

Management Report

RBVA11

Rio Bravo Renda Varejo Fundo de
Investimento Imobiliário de
Responsabilidade Limitada

Brazilian Real Estate Investment Fund

MAY 2026



FUND INFORMATION

INVESTMENT OBJECTIVE AND POLICY

The Fund's primary objective, in the long term, is to generate income through the commercial leasing of Real Estate Assets, and consequently, to provide its Shareholders with the appreciation of their Shares.

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- Registration updates
- Real estate fund property availability
- Direct access to the IR team

REGISTRATION DATA

TAX ID (CNPJ) • 15.576.907/0001-70

MANAGEMENT PROFILE • Active

FUND MANAGER • Rio Bravo

Investimentos

ADMINISTRATOR AND REGISTRAR • Rio Bravo Investimentos

MANAGEMENT AND ADMIN FEE •

0.651% p.a. on Market Value (Monthly

Min. BRL 64,170.04 - base date

05/01/2021, adjusted annually by the positive variation of the IGP-M)

NET ASSET VALUE •

BRL 1,668,456,272.99 (ref. April)

FUND INCEPTION • 11/01/2012

NUMBER OF SHARES • 156,143,050

NUMBER OF OFFERINGS COMPLETED • 5

NUMBER OF SHAREHOLDERS • 92,778

(ref. April)

Investment Thesis

The [RBVA11](#) is an actively managed fund that invests in a [diversified portfolio of retail-oriented properties](#) with the objective of generating long-term real estate income.

CORE RETAIL CORE PORTFOLIO

Pioneering construction of a street retail portfolio, focusing on properties suited for retail use, prime locations, and attributes valued by the retail sector.

PROPERTY FLEXIBILITY

Well-located and adaptable assets with active management attentive to retail trends.

STRATEGIC SALES

Value extraction through opportunistic asset sales and portfolio recycling.

KEY FIGURES

74 Properties

305,391
m² GLA

28 Tenants

6.5%
Physical Vacancy

R\$ 9.63
Month Closing

R\$ 1.66 billion
Net Equity ¹

R\$ 0.09
per share of income
distribution in the month

R\$ 1.50 billion
Market Value

11.2%
Dividend Yield² annualized

5,215
Traded value³ R\$/m²

R\$ 1.97 million
Average daily volume
Traded

6.5 years
Wault⁴

MONTH HIGHLIGHTS



New Leases Ultra

The Fund entered into **2 lease contracts** long-term with the Ultra chain for the Paulista 436 and Duque de Caxias properties. The transaction expands exposure to the **wellness segment to 5.1%** of the portfolio and marks **the first simultaneous lease of two assets to the same tenant.**



Property Acquisition Flagship Portobello Gabriel

Property acquired for **R\$ 81 million, premium retail asset.** The property is leased under an atypical BTS contract of **20 years** with IPCA, ensuring revenue predictability and an estimated cap rate of 8.0% p.a.



Acquisition of Pátio Maria Antônia, Estácio and PBKIDS Properties

The Fund acquired three properties for **R\$ 111.6 million**, at an estimated cap rate of **11.0% p.a.**, expanding portfolio diversification. The assets reinforce exposure to the educational, retail and food hall segments, with long-term contracts and strategic locations in São Paulo and Rio de Janeiro.

¹Net Equity referring to the previous month. ²Yield annualized considers the distribution per share in the report's reference month multiplied by 12, the result divided by the closing quote of the reference month (proceeds*12/closing price of the share on the last business day of the month). ³Traded value/m² considers the market value at the period's close and the debt value, excluding the prior period's available funds and the amount invested in REITs, divided by the GLA. ⁴Wault: weighted average of the lease contract terms.



MANAGER'S MESSAGE TO THE INVESTOR

RESULT AND DISTRIBUTION

In the month, the Fund's result was **R\$0.11/share** and the distribution was **R\$0.09/share**, following the *guidance* for the half-year. The distribution at this level aims to achieve **the linearization of distribution** of the result over the half-year, which includes extraordinary results. Investors can track the accumulated result per share for the half-year in the income statement table (DRE) [on page 08](#).

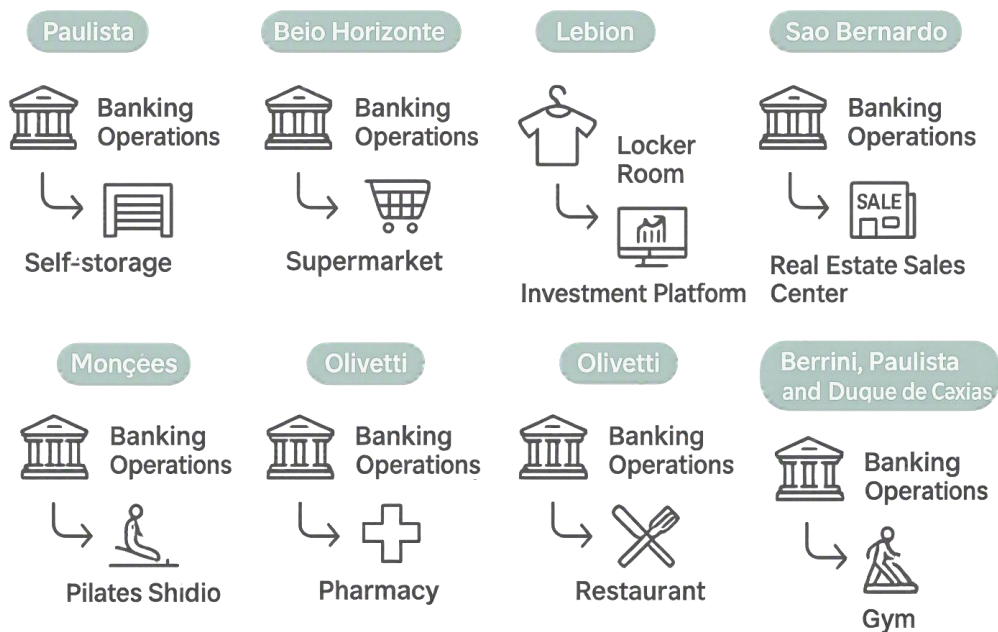
NEW LEASES AT THE PAULISTA 436 AND DUQUE DE CAXIAS PROPERTIES

In the month, the Fund entered into **two lease contracts of long term** with the **Ultra gym chain** to occupy the properties located on **Avenida Paulista** and on **Avenida Duque de Caxias**, both in São Paulo (SP). The contracts have **a 20-year term**, annual adjustment by the IPCA and a compensation structure composed of minimum rent plus a share of the operations' revenue and parking revenue.

The transaction represents the first simultaneous lease of two portfolio assets to the same tenant and expands the Fund's exposure to the wellness sector, which now represents 5.1% of the portfolio.

STRATEGY AND POSITIONING

Over the last cycles, the Fund has already demonstrated, in practice, the versatility and intrinsic quality of its assets. In a single property previously occupied by a bank branch, for example, it was possible to carry out successful conversions into a restaurant, a developer's sales stand, a supermarket, a self-storage, pharmacy and office.



MANAGER'S MESSAGE TO THE INVESTOR

These moves reinforce a central thesis of the management: RBVA's properties hold a value that transcends their original tenants, being mostly located in consolidated regions, with liquidity and multiple alternative uses. The repositioning strategy not only reduces vacancy, but also expands the sector diversification of the portfolio and strengthens the average credit quality of the portfolio.

ACQUISITION OF THE FLAGSHIP PORTOBELLO GABRIEL PROPERTY ([material fact](#))

In the month, the Fund completed the acquisition of the entire **Flagship Portobello Gabriel property**, located on **Alameda Gabriel Monteiro da Silva**, in São Paulo (SP), coming to hold **100% of the asset**. The total investment was approximately **R\$ 81 million**, carried out through a cash payment, amortization of senior shares held in the SPGM REIT and the offset of credits related to the Fund's 6th issuance.

The property has a built area¹ of 1,771.28 m² and is leased to **Portobello** through a **Built to Suit (BTS) atypical** contract with a term of **20 years** and annual adjustment by the IPCA. Located in one of the main **architecture, design and decoration corridors** of the city of São Paulo, the asset reinforces the Fund's exposure to urban **high-end retail properties**, in a consolidated region and with high real estate liquidity.

The transaction consolidates RBVA's stake in an asset already present in the portfolio, expanding exposure to a tenant that is a leader in its segment and contributing to the generation of long-term revenue. The estimated stabilized cap rate of the acquisition is 8.0% p.a.

Click [here](#) to access the website of the flagship Portobello acquired by the Fund.

ACQUISITION OF THE PÁTIO MARIA ANTÔNIA, ESTÁCIO AND PBKIDS PROPERTIES ([material fact](#))

In the month, the Fund completed the acquisition of three properties: **Estácio**, in Rio de Janeiro (RJ), **PBKids Rebouças**, in São Paulo (SP), and **Pátio Maria Antônia**, in Higienópolis, São Paulo (SP), totaling an investment of **R\$ 111.6 million**. The acquisitions were carried out at an estimated capitalization rate of **11.0% p.a.** and expanded the portfolio's diversification by region, sector, tenant and contractual profile.

The assets incorporate characteristics complementary to the Fund's portfolio. The **Estácio** property adds exposure to the educational sector through an **atypical contract** long-term with one of the largest higher education institutions in the country. The **PBKids** property reinforces the Fund's presence in one of the most dynamic regions of the city of São Paulo, through a **retail** asset located on **Avenida Rebouças**. The **Pátio Maria Antônia** property marks RBVA's entry into the food hall segment, with a fully leased asset, located in **Higienópolis** and occupied by tenants such as **Smart Fit, McDonald's, Subway, Oakberry, Smoov, Santa Gula and Mamoru**.

¹ The property's final leasable area is 1,771.28 m², replacing the 1,838 m² previously disclosed, reflecting the completion of construction and documentary regularization. The update does not change the values nor the other conditions of the lease contract.



MANAGER'S MESSAGE TO THE INVESTOR

HOW THESE ACQUISITIONS CONTRIBUTE TO RBVA

The acquisitions completed over the month combine different vectors of value generation for the Fund. On one hand, assets such as Estácio were acquired at capitalization rates higher than the portfolio's implicit return, contributing to the growth of recurring cash generation. On the other, acquisitions such as Portobello Gabriel, Pátio Maria Antônia and PBKids reinforce the quality and strategic positioning of the portfolio, through the incorporation of premium assets, located in consolidated regions and occupied by relevant tenants in their respective segments. Together, the transactions strengthen the portfolio's diversification, enhance the average quality of the assets and contribute to building sustainable value for shareholders over time.

CONCLUSION OF THE 6TH SHARE ISSUANCE

In the month, the Fund completed its 6th share issuance, raising approximately R\$ 96.5 million. The offering exceeded the volume initially offered, with partial exercise of the additional lot, reflecting investor demand for RBVA's strategy and portfolio. The funds raised were used to support the recently completed acquisition cycle and strengthen the Fund's capital structure.

AGREEMENTS AND INDEMNITIES

In the month, the Fund received approximately R\$ 6.25 million related to vacancy agreements, contractual penalties and indemnities. The main receipts were: (i) R\$ 3.39 million related to the agreement entered into with Santander for the vacancy of the Santo André property, composed of a contractual penalty of R\$ 644,653.32 and the first installment of the indemnity for the restoration of the property, in the amount of R\$ 2.75 million; (ii) R\$ 1,513,808.35 related to the indemnity of the Mutinga property (Caixa); (iii) R\$ 986,124.81 related to the indemnity of the Italianos property (Caixa); and (iv) R\$ 354,053.45 related to the contractual penalty of the Santos property, previously leased to Santander.

Additionally, the Fund has the receipt of a further R\$ 2.75 million scheduled for July 2026, related to the remaining installment of the indemnity for the Santo André property. Together, these receipts positively impacted the period's result and reinforced the Fund's cash generation.

The management team, which had already been working on the commercialization of the returned properties, continues to intensify the leasing efforts for these assets, seeking to restore occupancy and capture new income-generation opportunities. The guidance for distribution of R\$ 0.09 per share remains unchanged.

LEASING EFFORTS

The management continues to act actively in the commercialization of vacant spaces, with fronts at different stages of the commercial funnel, including signed contracts, drafts in preparation, proposals under negotiation, technical visits and ongoing negotiations. The progress observed reinforces the assets' repositioning capacity and supports the strategy of gradually reducing vacancy, with a focus on occupancy quality, income generation and portfolio diversification.



RESULTS AND DISTRIBUTION

DRE	Mar-26	Apr-26	May-26	Accumulated in 1st Half	Accumulated in the year
Real Estate Result	17,971,606	15,964,678	19,403,845	89,896,997	89,896,997
Leasing Revenue	13,633,510	13,523,648	18,838,458	75,390,858	75,390,858
Property Sales Result ¹	4,338,096	2,441,030	565,387	14,506,139	14,506,139
Financial Result	570,815	441,301	392,882	2,772,632	2,772,632
REIT Income	157,102	126,261	155,757	1,048,037	1,048,037
Other Results	413,714	315,040	237,125	1,724,595	1,724,595
Expenses	-2,890,691	-3,352,476	-2,669,216	-14,702,386	-14,702,386
CRI Expenses	-795,993	-825,843	-784,947	-4,078,886	-4,078,886
Vacancy Expenses	-626,958	-543,418	-528,819	-2,656,652	-2,656,652
Administration and Management Fee	-824,573	-818,400	-820,250	-2,979,438	-2,979,438
Other	-1,087,705	-1,606,357	-600,685	-5,938,975	-5,938,975
Result²	15,651,730	13,053,503	17,127,511	77,967,243	77,967,243
Distributed Income	14,052,875	14,052,875	14,052,875	70,264,373	70,264,373
Result per Share	0.100	0.084	0.110	0.499	0.499
Income per Share	0.090	0.090	0.090	0.450	0.450
Accumulated Result³				0.049	0.049

YEAR	JAN	FEB	MAR	APR	MAY	JUN	JUL	AUG	SEP	OCT	NOV	DEC
2023	0.09	0.09	0.09	0.09	0.09	0.10	0.10	0.10	0.10	0.10	0.10	0.10
2024	0.10	0.10	0.10	0.10	0.10	0.10	0.10	0.10	0.10	0.10	0.09	0.09
2025	0.09	0.09	0.09	0.09	0.09	0.09	0.09	0.09	0.09	0.09	0.09	0.09
2026	0.09	0.09	0.09	0.09	0.09							
Δ¹	0.0%	0.0%	0.0%	0.0%	0.0%							

Distribution
Linearization
R\$ 0.09

(announced: 05/29 paid: 06/15)

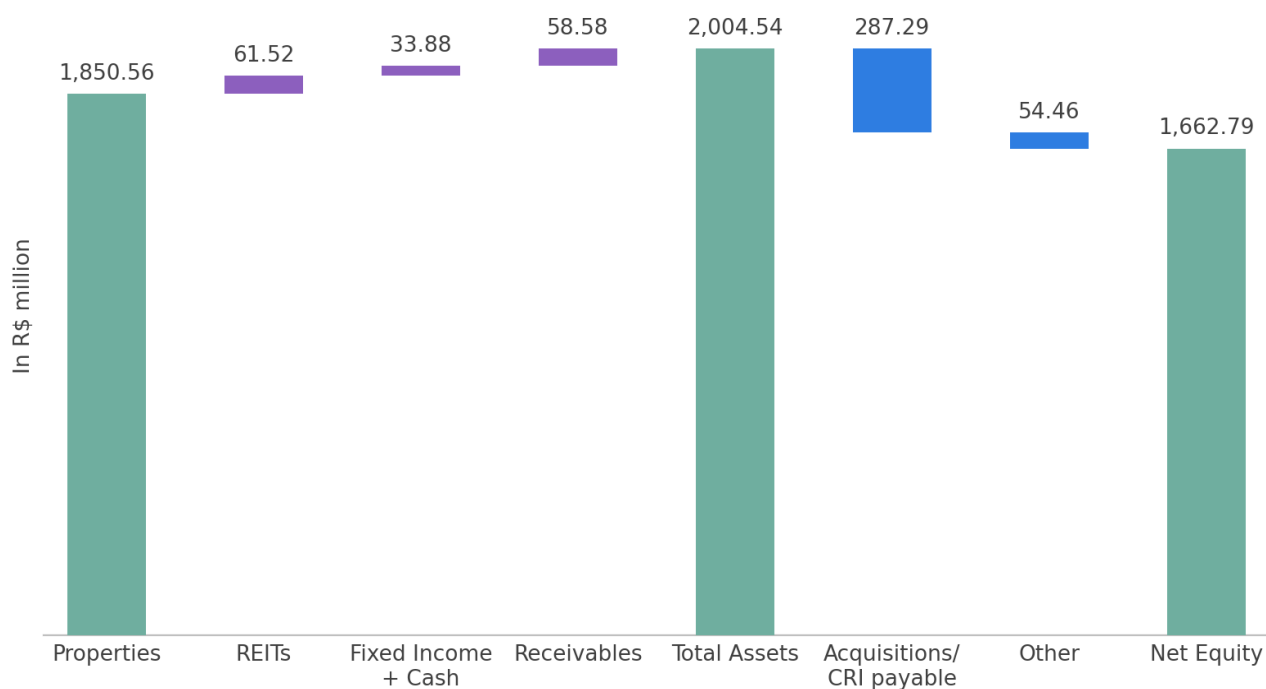
¹Result considers only the total profit from the sale, not the total value of the transaction. ² Result presented on a cash basis and unaudited.

³Accumulated result for the period. ¹ Comparison between 2025 and 2026.



RESULTS AND DISTRIBUTION

Net Equity Composition



Values in R\$ million

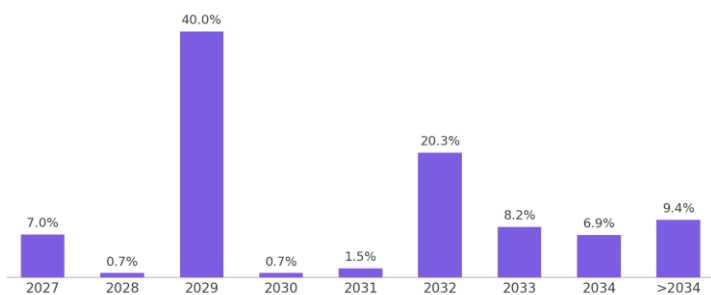
Total Assets	2,004.54
Properties	1,850.56
REITs	61.52
Fixed Income + Cash	33.88
Receivables ¹	58.58
Total Liabilities	341.76
Acquisitions/CRI payable	287.29
Other	54.46
Net Equity	1,662.79
Number of shares	156,143,050
Equity per Share	10.65

¹Receivables include amounts receivable from property rentals, amounts receivable from property sales and other receivables.
Base date April 2026

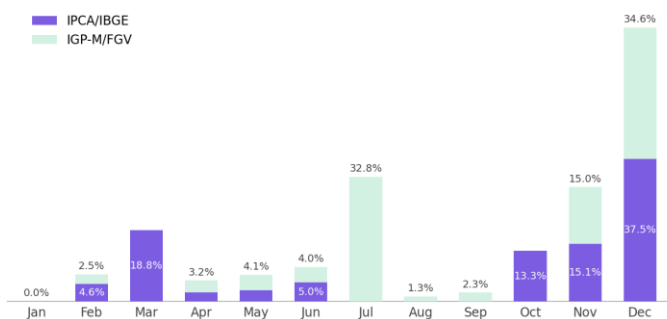


FUND ASSETS

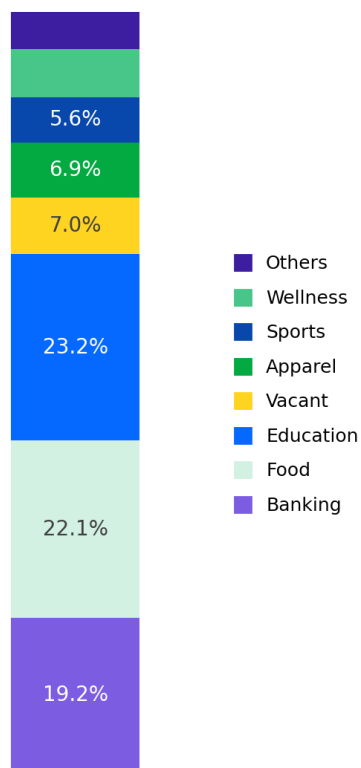
Maturity Schedule by Revenue



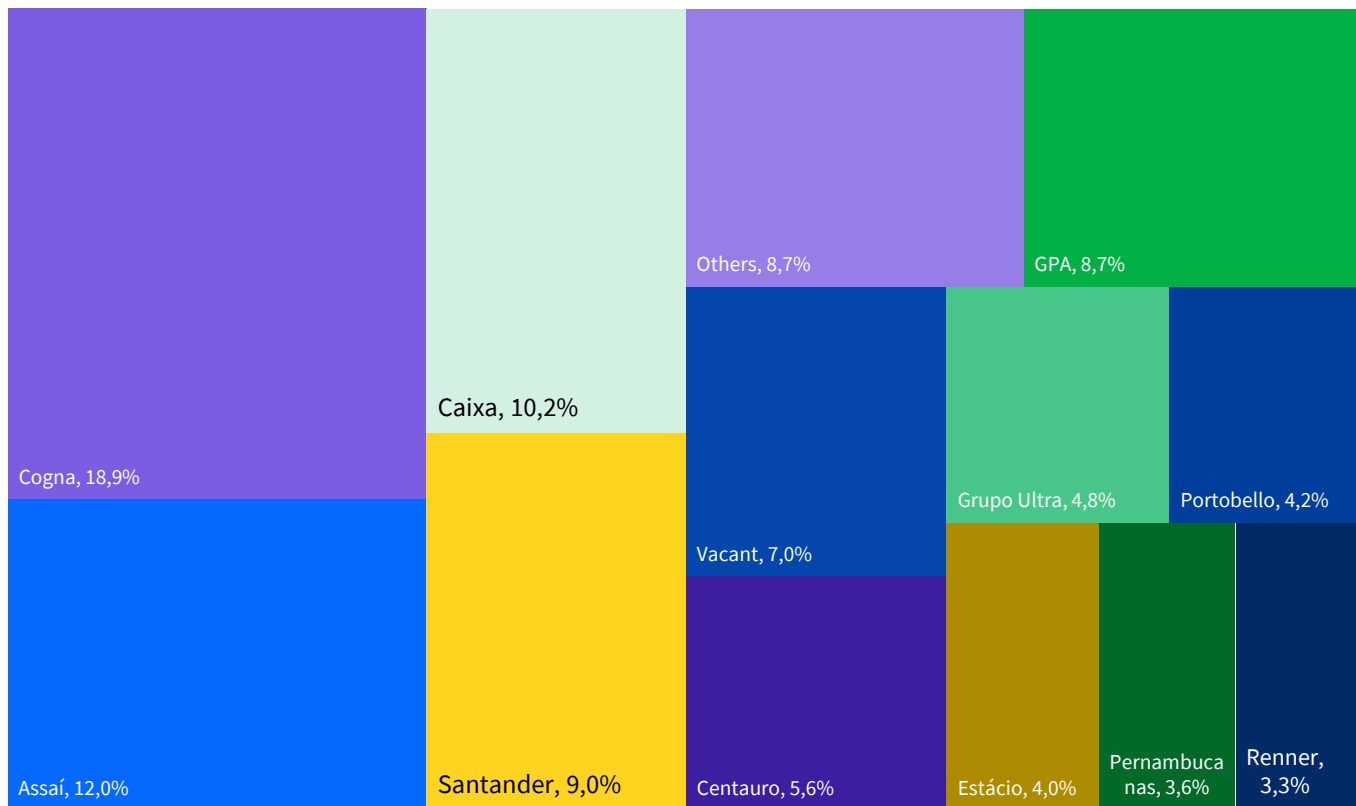
Adjustment Schedule by Revenue



Sector (% of Assets)¹



Tenants (% of Assets)²



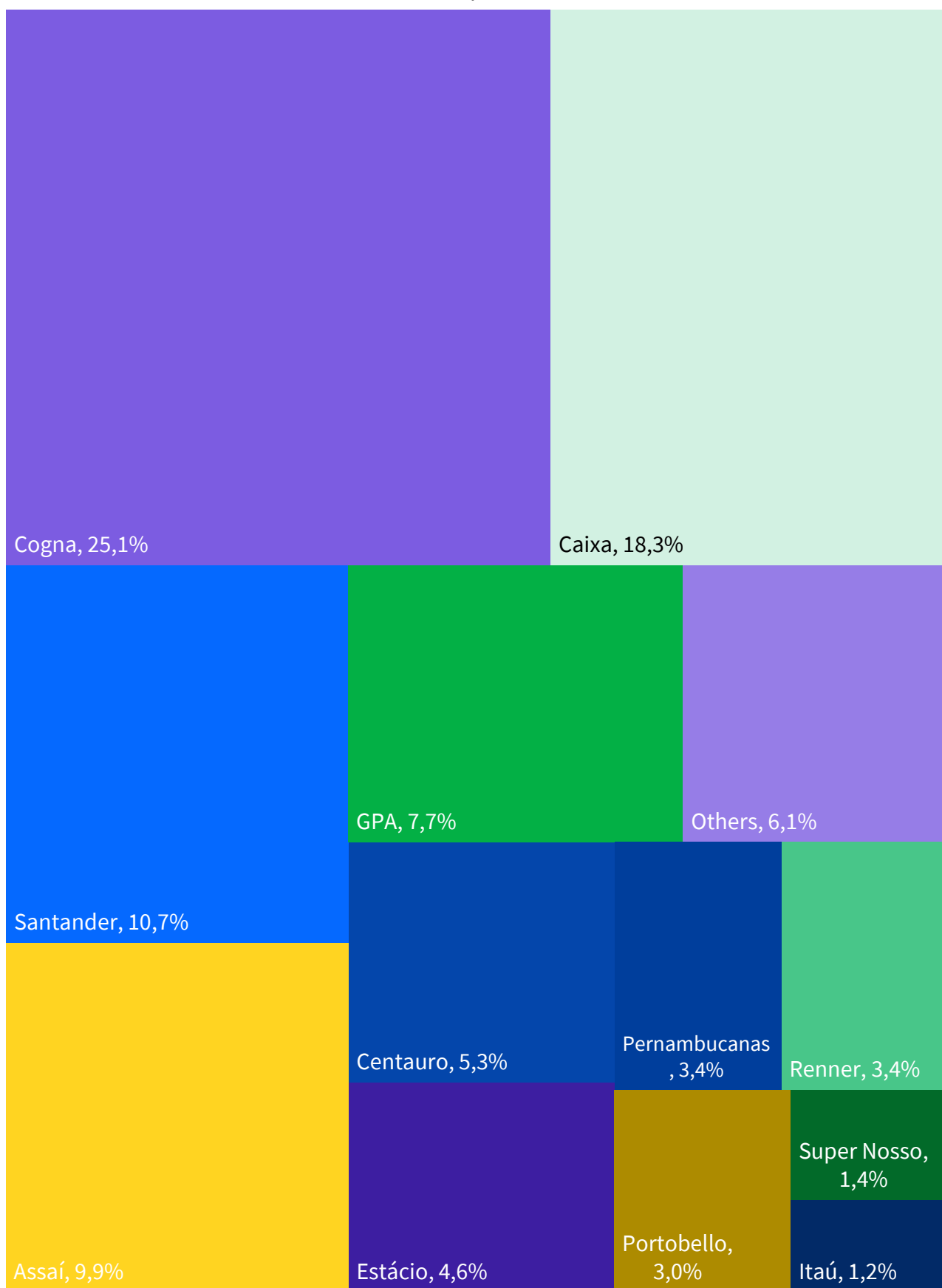
¹"Others" includes: Allocation in malls, Home & Construction, Investment, Wellness, Real Estate Development, Self-storage, Convenience, Corporate, Food and position in REITs.

²"Others" includes: PBKids, Super Nosso, Itaú, Fan Food, Smooov, Oakberry, Santa Gula, Subway, Smartfit, Mamoru, Mc Donald's, Plano&Plano, Goodbe, M3Storage, Ânima, Panvel, Confialta and Position in REITs.



FUND ASSETS

Revenue per tenant



FUND PORTFOLIO

Name	Address	City	State	Tenant	Contract	GLA	Lease Expiration	Asset Classification	View on Google Street View
- Centro - Fortaleza/CE	Rua Pedro I, 373	Fortaleza	CE	Vacant	Vacant	2,511 sqm		Retail Property	Click here
Santander - Centro - Fortaleza/CE	Rua Floriano Peixoto 915	Fortaleza	CE	Santander	Typical	2,220 sqm	Jun-33	Retail Property	Click here
GPA - Asa Sul - Brasília/DF	EQ 406/407-SUL - Lote 1	Brasília	DF	GPA	Atypical	2,601 sqm	Dec-29	Retail Property	Click here
Cogna - Turu - São Luis/MA	Avenida São Luís Rei de França, 32, Turu	São Luis	MA	Cogna	Atypical	24,287 sqm	Mar-29	Retail Property	Click here
Super Nosso - Centro - Belo Horizonte/MG	Av. João Pinheiro, 500	Belo Horizonte	MG	Super Nosso	Typical	4,193 sqm	Mar-34	Retail Property	Click here
Cogna - Funcionários - Belo Horizonte/MG	Rua dos Timbiras, 1375, Boa Viagem	Belo Horizonte	MG	Cogna	Atypical	5,940 sqm	Dec-29	Retail Property	Click here
Cogna - Centro - Betim/MG	Avenida Presidente Kubitschek, 227, Centro	Betim	MG	Cogna	Atypical	24,483 sqm	Dec-29	Retail Property	Click here
Cogna - Jardim Europa - Cuiabá/MT	Avenida Manoel José de Arruda, 3100	Cuiabá	MT	Cogna	Atypical	15,659 sqm	Mar-29	Retail Property	Click here
GPA - Parnamirim - Recife/PE	Rua Desembargador Góes Cavalcante, nº 261	Recife	PE	GPA	Atypical	4,583 sqm	Dec-29	Retail Property	Click here
- Santo Antônio - Recife/PE	Rua Imperador Dom Pedro II, 255	Recife	PE	Vacant	Vacant	2,357 sqm		Retail Property	Click here
Corporativo Monsenhor Celso - Curitiba/PR	Rua Monsenhor Celso, 154	Curitiba	PR	Confliativa	Typical	1,188 sqm	Oct-30	Retail Property	Click here
Corporativo Monsenhor Celso - Curitiba/PR	Rua Monsenhor Celso, 154	Curitiba	PR	Vacant	Typical	150 sqm		Retail Property	Click here
Loja Monsenhor Celso - Curitiba/PR	Rua Monsenhor Celso, 154	Curitiba	PR	Panvel	Typical	871 sqm	Feb-36	Retail Property	Click here
Pernambucanas - Curitiba - Paraná/PR	Avenida República Argentina, 4044, Loja	Curitiba	PR	Pernambucanas	Atypical	1,930 sqm	Oct-31	Retail Property	Click here
Caixa - Rio do A - Campo Grande/RJ	Est. Rio do A, 1131 - Campo Grande/RJ	Campo Grande	RJ	Caixa	Atypical	571 sqm	Nov-28	Retail Property	Click here
Caixa - Centro - Nova Iguaçu/RJ	Av. Marechal Floriano Peixoto, nº 2.370 - N Iguaçu - RJ	Nova Iguaçu	RJ	Caixa	Typical	3,256 sqm	Nov-32	Retail Property	Click here
Caixa - 14 bis - Rio de Janeiro/RJ	Av. Marechal Câmara, nº 160 - Rio de Janeiro - RJ	Rio de Janeiro	RJ	Caixa	Typical	1,900 sqm	Nov-32	Retail Property	Click here
Caixa - Ipanema - Rio de Janeiro/RJ	Rua Visconde de Pirajá, nº 127 - Rio de Janeiro - RJ	Rio de Janeiro	RJ	Caixa	Typical	510 sqm	Nov-32	Triple A Retail Property	Click here
Caixa - Leme - Rio de Janeiro/RJ	Rua Antônio Vieira, nº 24 - Loja A - Rio de Janeiro - RJ	Rio de Janeiro	RJ	Caixa	Typical	697 sqm	Nov-32	Retail Property	Click here
Caixa - Recreio dos Bandeirantes - Rio de Janeiro/RJ	Av. das Américas, nº 15.545 - Rio de Janeiro - RJ	Rio de Janeiro	RJ	Caixa	Typical	919 sqm	Nov-32	Retail Property	Click here
Caixa - Avenida Chile - Rio de Janeiro/RJ	Av. República do Chile, nº 230	Rio de Janeiro	RJ	Caixa	Typical	1,140 sqm	Nov-32	Retail Property	Click here
Caixa - Meier - Rio de Janeiro/RJ	Rua Dias da Cruz, nº 28-A - Rio de Janeiro - RJ	Rio de Janeiro	RJ	Caixa	Typical	1,484 sqm	Nov-32	Retail Property	Click here
- Ouvidor - Rio de Janeiro/RJ	Av. Rio Branco, 115	Rio de Janeiro	RJ	Vacant	Vacant	1,240 sqm		Retail Property	Click here
- Candelária - Rio de Janeiro/RJ	Rua Buenos Aires, 48	Rio de Janeiro	RJ	Vacant	Vacant	1,040 sqm		Retail Property	Click here
- Praça Pio X - Rio de Janeiro/RJ	Praça Pio X, 78	Rio de Janeiro	RJ	Vacant	Vacant	1,964 sqm		Retail Property	Click here
- Centro - Rio de Janeiro/RJ	Rua da Quitanda, 70	Rio de Janeiro	RJ	Vacant	Vacant	2,034 sqm		Retail Property	Click here
Itaú - Leblon - Rio de Janeiro/RJ	Av. Afrânio de Melo Franco, 131 - Leblon - RJ	Rio de Janeiro	RJ	Itaú	Typical	917 sqm	May-29	Triple A Retail Property	Click here
- Presidente Wilson - Rio de Janeiro/RJ	Av. Rio Branco, 311, Rio de Janeiro/RJ	Rio de Janeiro	RJ	Vacant	Vacant	735 sqm		Retail Property	Click here
Caixa - Bandeira - Rio de Janeiro/RJ	R. Mariz e Barros, 79 (Loja)	Rio de Janeiro	RJ	Caixa	Atypical	1,339 sqm	Nov-27	Retail Property	Click here
Santander - Vila Santa Cecília - Volta Redonda/RJ	Rua 12, 239	Volta Redonda	RJ	Santander	Typical	2,920 sqm	Dec-27	Retail Property	Click here
- Centro Histórico - Porto Alegre/RS	Rua 7 de Setembro, 1100	Porto Alegre	RS	Vacant	Vacant	2,107 sqm		Retail Property	Click here
GPA - Vila Rossi e Borchi - Campinas/SP	Av. Barão de Itapura, nº 2233	Campinas	SP	GPA	Atypical	3,167 sqm	Dec-29	Retail Property	Click here
Caixa - Cipo Guaçu - Embu Guaçu/SP	Av. Sesefredo Klein Doll, 12 - Embu-Guaçu/SP	Embu Guaçu	SP	Caixa	Atypical	667 sqm	Indefinite Term	Retail Property	Click here
GPA - Centro - Guarujá/SP	Estrada do Pernambuco, nº 500	Guarujá	SP	GPA	Atypical	2,780 sqm	Dec-29	Retail Property	Click here
Assaí - Guarulhos - Guarulhos/SP	Avenida Salgado Filho, 1301 - Centro	Guarulhos	SP	Assaí	Atypical	20,952 sqm	Dec-29	Retail Property	Click here
Santander - Centro - Jundiaí/SP	R Barao de Jundiaí 884	Jundiaí	SP	Santander	Typical	6,439 sqm	Jun-33	Retail Property	Click here




FUND PORTFOLIO

Name	Address	City	State	Tenant	Contract	GLA	Lease Expiration	Asset Classification	View on Google Street View
Mutinga - Osasco/SP	Av. das Esmeraldas, 512 e R. Rubi, 371	Osasco	SP	Vacant	Vacant	804 sqm		Retail Property	Click here
Santander - Centro - Santo André/SP	Rua. Sem. Flaquer, 305	Santo André	SP	Santander	Typical	6,242 sqm	Dec-32	Retail Property	Click here
Cogna - Santo André - Santo André/SP	Rua Coronel Abílio Soares, 163, Centro	Santo André	SP	Cogna	Atypical	7,722 sqm	Jun-27	Retail Property	Click here
Centro - Santos/SP	Praça Visconde de Mauá, 20	Santos	SP	Vacant	Vacant	4,505 sqm		Retail Property	Click here
GPA - Centro - São Bernardo do Campo/SP	Rua Santa Filomena, nºs 677, 687 e 697, Centro	São Bernardo do Campo	SP	GPA	Atypical	2,365 sqm	Dec-29	Retail Property	Click here
Plano&Plano - Centro - São Bernardo do Campo/SP	R. Marechal Deodoro 460	São Bernardo do Campo	SP	Plano&Plano	Typical	1,524 sqm	Apr-27	Retail Property	Click here
Cogna - São Bernardo do Campo - São Bernardo do Campo/SP	Avenida Doutor Rudge Ramos, 1501, Rudge Ramos	São Bernardo do Campo	SP	Cogna	Atypical	23,771 sqm	Oct-34	Retail Property	Click here
Assaí - Jardim Apolo - São José dos Campos/SP	Avenida Jorge Zarur, 100	São José dos Campos	SP	Assaí	Atypical	34,749 sqm	Dec-29	Retail Property	Click here
GPA - Brooklin - São Paulo/SP	Av. Padre Antônio Jose Dos Santos, nº 872	São Paulo	SP	GPA	Atypical	3,793 sqm	Dec-29	Retail Property	Click here
Ânima - Consolação - São Paulo/SP	Rua da Consolação, 2320	São Paulo	SP	Ânima	Atypical	587 sqm	Oct-29	Retail Property	Click here
Grupo Ultra - Berrini - São Paulo/SP	Av Eng. Luiz Carlos Berrini, 1307	São Paulo	SP	Grupo Ultra	Typical	1,874 sqm	Sep-34	Retail Property	Click here
- Ed. Olivetti Paulista - São Paulo/SP	Av Paulista 447 Loja	São Paulo	SP	Fan Food	Typical	1,010 sqm	Oct-35	Retail Property	Click here
Caixa - Guarapiranga - São Paulo/SP	Av. de Pinedo, 228	São Paulo	SP	Caixa	Atypical	1,312 sqm	Nov-27	Retail Property	Click here
Caixa - Jardim da Saúde - São Paulo/SP	Av. do Cursino, 1348	São Paulo	SP	Caixa	Atypical	1,833 sqm	Nov-27	Retail Property	Click here
Caixa - Imperador - São Paulo/SP	Av. do Imperador, 3892 - São Paulo/SP	São Paulo	SP	Caixa	Atypical	1,025 sqm	Indefinite Term	Retail Property	Click here
- Duque de Caxias - São Paulo/SP	Av. Duque de Caxias, 200	São Paulo	SP	Vacant	Vacant	2,107 sqm		Retail Property	Click here
Santander - Liberdade - São Paulo/SP	Av. Liberdade, 151	São Paulo	SP	Santander	Typical	5,002 sqm	Dec-32	Retail Property	Click here
Santander - São Mateus - São Paulo/SP	Av. Mateo Bei 3286	São Paulo	SP	Santander	Typical	2,059 sqm	Notice Period	Retail Property	Click here
Centauro - Paulista - São Paulo/SP	Av. Paulista, 1.227	São Paulo	SP	Centauro	Typical	2,551 sqm	Jul-41	Triple A Retail Property	Click here
- Paulista - São Paulo/SP	Av. Paulista, 436	São Paulo	SP	Vacant	Vacant	2,857 sqm		Triple A Retail Property	Click here
M3Storage - Nova Paulista - São Paulo/SP	Av. Paulista, 726 - L1	São Paulo	SP	M3Storage	Typical	693 sqm	Feb-27	Retail Property	Click here
Caixa - Vila Mascote - São Paulo/SP	Av. Santa Catarina, 287 - São Paulo/SP	São Paulo	SP	Caixa	Atypical	500 sqm	May-30	Retail Property	Click here
Goodbe - Monções - São Paulo/SP	Av. Sto. Amaro, 3332	São Paulo	SP	Goodbe	Typical	930 sqm	Sep-34	Retail Property	Click here
Caixa - Parque Maria Helena - Suzano/SP	Av. Vereador João Batista Fitipaldi, 115 - Vila Maluf	Suzano	SP	Caixa	Atypical	581 sqm	Dec-29	Retail Property	Click here
Pernambucanas - Assis - São Paulo/SP	Avenida Rui Barbosa, 205, Loja, Centro	São Paulo	SP	Pernambucanas	Atypical	2,227 sqm	Oct-35	Retail Property	Click here
Caixa - Taipas - São Paulo/SP	Estrada de Taipas, 355 - São Paulo/SP	São Paulo	SP	Caixa	Atypical	1,335 sqm	Indefinite Term	Retail Property	Click here
Caixa - Pátio do Colégio - São Paulo/SP	Lg. Pátio do Colégio, 1 - São Paulo/SP	São Paulo	SP	Caixa	Atypical	676 sqm	Nov-29	Retail Property	Click here
Caixa - Italianos - São Paulo/SP	R. dos Italianos, 609 - São Paulo/SP	São Paulo	SP	Vacant	Vacant	521 sqm		Retail Property	Click here
Caixa - Pinheiros - São Paulo/SP	R. Paes Leme, 250 - São Paulo/SP	São Paulo	SP	Caixa	Atypical	910 sqm	Notice Period	Retail Property	Click here
Caixa - Pedro Vicente - São Paulo/SP	R. Pedro Vicente, 222 - São Paulo/SP	São Paulo	SP	Caixa	Atypical	814 sqm	Nov-29	Retail Property	Click here
GPA - Pinheiros - São Paulo/SP	Rua Alves Guimarães, nº 50	São Paulo	SP	GPA	Atypical	2,935 sqm	Dec-29	Triple A Retail Property	Click here
Pernambucanas - Franca - São Paulo/SP	Rua Major Claudiano, 1800, Loja, Centro	São Paulo	SP	Pernambucanas	Atypical	4,360 sqm	Oct-37	Retail Property	Click here
Renner - Oscar Freire - São Paulo/SP	Rua Oscar Freire, 585, Jardins	São Paulo	SP	Renner	Typical	2,083 sqm	Oct-33	Triple A Retail Property	Click here
GPA - Tatuapé - São Paulo/SP	Rua Serra do Japi, 647	São Paulo	SP	GPA	Atypical	5,083 sqm	Dec-29	Retail Property	Click here
Pernambucanas - Santa Fé do Sul - São Paulo/SP	Rua Sete, 825, Loja, Centro	São Paulo	SP	Pernambucanas	Atypical	1,020 sqm	Oct-31	Retail Property	Click here
Pernambucanas - Ipiranga - São Paulo/SP	Rua Silva Bueno, 2374, Loja, Ipiranga	São Paulo	SP	Pernambucanas	Atypical	1,000 sqm	Oct-31	Retail Property	Click here
Portobello - Jardins - São Paulo/SP	Alameda Gabriel Monteiro, 1193	São Paulo	SP	Portobello	Atypical	1,771 sqm	Feb-46	Triple A Retail Property	Click here
PBKids - Avenida Rebouças - São Paulo/SP	Avenida Rebouças, nº 2538, São Paulo/SP	São Paulo	SP	PBKids	Atypical	456 sqm	Dec-27	Triple A Retail Property	Click here
Pátio Maria Antônia - Higienópolis - São Paulo/SP	Rua Maria Antônia, 140, Higienópolis, São Paulo/SP	São Paulo	SP	Various	Typical	1,873 sqm	Oct-34	Triple A Retail Property	Click here





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