

I. Power of attorney

for the Extraordinary General Meeting of S IMMO AG,
06 September 2022, 11:00 (CEST), Trabrennstrasse 4, 1020 Vienna



IMPORTANT: This power of attorney does not entitle you to attend the Extraordinary General Meeting in person. Please contact your custodian bank and ensure that the securities referred to below have been properly registered for participation in the Extraordinary General Meeting by way of safe custody receipt (record date: 27 August 2022).

Registration deadline: 01 September 2022, midnight (24:00), CEST (arrival of safe custody receipt)

By granting this power of attorney, I confirm that I have read the information published by the Company on its website or contained in the convocation. I declare my consent to the processing of personal data (name, address, date of birth, securities account number, number of shares, voting card number and e-mail address) to facilitate the exercise of shareholder rights at the Extraordinary General Meeting.

Person granting power of attorney (shareholder)

Name, surname/company name

Street, postcode, city

Date of birth/registration no.

Custody account number

Bank

E-mail address (by granting power of attorney, you confirm that only the person granting power of attorney has access to this e-mail address)

If you are granting this power of attorney not as a shareholder but as the representative of a shareholder, please enclose evidence of your authorisation (power of attorney issued by the shareholder, court appointment, etc.).

Power of attorney

I/We authorise the following independent proxy to

- **exercise voting rights and**
- **to exercise the right to file motions and the right to raise objections**

with the right to delegate the power of attorney to a sub-proxy and with the exemption from restrictions on multiple representation. Voting rights, the right to file motions and the right to make objections will be exercised only as instructed. If the proxy does not have instructions for a proposed resolution, the proxy will abstain. If more than one proxy is selected, the power of attorney is granted to the first named of those selected:

- Dr Marie-Agnes Arlt, LL.M. (attorney-at-law)**
c/o a2o.legal - Kooperation selbständiger Rechtsanwälte, Ebendorferstrasse 6/10, 1010 Vienna
e-mail: arlt.simmoag@hauptversammlung.at
- or Dr Mario Gall (attorney-at-law)**
c/o: Pelzmann Gall Groß Rechtsanwälte GmbH, Wagramer Strasse 19/33, 1220 Vienna
e-mail: gall.simmoag@hauptversammlung.at
- or Ewald Oberhammer, LL.M. (attorney-at-law)**
c/o Oberhammer Rechtsanwälte GmbH, Karlsplatz 3/1, 1010 Vienna
e-mail: oberhammer.simmoag@hauptversammlung.at
- or Gernot Wilfling (attorney-at-law)**
c/o Müller Partner Rechtsanwälte GmbH, Rockhgasse 6, 1010 Vienna
e-mail: wilfling.simmoag@hauptversammlung.at

for the following securities

Shares (ISIN AT0000652250/ AT0000A2YPE6)
Number (if no number is stated, the power of attorney applies to the number stated in the safe custody receipt)

Restrictions of power of attorney:

II. Instructions

for the Extraordinary General Meeting of S IMMO AG,
06 September 2022, 11:00 (CEST), Trabrennstrasse 4, 1020 Vienna

Voting instructions for the resolutions proposed for items of the agenda

The proxy is instructed to exercise my (our) voting rights for the resolutions proposed by the Shareholder CPI Property Group S.A. ("**CPIPG**") to agenda item 1 as published on the Company's website as follows:

(Please tick in box ; do not use red)

		FOR	AGAINST	AB-STAIN
Proposed resolutions by CPIPG				
Agenda item 1: Changes to the Supervisory Board				
1.	Recall of Mr. Dipl.-Volkswirt, Dipl.-Jurist Florian Beckermann, LL.M. as a member of the Supervisory Board elected by the General Meeting as of the end of the Extraordinary General Meeting	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
2.	Reduction in the number of members of the Supervisory Board elected by the General Meeting from eight to four members within the limits set out in the Articles of Association, with the positions of the current Supervisory Board members Mr. Manfred Rapf, Mr. Ewald Aschauer and Ms. Hanna Bomba not being filled.	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
3.	Election of Mr. Martin Němeček to the Supervisory Board.	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
4.	Election of Mr. John Verpeleti to the Supervisory Board.	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Other Items for Resolution				
5.	Voting instructions regarding shareholder proposals that are made available on the Company's website after the record date of the General Meeting (27 August 2022, 24:00, Vienna time) or that are only submitted or amended in the course of the General Meeting.	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

If individual items are to be voted on separately as part of a resolution, instructions issued for this proposal apply accordingly for each individual vote.

The proxy will abstain from resolutions for which unclear instructions were issued (e.g. FOR and AGAINST the same resolution at the same time).

If additional or amended instructions are issued after sending this form, the instructions issued here remain valid unless altered or revoked.

Other instructions (e.g. for motions or objections):

Date

Signature/company signature

Joint owner's signature (if any)

Please complete and return by 02 September 2022, 4:00 p.m., CEST (time of receipt)

- By **post**: S IMMO AG, c/o HV-Veranstaltungsservice GmbH, Köppel 60, 8242 St. Lorenzen am Wechsel
- By **fax**: +43 (0)1 8900 500 - 50
- by **e-mail**: send to the e-mail address of the proxy selected above (as a scanned attachment; TIF, PDF, etc.)

Additional information can be found on the homepage: www.simmoag.at