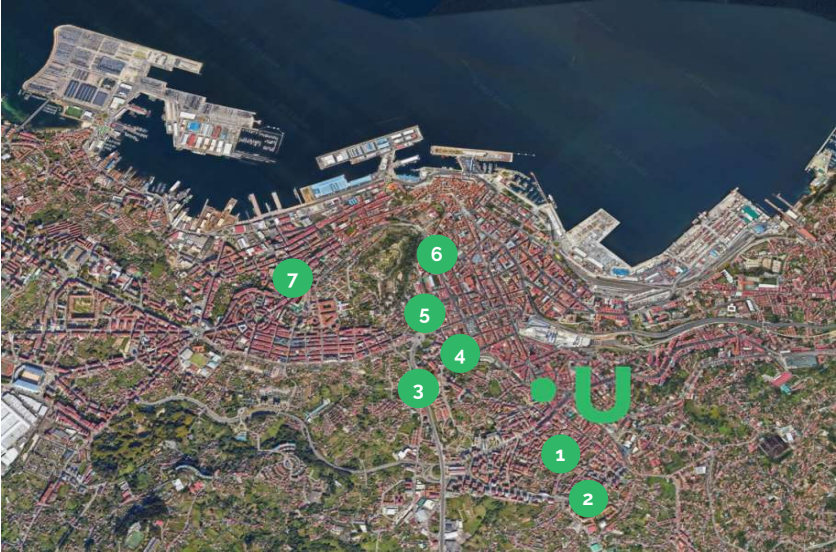


Market Analysis

Area	#	Address	# Rooms	Built Area (sqm)	Parking	Terrace	Price (€)	€/sqm	Location
Vigo	0	Pizarro, 50	3	103 sqm	N	Y	€ 323.100	3.137 €/sqm	
Vigo	1	Urzáiz, 138	3	120 sqm	Y	N	€ 450.000	3.750 €/sqm	
Vigo	2	Extremadura, 4	3	137 sqm	Y	Y	€ 385.000	2.810 €/sqm	
Vigo	3	Puerto Rico, 8	3	100 sqm	Y	N	€ 545.000	5.450 €/sqm	
Vigo	4	Nicaragua, 43	3	100 sqm	Y	Y	€ 460.000	4.600 €/sqm	
Vigo	5	Gran Vías, 55	3	151 sqm	N	N	€ 525.000	3.477 €/sqm	
Vigo	6	Taboada Leal 26	3	117 sqm	y	y	€ 399.903	3.418 €/sqm	
Vigo	7	Hispanidad, 64	3	130 sqm	y	Y	€ 339.000	2.608 €/sqm	
Average				122 sqm			€ 443.415	3.730 €/sqm	

\*Study conducted in December 2025. Prices do not include VAT. Surface area adopted as the interior built area of the dwellings and 50% of the surface area of the terraces.

Important Disclaimers: The information presented has been prepared by Urbanitae based on information provided by the manager and has not been audited or subject to professional verification by a third party. Neither Urbanitae nor its collaborators offer any guarantee (express or implied) or accept any responsibility or obligation regarding the accuracy or adequacy of the information contained in this document. Statements or declarations with future projections refer exclusively to the date on which they were made and do not constitute any guarantee of future results. The crowdfunding projects published by Urbanitae on its website are not subject to authorisation or supervision by the Spanish National Securities Market Commission or the Bank of Spain. Therefore, none of the information provided by the manager in relation to the projects has been reviewed by them.