



## FIBRA UNO ANNOUNCES THE SUCCESSFUL ISSUANCE OF SENIOR UNSECURED SUSTAINABLE BONDS IN THE MEXICAN MARKET FOR A TOTAL OF PS. \$ 8.1 BILLION

Mexico City, October 20<sup>th</sup>, 2021.

Fibra Uno (BMV: FUNO11) (“FUNO<sup>®</sup>” or “Fideicomiso Fibra Uno”), the first and largest real estate investment trust in Mexico and Latin America announces that it successfully placed the first senior unsecured **sustainable bonds** issued by a REIT for Ps. \$8.1 billion. The resources will be used to prepay, without additional cost, the FUNO-17-2 bond that matures in December 2022.

Of this total, Ps. 2.9 billion were allowed to the 21-X bond at a fixed rate of MBONO + 165 bps (or 8.98%), due October 2028; and Ps. 5.2 billion were allowed to the 21-2X bond at a floating rate of TIIE + 90 bps, due October 2025.

Fibra Uno is pleased to announce that the book had a demand of over Ps. 21 billion, resulting in an oversubscription of 2.6 times.

With this issuance, FUNO reaffirms its leadership in ESG in the industry, the strength of its creditworthiness, and the trust of its investors in Mexico, the company, and its business model.

The issuance is rated [AAA(mex)] / [HR AAA] by Fitch and HR Ratings respectively.

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### About Fibra Uno.

Fibra Uno (Mexbol: FUNO11; Bloomberg: FUNO11:MM) is the first and largest FIBRA (REIT) in the Mexican market. It operates and develops a wide range of real estate assets for leasing, mainly in the industrial, retail and office segments. As of June 30th, 2021, Fibra Uno had a portfolio of 634 properties that totaled approximately 10.8 million sqm with footprint on all states of Mexico. Fibra Uno’s strategy focuses in having the best locations, high-quality assets and geographic, segment and tenant diversification. Furthermore, FUNO<sup>®</sup> management team has more than 30 years of expertise in development and operation of all segments of the real estate industry.

### FUNO CONTACTS

#### MEXICO

Jorge Pigeon  
T : +52 (55) 4170-7070  
investor@fibrauno.mx

#### MEDIA

Francisco Galindo  
T : +52 (55) 5062 8250  
fgalindo@zimat.com.mx

