



THIS RELEVANT FACT IS A TRANSLATION OF THE SPANISH VERSION. IN CASE OF ANY DISCREPANCIES, THE SPANISH VERSION SHALL PREVAIL

Madrid, March 20, 2020

Pursuant to the terms set forth in Article 17 of EU Regulation No. 596/2014 with regard to abuse of markets and Article 228 of the Consolidated Text of the Stock Exchange Law, approved by Royal Legislative Decree 4/2015 dated October 23 and other related provisions, as well as Notice 6/2018 of the Mercado Alternativo Bursátil ("**MAB**"), VBARE Iberian Properties SOCIMI, S.A. (the "**Company**" or "**VBARE**") hereby publishes the following:

RELEVANT FACT

This communication is made regarding the Ordinary General Meeting of Shareholders called by the Board of Directors of "**VBARE IBERIAN PROPERTIES SOCIMI, S.A.**". (the "**Company**"), at its meeting held on 18 February 2020, convened to be held at the new registered address, located in Madrid at Calle General Castaños number 11, 1st floor, letter left (28004), on **24 March 2020 at 12.00 on first call** and, if appropriate, at the same place and time on **25 March 2020 on second call**.

Following the analysis and monitoring by the Society of the latest events and the evolution of the expansion of the current outbreak of **coronavirus disease (COVID-19)**, first notified in Wuhan (China) on 31 December 2019 and declared on 11 March 2020 as a **pandemic** by the World Health Organization (WHO), having been declared the state of alarm in Spain by the Royal Decree 463/2020 of 14 March, which declares the **state of alarm** for the management of the health crisis situation caused by the COVID-19, in a commitment to **values such as security, responsibility, trust and protection of shareholders and stakeholders**, it is reported as follows:

1. The Company maintains the notice of the Ordinary General Meeting called for the dates indicated.

As of today, there are no restrictions, prohibitions or recommendations by the competent authorities that advise the cancellation of Shareholders' Meetings.

Notwithstanding the above, as the Company's priority is to fully protect people's health, given the imminent holding of the Ordinary General Meeting called, the shareholders are informed of the following

- Given the expansion and development of the coronavirus disease in our country and the recommendations of the competent authorities following the declaration of the state of alarm, the Company considers that **the best way to guarantee that shareholders can fully exercise their rights in a secure manner at the Ordinary General Meeting called is through the delegation and issuing of remote voting through the proxy cards sent to shareholders and made available on the corporate website** (<http://www.vbarealestate.com/sites/default/files/documentos%20inversores/20200218 - tarjeta de asistencia eng v.pdf>).

This measure is intended to avoid, as far as possible, physical attendance at the Company's registered office, thus guaranteeing the protection of the fundamental



right to health of the Company's shareholders and the team that makes the Company's day-to-day operations possible.

This measure is being adopted by most of the listed companies in our country, under the Recommendations and Considerations published by the National Securities and Exchange Commission (CNMV) on 10 March 2020, which have opted to cancel attendance at the Meetings called, as a preventive measure against the spread of coronavirus disease.

- In the case of any of the shareholders, for any reason, it would be impossible for them to send the Company the exercise of their rights by means of a proxy card, please send an e-mail to the Secretary Non Director, Sr. Íñigo de Loyola Sánchez del Campo Basagoiti, inigosc@tc-abogados.com, in order to coordinate with the shareholder their attendance to the Ordinary Shareholders' Meeting called **by telematic means**.
- 2. All shareholders are also reminded that the Company remains at their full disposal to guarantee all their rights through all the channels and means made available to them and described in the notice of call (http://www.vbarealestate.com/sites/default/files/documentos%20inversores/hr_convocatoria_jga_en.pdf).
- 3. All these measures are compatible with the fulfilment of corporate obligations and fully guarantee shareholders' rights.

The Company will closely follow the evolution of the coronavirus expansion and will update the information contained in this announcement to keep its shareholders informed in a timely manner.

We remain at your disposal for any clarification that may be necessary.

Mr. Íñigo de Loyola Sánchez del Campo Basagoiti
Secretary Non-Director of the Board of Directors.
VBARE IBERIAN PROPERTIES SOCIMI, S.A.