significantly harm the achievement of protection and restoration of biodiversity and ecosystems, as Vonovia only builds in designated areas. Relevant aspects are taken into account by the competent authorities in the approval procedures preceding such activities.

(5.4.2.29) Minimum safeguards compliance requirements met

Select from:

☑ No

(5.4.2.30) Attach any supporting evidence

Vonovia-SE_Annual-Report-2025.pdf
[Add row]

(5.4.3) Provide any additional contextual and/or verification/assurance information relevant to your organization's taxonomy alignment.

(5.4.3.1) Details of minimum safeguards analysis

We are committed to our human rights due diligence obligations and align our conduct with internationally recognized frameworks such as the OECD Guidelines for Multinational Enterprises and the UN Guiding Principles on Business and Human Rights and ILO Core Labour Standards. Vonovia adopts a Group-wide approach to meeting minimum safeguards: comprehensive procedures forming part of the compliance management system, including Group-wide guidelines and complaints mechanisms, have been put in place to prevent and uncover violations. A due diligence process to prevent business activities negatively impacting people and the environment forms the core element of compliance with minimum safeguards. Vonovia implements this process based on the OECD guidelines and has implemented all recommended due diligence steps: integrating human rights due diligence into strategy and processes and adopting a declaration of commitment, performing a regular risk analysis to identify and assess potentially negative impacts in consultation with stakeholders, implementing measures to end, prevent, mitigate and correct any failings in this regard, including monitoring such measures and reviewing their effectiveness, and communicating with the public regarding the approach taken and the measures implemented in order to fulfill human rights due diligence obligations. We provide more detailed information on how we met our responsibility to respect human rights in our non-financial statement, in our sustainability report as well as in our public human rights policy.

(5.4.3.2) Additional contextual information relevant to your taxonomy accounting

We report on our implementation of the EU Taxonomy including our degree of Taxonomy-alignment in our non-financial statement in our Annual Report. The non-financial and therefore our taxonomy reporting has been audited with limited assurance by an external auditor. The auditor's report has been published as part of the Annual Report. Vonovia has emitted Green Bonds and Social Bonds. We have published a Sustainable Finance Framework, which has been reviewed by ISS ESG. In its Second Party Opinion ISS ESG has evaluated the framework's alignment with the ICMA Green Bond Principles, ICMA Social Bond Principles, ICMA Sustainability Bond Guidelines as well as an assessment of the alignment of the Framework with the requirements of the EU Taxonomy. Attachments: https://report.vonovia.com/2025/q4/en/independent-practitioners-report-on-a-limited-assurance-engagement-on-non-financial-reporting https://report.vonovia.com/2025/q4/en/economic-activities-eligible-for-taxonomy https://ir-api.eqs.com/media/document/0bd674bf-c222-40d9-9561-c2527bb2810f/assets/Sustainable_Finance_Framework_022022.pdf

(5.4.3.3) Indicate whether you will be providing verification/assurance information relevant to your taxonomy alignment in question 13.1

Select from:

☑ Yes

(5.4.3.5) Attach any supporting evidence

Vonovia-SE_Annual-Report-2025.pdf
[Fixed row]

(5.5) Does your organization invest in research and development (R&D) of low-carbon products or services related to your sector activities?

(5.5.1) Investment in low-carbon R&D

Select from:

☑ Yes

(5.5.2) Comment

Investment in research and development (R&D) of low-carbon building stock are made through investments in building integrated photovoltaic systems and innovative energy production e.g investments in heat pump technology and increased investments in serial modernization.
[Fixed row]

(5.5.6) Provide details of your organization’s investments in low-carbon R&D for real estate and construction activities over the last three years.

Row 1

(5.5.6.1) Technology area

Select from:

☑ Building integrated photovoltaic systems

(5.5.6.2) Stage of development in the reporting year

Select from:

☑ Full/commercial-scale demonstration

(5.5.6.3) Average % of total R&D investment over the last 3 years

60

(5.5.6.4) R&D investment figure in the reporting year (unit currency as selected in 1.2) (optional)

2696000

(5.5.6.5) Average % of total R&D investment planned over the next 5 years

30

(5.5.6.6) Explain how your R&D investment in this technology area is aligned with your climate commitments and/or climate transition plan

Another aspect of implementing the climate pathway is increasing energy generation from renewable sources. To achieve this, Vonovia launched a long-term program to expand photovoltaic capacity in 2021. In the reporting year (2025), Vonovia installed around 1,750 new photovoltaic systems with an installed output of more than 53.4 MWp, bringing the total to more than 5,300 photovoltaic systems with an installed output of around 188 MWp (this fell short of the target of 213 MWp).

We will continue to forge ahead with the expansion of photovoltaics over the next few years: we aim to have installed around 400 MWp of capacity by 2028 and up to 700 MWp in the long term. We are aiming for additional capacity of more than 94 MWp in the 2026 fiscal year. (Annual Report 2025, p. 88)

Row 2

(5.5.6.1) Technology area

Select from:

☑ Direct current buildings system

(5.5.6.2) Stage of development in the reporting year

Select from:

☑ Applied research and development

(5.5.6.3) Average % of total R&D investment over the last 3 years

14

(5.5.6.4) R&D investment figure in the reporting year (unit currency as selected in 1.2) (optional)

1657000

(5.5.6.5) Average % of total R&D investment planned over the next 5 years

30

(5.5.6.6) Explain how your R&D investment in this technology area is aligned with your climate commitments and/or climate transition plan

The energy innovation team actively works to help ensure that climate pathway targets are met by analyzing and testing innovative technologies. Our GHG emission reduction strategy is based on three pillars: 1. increasing energy efficiency through energy-efficient refurbishment of the building envelope (facades, basement ceilings and attics, the replacement of windows and the installation of new heating systems), 2. increasing the share of renewable energies in the neighborhood (exchange of conventional heating systems with heat pumps or district heating) and 3. comprehensive transformation of the energy sector. As part of our "Accelerate" growth strategy published in 2025, we are driving and accelerating additional initiatives to support our GHG reduction strategy: increased investments in serial

modernization (an industrialized system that bundles and standardizes all steps in the refurbishment process). The emphasis is on new projects employing serial modular timber construction methods together with the company's joint venture partner Gropyus. (Annual Report 2025, p. 6, 58, 87, 98)

Row 3

(5.5.6.1) Technology area

Select from:

☑ Air-to-water heat pump

(5.5.6.2) Stage of development in the reporting year

Select from:

☑ Large scale commercial deployment

(5.5.6.3) Average % of total R&D investment over the last 3 years

10

(5.5.6.4) R&D investment figure in the reporting year (unit currency as selected in 1.2) (optional)

2220000

(5.5.6.5) Average % of total R&D investment planned over the next 5 years

30

(5.5.6.6) Explain how your R&D investment in this technology area is aligned with your climate commitments and/or climate transition plan

Investments to upgrade energy efficiency and decarbonize our portfolio will be expanded over the next few years with the help of innovative concepts and smart technologies in line with Vonovia's climate pathway. Implementation of energy-efficiency modernizations has to be efficient, fast and cost-saving in the interests of cost-effectiveness. Vonovia is pursuing these concepts with "serial modernization", an industrialized system that bundles and standardizes all steps in the refurbishment process. Forging ahead with investments in heat pump technology is also part of the investment initiative. In this area, we are focusing on the new heat pump cube solution (in collaboration with EnerCube), a heat pump center that combines all the necessary components in an external module and is installed on-site

outside the building. During the reporting year, 29 heat pump cubes were installed. Vonovia has entered a strategic partnership with EnerCube aiming to mass-produce 1,000 cubes by 2029. (Annual Report 2025, p. 87)
[Add row]

(5.10) Does your organization use an internal price on environmental externalities?

	Use of internal pricing for this environmental externality
Carbon	*Select from:* ☑ Yes
Other	*Select from:* ☑ No, and we do not plan to in the next two years

[Fixed row]

(5.10.1) Provide details of your organization's internal price on carbon.

Row 1

(5.10.1.1) Type of pricing scheme

Select from:
☑ Implicit price

(5.10.1.2) Objectives for implementing internal price

Select all that apply
☑ Drive energy efficiency
☑ Drive low-carbon investment
☑ Influence strategy and/or financial planning

☑ Navigate regulations

☑ Stress test investments

(5.10.1.3) Factors considered when determining the price

Select all that apply

☑ Alignment with the price of a carbon tax

☑ Scenario analysis

(5.10.1.4) Calculation methodology and assumptions made in determining the price

At the beginning of 2021, the German government introduced a carbon price that also applies to the real estate sector: starting at €25 per metric ton of CO_2, the cost of heating energy will be priced. The CO_2 price increased from €45 to €55 per metric ton in 2025. The planned EU Emissions Trading System for heat and transport will now not come into effect in 2027, but in 2028 instead. The German Cabinet decided that the carbon tax will be split between owners and tenants from 2023 onwards. Depending on CO_2 intensity of a building, owners have to bear between 0% and 95% of the carbon tax. As 88% of our portfolio is located in Germany, the carbon tax has a large direct impact on our business. Vonovia therefore calculates conservatively and takes the annual price per ton stipulated by law as its internal price and takes these into account in internal profitability and investment calculations. Effect in 2 ways: CO_2 tax and increasing effects is a criteria within DCF-calculation for investment decisions and taken into account within the risk management.

(5.10.1.5) Scopes covered

Select all that apply

☑ Scope 1

☑ Scope 2

(5.10.1.6) Pricing approach used – spatial variance

Select from:

☑ Uniform

(5.10.1.8) Pricing approach used – temporal variance

Select from:

☑ Evolutionary

(5.10.1.9) Indicate how you expect the price to change over time

The CO_2 price increased from €45 to €55 per metric ton in 2025. The planned EU Emissions Trading System for heat and transport will now not come into effect in 2027, but in 2028 instead. (Annual Report 2025, p. 170)

(5.10.1.10) Minimum actual price used (currency per metric ton CO2e)

55

(5.10.1.11) Maximum actual price used (currency per metric ton CO2e)

65

(5.10.1.12) Business decision-making processes the internal price is applied to

Select all that apply

☑ Capital expenditure

☑ Operations

☑ Product and R&D

☑ Risk management

(5.10.1.13) Internal price is mandatory within business decision-making processes

Select from:

☑ Yes, for all decision-making processes

(5.10.1.14) % total emissions in the reporting year in selected scopes this internal price covers

94

(5.10.1.15) Pricing approach is monitored and evaluated to achieve objectives

Select from:

☑ Yes

(5.10.1.16) Details of how the pricing approach is monitored and evaluated to achieve your objectives

To operationalise the transformation plan, Vonovia uses the decarbonisation tool (DCT) for the German building portfolio, which maps the housing stock with all relevant ecological and economic characteristics. The DCT provides an overall plan that shows in detail how the housing stock needs to be modernised in order to achieve the Group's overall target, as well as the corresponding timeline. For all included buildings, individual solution concepts are developed, which are then further specified in the plans for energy-efficient refurbishment and in the energy concepts. Vonovia uses this tool in combination with the internal CO_2 price to assess internal economic viability and investment calculations. Buildings in Sweden and Austria are currently not mapped in the decarbonisation tool.

Row 2

(5.10.1.1) Type of pricing scheme

Select from:

☑ Implicit price

(5.10.1.2) Objectives for implementing internal price

Select all that apply

☑ Drive energy efficiency

☑ Drive low-carbon investment

☑ Influence strategy and/or financial planning

☑ Navigate regulations

☑ Stress test investments

(5.10.1.3) Factors considered when determining the price

Select all that apply

☑ Alignment with the price of a carbon tax

☑ Scenario analysis

(5.10.1.4) Calculation methodology and assumptions made in determining the price

In 2022, the Austrian government introduced a carbon price that also applies to the real estate sector: starting at €30 per metric ton of CO_2, the cost of heating energy will be priced. The CO_2 price increased to €55 per metric ton in 2025. The planned EU Emissions Trading System for heat and transport will now not come into effect in 2027, but in 2028 instead and the price will remain at €55 per ton.

(5.10.1.5) Scopes covered

Select all that apply

☑ Scope 1

(5.10.1.6) Pricing approach used – spatial variance

Select from:

☑ Uniform

(5.10.1.8) Pricing approach used – temporal variance

Select from:

☑ Evolutionary

(5.10.1.9) Indicate how you expect the price to change over time

The CO_2 price increased from €45 to €55 per metric ton in 2025. The planned EU Emissions Trading System for heat and transport will now not come into effect in 2027, but in 2028 instead.

(5.10.1.10) Minimum actual price used (currency per metric ton CO2e)

55

(5.10.1.11) Maximum actual price used (currency per metric ton CO2e)

55

(5.10.1.12) Business decision-making processes the internal price is applied to

Select all that apply

☑ Capital expenditure

☑ Operations

☑ Product and R&D

☑ Risk management

(5.10.1.13) Internal price is mandatory within business decision-making processes

Select from:

☑ Yes, for all decision-making processes

(5.10.1.14) % total emissions in the reporting year in selected scopes this internal price covers

3

(5.10.1.15) Pricing approach is monitored and evaluated to achieve objectives

Select from:

☑ Yes

(5.10.1.16) Details of how the pricing approach is monitored and evaluated to achieve your objectives

While the decarbonisation tool (DCT) is used for the German housing stock to plan energy-efficient modernisation in detail, decarbonisation planning for the buildings in Sweden and Austria is based on national legal requirements, local market conditions and individual energy assessments. The measures planned there are designed to be aligned with the Group's overall climate targets and the transformation plan.

Row 3

(5.10.1.1) Type of pricing scheme

Select from:

☑ Implicit price

(5.10.1.2) Objectives for implementing internal price

Select all that apply

☑ Drive energy efficiency

☑ Drive low-carbon investment

☑ Influence strategy and/or financial planning

☑ Navigate regulations

☑ Stress test investments

(5.10.1.3) Factors considered when determining the price

Select all that apply

☑ Alignment with the price of a carbon tax

☑ Scenario analysis

(5.10.1.4) Calculation methodology and assumptions made in determining the price

In 1991, the Swedish government introduced a carbon price that also applies to the real estate sector: starting at approximately €23 per metric ton of CO_2, the cost of heating energy will be priced. The CO_2 price stood at approximately €134 per metric ton in 2025. The planned EU Emissions Trading System for heat and transport will now not come into effect in 2027, but in 2028 instead. Sweden's carbon tax will co-exist next to the EU ETS, but is designed to avoid double taxation.

(5.10.1.5) Scopes covered

Select all that apply

☑ Scope 1

(5.10.1.6) Pricing approach used – spatial variance

Select from:

☑ Uniform

(5.10.1.8) Pricing approach used – temporal variance

Select from:

☑ Evolutionary

(5.10.1.9) Indicate how you expect the price to change over time

The CO_2 price increased from approximately €118 to €134 per metric ton in 2025. The tax will coexist next to the EU ETS.

(5.10.1.10) Minimum actual price used (currency per metric ton CO2e)

134

(5.10.1.11) Maximum actual price used (currency per metric ton CO2e)

134

(5.10.1.12) Business decision-making processes the internal price is applied to

Select all that apply

☑ Capital expenditure

☑ Operations

☑ Product and R&D

☑ Risk management

(5.10.1.13) Internal price is mandatory within business decision-making processes

Select from:

☑ Yes, for all decision-making processes

(5.10.1.14) % total emissions in the reporting year in selected scopes this internal price covers

0.1

(5.10.1.15) Pricing approach is monitored and evaluated to achieve objectives

Select from:

☑ Yes

(5.10.1.16) Details of how the pricing approach is monitored and evaluated to achieve your objectives

While the decarbonisation tool (DCT) is used for the German housing stock to plan energy-efficient modernisation in detail, decarbonisation planning for the buildings in Sweden and Austria is based on national legal requirements, local market conditions and individual energy assessments. The measures planned there are designed to be aligned with the Group's overall climate targets and the transformation plan.
[Add row]

(5.11) Do you engage with your value chain on environmental issues?

	Engaging with this stakeholder on environmental issues	Environmental issues covered
Suppliers	*Select from:* ☑ Yes	*Select all that apply* ☑ Climate change
Customers	*Select from:* ☑ Yes	*Select all that apply* ☑ Climate change
Investors and shareholders	*Select from:* ☑ Yes	*Select all that apply* ☑ Climate change
Other value chain stakeholders	*Select from:* ☑ Yes	*Select all that apply* ☑ Climate change

[Fixed row]

(5.11.1) Does your organization assess and classify suppliers according to their dependencies and/or impacts on the environment?

Climate change

(5.11.1.1) Assessment of supplier dependencies and/or impacts on the environment

Select from:

☑ Yes, we assess the dependencies and/or impacts of our suppliers

(5.11.1.2) Criteria for assessing supplier dependencies and/or impacts on the environment

Select all that apply

☑ Other, please specify :Risk on POPs (= Persistent Organic Pollutants)

(5.11.1.3) % Tier 1 suppliers assessed

Select from:

☑ 100%

(5.11.1.4) Define a threshold for classifying suppliers as having substantive dependencies and/or impacts on the environment

According to the results of risk analysis due to environmental dependencies and impacts within Vonovia´s Supply Chain we identified the following as proprietary. Threshhold for measures: non-compliance with our principles on one of the following issues: - Handling hazardous substances - Environmental pollution (soil, air, water) - Inappropriate waste management (POPs = Persistent Organic Pollutants)

(5.11.1.5) % Tier 1 suppliers meeting the threshold for substantive dependencies and/or impacts on the environment

Select from:

☑ None

[Fixed row]

(5.11.2) Does your organization prioritize which suppliers to engage with on environmental issues?

Climate change

(5.11.2.1) Supplier engagement prioritization on this environmental issue

Select from:

☑ Yes, we prioritize which suppliers to engage with on this environmental issue

(5.11.2.2) Criteria informing which suppliers are prioritized for engagement on this environmental issue

Select all that apply

☑ Business risk mitigation

☑ Material sourcing

☑ Procurement spend

☑ Product safety and compliance

☑ Regulatory compliance

(5.11.2.4) Please explain

We apply more than one criterion to prioritize for supplier engagement (BAFA Report): - Risk analysis (German Supply Chain Due Diligence Act) - Procurement spend https://www.vonovia.com/en/content/download/184365/8465262?version=2 AND https://www.vonovia.com/en/investors/corporate-governance/commitments-and-policies/business-ethics)
[Fixed row]

(5.11.5) Do your suppliers have to meet environmental requirements as part of your organization's purchasing process?

Climate change

(5.11.5.1) Suppliers have to meet specific environmental requirements related to this environmental issue as part of the purchasing process

Select from:

☑ Yes, environmental requirements related to this environmental issue are included in our supplier contracts

(5.11.5.2) Policy in place for addressing supplier non-compliance

Select from:

☑ Yes, we have a policy in place for addressing non-compliance

(5.11.5.3) Comment

Code of Conduct for Business Partners (URL: https://www.vonovia.com/en/investors/corporate-governance/commitments-and-policies/business-ethics AND https://www.vonovia.com/en/content/download/61130/7424860?version=8 AND https://www.vonovia.com/en/investors/corporate-governance/commitments-and-policies/business-ethics
[Fixed row]

(5.11.6) Provide details of the environmental requirements that suppliers have to meet as part of your organization's purchasing process, and the compliance measures in place.

Climate change

(5.11.6.1) Environmental requirement

Select from:

☑ Environmental disclosure through a non-public platform

(5.11.6.2) Mechanisms for monitoring compliance with this environmental requirement

Select all that apply

☑ Supplier self-assessment

(5.11.6.3) % tier 1 suppliers by procurement spend required to comply with this environmental requirement

Select from:

☑ 100%

(5.11.6.4) % tier 1 suppliers by procurement spend in compliance with this environmental requirement

Select from:

☑ 100%

(5.11.6.7) % tier 1 supplier-related scope 3 emissions attributable to the suppliers required to comply with this environmental requirement

Select from:

☑ 100%

(5.11.6.8) % tier 1 supplier-related scope 3 emissions attributable to the suppliers in compliance with this environmental requirement

Select from:

☑ 100%

(5.11.6.9) Response to supplier non-compliance with this environmental requirement

Select from:

☑ Suspend and engage

(5.11.6.10) % of non-compliant suppliers engaged

Select from:

☑ 100%

(5.11.6.11) Procedures to engage non-compliant suppliers

Select all that apply

☑ Developing quantifiable, time-bound targets and milestones to bring suppliers back into compliance

☑ Other, please specify :If they dont meet the tatgets, we ban them.

(5.11.6.12) Comment

The prerequisite for our suppliers is a commitment to comply with Vonovia's Business Partner Code (BPC). By signing the code, suppliers undertake to protect the environment in the course of their business activities and to comply with the relevant laws, regulations and directives. This applies in particular to the applicable accident prevention regulations (UVV), workplace ordinance (ArbStättV) and the Waste and Recycling Management Act (AbfG/KrWG). In Sweden, we defined environmental criteria that will be binding for all new suppliers and their sub-suppliers from 2021 onwards. These criteria will be made binding for all other suppliers from 2025 onwards. The criteria include (1) internal environmental work, e.g. targets to reduce negative environmental impacts, (2) Material and products, e.g. life cycle assessment of products, (3) substances hazardous to the environment and health and substances of very high concerns (SVHC) in line with EU Taxonomy requirements (4) Waste, and (5) transport, e.g. emission requirements. Vonovia's Climate, Environmental and Energy Policy (updated in 2026) fosters its commitment towards environmental targets and highlights that Vonovia develops and maintains partnerships with companies, institutions and local authorities in order to promote the efficient and ecological use of resources and energy (Energy Policy 2026, p. 3). This also applies to subcontractors, who are equally subject to the BPCoC.

Climate change

(5.11.6.1) Environmental requirement

Select from:

☑ Adoption of the UN International Labour Organization Principles

(5.11.6.2) Mechanisms for monitoring compliance with this environmental requirement

Select all that apply

☑ Supplier self-assessment

(5.11.6.3) % tier 1 suppliers by procurement spend required to comply with this environmental requirement

Select from:

☑ 100%

(5.11.6.4) % tier 1 suppliers by procurement spend in compliance with this environmental requirement

Select from:

☑ 100%

(5.11.6.7) % tier 1 supplier-related scope 3 emissions attributable to the suppliers required to comply with this environmental requirement

Select from:

☑ 100%

(5.11.6.8) % tier 1 supplier-related scope 3 emissions attributable to the suppliers in compliance with this environmental requirement

Select from:

☑ 100%

(5.11.6.9) Response to supplier non-compliance with this environmental requirement

Select from:

☑ Suspend and engage

(5.11.6.10) % of non-compliant suppliers engaged

Select from:

☑ 100%

(5.11.6.11) Procedures to engage non-compliant suppliers

Select all that apply

☑ Developing quantifiable, time-bound targets and milestones to bring suppliers back into compliance

☑ Other, please specify :If they dont meet the targets, we ban them.

(5.11.6.12) Comment

The prerequisite for our suppliers is a commitment to comply with Vonovia's Business Partner Code (BPC). By signing the code, suppliers undertake to protect the environment in the course of their business activities and to comply with the relevant laws, regulations and directives. This applies in particular to the applicable accident prevention regulations (UVV), workplace ordinance (ArbStättV) and the Waste and Recycling Management Act (AbfG/KrWG). In Sweden, we defined environmental criteria that will be binding for all new suppliers and their sub-suppliers from 2021 onwards. These criteria will be made binding for all other suppliers from 2025 onwards. Human Rights Policy: https://www.vonovia.com/en/content/download/341234/17596961?version=2

Climate change

(5.11.6.1) Environmental requirement

Select from:

☑ Compliance with an environmental certification, please specify :EMAS, ISO14001, ISO50001

(5.11.6.2) Mechanisms for monitoring compliance with this environmental requirement

Select all that apply

☑ Supplier self-assessment

(5.11.6.3) % tier 1 suppliers by procurement spend required to comply with this environmental requirement

Select from:

☑ 100%

(5.11.6.4) % tier 1 suppliers by procurement spend in compliance with this environmental requirement

Select from:

☑ 100%

(5.11.6.7) % tier 1 supplier-related scope 3 emissions attributable to the suppliers required to comply with this environmental requirement

Select from:

☑ 100%

(5.11.6.8) % tier 1 supplier-related scope 3 emissions attributable to the suppliers in compliance with this environmental requirement

Select from:

☑ 100%

(5.11.6.9) Response to supplier non-compliance with this environmental requirement

Select from:

☑ Suspend and engage

(5.11.6.10) % of non-compliant suppliers engaged

Select from:

☑ 100%

(5.11.6.11) Procedures to engage non-compliant suppliers

Select all that apply

☑ Developing quantifiable, time-bound targets and milestones to bring suppliers back into compliance

☑ Other, please specify :If they dont meet the targets, we ban them.

(5.11.6.12) Comment

The prerequisite for our suppliers is a commitment to comply with Vonovia's Business Partner Code (BPC). By signing the code, suppliers undertake to protect the environment in the course of their business activities and to comply with the relevant laws, regulations and directives. This applies in particular to the applicable accident prevention regulations (UVV), workplace ordinance (ArbStättV) and the Waste and Recycling Management Act (AbfG/KrWG). In Sweden, we defined environmental criteria that will be binding for all new suppliers and their sub-suppliers from 2021 onwards. These criteria will be made binding for all other suppliers from 2025 onwards. The criteria include (1) internal environmental work, e.g. targets to reduce negative environmental impacts, (2) Material and products, e.g. life cycle assessment of products, (3) substances hazardous to the environment and health and substances of very high concerns (SVHC) in line with EU Taxonomy requirements (4) Waste, and (5) transport, e.g. emission requirements. Vonovia's Climate, Environmental and Energy Policy (updated in 2026) fosters its commitment towards environmental targets and highlights that Vonovia develops and maintains partnerships with companies, institutions and local authorities in order to promote the efficient and ecological use of resources and energy (Energy Policy 2026, p. 3). This also applies to subcontractors, who are equally subject to the BPCoC.
[Add row]

(5.11.7) Provide further details of your organization’s supplier engagement on environmental issues.

Climate change

(5.11.7.2) Action driven by supplier engagement

Select from:

☑ Upstream value chain transparency and human rights

(5.11.7.3) Type and details of engagement

Financial incentives

☑ Include long-term contracts linked to environmental commitments

Information collection

☑ Other information collection activity, please specify :Monitor environmental impact via scoring system

Innovation and collaboration

☑ Collaborate with suppliers on innovations to reduce environmental impacts in products and services

☑ Collaborate with suppliers on innovative business models and corporate renewable energy sourcing mechanisms

(5.11.7.4) Upstream value chain coverage

Select all that apply

☑ Tier 1 suppliers

(5.11.7.5) % of tier 1 suppliers by procurement spend covered by engagement

Select from:

☑ 76-99%

(5.11.7.6) % of tier 1 supplier-related scope 3 emissions covered by engagement

Select from:

☑ 76-99%

(5.11.7.9) Describe the engagement and explain the effect of your engagement on the selected environmental action

Rationale for the Coverage of Your Engagement: Vonovia engages external suppliers and service providers through a structured process based on the Business Partner Code, procurement terms, and contractual agreements. Over the past 2.5 years, we prioritized high-impact suppliers based on procurement volume and climate-related risks, aligned with the German Supply Chain Due Diligence Act. All suppliers must complete a two-stage onboarding via the Vonovia Partner Portal, including the submission of minimum wage declarations, exemption certificates, and relevant documents. Environmental practices are disclosed through self-assessment questionnaires. The Business Partner Code defines expectations for environmental responsibility, including low-emission materials and compliance with legal standards.In Sweden, binding environmental criteria apply to all suppliers from 2025 onwards. Compliance is monitored via a digital traffic light system. Non-compliance can lead to exclusion, payment blocks, or blacklisting. Suppliers are reassessed regularly through risk-based reviews and updated questionnaires. Our approach enhances transparency, closes documentation gaps, and enables targeted environmental performance monitoring across the supply chain.

(5.11.7.10) Engagement is helping your tier 1 suppliers meet an environmental requirement related to this environmental issue

Select from:

☑ Yes, please specify the environmental requirement :Compliance with labor, social and environmental/quality standards

(5.11.7.11) Engagement is helping your tier 1 suppliers engage with their own suppliers on the selected action

Select from:

☑ Yes

[Add row]

(5.11.9) Provide details of any environmental engagement activity with other stakeholders in the value chain.

Climate change

(5.11.9.1) Type of stakeholder

Select from:

☑ Customers

(5.11.9.2) Type and details of engagement

Education/Information sharing

☑ Share information about your products and relevant certification schemes

(5.11.9.3) % of stakeholder type engaged

Select from:

☑ 100%

(5.11.9.4) % stakeholder-associated scope 3 emissions

Select from:

☑ 26-50%

(5.11.9.5) Rationale for engaging these stakeholders and scope of engagement

Most climate-related impacts from our tenants are linked to energy consumption in residential buildings. Although tenants in Germany can freely choose their energy provider, Vonovia actively promotes energy-efficient behavior and low-emission energy options across its portfolio of approximately 530,979 own apartments. New tenants receive energy-saving information during onboarding. Tenants also receive regular information about energy costs and consumption. In addition, all tenants are regularly reached through our customer magazine "zuhause" and the corporate website, which provide guidance on efficient heating, insulation, and sustainable everyday habits. Vonovia Energie Service GmbH (VESG), a Vonovia subsidiary, offers access to renewable electricity, especially for heat pumps and tenant electricity models in new and modernized buildings. We are supplying over 52,000 households with reasonably priced solar power or certified green energy generated in the neighborhood, helping them to reduce GHG emissions. In 2025, Vonovia generated 76,579 MWh of renewable energy from PV (2024: 21,468 MWh). Even small behavioral changes can have significant impact due to the size of our portfolio.

(5.11.9.6) Effect of engagement and measures of success

Due to the size of our portfolio with around 530,979 flats in Germany, Austria and Sweden, the climate-relevant impact that we can achieve by motivating our tenants to adopt energy-efficient behaviour is significant. We therefore involve all of our customers in our engagement activities (target: 100%). In order to make our tenants aware of the importance of saving energy and conserving resources, we regularly inform them about energy-saving options in our customer magazine 'Zuhause', by distributing flyers and on our company website. In 2025, the CO_2 intensity of our German housing stock was 30.7 kg CO_2e/m² (2024: 31.2 kg CO_2e/m²), a reduction of approximately 1.6% year-on-year. Our own energy supply company (VESG) provides customers with electricity from renewable energies. We supply over 52,000 households with reasonably priced electricity, helping them to reduce GHG emissions. In 2025, Vonovia generated 76,579 MWh of renewable energy from PV (Annual Report 2025, p. 87, 91). As part of our climate strategy, we have set ourselves the goal of achieving a carbon-neutral building stock by 2045. This also serves as a benchmark for our success.

Climate change

(5.11.9.1) Type of stakeholder

Select from:

☑ Investors and shareholders

(5.11.9.2) Type and details of engagement

Education/Information sharing

☑ Educate and work with stakeholders on understanding and measuring exposure to environmental risks

☑ Share information on environmental initiatives, progress and achievements

(5.11.9.3) % of stakeholder type engaged

Select from:

☑ 76-99%

(5.11.9.4) % stakeholder-associated scope 3 emissions

Select from:

☑ None

(5.11.9.5) Rationale for engaging these stakeholders and scope of engagement

The stakeholder groups that are relevant to our IR work are private shareholders, institutional shareholders and analysts. Alongside conventional formats such as reporting and the Annual General Meeting, we also interact with our institutional shareholders at roadshows and conferences. We organize an annual corporate governance roadshow with our Supervisory Board Chair. Every two years, we organize an Analysts' and Investors' Day to present current topics and strategic perspectives. Vonovia's ninth Analyst and Investor Day was held in 2025, at which our international analysts and investors participated in strategy presentations. As of December 31, 2025, 23 analysts were publishing studies on Vonovia. In 2025, Vonovia participated in a total of 35 investors' conference days and also organized 33 roadshow days. In addition, Vonovia took part in various investor forums and numerous one-on-one meetings with investors and analysts. In 2025, we held several hundred talks with analysts and investors. We use these engagements to also discuss the risks and opportunities of climate change and their perspective on us, the real estate and the general market. (Annual Report 2025, p. 37)

(5.11.9.6) Effect of engagement and measures of success

The Investor Relations Team is continuously in exchange with our different investors to algin our performance, decisions and strategy with their expectations. On the topic of climate change and decarbonization they are getting the signal that we are among the frontrunnters in the topic and that our approach and strategy align very well with their expectations. Additionally we receive impulses for improvements from our investors (e.g. adapting of the reporting to include TCFD, SASB mapping, alignment with CRREM paths and participation in certain ESG-ratings such as CDP).

Climate change

(5.11.9.1) Type of stakeholder

Select from:

☑ Other value chain stakeholder, please specify :Employees

(5.11.9.2) Type and details of engagement

Education/Information sharing

☑ Run an engagement campaign to educate stakeholders about the environmental impacts about your products, goods and/or services

☑ Share information about your products and relevant certification schemes

☑ Share information on environmental initiatives, progress and achievements

(5.11.9.3) % of stakeholder type engaged

Select from:

☑ 100%

(5.11.9.4) % stakeholder-associated scope 3 emissions

Select from:

☑ None

(5.11.9.5) Rationale for engaging these stakeholders and scope of engagement

Our employees are a key element in the development and implementation of our measures on decarbonization with two of our key stakeholder groups (our tenants and our suppliers). As part of our mission statement and our strategy they form an important piece and we want to ensure that all our employees are taken along this path.

(5.11.9.6) Effect of engagement and measures of success

We receive input from our employees through different engagement formats. The input from our employees is considered in our materiality assessment that consideres climate change as a material topic and subsequentally their input is also used to come up and develop measures and initiatives. Some of our succesful measures to reduce our Scope 1, 2 or 3 greenhouse gas emissions are based on the engagement with our employees (e.g. fleet fuel-saving measures).
[Add row]

C6. Environmental performance - Consolidation approach

(6.1) Provide details on your chosen consolidation approach for the calculation of environmental performance data.

Climate change

(6.1.1) Consolidation approach used

Select from:

☑ Financial control

(6.1.2) Provide the rationale for the choice of consolidation approach

The key figures presented here reflect Vonovia SE's activities in Germany, Austria (BUWOG AT) and Sweden (Victoriahem AB) and are based on the financial control approach. They include those companies presented in the list of shareholdings in the Annual Report (see: https://report.vonovia.com/2025/q4/en/list-of-vonovia-shareholdings/) that are also included in the consolidated financial statements. This is particularly relevant for the apartments that are not owned by Vonovia but are merely managed by us as a service. The opportunities for implementing ecological measures are significantly smaller here than for our own portfolio - and are therefore not comparable. This area, which comprises about a further 76,255 apartments, is therefore excluded.

Biodiversity

(6.1.1) Consolidation approach used

Select from:

☑ Financial control

(6.1.2) Provide the rationale for the choice of consolidation approach

The key figures presented here reflect Vonovia SE's activities in Germany, Austria (BUWOG AT) and Sweden (Victoriahem AB) and are based on the financial control approach. They include those companies presented in the list of shareholdings in the Annual Report (see: https://report.vonovia.com/2025/q4/en/list-of-vonovia-shareholdings/) that are also included in the consolidated financial statements. This is particularly relevant for the apartments that are not owned by Vonovia but are merely managed by us as a service. The opportunities for implementing ecological measures are significantly smaller here than for our own portfolio - and are therefore not comparable. This area, which comprises about a further 76,255 apartments, is therefore excluded.
[Fixed row]

C7. Environmental performance - Climate change

(7.1) Is this your first year of reporting emissions data to CDP?

Select from:
☑ No

(7.1.1) Has your organization undergone any structural changes in the reporting year, or are any previous structural changes being accounted for in this disclosure of emissions data?

	Has there been a structural change?
	Select all that apply ☑ No

[Fixed row]

(7.1.2) Has your emissions accounting methodology, boundary, and/or reporting year definition changed in the reporting year?

	Change(s) in methodology, boundary, and/or reporting year definition?
	Select all that apply ☑ No

[Fixed row]

(7.2) Select the name of the standard, protocol, or methodology you have used to collect activity data and calculate emissions.

Select all that apply

☑ EPRA (European Public Real Estate Association) Sustainability Best Practice recommendations Guidelines, 2017

☑ The Greenhouse Gas Protocol: A Corporate Accounting and Reporting Standard (Revised Edition)

☑ The Greenhouse Gas Protocol: Scope 2 Guidance

☑ The Greenhouse Gas Protocol: Corporate Value Chain (Scope 3) Standard

(7.3) Describe your organization's approach to reporting Scope 2 emissions.

(7.3.1) Scope 2, location-based

Select from:

☑ We are reporting a Scope 2, location-based figure

(7.3.2) Scope 2, market-based

Select from:

☑ We are reporting a Scope 2, market-based figure

(7.3.3) Comment

Market-based Scope Calculation using utility-specific emission factors (market-based), if available, in qualified form. Otherwise, use of location-specific emission factors (location-based).
[Fixed row]

(7.4) Are there any sources (e.g. facilities, specific GHGs, activities, geographies, etc.) of Scope 1, Scope 2 or Scope 3 emissions that are excluded from your disclosure of climate-related data?

Select from:

☑ No

(7.5) Provide your base year and base year emissions.

Scope 1

(7.5.1) Base year end

12/31/2021

(7.5.2) Base year emissions (metric tons CO2e)

604450

(7.5.3) Methodological details

To calculate the emissions from the combustion of fossil fuels and location-based emissions in Scopes 1, 2 and 3.3, the CO_2e factors from version 5.1 of the GEMIS (Global Emission Model for Integrated Systems) database were used. GEMIS is an internationally recognized model for determining energy and material flows with an integrated database. The model calculates life cycles for all processes and scenarios, i.e., it takes into consideration all material steps from primary energy and raw material extraction to effective energy and material provision, and also includes the auxiliary energy and cost of materials to produce energy plants and transport systems.

Scope 2 (location-based)

(7.5.1) Base year end

12/31/2021

(7.5.2) Base year emissions (metric tons CO2e)

391373

(7.5.3) Methodological details

To calculate the emissions from the combustion of fossil fuels and location-based emissions in Scopes 1, 2 and 3.3, the CO_2e factors from version 5.1 of the GEMIS (Global Emission Model for Integrated Systems) database were used. GEMIS is an internationally recognized model for determining energy and material flows with an integrated database. The model calculates life cycles for all processes and scenarios, i.e., it takes into consideration all material steps from primary energy and raw material extraction to effective energy and material provision, and also includes the auxiliary energy and cost of materials to produce energy plants and transport systems.

Scope 2 (market-based)

(7.5.1) Base year end

12/31/2021

(7.5.2) Base year emissions (metric tons CO2e)

369461

(7.5.3) Methodological details

In order to calculate market-based emissions, the specific emission factors of the energy suppliers were used where this data was available. With regard to the purchase of district heating from combined heat and power (CHP) plants, we use emission factors based on the Carnot allocation method, as this allows for more realistic allocation of emissions to heat or electricity in physical terms. If no specific emission factors were available, the corresponding location-based factor was used. If other emission factors are applied in individual cases, this is indicated accordingly.

Scope 3 category 1: Purchased goods and services

(7.5.1) Base year end

12/31/2021

(7.5.2) Base year emissions (metric tons CO2e)

89700

(7.5.3) Methodological details

Estimation of GHG emissions from materials for modernisation, maintenance and PV installation, based on actvity related average emission factors.

Scope 3 category 2: Capital goods

(7.5.1) Base year end

12/31/2021

(7.5.2) Base year emissions (metric tons CO2e)

61729

(7.5.3) Methodological details

GHG emissions from the production of building and other materials used for the new buildings completed in the fiscal year in question. The GHG emissions are calculated using emission factors based on the building construction method, as prepared by external experts as part of a comprehensive life cycle assessment for a model home.

Scope 3 category 3: Fuel-and-energy-related activities (not included in Scope 1 or 2)

(7.5.1) Base year end

12/31/2021

(7.5.2) Base year emissions (metric tons CO2e)

234857

(7.5.3) Methodological details

Fuel and energy-related emissions (not Scope 1+2): GHG emissions from the upstream chain of energy sources not reported as Scope 1 or Scope 2 emissions (e.g., for the extraction and transportation of fuels or the production and transportation of electricity and district heating) – both for the wholly owned real estate portfolio and for apartments managed on behalf of third parties (their Scope 1 and 2 emissions are reported as Scope 3.13 emissions).

Scope 3 category 4: Upstream transportation and distribution

(7.5.1) Base year end

12/31/2021

(7.5.2) Base year emissions (metric tons CO2e)

0

(7.5.3) Methodological details

n/a

Scope 3 category 5: Waste generated in operations

(7.5.1) Base year end

12/31/2021

(7.5.2) Base year emissions (metric tons CO2e)

0

(7.5.3) Methodological details

n/a

Scope 3 category 6: Business travel

(7.5.1) Base year end

12/31/2021

(7.5.2) Base year emissions (metric tons CO2e)

0

(7.5.3) Methodological details

n/a

Scope 3 category 7: Employee commuting

(7.5.1) Base year end

12/31/2021

(7.5.2) Base year emissions (metric tons CO2e)

0

(7.5.3) Methodological details

n/a

Scope 3 category 8: Upstream leased assets

(7.5.1) Base year end

12/31/2021

(7.5.2) Base year emissions (metric tons CO2e)

0

(7.5.3) Methodological details

n/a

Scope 3 category 9: Downstream transportation and distribution

(7.5.1) Base year end

12/31/2021

(7.5.2) Base year emissions (metric tons CO2e)

0

(7.5.3) Methodological details

n/a

Scope 3 category 10: Processing of sold products

(7.5.1) Base year end

12/31/2021

(7.5.2) Base year emissions (metric tons CO2e)

0

(7.5.3) Methodological details

n/a

Scope 3 category 11: Use of sold products

(7.5.1) Base year end

12/31/2021

(7.5.2) Base year emissions (metric tons CO2e)

20563

(7.5.3) Methodological details

GHG emissions from the operation of newly constructed residential units sold in the relevant fiscal year (provision of heath and warm water) over a lifespan of 50 years (in line with the recommendation of the Association of German Housing and Real Estate Companies (GdW)). Declining GHG intensity of district heating and electricity is assumed over the course of the property's useful life. This matches the assumed trend for the company's own portfolio.

Scope 3 category 12: End of life treatment of sold products

(7.5.1) Base year end

12/31/2021

(7.5.2) Base year emissions (metric tons CO2e)

0

(7.5.3) Methodological details

n/a

Scope 3 category 13: Downstream leased assets

(7.5.1) Base year end

12/31/2021

(7.5.2) Base year emissions (metric tons CO2e)

511766

(7.5.3) Methodological details

GHG emissions generated from household electricity used by tenants in their homes for electrical appliances (excluding general electricity or electricity required for heat and warm water). The corresponding electricity consumption is estimated based on a method developed at sector level, since real data is not available to the landlord. The national emission factor for electricity is used to calculate emissions (location-based). In addition, GHG emissions (Scope 1 & 2) result from the supply of heating and warm water to rental units that belong to a residential property owners' association (WEG).

Scope 3 category 14: Franchises

(7.5.1) Base year end

12/31/2021

(7.5.2) Base year emissions (metric tons CO2e)

0

(7.5.3) Methodological details

n/a

Scope 3 category 15: Investments

(7.5.1) Base year end

12/31/2021

(7.5.2) Base year emissions (metric tons CO2e)

0

(7.5.3) Methodological details

n/a

Scope 3: Other (upstream)

(7.5.1) Base year end

12/31/2021

(7.5.2) Base year emissions (metric tons CO2e)

0

(7.5.3) Methodological details

n/a

Scope 3: Other (downstream)

(7.5.1) Base year end

12/31/2021

(7.5.2) Base year emissions (metric tons CO2e)

0

(7.5.3) Methodological details

n/a
[Fixed row]

(7.6) What were your organization’s gross global Scope 1 emissions in metric tons CO2e?

Reporting year

(7.6.1) Gross global Scope 1 emissions (metric tons CO2e)

530690

(7.6.3) Methodological details

This greenhouse gas balance (GHG balance) was prepared on the basis of the standards of the Greenhouse Gas Protocol Corporate Standard and Corporate Value Chain (Scope 3) Standard, the internationally recognized standards for calculating greenhouse gas emissions. The recommendations set out in the guidance issued by the Federal Association of German Housing and Real Estate Enterprise Registered Associations (GdW), “Arbeitshilfe 85 (CO2 Monitoring)”, and the recommendations published by the Wohnen 2050 housing initiative (IW2050), have also been taken into account. The scope of consolidation relevant to Vonovia’s greenhouse gas balance matches that of the other environmental indicators in our ESG Factbook. GHG emissions were calculated in carbon dioxide equivalents (CO2e), the standardized unit to measure the relative contributions to the greenhouse effect of the greenhouse gases CO_2, CH_4, N_2O, SF_6, HFCs and PFCs

regulated by the Kyoto Protocol. The calculation of GHG emissions in the portfolio is conducted according to the financial control approach. Emissions produced as a result of portfolio operations over which Vonovia has full control are disclosed under Scope 1 and Scope 2 emissions. For the part of the portfolio, in which the company holds a minority interest, the carbon emission figures are reported under Scope 3.

Past year 1

(7.6.1) Gross global Scope 1 emissions (metric tons CO2e)

539867

(7.6.2) End date

12/31/2024

(7.6.3) Methodological details

Including Deutsche Wohnen - This greenhouse gas balance (GHG balance) was prepared on the basis of the standards of the Greenhouse Gas Protocol Corporate Standard and Corporate Value Chain (Scope 3) Standard, the internationally recognized standards for calculating greenhouse gas emissions. The recommendations set out in the guidance issued by the Federal Association of German Housing and Real Estate Enterprise Registered Associations (GdW), "Arbeitshilfe 85 (CO2 Monitoring)", and the recommendations published by the Wohnen 2050 housing initiative (IW2050), have also been taken into account. The scope of consolidation relevant to Vonovia's greenhouse gas balance matches that of the other environmental indicators in our ESG Factbook. GHG emissions were calculated in carbon dioxide equivalents (CO2e), the standardized unit to measure the relative contributions to the greenhouse effect of the greenhouse gases CO_2, CH_4, N_2O, SF_6, HFCs and PFCs regulated by the Kyoto Protocol. The calculation of GHG emissions in the portfolio is conducted according to the financial control approach. Emissions produced as a result of portfolio operations over which Vonovia has full control are disclosed under Scope 1 and Scope 2 emissions. For the part of the portfolio, in which the company holds a minority interest, the carbon emission figures are reported under Scope 3.

Past year 2

(7.6.1) Gross global Scope 1 emissions (metric tons CO2e)

508141

(7.6.2) End date

12/31/2023

(7.6.3) Methodological details

Including Deutsche Wohnen - This greenhouse gas balance (GHG balance) was prepared on the basis of the standards of the Greenhouse Gas Protocol (GHG Protocol Corporate Standard and Corporate Value Chain (Scope 3) Standard, the internationally recognized standards for calculating greenhouse gas emissions. The recommendations set out in the guidance issued by the Federal Association of German Housing and Real Estate Enterprise Registered Associations (GdW), "Arbeitshilfe 85 (CO2 Monitoring)", and the recommendations published by the Wohnen 2050 housing initiative (IW2050), have also been taken into account. The scope of consolidation relevant to Vonovia's greenhouse gas balance matches that of the other environmental indicators in our ESG Factbook. GHG emissions were calculated in carbon dioxide equivalents (CO2e), the standardized unit to measure the relative contributions to the greenhouse effect of the greenhouse gases CO_2, CH_4, N_2O, SF_6, HFCs and PFCs regulated by the Kyoto Protocol. The calculation of GHG emissions in the portfolio is conducted according to the financial control approach. Emissions produced as a result of portfolio operations over which Vonovia has full control are disclosed under Scope 1 and Scope 2 emissions. For the part of the portfolio, in which the company holds a minority interest, the carbon emission figures are reported under Scope 3.
[Fixed row]

(7.7) What were your organization's gross global Scope 2 emissions in metric tons CO2e?

Reporting year

(7.7.1) Gross global Scope 2, location-based emissions (metric tons CO2e)

356108

(7.7.2) Gross global Scope 2, market-based emissions (metric tons CO2e)

270290

(7.7.4) Methodological details

Market-based emission factors were used to determine Scope 2 emissions from district heating where these were available in qualified form. Otherwise, location-based emission factors were used. In the 2025 fiscal year, market-based emission factors accounted for 71% in relation to district heating supply. An emission factor of zero was used to determine Scope 2 emissions from electricity consumption (market-based), as the corresponding energy volumes are sourced from green electricity. In 2025, 78% (previous year: 85%) of the green electricity was covered by guarantees of origin, while 22% (previous year: 15%) was sourced through a power purchase agreement (PPA, for electricity from renewable wind energy). The GHG emissions (Scope 1 and 2) indicated include all fully consolidated companies. Emissions from companies in which Vonovia holds a minority interest are to be allocated to Scope 3.15 Investments in accordance with the GHG Protocol. This category has not been classified as significant.

Past year 1

(7.7.1) Gross global Scope 2, location-based emissions (metric tons CO2e)

335518

(7.7.2) Gross global Scope 2, market-based emissions (metric tons CO2e)

296965

(7.7.3) End date

12/31/2024

(7.7.4) Methodological details

Including Deutsche Wohnen - This greenhouse gas balance (GHG balance) was prepared on the basis of the standards of the Greenhouse Gas Protocol (GHG Protocol Corporate Standard and Corporate Value Chain (Scope 3) Standard, the internationally recognized standards for calculating greenhouse gas emissions. The recommendations set out in the guidance issued by the Federal Association of German Housing and Real Estate Enterprise Registered Associations (GdW), "Arbeitshilfe 85 (CO_2 Monitoring)", and the recommendations published by the Wohnen 2050 housing initiative (IW2050), have also been taken into account. The scope of consolidation relevant to Vonovia's greenhouse gas balance matches that of the other environmental indicators in this ESG Factbook. GHG emissions were calculated in carbon dioxide equivalents (CO2e), the standardized unit to measure the relative contributions to the greenhouse effect of the greenhouse gases CO_2, CH_4, N_2O, SF_6, HFCs and PFCs regulated by the Kyoto Protocol. The calculation of GHG emissions in the portfolio is conducted according to the financial control approach. Emissions produced as a result of portfolio operations over which Vonovia has full control are disclosed under Scope 1 and Scope 2 emissions. For the part of the portfolio, in which the company holds a minority interest, the carbon emission figures are reported under Scope 3.

Past year 2

(7.7.1) Gross global Scope 2, location-based emissions (metric tons CO2e)

393615

(7.7.2) Gross global Scope 2, market-based emissions (metric tons CO2e)

321259

(7.7.3) End date

12/31/2023

(7.7.4) Methodological details

Including Deutsche Wohnen - This greenhouse gas balance (GHG balance) was prepared on the basis of the standards of the Greenhouse Gas Protocol (GHG Protocol Corporate Standard and Corporate Value Chain (Scope 3) Standard, the internationally recognized standards for calculating greenhouse gas emissions. The recommendations set out in the guidance issued by the Federal Association of German Housing and Real Estate Enterprise Registered Associations (GdW), "Arbeitshilfe 85 (CO_2 Monitoring)", and the recommendations published by the Wohnen 2050 housing initiative (IW2050), have also been taken into account. The scope of consolidation relevant to Vonovia's greenhouse gas balance matches that of the other environmental indicators in this ESG Factbook. GHG emissions were calculated in carbon dioxide equivalents (CO2e), the standardized unit to measure the relative contributions to the greenhouse effect of the greenhouse gases CO_2, CH_4, N_2O, SF_6, HFCs and PFCs regulated by the Kyoto Protocol. The calculation of GHG emissions in the portfolio is conducted according to the financial control approach. Emissions produced as a result of portfolio operations over which Vonovia has full control are disclosed under Scope 1 and Scope 2 emissions. For the part of the portfolio, in which the company holds a minority interest, the carbon emission figures are reported under Scope 3.
[Fixed row]

(7.8) Account for your organization's gross global Scope 3 emissions, disclosing and explaining any exclusions.

Purchased goods and services

(7.8.1) Evaluation status

Select from:
☑ Relevant, calculated

(7.8.2) Emissions in reporting year (metric tons CO2e)

143033

(7.8.3) Emissions calculation methodology

Select all that apply
☑ Average data method
☑ Other, please specify :Average product method

(7.8.4) Percentage of emissions calculated using data obtained from suppliers or value chain partners

0

(7.8.6) Please explain

GHG emissions from the production and installation of building materials and materials for maintenance, energy-efficient modernization, "Optimize Apartments" measures and heating system replacement. GHG emissions are calculated using emission factors created by external experts on the basis of typical measures taken by various companies in the housing industry. The emissions were calculated by multiplying the corresponding units of the measures implemented (modernized m2 of living area) by the relevant emission factors.

Capital goods

(7.8.1) Evaluation status

Select from:

☑ Relevant, calculated

(7.8.2) Emissions in reporting year (metric tons CO2e)

78556

(7.8.3) Emissions calculation methodology

Select all that apply

☑ Average product method

☑ Other, please specify :Asset specific method

(7.8.4) Percentage of emissions calculated using data obtained from suppliers or value chain partners

0

(7.8.6) Please explain

GHG emissions from the production of building materials use for the new buildings completed in the fiscal year in question. The GHG emissions are calculated using emission factors based on the building construction type as prepared by external experts as part of a comprehensive life cycle assessment for a model building. Total emissions were calculated by multiplying the gross floor space completed by the emission factors for the corresponding construction type.

Fuel-and-energy-related activities (not included in Scope 1 or 2)

(7.8.1) Evaluation status

Select from:

☑ Relevant, calculated

(7.8.2) Emissions in reporting year (metric tons CO2e)

197948

(7.8.3) Emissions calculation methodology

Select all that apply

☑ Supplier-specific method

☑ Other, please specify :Hybrid method and fuel based method

(7.8.4) Percentage of emissions calculated using data obtained from suppliers or value chain partners

2

(7.8.6) Please explain

Based on actual fuel and energy consumption data both for the wholly owned housing stock and for apartments owned by Vonovia that belong to a residential property owners' association (WEG) (their Scope 1 and 2 emissions are reported as Scope 3.13 emissions)

Upstream transportation and distribution

(7.8.1) Evaluation status

Select from:

☑ Not relevant, explanation provided

(7.8.5) Reason for this category not being relevant

Select from:

☑ Emissions estimated to be insignificant

(7.8.6) Please explain

All upstream transportation and distribution emissions within the manufacturing process of the materials used for new construction are accounted for in category 3.2. Emissions from transportation to a construction site are neglectable in the building sector compared to overall emissions. Most of the materials with the most weight are produced nearby and transported only small distances because of cost reasons. For purchased goods and services transportation and distribution emissions are partly included in category 3.1 we have identified the emission levels to not be material.

Waste generated in operations

(7.8.1) Evaluation status

Select from:

☑ Not relevant, explanation provided

(7.8.5) Reason for this category not being relevant

Select from:

☑ Emissions estimated to be insignificant

(7.8.6) Please explain

In the SBTi evaluation process a full screening of all Scope 3 categories was conducted. For Scope 3.5 Waste generated in operations the estimated GHG emission for 2021 were approximately 420 t CO2e, which equaled 0.04% of total Scope 3 emissions. Thus, this category was defined as not relevant.

Business travel

(7.8.1) Evaluation status

Select from:

☑ Not relevant, explanation provided

(7.8.5) Reason for this category not being relevant

Select from:

☑ Emissions estimated to be insignificant

(7.8.6) Please explain

In previous years emissions from business travel were calculated and reported. For 2023 the emissions were calculated at 867t CO2e, which is below 0.1% of the total Scope 3 emissions reported for 2024. Thus, this category was defined as not significant for future reporting.

Employee commuting

(7.8.1) Evaluation status

Select from:

☑ Not relevant, explanation provided

(7.8.5) Reason for this category not being relevant

Select from:

☑ Emissions estimated to be insignificant

(7.8.6) Please explain

In the SBTi evaluation process a full screening of all Scope 3 categories was conducted. For Scope 3.7 Employee commuting the estimated GHG emission for 2021 was approximately 12,530 t CO2e, which equaled 1.3% of total Scope 3 emissions. Thus, this category was defined as not relevant.

Upstream leased assets

(7.8.1) Evaluation status

Select from:

☑ Not relevant, explanation provided

(7.8.5) Reason for this category not being relevant

Select from:

☑ Emissions estimated to be insignificant

(7.8.6) Please explain

In the SBTi evaluation process a full screening of all Scope 3 categories was conducted. Vonovia has no significant activity relating to this category. During our assurance process for our 2023 data as well as in the SBTi evaluation process the scope 3 emission categories were also evaluated and the relevance was confirmed.

Downstream transportation and distribution

(7.8.1) Evaluation status

Select from:

☑ Not relevant, explanation provided

(7.8.5) Reason for this category not being relevant

Select from:

☑ Emissions estimated to be insignificant

(7.8.6) Please explain

As a provider of housing, downstream transport is not relevant to our business model and does not occur. During our assurance process for our 2023 data as well as in the SBTi evaluation process the Scope 3 emission categories were also evaluated and the relevance was confirmed.

Processing of sold products

(7.8.1) Evaluation status

Select from:

☑ Not relevant, explanation provided

(7.8.5) Reason for this category not being relevant

Select from:

☑ Emissions estimated to be insignificant

(7.8.6) Please explain

Vonovia is a service provider and does not sell any semi-manufactured products. During our assurance process for our 2023 data as well as in the SBTi evaluation process the scope 3 emission categories were also evaluated and the relevance was confirmed.

Use of sold products

(7.8.1) Evaluation status

Select from:

☑ Relevant, calculated

(7.8.2) Emissions in reporting year (metric tons CO2e)

15511

(7.8.3) Emissions calculation methodology

Select all that apply

☑ Other, please specify :Average data method

(7.8.4) Percentage of emissions calculated using data obtained from suppliers or value chain partners

0

(7.8.6) Please explain

GHG emissions from the operation of newly constructed residential units sold in the relevant fiscal year (provision of heat and warm water) over the lifespan of 50 years (in line with the recommendation of the Association of German Housing and Real Estate Companies (GdW)). Declining GHG intensity of district heating and electricity is assumed over the course of the property's useful life. This matches the assumed trend for the company's own portfolio

End of life treatment of sold products

(7.8.1) Evaluation status

Select from:

☑ Not relevant, explanation provided

(7.8.5) Reason for this category not being relevant

Select from:

☑ Emissions estimated to be insignificant

(7.8.6) Please explain

Vonovia does not offer any products that need to be disposed of. Buildings and apartments which are sold have an almost unlimited lifetime. If they in parts will be disposed of in the future, there are no reliable metrics to calculate potential GHG emissions. During our assurance process for our 2023 data as well as in the SBTi evaluation process the Scope 3 emission categories were also evaluated and the relevance was confirmed.

Downstream leased assets

(7.8.1) Evaluation status

Select from:

☑ Relevant, calculated

(7.8.2) Emissions in reporting year (metric tons CO2e)

469843

(7.8.3) Emissions calculation methodology

Select all that apply

☑ Asset-specific method

☑ Average data method

(7.8.4) Percentage of emissions calculated using data obtained from suppliers or value chain partners

0

(7.8.6) Please explain

GHG emissions generated from household electricity used by tenants in their homes for electrical appliances (excluding general electricity or electricity required for heat and warm water). The corresponding electricity consumption is estimated based on a method developed at sector level, since real data is not available to the landlord. User electricity for commercial units was extrapolated based on average values for types of use. The national emission factor for electricity is used to calculate emissions (location-based), as are GHG emissions resulting from the supply of heating and warm water to rental units that are owned by Vonovia and belong to a residential property owners' association (WEG).

Franchises

(7.8.1) Evaluation status

Select from:

☑ Not relevant, explanation provided

(7.8.5) Reason for this category not being relevant

Select from:

☑ Emissions estimated to be insignificant

(7.8.6) Please explain

Vonovia does not operate any franchises. During our assurance process for our 2023 data as well as in the SBTi evaluation process the Scope 3 emission categories were also evaluated and the relevance was confirmed.

Investments

(7.8.1) Evaluation status

Select from:

☑ Not relevant, explanation provided

(7.8.5) Reason for this category not being relevant

Select from:

☑ Emissions estimated to be insignificant

(7.8.6) Please explain

Vonovia only has neglectable shares in relevant companies. In the SBTi evaluation process a full screening of all Scope 3 categories was conducted. For Scope 3.15 investments, the estimated GHG emission for 2021 was approximately 18,843 t CO2e, which equaled 2% of total Scope 3 emissions. Thus, this category was defined as not relevant. During our assurance process for our 2023 data as well as in the SBTi evaluation process the Scope 3 emission categories were also evaluated and the relevance was confirmed.

Other (upstream)

(7.8.1) Evaluation status

Select from:

☑ Not relevant, explanation provided

(7.8.5) Reason for this category not being relevant

Select from:

☑ Not applicable to our organization’s activities

(7.8.6) Please explain

There are no other upstream emissions.

Other (downstream)

(7.8.1) Evaluation status

Select from:

☑ Not relevant, explanation provided

(7.8.5) Reason for this category not being relevant

Select from:

☑ Not applicable to our organization’s activities

(7.8.6) Please explain

There are no other downstream emissions.
[Fixed row]

(7.8.1) Disclose or restate your Scope 3 emissions data for previous years.

Past year 1

(7.8.1.1) End date

12/31/2024

(7.8.1.2) Scope 3: Purchased goods and services (metric tons CO2e)

170748

(7.8.1.3) Scope 3: Capital goods (metric tons CO2e)

132075

(7.8.1.4) Scope 3: Fuel and energy-related activities (not included in Scopes 1 or 2) (metric tons CO2e)

205634

(7.8.1.5) Scope 3: Upstream transportation and distribution (metric tons CO2e)

0

(7.8.1.6) Scope 3: Waste generated in operations (metric tons CO2e)

0

(7.8.1.7) Scope 3: Business travel (metric tons CO2e)

0

(7.8.1.8) Scope 3: Employee commuting (metric tons CO2e)

0

(7.8.1.9) Scope 3: Upstream leased assets (metric tons CO2e)

0

(7.8.1.10) Scope 3: Downstream transportation and distribution (metric tons CO2e)

0

(7.8.1.11) Scope 3: Processing of sold products (metric tons CO2e)

0

(7.8.1.12) Scope 3: Use of sold products (metric tons CO2e)

48557

(7.8.1.13) Scope 3: End of life treatment of sold products (metric tons CO2e)

0

(7.8.1.14) Scope 3: Downstream leased assets (metric tons CO2e)

497568

(7.8.1.15) Scope 3: Franchises (metric tons CO2e)

0

(7.8.1.16) Scope 3: Investments (metric tons CO2e)

0

(7.8.1.17) Scope 3: Other (upstream) (metric tons CO2e)

0

(7.8.1.18) Scope 3: Other (downstream) (metric tons CO2e)

0

(7.8.1.19) Comment

n/a

Past year 2

(7.8.1.1) End date

12/31/2023

(7.8.1.2) Scope 3: Purchased goods and services (metric tons CO2e)

81021

(7.8.1.3) Scope 3: Capital goods (metric tons CO2e)

72361

(7.8.1.4) Scope 3: Fuel and energy-related activities (not included in Scopes 1 or 2) (metric tons CO2e)

210026

(7.8.1.5) Scope 3: Upstream transportation and distribution (metric tons CO2e)

0

(7.8.1.6) Scope 3: Waste generated in operations (metric tons CO2e)

0

(7.8.1.7) Scope 3: Business travel (metric tons CO2e)

0

(7.8.1.8) Scope 3: Employee commuting (metric tons CO2e)

0

(7.8.1.9) Scope 3: Upstream leased assets (metric tons CO2e)

0

(7.8.1.10) Scope 3: Downstream transportation and distribution (metric tons CO2e)

0

(7.8.1.11) Scope 3: Processing of sold products (metric tons CO2e)

0

(7.8.1.12) Scope 3: Use of sold products (metric tons CO2e)

13974

(7.8.1.13) Scope 3: End of life treatment of sold products (metric tons CO2e)

0

(7.8.1.14) Scope 3: Downstream leased assets (metric tons CO2e)

587523

(7.8.1.15) Scope 3: Franchises (metric tons CO2e)

0

(7.8.1.16) Scope 3: Investments (metric tons CO2e)

0

(7.8.1.17) Scope 3: Other (upstream) (metric tons CO2e)

0

(7.8.1.18) Scope 3: Other (downstream) (metric tons CO2e)

0

(7.8.1.19) Comment

n/a
[Fixed row]

(7.9) Indicate the verification/assurance status that applies to your reported emissions.

	Verification/assurance status
Scope 1	*Select from:* ☑ Third-party verification or assurance process in place
Scope 2 (location-based or market-based)	*Select from:* ☑ Third-party verification or assurance process in place

	Verification/assurance status
Scope 3	*Select from:* ☑ Third-party verification or assurance process in place

[Fixed row]

(7.9.1) Provide further details of the verification/assurance undertaken for your Scope 1 emissions, and attach the relevant statements.

Row 1

(7.9.1.1) Verification or assurance cycle in place

Select from:
☑ Annual process

(7.9.1.2) Status in the current reporting year

Select from:
☑ Complete

(7.9.1.3) Type of verification or assurance

Select from:
☑ Limited assurance

(7.9.1.4) Attach the statement

Vonovia-SE_Annual-Report-2025.pdf

(7.9.1.5) Page/section reference

Assurance report of the independent German public auditor on a limited assurance engagement in relation to the group sustainability statement can be found on p. 337 - 339 The group sustainability statement covers p. 48 - 152

(7.9.1.6) Relevant standard

Select all that apply

☑ ISAE3000

(7.9.1.7) Proportion of reported emissions verified (%)

100
[Add row]

(7.9.2) Provide further details of the verification/assurance undertaken for your Scope 2 emissions and attach the relevant statements.

Row 1

(7.9.2.1) Scope 2 approach

Select from:

☑ Scope 2 location-based

(7.9.2.2) Verification or assurance cycle in place

Select from:

☑ Annual process

(7.9.2.3) Status in the current reporting year

Select from:

☑ Complete

(7.9.2.4) Type of verification or assurance

Select from:

☑ Limited assurance

(7.9.2.5) Attach the statement

Vonovia-SE_Annual-Report-2025.pdf

(7.9.2.6) Page/ section reference

Assurance report of the independent German public auditor on a limited assurance engagement in relation to the group sustainability statement can be found on p. 337 - 339 The group sustainability statement covers p. 48 - 152

(7.9.2.7) Relevant standard

Select all that apply

☑ ISAE3000

(7.9.2.8) Proportion of reported emissions verified (%)

100

Row 2

(7.9.2.1) Scope 2 approach

Select from:

☑ Scope 2 market-based

(7.9.2.2) Verification or assurance cycle in place

Select from:

☑ Annual process

(7.9.2.3) Status in the current reporting year

Select from:

☑ Complete

(7.9.2.4) Type of verification or assurance

Select from:

☑ Limited assurance

(7.9.2.5) Attach the statement

Vonovia-SE_Annual-Report-2025.pdf

(7.9.2.6) Page/ section reference

Assurance report of the independent German public auditor on a limited assurance engagement in relation to the group sustainability statement can be found on p. 337 - 339 The group sustainability statement covers p. 48 - 152

(7.9.2.7) Relevant standard

Select all that apply

☑ ISAE3000

(7.9.2.8) Proportion of reported emissions verified (%)

100
[Add row]

(7.9.3) Provide further details of the verification/assurance undertaken for your Scope 3 emissions and attach the relevant statements.

Row 1

(7.9.3.1) Scope 3 category

Select all that apply

☑ Scope 3: Purchased goods and services

☑ Scope 3: Capital goods

☑ Scope 3: Fuel and energy-related activities (not included in Scopes 1 or 2)

☑ Scope 3: Use of sold products

☑ Scope 3: Downstream leased assets

(7.9.3.2) Verification or assurance cycle in place

Select from:

☑ Annual process

(7.9.3.3) Status in the current reporting year

Select from:

☑ Complete

(7.9.3.4) Type of verification or assurance

Select from:

☑ Limited assurance

(7.9.3.5) Attach the statement

Vonovia-SE_Annual-Report-2025.pdf

(7.9.3.6) Page/section reference

Assurance report of the independent German public auditor on a limited assurance engagement in relation to the group sustainability statement can be found on p. 337 - 339 The group sustainability statement covers p. 48 - 152

(7.9.3.7) Relevant standard

Select all that apply
☑ ISAE3000

(7.9.3.8) Proportion of selected emissions categories verified (%)

100

(7.9.3.9) Proportion of total reported scope 3 emissions verified (%)

100
[Add row]

(7.10) How do your gross global emissions (Scope 1 and 2 combined) for the reporting year compare to those of the previous reporting year?

Select from:
☑ Decreased

(7.10.1) Identify the reasons for any change in your gross global emissions (Scope 1 and 2 combined), and for each of them specify how your emissions compare to the previous year.

Change in renewable energy consumption

(7.10.1.1) Change in emissions (metric tons CO2e)

0

(7.10.1.2) Direction of change in emissions

Select from:
☑ No change

(7.10.1.3) Emissions value (percentage)

0

(7.10.1.4) Please explain calculation

No change

Other emissions reduction activities

(7.10.1.1) Change in emissions (metric tons CO2e)

6500

(7.10.1.2) Direction of change in emissions

Select from:

☑ Decreased

(7.10.1.3) Emissions value (percentage)

0.78

(7.10.1.4) Please explain calculation

*Gross Scope 1 & 2 emissions decreased by 0.78% due to emission reduction initiatives such as the heating program as well as modernization programs. Through these activities we reduced our emissions by 6,500 tons CO2e, and our total Scope 1 & 2 emissions in the previous year was 836,832 tons CO2e, this results in –0.78%, based on the following calculation: (6,500/836,832)*1000.*

Divestment

(7.10.1.1) Change in emissions (metric tons CO2e)

16900

(7.10.1.2) Direction of change in emissions

Select from:

☑ Decreased

(7.10.1.3) Emissions value (percentage)

2.02

(7.10.1.4) Please explain calculation

*Gross Scope 1 & 2 emissions decreased by 1.89% in Germany and by 0.13% in Ausrtria due to the reduction of energy consumption of sold buildings based on energy certificates (without consideration of adapted emissions factors). Through these activities, our emissions decreased by 16,900 tons CO2e, and our total Scope 1 & 2 emissions in the previous year was 836,832 tons CO2e, this results in –2.02%, based on the following calculation: (16,900/836,832)*1000*

Acquisitions

(7.10.1.1) Change in emissions (metric tons CO2e)

5000

(7.10.1.2) Direction of change in emissions

Select from:
☑ Increased

(7.10.1.3) Emissions value (percentage)

0.6

(7.10.1.4) Please explain calculation

*Gross Scope 1 & 2 emissions increased by 0.6% due to the purchase of buildings in context of our Manage to Green (M2G) business Through these activities, our emissions increased by 5,000 tons CO2e, and our total Scope 1 & 2 emissions in the previous year was 836,832 tons CO2e, this results in +0.60%, based on the following calculation: (5,000/836,832)*1000*

Mergers

(7.10.1.1) Change in emissions (metric tons CO2e)

0

(7.10.1.2) Direction of change in emissions

Select from:
☑ No change

(7.10.1.3) Emissions value (percentage)

0

(7.10.1.4) Please explain calculation

No change

Change in output

(7.10.1.1) Change in emissions (metric tons CO2e)

700

(7.10.1.2) Direction of change in emissions

Select from:
☑ Increased

(7.10.1.3) Emissions value (percentage)

0.08

(7.10.1.4) Please explain calculation

*Gross Scope 1 & 2 emissions increased by 0.08% due to the construction of new buildings. Through these activities, our emissions increased by 700 tons CO2e, and our total Scope 1 & 2 emissions in the previous year was 836,832 tons CO2e, this results in +0.08%, based on the following calculation: (700/836,832)*1000*

Change in methodology

(7.10.1.1) Change in emissions (metric tons CO2e)

9200

(7.10.1.2) Direction of change in emissions

Select from:

☑ Decreased

(7.10.1.3) Emissions value (percentage)

1.1

(7.10.1.4) Please explain calculation

*Gross Scope 1 & 2 emissions decreased by 0.73% in Austria and 0.37% in Sweden due to the consideration of market-based emission factors compared to the usage of location-based emission factors which we used for the whole Austrian portfolio or the Swedish common electricity consumption before. Through these activities, our emissions decreased by 9,200 tons CO2e, and our total Scope 1 & 2 emissions in the previous year was 836,832 tons CO2e, this results in –1.1%, based on the following calculation: (9,200/836,832)*1000*

Change in boundary

(7.10.1.1) Change in emissions (metric tons CO2e)

0

(7.10.1.2) Direction of change in emissions

Select from:

☑ No change

(7.10.1.3) Emissions value (percentage)

0

(7.10.1.4) Please explain calculation

No change

Change in physical operating conditions

(7.10.1.1) Change in emissions (metric tons CO2e)

0

(7.10.1.2) Direction of change in emissions

Select from:
☑ No change

(7.10.1.3) Emissions value (percentage)

0

(7.10.1.4) Please explain calculation

No change

Unidentified

(7.10.1.1) Change in emissions (metric tons CO2e)

0

(7.10.1.2) Direction of change in emissions

Select from:
☑ No change

(7.10.1.3) Emissions value (percentage)

0

(7.10.1.4) Please explain calculation

No change

Other

(7.10.1.1) Change in emissions (metric tons CO2e)

5700

(7.10.1.2) Direction of change in emissions

Select from:
☑ Decreased

(7.10.1.3) Emissions value (percentage)

0.68

(7.10.1.4) Please explain calculation

*Gross Scope 1 & 2 emissions decreased by 0.68% due to new market-based emission factors we recieved from our suppliers. It is no change in methodology, because we already calculated on market-based approach before. These two new certificates cover a substantial part of our portfolio and therefor decrease our emissions significantly. Through these activities, our emissions decreased by 5,700 tons CO2e, and our total Scope 1 & 2 emissions in the previous year was 836,832 tons CO2e, this results in –0.68%, based on the following calculation: (5,700/836,832)*1000*
[Fixed row]

(7.10.2) Are your emissions performance calculations in 7.10 and 7.10.1 based on a location-based Scope 2 emissions figure or a market-based Scope 2 emissions figure?

Select from:
☑ Market-based

(7.12) Does your organization have significant land sector activities in its operations or value chain?

	Agriculture, forestry or other land sector activities	Specify the reason for no significant activities
	Select from: ☑ No, explanation provided	*Select from:* ☑ No relevant activities identified

[Fixed row]

(7.13) Does your organization choose to account for and report technological CO2 removals or captured CO2 with geologic storage, or have you done so in previous years?

	Technological CO2 removals or captured CO2 with geologic storage in the reporting year	Specify the reason for no technological CO2 removals or captured CO2 with geological storage in the reporting year	Technological CO2 removals or captured CO2 with geologic storage were accounted for and reported in previous years
	Select from: ☑ No, explanation provided	*Select from:* ☑ No relevant activities identified	*Select from:* ☑ No

[Fixed row]

(7.15) Does your organization break down its Scope 1 and/or Scope 2 emissions by greenhouse gas type?

(7.15.1) Emissions breakdown by greenhouse gas type

Select from:

☑ Yes, Scope 1 emissions only

[Fixed row]

(7.15.1) Break down your total gross global Scope 1 and Scope 2 emissions by greenhouse gas type and provide the source of each used global warming potential (GWP).

Row 1

(7.15.1.1) Greenhouse gas

Select from:
☑ CO2

(7.15.1.2) Scope 1 emissions (metric tons of selected gas)

512552162

(7.15.1.3) Scope 1 emissions (metric tons of CO2e)

512552162

(7.15.1.8) GWP Reference

Select from:
☑ IPCC Fifth Assessment Report (AR5 – 100 year)

Row 2

(7.15.1.1) Greenhouse gas

Select from:
☑ CH4

(7.15.1.2) Scope 1 emissions (metric tons of selected gas)

15060

(7.15.1.3) Scope 1 emissions (metric tons of CO2e)

451807

(7.15.1.8) GWP Reference

Select from:
☑ IPCC Fifth Assessment Report (AR5 – 100 year)

Row 3

(7.15.1.1) Greenhouse gas

Select from:
☑ N2O

(7.15.1.2) Scope 1 emissions (metric tons of selected gas)

3349

(7.15.1.3) Scope 1 emissions (metric tons of CO2e)

887392

(7.15.1.8) GWP Reference

Select from:
☑ IPCC Fifth Assessment Report (AR5 – 100 year)
[Add row]

(7.16) Break down your total gross global Scope 1 and 2 emissions by country/area.

	Scope 1 emissions (metric tons CO2e)	Scope 2, location-based (metric tons CO2e)	Scope 2, market-based (metric tons CO2e)
Austria	*16393*	*15587*	*11075*
Germany	*513891*	*313279*	*236936*
Sweden	*405*	*27242*	*22279*

[Fixed row]

(7.17) Indicate which gross global Scope 1 emissions breakdowns you are able to provide.

Select all that apply

☑ By activity

(7.17.3) Break down your total gross global Scope 1 emissions by business activity.

	Activity	Scope 1 emissions (metric tons CO2e)
Row 1	*Business operations*	*19910*
Row 2	*Portfolio*	*510780*

[Add row]

(7.20) Indicate which gross global Scope 2 emissions breakdowns you are able to provide.

Select all that apply

☑ By activity

(7.20.3) Break down your total gross global Scope 2 emissions by business activity.

	Activity	Scope 2, location-based (metric tons CO2e)	Scope 2, market-based (metric tons CO2e)
Row 1	*Business operations*	*5566*	*2724*
Row 2	*Portfolio*	*350543*	*267566*

[Add row]

(7.22) Break down your gross Scope 1 and Scope 2 emissions between your consolidated accounting group and other entities included in your response.

Consolidated accounting group

(7.22.1) Scope 1 emissions (metric tons CO2e)

530690

(7.22.2) Scope 2, location-based emissions (metric tons CO2e)

356108

(7.22.3) Scope 2, market-based emissions (metric tons CO2e)

270290

(7.22.4) Please explain

All entities are included in the consolidated accounting group.

All other entities

(7.22.1) Scope 1 emissions (metric tons CO2e)

0

(7.22.2) Scope 2, location-based emissions (metric tons CO2e)

0

(7.22.3) Scope 2, market-based emissions (metric tons CO2e)

0

(7.22.4) Please explain

All entities are included in the consolidated accounting group.
[Fixed row]

(7.23) Is your organization able to break down your emissions data for any of the subsidiaries included in your CDP response?

Select from:
☑ Not relevant as we do not have any subsidiaries

(7.29) What percentage of your total operational spend in the reporting year was on energy?

Select from:
☑ More than 15% but less than or equal to 20%

(7.30) Select which energy-related activities your organization has undertaken.

	Indicate whether your organization undertook this energy-related activity in the reporting year
Consumption of fuel (excluding feedstocks)	*Select from:* ☑ Yes
Consumption of purchased or acquired electricity	*Select from:* ☑ Yes
Consumption of purchased or acquired heat	*Select from:* ☑ Yes
Consumption of purchased or acquired steam	*Select from:* ☑ No
Consumption of purchased or acquired cooling	*Select from:* ☑ No
Generation of electricity, heat, steam, or cooling	*Select from:* ☑ Yes

[Fixed row]

(7.30.1) Report your organization’s energy consumption totals (excluding feedstocks) in MWh.

Consumption of fuel (excluding feedstock)

(7.30.1.1) Heating value

Select from:

☑ LHV (lower heating value)

(7.30.1.2) MWh from renewable sources

8480

(7.30.1.3) MWh from non-renewable sources

2693545

(7.30.1.5) Total (renewable + non-renewable) MWh

2702025.00

Consumption of purchased or acquired electricity

(7.30.1.2) MWh from renewable sources

112754

(7.30.1.3) MWh from non-renewable sources

61799

(7.30.1.4) MWh from non-renewable zero or near-zero emission sources

0

(7.30.1.5) Total (renewable + non-renewable) MWh

174553.00

Consumption of purchased or acquired heat

(7.30.1.2) MWh from renewable sources

1133959

(7.30.1.3) MWh from non-renewable sources

1250588

(7.30.1.5) Total (renewable + non-renewable) MWh

2384547.00

Consumption of self-generated non-fuel renewable energy

(7.30.1.2) MWh from renewable sources

2332

(7.30.1.5) Total (renewable + non-renewable) MWh

2332.00

Total energy consumption

(7.30.1.2) MWh from renewable sources

1257525

(7.30.1.3) MWh from non-renewable sources

4005932

(7.30.1.4) MWh from non-renewable zero or near-zero emission sources

0

(7.30.1.5) Total (renewable + non-renewable) MWh

5263457.00
[Fixed row]

(7.30.6) Select the applications of your organization’s consumption of fuel.

	Indicate whether your organization undertakes this fuel application
Consumption of fuel for the generation of electricity	*Select from:* ☑ No
Consumption of fuel for the generation of heat	*Select from:* ☑ Yes
Consumption of fuel for the generation of steam	*Select from:* ☑ No
Consumption of fuel for the generation of cooling	*Select from:* ☑ No
Consumption of fuel for co-generation or tri-generation	*Select from:* ☑ No

[Fixed row]

(7.30.7) State how much fuel in MWh your organization has consumed (excluding feedstocks) by fuel type.

Sustainable biomass

(7.30.7.1) Total fuel MWh consumed by the organization

0

(7.30.7.7) Comment

n/a

Other biomass

(7.30.7.1) Total fuel MWh consumed by the organization

0

(7.30.7.7) Comment

n/a

Other renewable fuels (e.g. renewable hydrogen)

(7.30.7.1) Total fuel MWh consumed by the organization

8480

(7.30.7.7) Comment

n/a

Coal

(7.30.7.1) Total fuel MWh consumed by the organization

5860

(7.30.7.7) Comment

n/a

Oil

(7.30.7.1) Total fuel MWh consumed by the organization

186354

(7.30.7.7) Comment

n/a

Gas

(7.30.7.1) Total fuel MWh consumed by the organization

2501331

(7.30.7.7) Comment

n/a

Other non-renewable fuels (e.g. non-renewable hydrogen)

(7.30.7.1) Total fuel MWh consumed by the organization

0

(7.30.7.7) Comment

n/a

Total fuel

(7.30.7.1) Total fuel MWh consumed by the organization

2702025

(7.30.7.7) Comment

n/a
[Fixed row]

(7.30.9) Provide details on the electricity, heat, steam, and cooling your organization has generated and consumed in the reporting year.

Electricity

(7.30.9.1) Total Gross generation (MWh)

76579

(7.30.9.2) Generation that is consumed by the organization (MWh)

2332

(7.30.9.3) Gross generation from renewable sources (MWh)

76579

(7.30.9.4) Generation from renewable sources that is consumed by the organization (MWh)

2332

Heat

(7.30.9.1) Total Gross generation (MWh)

2678524

(7.30.9.2) Generation that is consumed by the organization (MWh)

2678524

(7.30.9.3) Gross generation from renewable sources (MWh)

43939

(7.30.9.4) Generation from renewable sources that is consumed by the organization (MWh)

43939

Steam

(7.30.9.1) Total Gross generation (MWh)

0

(7.30.9.2) Generation that is consumed by the organization (MWh)

0

(7.30.9.3) Gross generation from renewable sources (MWh)

0

(7.30.9.4) Generation from renewable sources that is consumed by the organization (MWh)

0

Cooling

(7.30.9.1) Total Gross generation (MWh)

0

(7.30.9.2) Generation that is consumed by the organization (MWh)

0

(7.30.9.3) Gross generation from renewable sources (MWh)

0

(7.30.9.4) Generation from renewable sources that is consumed by the organization (MWh)

0
[Fixed row]

(7.30.14) Provide a breakdown by country/area of your electricity/heat/steam/cooling consumption in the reporting year.

Austria

(7.30.14.1) Consumption of purchased electricity (MWh)

19181

(7.30.14.2) Consumption of self-generated electricity (MWh)

38

(7.30.14.4) Consumption of purchased heat, steam, and cooling (MWh)

139879

(7.30.14.5) Consumption of self-generated heat, steam, and cooling (MWh)

101744

(7.30.14.6) Total electricity/heat/steam/cooling energy consumption (MWh)

260842.00

Germany

(7.30.14.1) Consumption of purchased electricity (MWh)

96466

(7.30.14.2) Consumption of self-generated electricity (MWh)

925

(7.30.14.4) Consumption of purchased heat, steam, and cooling (MWh)

1771494

(7.30.14.5) Consumption of self-generated heat, steam, and cooling (MWh)

2524566

(7.30.14.6) Total electricity/heat/steam/cooling energy consumption (MWh)

4393451.00

Sweden

(7.30.14.1) Consumption of purchased electricity (MWh)

58907

(7.30.14.2) Consumption of self-generated electricity (MWh)

1370

(7.30.14.4) Consumption of purchased heat, steam, and cooling (MWh)

473174

(7.30.14.5) Consumption of self-generated heat, steam, and cooling (MWh)

0

(7.30.14.6) Total electricity/heat/steam/cooling energy consumption (MWh)

533451.00
[Fixed row]

(7.30.15) Provide details on the electricity purchases that were accounted for at a zero or near-zero emission factor in the reporting year.

Row 1

(7.30.15.1) Country/area of electricity consumption

Select from:
☑ Germany

(7.30.15.2) Sourcing method

Select from:
☑ Financial (virtual) power purchase agreement (VPPA)

(7.30.15.3) Low-carbon technology type

Select from:
☑ Onshore wind

(7.30.15.5) Low-carbon electricity consumed via selected sourcing method in the reporting year (MWh)

903

(7.30.15.6) Energy attribute certificate (EAC) tracking system used

Select from:
☑ GO [Europe]

(7.30.15.7) Country/area of origin (generation) of the low-carbon electricity or energy attribute

Select from:
☑ Germany

(7.30.15.8) Are you able to report the commissioning or re-powering year of the electricity generation facility?

Select from:
☑ Yes

(7.30.15.9) Commissioning year of the energy generation facility (e.g. date of first commercial operation or repowering)

2002

(7.30.15.14) Comment

The PPA in 2024 with RWE covered the production of electricity from one German on shore windfarms in Fischbeck.

Row 2

(7.30.15.1) Country/area of electricity consumption

Select from:
☑ Austria

(7.30.15.2) Sourcing method

Select from:
☑ Retail supply contract with an electricity supplier (retail green electricity)

(7.30.15.3) Low-carbon technology type

Select from:
☑ Hydropower (capacity unknown)

(7.30.15.5) Low-carbon electricity consumed via selected sourcing method in the reporting year (MWh)

395

(7.30.15.6) Energy attribute certificate (EAC) tracking system used

Select from:

☑ GO [Europe]

(7.30.15.7) Country/area of origin (generation) of the low-carbon electricity or energy attribute

Select from:

☑ Austria

(7.30.15.8) Are you able to report the commissioning or re-powering year of the electricity generation facility?

Select from:

☑ No

(7.30.15.14) Comment

For the Austria region, since 2021, all volumes for business processes are 100% green electricity through UZ46 certified green electricity from KELAG Naturstrom GmbH.

Row 5

(7.30.15.1) Country/area of electricity consumption

Select from:

☑ Germany

(7.30.15.2) Sourcing method

Select from:

☑ Unbundled procurement of energy attribute certificates (EACs)

(7.30.15.3) Low-carbon technology type

Select from:
☑ Hydropower (capacity unknown)

(7.30.15.5) Low-carbon electricity consumed via selected sourcing method in the reporting year (MWh)

10700

(7.30.15.6) Energy attribute certificate (EAC) tracking system used

Select from:
☑ GO [Europe]

(7.30.15.7) Country/area of origin (generation) of the low-carbon electricity or energy attribute

Select from:
☑ Austria

(7.30.15.8) Are you able to report the commissioning or re-powering year of the electricity generation facility?

Select from:
☑ Yes

(7.30.15.9) Commissioning year of the energy generation facility (e.g. date of first commercial operation or repowering)

1996

(7.30.15.14) Comment

KW Remsach in Bad Gastein

Row 6

(7.30.15.1) Country/area of electricity consumption

Select from:

☑ Germany

(7.30.15.2) Sourcing method

Select from:
☑ Unbundled procurement of energy attribute certificates (EACs)

(7.30.15.3) Low-carbon technology type

Select from:
☑ Hydropower (capacity unknown)

(7.30.15.5) Low-carbon electricity consumed via selected sourcing method in the reporting year (MWh)

11804

(7.30.15.6) Energy attribute certificate (EAC) tracking system used

Select from:
☑ GO [Europe]

(7.30.15.7) Country/area of origin (generation) of the low-carbon electricity or energy attribute

Select from:
☑ Norway

(7.30.15.8) Are you able to report the commissioning or re-powering year of the electricity generation facility?

Select from:
☑ Yes

(7.30.15.9) Commissioning year of the energy generation facility (e.g. date of first commercial operation or repowering)

1986

(7.30.15.14) Comment

Various different hydropower stations throughout Norway that have been commissioned in different years between 1942 and 2008. The reported year (1986) is a weighted average based on the purchased kWh.

Row 7

(7.30.15.1) Country/area of electricity consumption

Select from:

☑ Germany

(7.30.15.2) Sourcing method

Select from:

☑ Unbundled procurement of energy attribute certificates (EACs)

(7.30.15.3) Low-carbon technology type

Select from:

☑ Hydropower (capacity unknown)

(7.30.15.5) Low-carbon electricity consumed via selected sourcing method in the reporting year (MWh)

38746

(7.30.15.6) Energy attribute certificate (EAC) tracking system used

Select from:

☑ GO [Europe]

(7.30.15.7) Country/area of origin (generation) of the low-carbon electricity or energy attribute

Select from:

☑ Sweden

(7.30.15.8) Are you able to report the commissioning or re-powering year of the electricity generation facility?

Select from:

☑ Yes

(7.30.15.9) Commissioning year of the energy generation facility (e.g. date of first commercial operation or repowering)

1956

(7.30.15.14) Comment

Various different hydropower stations throughout Sweden that have been commissioned in different years between 1949 and 1970. The reported year (1956) is a weighted average based on the purchased kWh.
[Add row]

(7.30.17) Provide details of your organization's low-carbon heat, steam, and cooling purchases in the reporting year by country/area.

Row 1

(7.30.17.1) Sourcing method

Select from:

☑ Heat/steam/cooling supply agreement

(7.30.17.2) Country/area of consumption of low-carbon heat, steam or cooling

Select from:

☑ Germany

(7.30.17.3) Energy carrier

Select from:

☑ Heat

(7.30.17.4) Low-carbon technology type

Select from:

☑ Other biomass

(7.30.17.5) Low-carbon heat, steam, or cooling consumed (MWh)

6319

(7.30.17.6) Comment

420 buildings are supplied with methane gas captured from coal mining and used for heating. Using this methane avoids its direct release into the atmosphere, where it would have a significantly higher greenhouse gas impact than the CO_2 produced through combustion. The German government has defined these emissions as zero emissions.
[Add row]

(7.45) Describe your gross global combined Scope 1 and 2 emissions for the reporting year in metric tons CO2e per unit currency total revenue and provide any additional intensity metrics that are appropriate to your business operations.

Row 1

(7.45.1) Intensity figure

0.0001195

(7.45.2) Metric numerator (Gross global combined Scope 1 and 2 emissions, metric tons CO2e)

803822

(7.45.3) Metric denominator

Select from:

☑ unit total revenue

(7.45.4) Metric denominator: Unit total

6746200000

(7.45.5) Scope 2 figure used

Select from:

☑ Market-based

(7.45.6) % change from previous year

0.8

(7.45.7) Direction of change

Select from:

☑ Increased

(7.45.8) Reasons for change

Select all that apply

☑ Change in renewable energy consumption

☑ Other emissions reduction activities

☑ Change in revenue

(7.45.9) Please explain

Absolute emissions for Scope 1 & 2 (location-based) increased slightly compared to last year, from 836,832 to 803,822 t CO_2e, driven by increased energy-efficiency modernisation and decarbonisation measures. However total net revenue also declined (from €7,080 million to €6,746 million, due to lower revenue from development activities). This business activity and has a greater impact on our revenue than it does on the Scope 1 & 2 emissions.

Row 2

(7.45.1) Intensity figure

0.0231

(7.45.2) Metric numerator (Gross global combined Scope 1 and 2 emissions, metric tons CO2e)

803822

(7.45.3) Metric denominator

Select from:

☑ square meter

(7.45.4) Metric denominator: Unit total

34737568

(7.45.5) Scope 2 figure used

Select from:

☑ Market-based

(7.45.6) % change from previous year

2.6

(7.45.7) Direction of change

Select from:

☑ Decreased

(7.45.8) Reasons for change

Select all that apply

☑ Change in renewable energy consumption

☑ Other emissions reduction activities

(7.45.9) Please explain

Vonovia is committed to attaining a carbon-neutral housing stock in Germany by 2045. The CO_2 intensity is to be reduced to less than 5 kg of CO_2 equivalents per square meter of rental area. This value includes Scope 1, 2 and 3.3 emissions, specifically for Germany, while for this ratio we only included Scope 1 & 2 emissions. The intensity based on m2 is a much more useful value to compare, versus total revenue, as that value is highly dependent on our development activities, while they lead to limited Scope 1 & 2 emissions.
[Add row]

(7.53) Did you have an emissions target that was active in the reporting year?

Select all that apply
☑ Absolute target

(7.53.1) Provide details of your absolute emissions targets and progress made against those targets.

Row 1

(7.53.1.1) Target reference number

Select from:
☑ Abs 1

(7.53.1.2) Is this a science-based target?

Select from:
☑ Yes, and this target has been approved by the Science Based Targets initiative

(7.53.1.3) Science Based Targets initiative official validation letter

Vonovia SE - SBTi v5.1 Near-Term Approval Letter - Thursday_ 14 March 2024.pdf

(7.53.1.4) Target ambition

Select from:

☑ 1.5°C aligned

(7.53.1.5) Date target was set

11/22/2023

(7.53.1.6) Target coverage

Select from:

☑ Organization-wide

(7.53.1.7) Greenhouse gases covered by target

Select all that apply

☑ Methane (CH4)

☑ Nitrous oxide (N2O)

☑ Carbon dioxide (CO2)

☑ Perfluorocarbons (PFCs)

☑ Hydrofluorocarbons (HFCs)

☑ Sulphur hexafluoride (SF6)

☑ Nitrogen trifluoride (NF3)

(7.53.1.8) Scopes

Select all that apply

☑ Scope 1

☑ Scope 2

(7.53.1.9) Scope 2 accounting method

Select from:

☑ Market-based

(7.53.1.11) End date of base year

12/31/2021

(7.53.1.12) Base year Scope 1 emissions covered by target (metric tons CO2e)

604450

(7.53.1.13) Base year Scope 2 emissions covered by target (metric tons CO2e)

369461

(7.53.1.31) Base year total Scope 3 emissions covered by target (metric tons CO2e)

0.000

(7.53.1.32) Total base year emissions covered by target in all selected Scopes (metric tons CO2e)

973911.000

(7.53.1.33) Base year Scope 1 emissions covered by target as % of total base year emissions in Scope 1

96.7

(7.53.1.34) Base year Scope 2 emissions covered by target as % of total base year emissions in Scope 2

97.8

(7.53.1.53) Base year emissions covered by target in all selected Scopes as % of total base year emissions in all selected Scopes

97.1

(7.53.1.54) End date of target

12/31/2030

(7.53.1.55) Targeted reduction from base year (%)

42

(7.53.1.56) Total emissions at end date of target covered by target in all selected Scopes (metric tons CO2e)

564868.380

(7.53.1.57) Scope 1 emissions in reporting year covered by target (metric tons CO2e)

530690

(7.53.1.58) Scope 2 emissions in reporting year covered by target (metric tons CO2e)

270290

(7.53.1.77) Total emissions in reporting year covered by target in all selected scopes (metric tons CO2e)

800980.000

(7.53.1.78) Land-related emissions covered by target

Select from:

☑ No, it does not cover any land-related emissions (e.g. non-FLAG SBT)

(7.53.1.79) % of target achieved relative to base year

42.28

(7.53.1.80) Target status in reporting year

Select from:

☑ Underway

(7.53.1.82) Explain target coverage and identify any exclusions

The target applies to scope 1&2 GHG emissions from the Group's building portfolios in Germany, Austria and Sweden. Emissions in the base year include emissions from the buildings from Deutsche Wohnen SE, which became part of the Group in 2021. For a better comparability, we recalculated the emissions from the Deutsche Wohnen portfolio with the same methods used at Vonovia. GHG emissions from operations are not part of the target because of their minor importance (only 2.9% of all Scope 1+2 emissions).

(7.53.1.83) Target objective

Target objective is -42% for the included scope 1+2 emissions until 2030. These targets are in line with the Absolute Contraction Approach (ACA) of the Science-based Target initiative (SBTi). Our target has been approved by SBTi in April 2024 (https://sciencebasedtargets.org/companies-taking-action).

(7.53.1.84) Plan for achieving target, and progress made to the end of the reporting year

Our continued implementation of the three-lever decarbonization plan in 2025: energy-efficient building envelope refurbishment, heat pump installation and photovoltaic expansion, and supporting the transformation of the energy sector toward GHG-free district heating and electricity. In 2025, 970 buildings were modernized and 2,777 units received upgraded heating systems, while installed photovoltaic capacity grew to 190.7 MWp. As a result, Scope 1+2 emissions (market-based) fell from 836,832 to 800,980 t CO_2e. so ahead of schedule, having already achieved about 42% of our 2030 target.

(7.53.1.85) Target derived using a sectoral decarbonization approach

Select from:

☑ No

Row 2

(7.53.1.1) Target reference number

Select from:

☑ Abs 2

(7.53.1.2) Is this a science-based target?

Select from:

☑ Yes, and this target has been approved by the Science Based Targets initiative

(7.53.1.3) Science Based Targets initiative official validation letter

Vonovia SE - SBTi v5.1 Near-Term Approval Letter - Thursday_ 14 March 2024.pdf

(7.53.1.4) Target ambition

Select from:

☑ Well-below 2°C aligned

(7.53.1.5) Date target was set

11/22/2023

(7.53.1.6) Target coverage

Select from:

☑ Organization-wide

(7.53.1.7) Greenhouse gases covered by target

Select all that apply

☑ Methane (CH4)

☑ Nitrous oxide (N2O)

☑ Carbon dioxide (CO2)

☑ Perfluorocarbons (PFCs)

☑ Hydrofluorocarbons (HFCs)

☑ Sulphur hexafluoride (SF6)

☑ Nitrogen trifluoride (NF3)

(7.53.1.8) Scopes

Select all that apply

☑ Scope 3

(7.53.1.10) Scope 3 categories

Select all that apply

☑ Scope 3, Category 3 – Fuel- and energy- related activities (not included in Scope 1 or 2)

☑ Scope 3, Category 11 – Use of sold products

☑ Scope 3, Category 13 – Downstream leased assets

(7.53.1.11) End date of base year

12/31/2021

(7.53.1.16) Base year Scope 3, Category 3: Fuel-and-energy-related activities (not included in Scopes 1 or 2) emissions covered by target (metric tons CO2e)

234857

(7.53.1.24) Base year Scope 3, Category 11: Use of sold products emissions covered by target (metric tons CO2e)

20563

(7.53.1.26) Base year Scope 3, Category 13: Downstream leased assets emissions covered by target (metric tons CO2e)

511766

(7.53.1.31) Base year total Scope 3 emissions covered by target (metric tons CO2e)

767186.000

(7.53.1.32) Total base year emissions covered by target in all selected Scopes (metric tons CO2e)

767186.000

(7.53.1.37) Base year Scope 3, Category 3: Fuel-and-energy-related activities (not included in Scopes 1 or 2) emissions covered by target as % of total base year emissions in Scope 3, Category 3: Fuel-and-energy-related activities (not included in Scopes 1 or 2) (metric tons CO2e)

100

(7.53.1.45) Base year Scope 3, Category 11: Use of sold products emissions covered by target as % of total base year emissions in Scope 3, Category 11: Use of sold products (metric tons CO2e)

100

(7.53.1.47) Base year Scope 3, Category 13: Downstream leased assets emissions covered by target as % of total base year emissions in Scope 3, Category 13: Downstream leased assets (metric tons CO2e)

100

(7.53.1.52) Base year total Scope 3 emissions covered by target as % of total base year emissions in Scope 3 (in all Scope 3 categories)

80.5

(7.53.1.53) Base year emissions covered by target in all selected Scopes as % of total base year emissions in all selected Scopes

80.5

(7.53.1.54) End date of target

12/31/2030

(7.53.1.55) Targeted reduction from base year (%)

25

(7.53.1.56) Total emissions at end date of target covered by target in all selected Scopes (metric tons CO2e)

575389.500

(7.53.1.61) Scope 3, Category 3: Fuel-and-energy-related activities (not included in Scopes 1 or 2) emissions in reporting year covered by target (metric tons CO2e)

197948

(7.53.1.69) Scope 3, Category 11: Use of sold products emissions in reporting year covered by target (metric tons CO2e)

15511

(7.53.1.71) Scope 3, Category 13: Downstream leased assets emissions in reporting year covered by target (metric tons CO2e)

469843

(7.53.1.76) Total Scope 3 emissions in reporting year covered by target (metric tons CO2e)

683302.000

(7.53.1.77) Total emissions in reporting year covered by target in all selected scopes (metric tons CO2e)

683302.000

(7.53.1.78) Land-related emissions covered by target

Select from:

☑ No, it does not cover any land-related emissions (e.g. non-FLAG SBT)

(7.53.1.79) % of target achieved relative to base year

43.74

(7.53.1.80) Target status in reporting year

Select from:

☑ Underway

(7.53.1.82) Explain target coverage and identify any exclusions

The included categories in this Scope 3 target form more than 80 % of Vonovias Scope 3 Emissions in base year. Category 3, 11 and 13 are the most relevant Scope 3 categories for Vonovia.

(7.53.1.83) Target objective

Target objective is -25% for the Scope 3 emissions (categories 3.3, 3.11, 3.13) until 2030. These targets are in line with the Absolute Contraction Approach (ACA) of the Science-based Target initiative (SBTi). Our target has been approved by SBTi in April 2024 (https://sciencebasedtargets.org/companies-taking-action).

(7.53.1.84) Plan for achieving target, and progress made to the end of the reporting year

Progress on the Scope 3 target (categories 3.3, 3.11 and 3.13) continued in 2025, supported by declining emission intensity of district heating and electricity, ongoing modernization measures, and fewer newly constructed units sold. Combined emissions fell from 751,759 t CO_2e (2024) to 683,302 t CO_2e (2025), already exceeding the -25% target ahead of the 2030 deadline.

(7.53.1.85) Target derived using a sectoral decarbonization approach

Select from:

☑ No

[Add row]

(7.54) Did you have any other climate-related targets that were active in the reporting year?

Select all that apply

☑ No other climate-related targets

(7.55) Did you have emissions reduction initiatives that were active within the reporting year? Note that this can include those in the planning and/or implementation phases.

	Emissions reduction initiatives that were active within the reporting year
	Select from: ☑ Yes

[Fixed row]

(7.55.1) Identify the total number of initiatives at each stage of development, and for those in the implementation stages, the estimated CO2e savings.

	Number of initiatives	Total estimated annual CO2e savings in metric tonnes CO2e
Under investigation	*0*	
To be implemented	*0*	*0*
Implementation commenced	*0*	*0*
Implemented	*2*	*8499*
Not to be implemented	*0*	

[Fixed row]

(7.55.2) Provide details on the initiatives implemented in the reporting year in the table below.

Row 1

(7.55.2.1) Initiative category & Initiative type

Energy efficiency in buildings

☑ Insulation

(7.55.2.2) Estimated annual CO_2e savings (metric tonnes CO2e)

6425

(7.55.2.3) Scope(s) or Scope 3 category(ies) where emissions savings occur

Select all that apply

☑ Scope 1

☑ Scope 2 (market-based)

☑ Scope 3 category 3: Fuel-and-energy-related activities (not included in Scopes 1 or 2)

(7.55.2.4) Voluntary/Mandatory

Select from:
☑ Voluntary

(7.55.2.5) Annual monetary savings (unit currency – as specified in 1.2)

241934

(7.55.2.6) Investment required (unit currency – as specified in 1.2)

165800000

(7.55.2.7) Payback period

Select from:
☑ 4-10 years

(7.55.2.8) Estimated lifetime of the initiative

Select from:
☑ 21-30 years

(7.55.2.9) Comment

The focus of our modernization measures for building shells has been laid on facade insulation, window replacements as well as roof and basement ceiling insulation. In 2025, 970 buildings were modernized and 8,121 rented units received energy-efficiency upgrades, with a total modernization investment of €165.8 million. We comply completely with the legal requirements of the German Building Energy Act (GEG). The German Reconstruction Loan Corporation (KfW) is subsidizing a major portion of the modernization measures. The KfW standard, which is required to obtain a subsidy, actually exceeds the GEG efficiency requirements. We value having access to a broad mix of financing instruments so that we can choose the right product at the right time, e.g., bonds, promissory notes, secured real estate loans, commercial papers, working capital facilities and subsidy loans from KfW and EIB. Since 2021, we have placed several green or social bonds following our Sustainable Finance Framework.

Row 2

(7.55.2.1) Initiative category & Initiative type

Energy efficiency in buildings

☑ Heating, Ventilation and Air Conditioning (HVAC)

(7.55.2.2) Estimated annual CO_2e savings (metric tonnes CO2e)

2074

(7.55.2.3) Scope(s) or Scope 3 category(ies) where emissions savings occur

Select all that apply

☑ Scope 1

☑ Scope 2 (market-based)

☑ Scope 3 category 3: Fuel-and-energy-related activities (not included in Scopes 1 or 2)

(7.55.2.4) Voluntary/Mandatory

Select from:

☑ Voluntary

(7.55.2.5) Annual monetary savings (unit currency – as specified in 1.2)

61908

(7.55.2.6) Investment required (unit currency – as specified in 1.2)

22000000

(7.55.2.7) Payback period

Select from:

☑ 4-10 years

(7.55.2.8) Estimated lifetime of the initiative

Select from:

☑ 21-30 years

(7.55.2.9) Comment

A second relevant modernisation measure is the optimisation or replacement of heating systems. In 2025, 2,777 rental units received heating upgrades, with a total modernisation investment of €22 million.
[Add row]

(7.55.3) What methods do you use to drive investment in emissions reduction activities?

Row 1

(7.55.3.1) Method

Select from:

☑ Compliance with regulatory requirements/standards

(7.55.3.2) Comment

The focus of our modernization measures for building shells has been laid on facade insulation, window replacements as well as roof and basement ceiling insulation. We comply completely with the legal requirements of the German Energy Saving Ordinance (EnEV). The German Reconstruction Loan Corporation (KfW) is subsidizing a major portion of the modernization measures. The KfW standard, which is required to obtain a subsidy, actually exceeds the EnEV efficiency requirements. We value having access to a broad mix of financing instruments so that we can choose the right product at the right time, e.g., bonds, promissory notes, secured real estate loans, commercial papers, working capital facilities and subsidy loans. The CapEx spent on the measures described in the reporting year consists of the investments within the Upgrade Buildings energy-efficiency modernization and heating replacement program, including investments in photovoltaic power generation capacity, and amounts to € 700.9 million. This equates to a 25.6% share of total CapEx in the reporting year. Sustainable bonds play a particularly important role in our financing strategy. Our 12 outstanding sustainable bonds, four of which we placed successfully on the capital market for the first time in 2025, meet the demand for both green and social bonds – and play a crucial role in our financing strategy. All of our green bonds are aligned with the EU Taxonomy.

Row 2

(7.55.3.1) Method

Select from:

☑ Other :Lowering of engagement barriers to renewable energy

(7.55.3.2) Comment

Vonovia is offering its customers the opportunity to purchase electricity from renewable energy sources via its own energy distribution company (VESG).By providing solar power or certified green energy that has been generated in the neighborhood, we are supplying over 52,000 households with reasonably priced electricity and helping them to reduce greenhouse gas emissions. Our objective is to maximize the share of energy we produce ourselves for the benefit of our customers and the environment, and also to use it for our housing-related services, e.g., e-mobility. The purchase of certified green electricity to supply communal areas makes a further contribution to our climate strategy.
[Add row]

(7.72) Does your organization assess the life cycle emissions of new construction or major renovation projects?

(7.72.1) Assessment of life cycle emissions

Select from:

☑ Yes, quantitative assessment

(7.72.2) Comment

For our projects, we perform a simplified LCA according to the BUWOG reference house procedure. Here, the embodied carbon emissions and the primary energy demand for new construction and operation are calculated in a simplified way. The basis is DIN 15978 as well as the energy certificate.
[Fixed row]

(7.72.1) Provide details of how your organization assesses the life cycle emissions of new construction or major renovation projects.

(7.72.1.1) Projects assessed

Select from:

☑ New construction and major renovation projects meeting certain criteria (please specify)

(7.72.1.2) Earliest project phase that most commonly includes an assessment

Select from:

☑ Design phase

(7.72.1.3) Life cycle stage(s) most commonly covered

Select from:

☑ Whole life

(7.72.1.4) Methodologies/standards/tools applied

Select all that apply

☑ EN 15978

☑ Other, please specify :EN 15978 and heat requirement calculation (Wärmebedarfsberechnung) according to ENEV (Energieeinsparverordnung)

(7.72.1.5) Comment

An LCA is calculated for all new buildings without restrictions. In the case of energy-efficient refurbishment of existing quarters, the LCA is only calculated, if new buildings are added in the same project.
[Fixed row]

(7.72.2) Can you provide embodied carbon emissions data for any of your organization’s new construction or major renovation projects completed in the last three years?

(7.72.2.1) Ability to disclose embodied carbon emissions

Select from:

☑ Yes

(7.72.2.2) Comment

BUWOG has developed a simplified procedure for determining embodied carbon according to the reference house method. The calculation tool will be used to determine the amount of embodied CO2 for all new construction projects in the future. For the years 2021, 2022, 2023 and 2024 the sums of embodied CO2 were calculated and published. Additionally as of 2024 embodied carbon emissions are also modelled for renovations (building and home modernisation) and maintenance, based on generic emission values. The estimated emissions have been included in the GHG inventory in Scope 3.1.
[Fixed row]

(7.72.3) Provide details of the embodied carbon emissions of new construction or major renovation projects completed in the last three years.

Row 1

(7.72.3.1) Year of completion

2025

(7.72.3.2) Property sector

Select from:
☑ Residential

(7.72.3.3) Type of project

Select from:
☑ New construction

(7.72.3.4) Project name/ID (optional)

All new Constructions of VONOVIA group within FY 2025. On average more than 20 projects are being delivered on an annual basis. Therefore we have decided to consolidate the values yearly.

(7.72.3.5) Life cycle stage(s) covered

Select from:

☑ Cradle-to-practical completion/handover

(7.72.3.6) Normalization factor (denominator)

Select from:
☑ IPMS 1

(7.72.3.7) Denominator unit

Select from:
☑ square meter

(7.72.3.8) Embodied carbon (kg/CO2e per the denominator unit)

276

(7.72.3.9) % of new construction/major renovation projects in the last three years covered by this metric (by floor area)

100

(7.72.3.10) Methodologies/standards/tools applied

Select all that apply
☑ EN 15978
☑ Other, please specify :EN 15978 and heat requirement calculation (Wärmebedarfsberechnung) according to ENEV (Energieeinsparverordnung)

(7.72.3.11) Comment

The LCA is calculated per m² GFA according to DIN 277 and as a total sum per project. The coverage refers to all new buildings in the corresponding year, as a detailed level of each building would be too extensive. In 2025 alone 2,090 rented units were constructed.

Row 2

(7.72.3.1) Year of completion

2023

(7.72.3.2) Property sector

Select from:

☑ Residential

(7.72.3.3) Type of project

Select from:

☑ New construction

(7.72.3.4) Project name/ID (optional)

All new Constructions of VONOVIA group within FY 2023. On average more than 20 projects are being delivered on an annual basis. Therefore we have decided to consolidate the values yearly.

(7.72.3.5) Life cycle stage(s) covered

Select from:

☑ Cradle-to-practical completion/handover

(7.72.3.6) Normalization factor (denominator)

Select from:

☑ IPMS 1

(7.72.3.7) Denominator unit

Select from:

☑ square meter

(7.72.3.8) Embodied carbon (kg/CO2e per the denominator unit)

317

(7.72.3.9) % of new construction/major renovation projects in the last three years covered by this metric (by floor area)

100

(7.72.3.10) Methodologies/standards/tools applied

Select all that apply

☑ EN 15978

☑ Other, please specify :EN 15978 and heat requirement calculation (Wärmebedarfsberechnung) according to ENEV (Energieeinsparverordnung)

(7.72.3.11) Comment

The LCA is calculated per m² GFA according to DIN 277 and as a total sum per project. The coverage refers to all new buildings in the corresponding year, as a detailed level of each building would be too extensive. In 2023 alone 2,460 rented units were constructed.

Row 3

(7.72.3.1) Year of completion

2024

(7.72.3.2) Property sector

Select from:

☑ Residential

(7.72.3.3) Type of project

Select from:

☑ New construction

(7.72.3.4) Project name/ID (optional)

All new Constructions of VONOVIA group within FY 2024. On average more than 20 projects are being delivered on an annual basis. Therefore we have decided to consolidate the values yearly.

(7.72.3.5) Life cycle stage(s) covered

Select from:

☑ Cradle-to-practical completion/handover

(7.72.3.6) Normalization factor (denominator)

Select from:

☑ IPMS 1

(7.72.3.7) Denominator unit

Select from:

☑ square meter

(7.72.3.8) Embodied carbon (kg/CO2e per the denominator unit)

306

(7.72.3.9) % of new construction/major renovation projects in the last three years covered by this metric (by floor area)

100

(7.72.3.10) Methodologies/standards/tools applied

Select all that apply

☑ EN 15978

☑ Other, please specify :EN 15978 and heat requirement calculation (Wärmebedarfsberechnung) according to ENEV (Energieeinsparverordnung)

(7.72.3.11) Comment

The LCA is calculated per m² GFA according to DIN 277 and as a total sum per project. The coverage refers to all new buildings in the corresponding year, as a detailed level of each building would be too extensive. In 2024 alone 3,747 rented units were constructed.
[Add row]

(7.74) Do you classify any of your existing goods and/or services as low-carbon products?

Select from:

☑ Yes

(7.74.1) Provide details of your products and/or services that you classify as low-carbon products.

Row 1

(7.74.1.1) Level of aggregation

Select from:

☑ Group of products or services

(7.74.1.2) Taxonomy used to classify product(s) or service(s) as low-carbon

Select from:

☑ The EU Taxonomy for environmentally sustainable economic activities

(7.74.1.3) Type of product(s) or service(s)

Buildings construction and renovation

☑ Building orientation: Thermal performance

(7.74.1.4) Description of product(s) or service(s)

Turnover generated from the acquisition and ownership of buildings (activity 7.7) is deemed taxonomy-aligned if the buildings constructed before December 31, 2020 have been assigned energy efficiency class A (or better) or, alternatively, are among the top 15% of regional or national housing stock in terms of primary energy demand in operation. Vonovia checks compliance by obtaining an energy performance certificate for each building. We base our assessment of the top 15% on relevant threshold values for primary energy demand for Germany, Austria and Sweden, which were determined in a benchmark study. The study was updated for Germany in the 2023 fiscal year and the new threshold (lower and, as a result, more restrictive than in the previous year) was applied for the first time for the 2024 reporting year. The threshold applied to the 2025 fiscal year is unchanged year on year.

(7.74.1.5) Have you estimated the avoided emissions of this low-carbon product(s) or service(s)

Select from:

☑ Yes

(7.74.1.6) Methodology used to calculate avoided emissions

Select from:

☑ Other, please specify :"We calculate the emissions by using emission factors from GEMIS, DEFRA, Environmental departements Germany and Austria as well as Covenant of Mayors for Climate and Energy and Swedenergy"

(7.74.1.7) Life cycle stage(s) covered for the low-carbon product(s) or services(s)

Select from:

☑ Use stage

(7.74.1.8) Functional unit used

kg CO2e per m2

(7.74.1.9) Reference product/service or baseline scenario used

Comparison with the average German building stock based on a recent study with a reference average CO2 of 32.9 kg CO2e/m2

(7.74.1.10) Life cycle stage(s) covered for the reference product/service or baseline scenario

Select from:

☑ Use stage

(7.74.1.11) Estimated avoided emissions (metric tons CO2e per functional unit) compared to reference product/service or baseline scenario

14.4

(7.74.1.12) Explain your calculation of avoided emissions, including any assumptions

The calculation is based on the comparison of the average greenhouse gas emission values for the EU Taxonomy eligible portfolio of 18.5 kg CO2e/m2 with the average German building stock based on a recent study by Drees & Sommer with a reference average CO2 of 32.9 kg CO2e/m2.

(7.74.1.13) Revenue generated from low-carbon product(s) or service(s) as % of total revenue in the reporting year

17.6

Row 2

(7.74.1.1) Level of aggregation

Select from:

☑ Group of products or services

(7.74.1.2) Taxonomy used to classify product(s) or service(s) as low-carbon

Select from:

☑ The EU Taxonomy for environmentally sustainable economic activities

(7.74.1.3) Type of product(s) or service(s)

Power

☑ Solar PV

(7.74.1.4) Description of product(s) or service(s)

Further growth in the Value-add segment at all stages in our value chain will secure additional earnings potential. The existing energy business and the use of photovoltaics are being expanded on a large scale, as part of the "Operate Energy" initiative under Vonovia's new growth strategy "Accelerate." The focus is on establishing and expanding a full product portfolio covering all steps in the value chain – from the generation of electricity using photovoltaic modules to storage and energy management, to the sale of this electricity as tenant electricity (landlord-to-tenant electricity), the use of heat pumps, and energy storage and management. The aim is to increase market penetration along the value chain, from generation to storage and energy management to sale, in all product groups.

(7.74.1.5) Have you estimated the avoided emissions of this low-carbon product(s) or service(s)

Select from:

☑ Yes

(7.74.1.6) Methodology used to calculate avoided emissions

Select from:

☑ Other, please specify :We calculated the avoided emissions based on the average grid emission factor for Germany and our

(7.74.1.7) Life cycle stage(s) covered for the low-carbon product(s) or services(s)

Select from:

☑ Use stage

(7.74.1.8) Functional unit used

kg CO2e per kWh

(7.74.1.9) Reference product/service or baseline scenario used

We compared the production of 20,410,000 kWh electricity through our more than 5,300 installed photovoiltaic systems with the average German grid mix (690g/kWh) in 2025.

(7.74.1.10) Life cycle stage(s) covered for the reference product/service or baseline scenario

Select from:

☑ Use stage

(7.74.1.11) Estimated avoided emissions (metric tons CO2e per functional unit) compared to reference product/service or baseline scenario

0.69

(7.74.1.12) Explain your calculation of avoided emissions, including any assumptions

The calculation is based on the saving of emissions due to the production of electricity through the installed photovoltaic systems in 2025. Emissions are calculated using the relevant emission factor as described under methodology (kg CO2/kWh). The revenue is based on the calculation under the EU-Taxonomy framework out of the total revenues of 7,080 million Euro, 2 million Euro revenue was generated with all installed photovoltaic systems.

(7.74.1.13) Revenue generated from low-carbon product(s) or service(s) as % of total revenue in the reporting year

0.1
[Add row]

(7.76) Does your organization manage net zero carbon buildings?

Select from:
☑ Yes

(7.76.1) Provide details of the net zero carbon buildings under your organization's management in the reporting year.

Row 1

(7.76.1.1) Property sector

Select from:
☑ Residential

(7.76.1.2) Definition(s) of net zero carbon applied

Select all that apply
☑ Other, please specify :Heating is provided through zero-carbon district heating systems or renewable electricity sources, and electricity consumption is covered by purchased renewable electricity and on-site solar photovoltaic (PV) generation.

(7.76.1.3) % of net zero carbon buildings in the total portfolio (by floor area)

0.9

(7.76.1.4) Have any of the buildings been certified as net zero carbon?

Select from:

☑ No

(7.76.1.7) Comment

We do consider a number of our buildings as net zero carbon, however, the only applicable standard in the geographies that we operate in does not align with our strategy and perspective on Net Zero buildings. Our transition plan for our housing stock, our climate pathway, consists of three decarbonization levers: 1. Increasing efficiency and thus reducing energy demand for heat and warm water supply by way of energy efficient refurbishment of the building envelope 2. Increasing the generation of renewable energies in the neighborhood by installing heat pumps and expanding power generation using photovoltaic systems on our buildings, and 3. Comprehensive transformation of the energy sector and supply of sufficient quantities of GHG-free district heating and electricity by the energy sector.
[Add row]

(7.77) Did your organization complete new construction or major renovations projects designed as net zero carbon in the last three years?

Select from:

☑ Yes

(7.77.1) Provide details of new construction or major renovations projects completed in the last 3 years that were designed as net zero carbon.

Row 1

(7.77.1.1) Property sector

Select from:

☑ Residential

(7.77.1.2) Definition(s) of net zero carbon applied

Select all that apply

☑ Other, please specify :Heating is provided through zero-carbon district heating systems or renewable electricity sources, and electricity consumption is covered by purchased renewable electricity and on-site solar photovoltaic (PV) generation.

(7.77.1.3) % of net zero carbon buildings in the total number of buildings completed in the last 3 years

12

(7.77.1.4) Have any of the buildings been certified as net zero carbon?

Select from:

☑ No

(7.77.1.7) Comment

We do consider a number of our constructed buildings as net zero carbon, however, the only applicable standard in the geographies that we operate in does not align with our strategy and perspective on Net Zero buildings. As we can't track or demand the electricity sources of our sold developments, this list only includes new construction in our own portfolio. Our transition plan for our housing stock, our climate pathway, consists of three decarbonization levers: 1. Increasing efficiency and thus reducing energy demand for heat and warm water supply by way of energy efficient refurbishment of the building envelope 2. Increasing the generation of renewable energies in the neighborhood by installing heat pumps and expanding power generation using photovoltaic systems on our buildings, and 3. Comprehensive transformation of the energy sector and supply of sufficient quantities of GHG-free district heating and electricity by the energy sector.
[Add row]

(7.79) Has your organization retired any project-based carbon credits within the reporting year?

Select from:

☑ No

C11. Environmental performance - Biodiversity

(11.2) What actions has your organization taken in the reporting year to progress your biodiversity-related commitments?

(11.2.1) Actions taken in the reporting period to progress your biodiversity-related commitments

Select from:

☑ Yes, we are taking actions to progress our biodiversity-related commitments

(11.2.2) Type of action taken to progress biodiversity- related commitments

Select all that apply

☑ Land/water protection

☑ Land/water management

☑ Species management

☑ Education & awareness

☑ Law & policy

[Fixed row]

(11.3) Does your organization use biodiversity indicators to monitor performance across its activities?

	Does your organization use indicators to monitor biodiversity performance?	Indicators used to monitor biodiversity performance
	Select from: ☑ Yes, we use indicators	*Select all that apply* ☑ State and benefit indicators

	Does your organization use indicators to monitor biodiversity performance?	Indicators used to monitor biodiversity performance
		☑ Other, please specify :Status-quo indicators

[Fixed row]

(11.4) Does your organization have activities located in or near to areas important for biodiversity in the reporting year?

Legally protected areas

(11.4.1) Indicate whether any of your organization's activities are located in or near to this type of area important for biodiversity

Select from:

☑ Yes

(11.4.2) Comment

As part of the materiality analysis and the continuous process of analysing and selecting locations for construction and modernization measures, we take into account the impact of our business activities (including the upstream and downstream value chain) on people and nature. This is done to the same extent at all locations, so that we have a functioning early warning system to identify potential critical impacts in advance of measures. This enables us to prevent ecologically sensitive or valuable locations from being affected as early as the planning process. Our new construction is built in compliance with EU taxonomy, meaning that our buildings are not constructed on valuable agricultural and cultural land, recognized high-value underdeveloped areas or forests (see also E4 at: https://report.vonovia.com/2025/q4/en/iro-1-identify-and-assess-material-impacts-risks-and-opportunities) Nevertheless, for historical reasons, there are a very small number of individual buildings in the rental that are located in designated nature conservation areas. However, these are existing buildings, i.e. measures that would interfere with the natural environment are not carried out here.

UNESCO World Heritage sites

(11.4.1) Indicate whether any of your organization's activities are located in or near to this type of area important for biodiversity

Select from:
☑ No

(11.4.2) Comment

n/a

UNESCO Man and the Biosphere Reserves

(11.4.1) Indicate whether any of your organization's activities are located in or near to this type of area important for biodiversity

Select from:
☑ No

(11.4.2) Comment

n/a

Ramsar sites

(11.4.1) Indicate whether any of your organization's activities are located in or near to this type of area important for biodiversity

Select from:
☑ No

(11.4.2) Comment

n/a

Key Biodiversity Areas

(11.4.1) Indicate whether any of your organization's activities are located in or near to this type of area important for biodiversity

Select from:
☑ No

(11.4.2) Comment

n/a

Other areas important for biodiversity

(11.4.1) Indicate whether any of your organization's activities are located in or near to this type of area important for biodiversity

Select from:
☑ No

(11.4.2) Comment

n/a
[Fixed row]

(11.4.1) Provide details of your organization’s activities in the reporting year located in or near to areas important for biodiversity.

Row 1

(11.4.1.2) Types of area important for biodiversity

Select all that apply
☑ Legally protected areas

(11.4.1.3) Protected area category (IUCN classification)

Select from:

☑ Category Ia-III

(11.4.1.4) Country/area

Select from:

☑ Germany

(11.4.1.5) Name of the area important for biodiversity

various

(11.4.1.6) Proximity

Select from:

☑ Adjacent

(11.4.1.8) Briefly describe your organization’s activities in the reporting year located in or near to the selected area

Vonovia owns individual residential buildings that are located in or adjacent to designated landscape conservation areas. These are rented out to private individuals. These are a very small number of existing buildings. See also Annual Report 2025: https://report.vonovia.com/2025/q4/en/iro-1-identify-and-assess-material-impacts-risks-and-opportunities (section E4)

(11.4.1.9) Indicate whether any of your organization’s activities located in or near to the selected area could negatively affect biodiversity

Select from:

☑ No

(11.4.1.11) Explain how your organization’s activities located in or near to the selected area could negatively affect biodiversity, how this was assessed, and describe any mitigation measures implemented

Negative impacts on biodiversity in these protected landscape areas could arise in particular from construction and development projects. However, (new) construction projects are not legally possible (or only under strict conditions) and are not intended by Vonovia. We do not carry out any measures here that would interfere with the natural environment.
[Add row]

C13. Further information & sign off

(13.1) Indicate if any environmental information included in your CDP response (not already reported in 7.9.1/2/3, 8.9.1/2/3/4, and 9.3.2) is verified and/or assured by a third party?

	Other environmental information included in your CDP response is verified and/or assured by a third party
	Select from: ☑ Yes

[Fixed row]

(13.1.1) Which data points within your CDP response are verified and/or assured by a third party, and which standards were used?

Row 1

(13.1.1.1) Environmental issue for which data has been verified and/or assured

Select all that apply

☑ Climate change

(13.1.1.2) Disclosure module and data verified and/or assured

Introduction

☑ All data points in module 1

(13.1.1.3) Verification/assurance standard

General standards

☑ ISAE 3000

(13.1.1.4) Further details of the third-party verification/assurance process

For CDP reporting, we use genuinely verified data from the current annual report, supplemented by information that we publish in the ESG Factbook. All data in both reports has been third-party assured. See section Independent Auditor Report and Assurance Report Of The Independent German Public Auditor On A Limited Assurance Engagement In Relation To The Group Sustainability Statement. See annual report and ESG factbook

(13.1.1.5) Attach verification/assurance evidence/report (optional)

Vonovia_SE_Annual_Report_2025_L.pdf

Row 2

(13.1.1.1) Environmental issue for which data has been verified and/or assured

Select all that apply

☑ Climate change

(13.1.1.2) Disclosure module and data verified and/or assured

Identification, assessment, and management of dependencies, impacts, risks, and opportunities

☑ All data points in module 2

(13.1.1.3) Verification/assurance standard

General standards

☑ ISAE 3000

(13.1.1.4) Further details of the third-party verification/assurance process

For CDP reporting, we use genuinely verified data from the current annual report, supplemented by information that we publish in the ESG Factbook. All data in both reports has been third-party assured. See section Independent Auditor Report and Assurance Report Of The Independent German Public Auditor On A Limited Assurance Engagement In Relation To The Group Sustainability Statement. See annual report and ESG factbook

(13.1.1.5) Attach verification/assurance evidence/report (optional)

Vonovia_SE_Annual_Report_2025_L.pdf

Row 3

(13.1.1.1) Environmental issue for which data has been verified and/or assured

Select all that apply

☑ Climate change

(13.1.1.2) Disclosure module and data verified and/or assured

Disclosure of risks and opportunities

☑ Financial effect of environmental risks

(13.1.1.3) Verification/assurance standard

General standards

☑ ISAE 3000

(13.1.1.4) Further details of the third-party verification/assurance process

For CDP reporting, we use genuinely verified data from the current annual report, supplemented by information that we publish in the ESG Factbook. All data in both reports has been third-party assured. See section Independent Auditor Report and Assurance Report Of The Independent German Public Auditor On A Limited Assurance Engagement In Relation To The Group Sustainability Statement. See annual report and ESG factbook

(13.1.1.5) Attach verification/assurance evidence/report (optional)

Vonovia_SE_Annual_Report_2025_L.pdf

Row 4

(13.1.1.1) Environmental issue for which data has been verified and/or assured

Select all that apply

☑ Climate change

(13.1.1.2) Disclosure module and data verified and/or assured

Governance

☑ Environmental policies

(13.1.1.3) Verification/assurance standard

General standards

☑ ISAE 3000

(13.1.1.4) Further details of the third-party verification/assurance process

For CDP reporting, we use genuinely verified data from the current annual report, supplemented by information that we publish in the ESG Factbook. All data in both reports has been third-party assured. See section Independent Auditor Report and Assurance Report Of The Independent German Public Auditor On A Limited Assurance Engagement In Relation To The Group Sustainability Statement. See annual report and ESG factbook

(13.1.1.5) Attach verification/assurance evidence/report (optional)

Vonovia_SE_Annual_Report_2025_L.pdf

Row 5

(13.1.1.1) Environmental issue for which data has been verified and/or assured

Select all that apply

☑ Climate change

(13.1.1.2) Disclosure module and data verified and/or assured

Business strategy

☑ Sustainable finance taxonomy aligned spending/revenue

(13.1.1.3) Verification/assurance standard

General standards

☑ ISAE 3000

(13.1.1.4) Further details of the third-party verification/assurance process

All data in the Annual Report 2024 has been third-party assured. This includes all datapoints in nonfinancial Group Sustainability Report and taxonomy report and ESRS KPI´s See Annual Report

(13.1.1.5) Attach verification/assurance evidence/report (optional)

Vonovia_SE_Annual_Report_2025_L.pdf

Row 6

(13.1.1.1) Environmental issue for which data has been verified and/or assured

Select all that apply

☑ Climate change

(13.1.1.2) Disclosure module and data verified and/or assured

Environmental performance – Consolidation approach

☑ Consolidation approach

(13.1.1.3) Verification/assurance standard

General standards

☑ ISAE 3000

(13.1.1.4) Further details of the third-party verification/assurance process

For CDP reporting, we use genuinely verified data from the current annual report, supplemented by information that we publish in the ESG Factbook. All data in both reports has been third-party assured. See section Independent Auditor Report and Assurance Report Of The Independent German Public Auditor On A Limited Assurance Engagement In Relation To The Group Sustainability Statement. See annual report and ESG factbook

(13.1.1.5) Attach verification/assurance evidence/report (optional)

Vonovia_SE_Annual_Report_2025_L.pdf

Row 7

(13.1.1.1) Environmental issue for which data has been verified and/or assured

Select all that apply

☑ Climate change

(13.1.1.2) Disclosure module and data verified and/or assured

Environmental performance – Climate change

☑ Waste data

☑ Fuel consumption

☑ Base year emissions

☑ Progress against targets

☑ Target-setting methodology

☑ Renewable Electricity/Steam/Heat/Cooling consumption

☑ Emissions breakdown by country/area

☑ Electricity/Steam/Heat/Cooling generation

☑ Electricity/Steam/Heat/Cooling consumption

☑ Emissions reduction initiatives/activities

☑ Renewable Electricity/Steam/Heat/Cooling generation

(13.1.1.3) Verification/assurance standard

General standards

☑ ISAE 3000

(13.1.1.4) Further details of the third-party verification/assurance process

For CDP reporting, we use genuinely verified data from the current annual report, supplemented by information that we publish in the ESG Factbook. All data in both reports has been third-party assured. See section Independent Auditor Report and Assurance Report Of The Independent German Public Auditor On A Limited Assurance Engagement In Relation To The Group Sustainability Statement. See annual report and ESG factbook
[Add row]

(13.2) Use this field to provide any additional information or context that you feel is relevant to your organization's response. Please note that this field is optional and is not scored.

	Additional information	Attachment (optional)
	ESG factbook 2025 (incl. GHG footprint and all covered information/data)	*VONOVIA_ESG_Factbook_2025_EN.pdf*

[Fixed row]

(13.3) Provide the following information for the person that has signed off (approved) your CDP response.

(13.3.1) Job title

Chairman of the Management Board

(13.3.2) Corresponding job category

Select from:

☑ Chief Executive Officer (CEO)
[Fixed row]