

Disclosure of transparency notification

(article 14, first paragraph, of the Law of 2 May 2007)

Notification by J.G.H.M. Niessen, Mont Cervin S.à.r.l., Nerisa Real Estate, Westersingel I B.V. on 12 May 2025

Summary of the notification

Vastned NV has received a transparency notification dated 12 May 2025, which indicates that Westersingel I B.V. and Mont Cervin S.à.r.l. as a result of an acquisition of shares on 8 May 2025, now hold more than 5.00% of the voting rights of Vastned NV.

Content of the notification

The notification, dated 12 May 2025, contains the following information:

| CATEGORIES OF NOTIFICATION | RESULTS OF THE RECEIVED FORM |
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| Reason for the notification | Acquisition or disposal of voting securities or voting rights |
| Notification by | A parent undertaking or a controlling person |
| Persons subject to the notification requirement | <ul style="list-style-type: none"> • Joannes G.H.M. Niessen • Mont Cervin S.à.r.l., 21, rue Philippe II, L-2340 Luxembourg, Luxembourg • Nerisa Real Estate, 21, rue Philippe II, L-2340 Luxembourg, Luxembourg • Westersingel I B.V., Wilhelminakade 89, 3072 AP Rotterdam, the Netherlands |
| Date on which the threshold is crossed | 8 May 2025 |
| Threshold that is crossed | 5% |
| Denominator | 19,469,032 |
| Notified details | A) VOTING RIGHTS |
| | <p>Joannes G.H.M. Niessen Previous notification: # of voting rights: 1,242,884 After the transaction: # of voting rights: 0 After the transaction: % of voting rights: 0.00%</p> |
| | <p>Mont Cervin S.à.r.l. Previous notification: # of voting rights: 161,990 After the transaction: # of voting rights: 15,000 After the transaction: % of voting rights: 0.08%</p> |

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| | <p>Nerisa Real Estate Previous notification: # of voting rights: 0 After the transaction: # of voting rights: 0 After the transaction: % of voting rights: 0.00%</p> |
| | <p>Westersingel I B.V. Previous notification: # of voting rights: 0 After the transaction: # of voting rights: 1,745,464 After the transaction: % of voting rights: 8.97%</p> |
| | <p>TOTAL VOTING RIGHTS After the transaction: # of voting rights: 1,760,464 After the transaction: % of voting rights: 9.04%</p> |
| <p>Full chain of controlled undertakings through which the holding is effectively held</p> | <p>J.G.H.M. Niessen owns 100% of Mont Cervin S.à.r.l., Mont Cervin S.à.r.l. owns 100% of Nerisa Real Estate and Nerisa Real Estate owns 100% of Westersingel I B.V.</p> |

For more information:

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About the Vastned group: The Vastned group comprises a Belgian public regulated real estate company (Euronext Brussels and Euronext Amsterdam: VASTB) and its (direct and indirect) subsidiaries in Belgium, the Netherlands, France and Spain. The Vastned group focuses on the best property in the popular shopping areas of selected European cities with a historic city centre where shopping, living, working and leisure meet. The Vastned group's property clusters have a strong tenant mix of international and national retailers, food & beverage entrepreneurs, residential tenants, and office tenants.