

NOTICE TO THE MARKET



BB PREMIUM MALLS REAL ESTATE FUND, WHICH HAS IGUATEMI AS A REAL ESTATE CONSULTANT, COMPLETES ITS FIRST FUNDRAISING

São Paulo, March 20, 2024 – Iguatemi S.A. (“Iguatemi” or “the Company”) [B3: IGTI11], one of the largest full service companies in the shopping mall segment in Brazil, announced to its shareholders and to the market that BB Premium Malls Fundo de Investimento Imobiliário de Responsabilidade Limitada (BB Premium Malls Limited Liability Real Estate Investment Fund), registered at B3 under the ticker BBIG11 (“Fund” or “FII”), raised the amount of R\$ 991.209.940,00 in its first issue of shares.

The FII is managed and administered by BB Asset, leader in the investment fund market with over R\$ 1,6 trillion in assets under management. Iguatemi, through its wholly owned subsidiary, Iguatemi Empresa de Shopping Centers S.A. (“IESC”), was hired as the real estate consultant for the Fund, and will bring its experience and knowledge of the shopping center segment to the prospecting of new investments and management of the assets in the Fund's portfolio. Recognized for its excellence in developing and managing premium malls, aimed at AB consumers, the unprecedented partnership between the Company and the Fund reiterates Iguatemi as the main reference in the market.

The Fund's first issue was settled on April 24, 2024, and obtained 100% subscription of the shares offered, including the shares of the additional lot of the Offer. Investor demand for the FII exceeded the volume of the initial offering of R\$ 800 million, with requests for investments exceeding R\$ 1 billion. The offer was coordinated by UBS BB and Itaú BBA.

The FII will seek to deliver to shareholders financial results generated by this type of portfolio and will accompany Iguatemi's expansion plan on the premium real estate sector, a market that has historically shown relevant growth and a strong resilience. The expected shareholders results will be generated by monthly distributions of dividends and value growth of the properties to be invested in the portfolio.

In addition to reinforcing its pioneering position in the management of premium ventures, the partnership seeks to accelerate Iguatemi's future acquisition strategy, enabling the Company to implement its plan of acquiring dominant assets together with FII in a way that continues to grow its portfolio, besides pursuing its successful strategy of reducing debt, distributing relevant dividends and implementing its share buyback program.

The Fund's goal is to invest primarily on shopping malls and related real estate assets, according to its regulation, publicly disclosed on the CVM website and on Fundos.net, managed by B3. Furthermore, according to the regulations of FII BB Premium Malls, the Fund may be a co-owner of Iguatemi in acquisition opportunities in the Company's current portfolio or in assets in which Iguatemi may acquire an interest.

The Prospect and other Public Offering documents of distribution of the first issue of Fund shares (“Offering”) are available on the Investors Relations' website (<https://ri.iguatemi.com.br>) and on BB Asset, Offer coordinators, B3 and CVM website.

Guido Barbosa de Oliveira

CFO and Investor Relations Director

ABOUT IGUATEMI S.A.

Iguatemi Empresa de Shopping Centers S.A. ('Iguatemi') is one of the largest full-service companies in the Brazilian shopping mall sector. Its activities cover the whole range of the business, from conception, through planning, to development and management of regional shopping malls, outlets, and mixed-use real estate complexes with office towers.

Iguatemi has equity holdings in 14 malls, 2 premium outlets, 1 power center and 3 commercial towers, with a total GLA of 727 thousand sqm and an owned GLA of 490 thousand sqm (based on the percentage owned by Iguatemi at each mall). Iguatemi manages its 14 malls, its premium outlets and its office towers.

Iguatemi shares [IGT11] are listed on the São Paulo Stock Exchange (B3) and are part of the Ibovespa Index and ISE B3

IR TEAM

Guido Oliveira
CFO and IRD

Marcos Souza
IR Director

Victor Barbosa
IR Coordinator

Phone.: +55 (11) 3137-7037 / 7134
ri@iguatemi.com.br
www.iguatemi.com.br

Any statements on the outlook for the business, estimates for operational or financial results, or the growth outlook for Iguatemi, that may be expressed in this report are projections, and as such are based exclusively on the expectations of Iguatemi's management in relation to the future of the business, and its continuing access to capital to finance the Company's business plan. Such statements are subject, substantially, to changes in market conditions, government rules, competitive pressures, the performance of the sector and the performance of the Brazilian economy, among other factors, and are, therefore, subject to change without prior notice.