

## Third party risk management (TPRM)

At Swiss Prime Site, we maintain high ethical standards. We are guided not only by our Code of Conduct, which describes the values and behaviour expected of our employees, but also our Environmental Policy Concept, while our Code of Conduct for Suppliers sets out the standards we expect our external partners – third parties – to comply with.

In its dealings with third parties, Swiss Prime Site follows the social and environmental principles of the United Nations Global Compact, the UN Guiding Principles on Business and Human Rights (UNGPs) and the International Labour Organization (ILO) Declaration on Fundamental Principles and Rights at Work and uses its influence, wherever possible, to encourage others to adopt these principles too. To this end, Swiss Prime Site has developed a risk management system for third parties to help assess and manage risks associated with working with third parties. By identifying, understanding and managing risks effectively, we can protect the company, our shareholders and our partners from negative impacts such as regulatory, financial or reputational damage.

### TPRM statement and basic principles

We aim to ensure that Swiss Prime Site only works with third parties that are able and willing to comply with our standards. The TPRM framework and process were designed in line with our three basic principles.

#### Compliance with legal requirements and beyond

We encourage compliance with increasing regulatory requirements and the fulfilment of these obligations as a means of building trust in the company.

#### Rapid response

Hedging against risks is just as important as quick and efficient processes for improving internal acceptance.

#### Risk-based approach

We take appropriate due diligence measures based on the level of risk identified and the likelihood and severity of potential adverse events.

#### How does the TPRM system work?

##### 1 Identification and assessment

Identification of potential third parties and assessment of their suitability and risks.

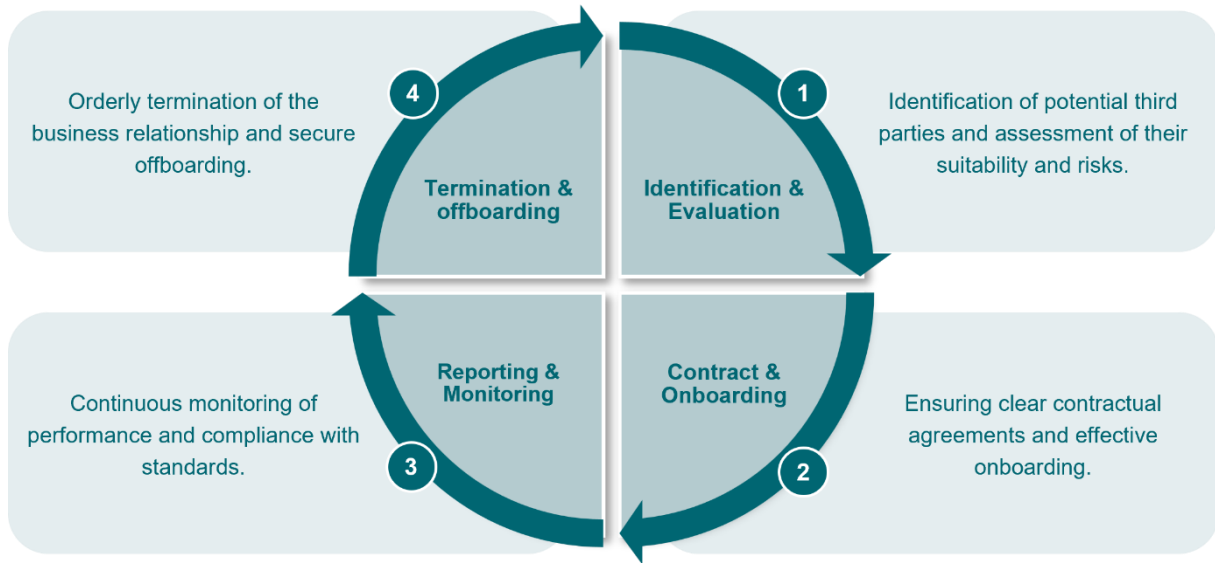
##### 2 Contract and onboarding

Establishment of clear contractual agreements and effective onboarding.

##### 3 Continuous monitoring of performance and compliance with standards.

##### 4 Termination and offboarding

Organised termination of the business relationship and secure offboarding.



Risk categories covered by the TPRM system

<p><b>Strategic risks</b></p> <ul style="list-style-type: none"> <li>▪ Conflicting values</li> <li>▪ Unsuitable partners</li> <li>▪ Conflicting objectives</li> <li>▪ Reputational risks</li> <li>▪ Dependency</li> </ul>	<p><b>Financial risks</b></p> <ul style="list-style-type: none"> <li>▪ Insolvency</li> <li>▪ Advance performance risk</li> <li>▪ Risk associated with the allocation of funds</li> </ul>	<p><b>Operational risks</b></p> <ul style="list-style-type: none"> <li>▪ Performance and quality risks</li> <li>▪ Breaks in the supply chain</li> </ul>
<p><b>Compliance risks</b></p> <ul style="list-style-type: none"> <li>▪ Compliance infringements</li> <li>▪ Contractual risks</li> </ul>	<p><b>Technological risks</b></p> <ul style="list-style-type: none"> <li>▪ Cyber attacks</li> <li>▪ IT integration</li> <li>▪ Technology failures</li> <li>▪ Innovation risks</li> </ul>	<p><b>Sustainability risks</b></p> <ul style="list-style-type: none"> <li>▪ Violations of sustainability standards</li> <li>▪ Certification risks</li> </ul>

Code of Conduct for Suppliers of Swiss Prime Site

Swiss Prime Site is committed to ensuring compliance with the Code of Conduct for Suppliers and pursues a responsible and customer-oriented procurement policy. Together with our partner companies, our suppliers and their suppliers in turn, we aim to take financial, environmental and social responsibility so that we can provide premises for our tenants and services for our customers that are produced in a responsible way through every phase of the process.