

CROMWELL DIRECT PROPERTY FUND

SUSTAINABILITY PERFORMANCE

Fund ESG Performance

Committed to meeting investor expectations of good corporate governance and ESG practices.

GRESB SCORE



MANAGEMENT



PERFORMANCE

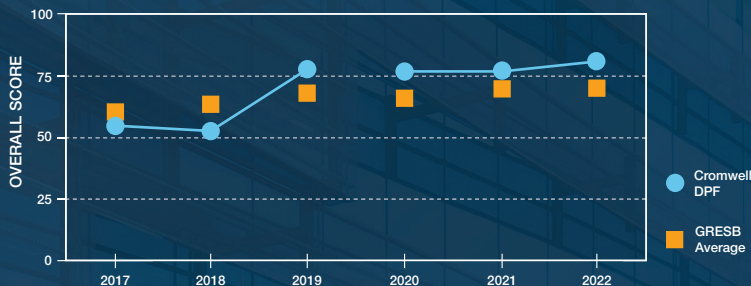


2022 GRESB RATINGS

The GRESB Real Estate Assessment is an investor-driven global ESG benchmark and reporting framework to validate, score and benchmark ESG performance data.

Note: In 2020, the GRESB Assessment structure fundamentally changed, establishing a new baseline for measuring Performance. As a result, GRESB advises against a direct comparison between 2020 GRESB Scores and prior year results. For more information, see the 2020 Benchmark Reports.

For more information on interpreting the 2022 results, please contact sustainability@cromwell.com.au.



ESG BREAKDOWN



ENVIRONMENTAL
GRESB Average 40



SOCIAL
GRESB Average 16



GOVERNANCE
GRESB Average 18

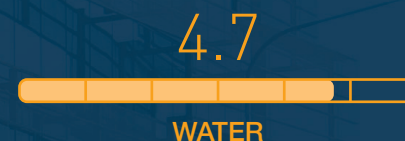
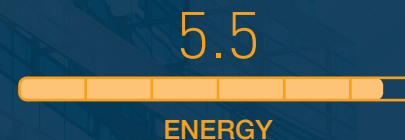
2023 NABERS SUSTAINABLE PORTFOLIOS INDEX

Weighted average as at 31 December 2022

The NABERS Sustainable Portfolios Index (SPI) showcases leading property portfolios across Australia according to their NABERS ratings and percentage of portfolio rated.

The SPI is globally unique in that it provides a public, whole portfolio view of actual performance in terms of emissions and water usage, and it tracks progress over time. For more information on NABERS:

www.nabers.gov.au/portfolio



PARTICIPATORY BENCHMARKS,
FRAMEWORKS AND RATINGS



DOW JONES SUSTAINABILITY
INDEX (DJSI)

Member of

**Dow Jones
Sustainability Indices**

Powered by the S&P Global CSA

Cromwell has been included on the Dow Jones Sustainability Australia Index for the first time in 2022, one of only eight property companies in Australia to achieve this. The DJSI Australia is composed of sustainability leaders as identified by S&P Global through the Corporate Sustainability Assessment (CSA). The index represents the top 30% of companies in the S&P/ASX 200 based on long-term economic, environmental, and social criteria. For further information, refer to the DJSI Australia website.

www.spglobal.com/spdji/en/indices/esg/dow-jones-sustainability-australia-index

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