Green bonded loan

Allocation and impact report
as of 31 December 2025

WIENER LINIEN | WIEN ENERGIE | WIENER NETZE | WIENER LOKALBAHNEN | WIPARK | WIEN IT
BESTATTUNG WIEN | FRIEDHÖFE WIEN | UPSTREAM MOBILITY | IMMOH | GWSG

WIENER STADTWERKE GRUPPE

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1. Introduction

Dear investors and interested parties,

Sustainability is an integral part of our financial and corporate strategy. We consistently align capital allocation, risk management and performance targets with a clear objective: supporting Vienna's transition to climate neutrality by 2040. A Group-wide ESG program, greenhouse-gas accounting in line with the Greenhouse Gas Protocol, and the stepwise implementation of CSRD requirements ensure transparency, comparability and robust decision-making.

We prioritise investments that accelerate the expansion of wind and solar generation, support the decarbonisation of district heating and mobility, and enable the forward-looking expansion of grid infrastructure to secure a stable and resilient energy future.

As Vienna's largest infrastructure service provider, disciplined capital allocation and a clear investment roadmap enable us to generate reliable cash flows, strengthen our balance sheet and enhance long-term enterprise value. We are committed to delivering this transformation in partnership—with you as our investors, and together with our customers and employees—guided by transparency, reliability and a long-term perspective.

Mag. Roman Fuchs
Stellvertretender Generaldirektor der Wiener Stadtwerke GmbH

2. Sustainability as a business model

Wiener Stadtwerke has embedded sustainability as a core pillar of its business model and is strategically focusing on climate-friendly innovation and investment. The Group's strategic objective is to support Vienna's pathway to climate neutrality by 2040 by consistently aligning its entire infrastructure onto a sustainable base— supported by a Group-wide ESG program, greenhouse-gas (GHG) accounting in accordance with the Greenhouse Gas Protocol ("Carbon Rule Book"), and the gradual implementation of the CSRD-related reporting requirements. This includes the energy transition, the expansion of public transport, and the promotion of a resource-efficient circular economy.

A core element of this strategy is the large-scale expansion of renewable energy. Wien Energie continues to expand solar and wind capacity while progressively substituting fossil energy sources. In parallel, district heating is being decarbonized through the deployment of large-scale heat pumps, deep geothermal solutions and waste-heat recovery In Vienna-Simmering, Europe's most powerful large-scale heat pump is in operation, already supplying up to 56,000 households with climate-neutral heat and, once fully expanded from 2027 onwards, is expected to reach around 100,000 households. In Aspern, the "deeep" deep geothermal project (a joint venture with OMV) is being developed to enable CO_2-free district heating generation. A consistent phase-out of fossil imports is also part of the Group's energy and security strategy. From 2025, Wien Energie fully discontinued the procurement of Russian natural gas, replacing volumes through alternative supply contracts. Moreover, in Simmering, the Group commissioned the city's first green-hydrogen electrolysis facility (3 MW; up to 1,300 kg H_2/day), serving as a building block for mobility, industry and energy storage. A recent milestone is Wien Energie's acquisition of the ImWind Group. Following the intention to purchase in August 2025 and clearance by the competition authorities, all shares were acquired in November 2025—including 52 wind turbines, four large-scale PV plants and an extensive project pipeline. This accelerates the Group's expansion trajectory: by 2030, renewable capacity is set to

grow to up to 1,800 MW (electricity for all Vienna households), and by 2040 to around 2,800 MW—sufficient to cover the entire transport sector as well (underground, tramway, e-buses and electric cars).
To enable this growth, grid infrastructure is being upgraded proactively. Wiener Netze is investing in smart-grid capabilities and targeted network expansion, including the Achau substation (commissioning planned for 2026), to safely integrate larger volumes of renewable electricity. The Group is also pursuing innovative approaches in mobility. Wiener Linien and Wiener Lokalbahnen are actively driving the transport transition. Complementing these efforts, Vienna's hydrogen strategy supports the deployment of H_2 buses and the build-out of refueling and production infrastructure. Smart mobility solutions (sharing models and e-mobility) and grid expansion work hand in hand to safeguard Vienna's sustainable energy and transport future. Sustainability is therefore not only an environmental objective, but also a social and economic one.
The Group-wide ESG program consolidates initiatives across Environment, Social and Governance—ranging from circular economy and biodiversity to climate-neutral heating, as well as DEI initiative and accessibility measures (including recognition via the "Access City Award 2025"). Wiener Stadtwerke understands sustainability as a triad of environmental, social and economic responsibility. Through targeted measures, innovative projects and long-term investments, Wiener Stadtwerke aims to make a substantial contribution to climate protection while simultaneously improving quality of life in Vienna. Its business model is based on future-oriented infrastructure, solid finances and a clear mission: to make Vienna a climate-neutral city.

3. Wiener Stadtwerke 2023 bonded loan issue

In November 2023, Wiener Stadtwerke Group successfully placed its first green bonded loan ("Schuldscheindarlehen") in the amount of EUR 260 million. Wiener Stadtwerke committed to using the proceeds from the bonded loan in accordance with the Green Finance Framework (March 2023) and identified network infrastructure projects as the primary focus for the allocation of funds. The bonded loans were offered at a term of five and seven years respectively and were in high demand. The transaction was arranged by a banking group consisting of Erste Group, Helaba and Unicredit.

Borrower	Wiener Stadtwerke GmbH, Vienna
Issuer rating	Fitch: AA- (stable)
Intended use	(Re-)financing of suitable green projects as defined in the Green Finance Framework
Status	Not subordinated, unsecured
Initial volume	EUR 150 million (demand-induced step-up possible)
Term	5 years / 7 years
Law / Place of jurisdiction	German law / Frankfurt am Main
Arrangers	Helaba, Erste Group, UniCredit

4. Use of the issue proceeds

To implement its climate strategy, Wiener Stadtwerke is making targeted investments in sustainable projects. To support this, the company has developed a Green Finance Framework, which has been in effect since March 2023. Under this framework, green financing can only be allocated to projects or investments that provide clear and measurable environmental benefits. These projects fall within specific categories and contribute to achieving the sustainability goals SDG 7 (Affordable and Clean Energy) and SDG 13 (Climate Action):

- Photovoltaics / 4.1. Electricity generation using photovoltaic technology
- Wind power / 4.3. Electricity generation from wind power
- Infrastructure / 4.9. Transmission and distribution of electricity
- CleanTransportation / 6.3. Urban and suburban transport, road passenger transport

Overview of the eligibility criteria for the network infrastructure project category, which is the focus of the use of funds in the bonded loan placed in November 2023:

Eligibility criteria:

Network-infrastructure (Line network, switchgear and smart metering)	- The system is the interconnected European system, i.e. the interconnected control areas of Member States, Norway, Switzerland and the United Kingdom, and its subordinated systems - Infrastructure dedicated to creating a direct connection or expanding an existing direct connection between a substation or network and a power production plant that is more greenhouse gas intensive than 100 g CO2 e/kWh measured on a life cycle basis is not compliant - Installation of metering infrastructure that does not meet the requirements of smart metering systems of Article 20 of Directive (EU) 2019/944 is not compliant. "System" means the power control area of the transmission or distribution network where the infrastructure or equipment is installed.	4.9. Transmission and distribution of electricity	

5. Project evaluation and selection process

In designing the framework, Wiener Stadtwerke Group was guided by the Green Bond Principles of the International Capital Market Association (ICMA), the Green Loan Principles of the Loan Market Association (LMA) and the provisions of the EU taxonomy at the time the framework was created. Wiener Stadtwerke have defined the following sustainability criteria for the evaluation of specific projects:

- Expenditure and investments comply with the technical screening criteria of the EU taxonomy relevant to this activity for a significant contribution to climate change mitigation.
- In order to prevent negative environmental impacts, expenditure and investments will, on a best effort basis, comply with the relevant technical screening criteria for "Do-No-SignificantHarm", but strict taxonomy alignment cannot be guaranteed.
- The ten fundamental environmental, social and governance principles of the United Nations Global Compact are taken into account and adhered to when selecting and evaluating expenditure and investments.
- Expenditure and investments are in line with the strategic orientation of Wiener Stadtwerke and are made for projects within Austria.
- The projects financed contribute to at least one of the United Nations Sustainable Development Goals (SDGs).

Suitable green projects are proposed to a Green Finance Committee (Green-Finance Gremium), which evaluates these projects on the basis of the aforementioned criteria and decides on the allocation of funds from green financing to eligible green projects.

6. Allocation and impact reporting

a. Allocation report

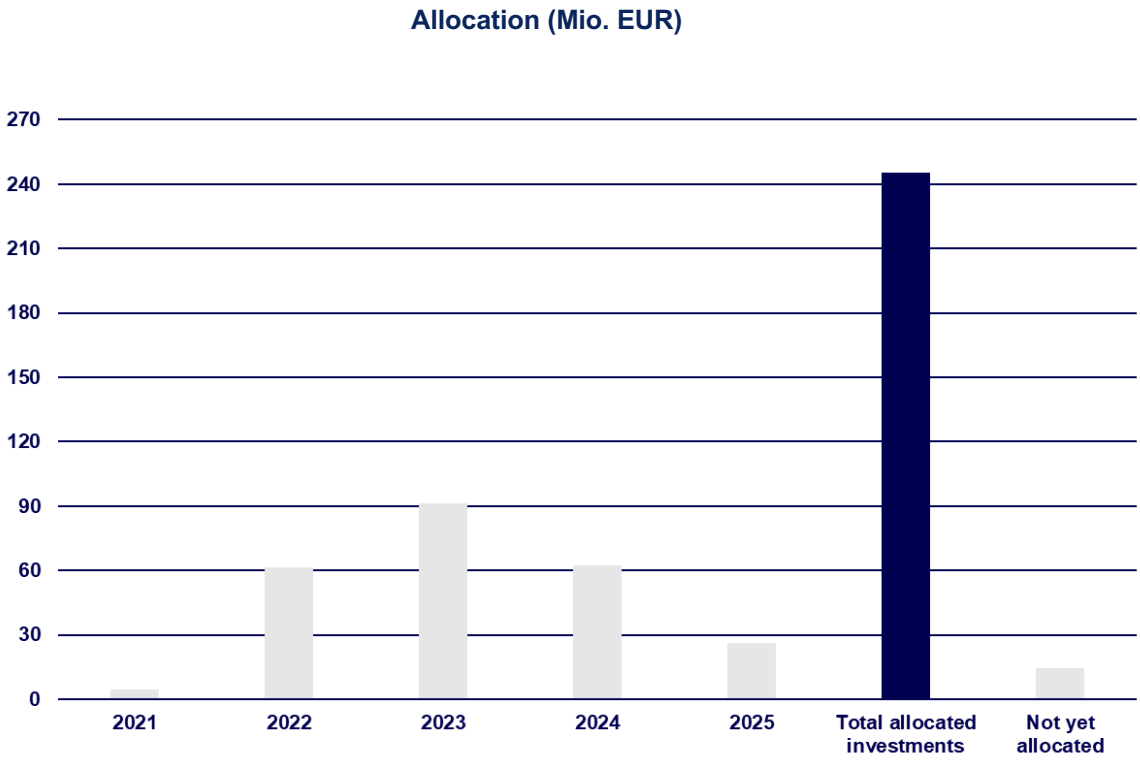
By the end of 2025, 245,56 million Euro – or 94,45% of the 260 million Euro in total funds from the green bonded loan had already been used. Of this, 92,3% was used for smart metering and the remaining 7,7% for smart grids.

Tabel 1: Investments

Project category	Total allocated Investments (EURO)	Allocated investments by year (EURO)	Financing of new projects(1) (EURO)	Refinancing of Existing projects(2) (EURO)	Volume Already allocated (EURO)	Volume still to be allocated (EURO)
Network Infrastructure Smart Metering and Smart Grid	**245,559,049**	2021: **4,442,525** 2022: **61,578,898** 2023: **91,208,682** 2024: **62,258,346** 2025: **26,070,597**	**88,328,944**	**157,230,105**	**245,559,049**	**14,440,950**

(1) New projects correspond to expenditures made after November 2023
(2) Refinanced projects refer to projects that were initiated before or in November 2023

Funds that have not yet been allocated are held in Wiener Stadtwerke's cash pool, where they are managed in accordance with the provisions of the Green Finance Framework.



b. Impact reporting

Overview

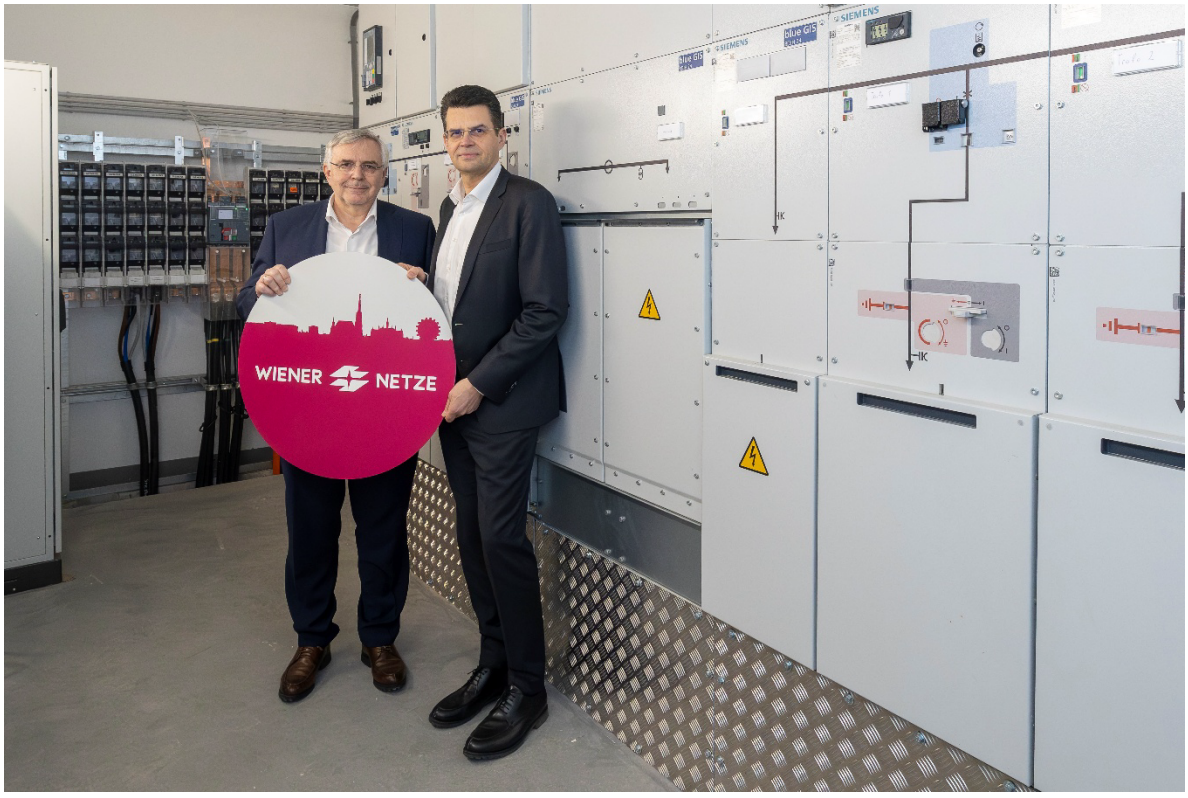
Smart grids enable more precise monitoring and control of electricity flow, which is expected to become more dynamic and less predictable in the future. This technology optimizes energy generation, distribution, and consumption by efficiently connecting electricity providers and consumers.

A key advantage of smart grids is their ability to manage peak loads effectively. Through targeted management, consumption spikes can be mitigated, and energy can be redirected during periods of low demand. At the same time, the expansion of smart meters is being accelerated, as they provide the foundation for a more efficient and flexible energy market.

Smart meters enable more precise consumption measurement and open up new opportunities for flexible electricity tariffs that are better tailored to individual usage patterns. They are specifically designed for secure end-to-end data transmission, ensuring the highest IT security and data protection standards.

Another advantage of digitalization is the improved transparency of grid utilization. This enables network operators to respond more quickly to unexpected events such as power outages or overloads. At the same time, customers also benefit, they gain better insight into their energy consumption and can optimize it more effectively through targeted adjustments.

To realise these benefits, the Group is implementing a major investment program. From 2024 to 2028, a total of EUR 1.4 billion is planned for the expansion of the electricity grids. This trend continues in 2025, underscoring the growing strategic importance of this technology compared with previous years, when the primary focus was on the smart meter rollout.



Metriken

In the years 2021 bis 2025 Wiener Netze installed around 1,46 million Smart Meter and by the end of 2025 around 1,59 million people in Vienna have their own smart meter installed.
The goal of equipping 95% of all households with a smart meter by the end of 2024 has been achieved. In the subsequent years 2025/26, the number of installed smart meters was and will continue to be further increased and is expected to rise to more than 1.6 million. As a result, the remaining unconnected (pending) connection rate decreases.

Tabel 2: Metrics

Project category	Brief description	Number of newly installed smart meters Household meters (full year, number)	Newly connected electricity generation capacity from renewable energy sources up to 250kW (full year, in MW)	Amount of electricity from renewable energy sources fed into the grid via smart meters up to 250kW (full year, in MWh)
Network infrastructure	Rollout of smart meters	2021: **250,196** 2022: **337,112** 2023: **450,473** 2024: **344,022** 2025: **77,381**	2021: **22** 2022: **34** 2023: **117** 2024: **125** 2025: **97**	2021: **4,998** 2022: **11,484** 2023: **48,011** 2024: **90,308** 2025: **59,325**

7. External reviews

a. Second Party Opinion (ISS ESG):

ISS ESG issued the Second Party Opinion (SPO) on the Green Finance Framework of Wiener Stadtwerke, confirming that it is in line with the ICMA Green Bond Principles. The Second Party Opinion can be accessed via the following link:

https://www.wienerstadtwerke.at/o/document/esg_iss_secondpartyopinion-spo-20230306_de

b. Review by the auditor:

The auditor's review can be found on our website in the German version of this report:

"Allokations-und Wirkungsbericht zum 31.12.2025" / 7.b " Review des Wirtschaftsprüfers"

8. Disclaimer

This document has been prepared with great care in line with the Green Finance Framework of Wiener Stadtwerke GmbH (as of March 2023) and is for information purposes only. The contents are based on the state of knowledge at the time this document was prepared and are expressly provided without any guarantee that they are correct, complete or up to date. To the extent that this document contains statements about future expectations and other forward-looking statements, these are based on the current views and assumptions of Wiener Stadtwerke and involve known and unknown risks and uncertainties that could cause actual results and events to differ materially from those contained in the forward-looking statements. This document expressly does not constitute a basis for decisions or dispositions of any kind whatsoever, in particular it does not constitute investment advice or a recommendation, an offer or other solicitation to buy or sell or to make an offer, for example with regard to green financing of Wiener Stadtwerke, and is no substitute for obtaining comprehensive and up-to-date information at the relevant time as a basis for a careful investment decision. Even if the underlying assumptions or information change at a later date, there is expressly no obligation to update or revise the document. This document is not intended for distribution to or use by any person or entity in any jurisdiction where such distribution or use would be contrary to law or regulation. Persons who come into possession of this document must inform themselves about the applicable restrictions and observe them.

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