

I. Power of attorney

for the 33rd Annual General Meeting of
S IMMO AG, 01 June 2022, 13:00 (CEST), Parkring 12a, 1010 Vienna



IMPORTANT: This power of attorney does not entitle you to attend the Annual General Meeting in person. Please contact your custodian bank and ensure that the securities referred to below have been properly registered for participation in the Annual General Meeting by way of safe custody receipt (record date: 22 May 2022).

Registration deadline: 27 May 2022, midnight, CEST (arrival of safe custody receipt)

By granting this power of attorney, I confirm that I have read the information published by the Company on its website or contained in the convocation. I declare my consent to the processing of personal data (name, address, date of birth, securities account number, number of shares, voting card number and e-mail address) to facilitate the exercise of shareholder rights at the Annual General Meeting.

Person granting power of attorney (shareholder)

Name, surname/company name

Street, postcode, city

Date of birth/registration no.

Custody account number

Bank

E-mail address (by granting power of attorney, you confirm that only the person granting power of attorney has access to this e-mail address)

If you are granting this power of attorney not as a shareholder but as the representative of a shareholder, please enclose evidence of your authorisation (power of attorney issued by the shareholder, court appointment, etc.).

Power of attorney

I/We authorise the following independent proxy to

- exercise voting rights and
- to exercise the right to file motions and the right to raise objections

with the right to delegate the power of attorney to a sub-proxy and with the exemption from restrictions on multiple representation. Voting rights, the right to file motions and the right to make objections will be exercised only as instructed. If the proxy does not have instructions for a proposed resolution, the proxy will abstain. If more than one proxy is selected, the power of attorney is granted to the first named of those selected:

- Dr Marie-Agnes Arlt, LL.M. (attorney-at-law)**
c/o a2o.legal - Kooperation selbständiger Rechtsanwälte, Ebendorferstrasse 6/10, 1010 Vienna
e-mail: arlt.simmoag@hauptversammlung.at
- or Dr Mario Gall (attorney-at-law)**
c/o: Pelzmann Gall Groß Rechtsanwälte GmbH, Wagramer Strasse 19/33, 1220 Vienna
e-mail: gall.simmoag@hauptversammlung.at
- or Ewald Oberhammer, LL.M. (attorney-at-law)**
c/o Oberhammer Rechtsanwälte GmbH, Karlsplatz 3/1, 1010 Vienna
e-mail: oberhammer.simmoag@hauptversammlung.at
- or Gernot Wilfling (attorney-at-law)**
c/o Müller Partner Rechtsanwälte GmbH, Rockhgasse 6, 1010 Vienna
e-mail: wilfling.simmoag@hauptversammlung.at

for the following securities

Shares (ISIN AT0000652250)
Number (if no number is stated, the power of attorney applies to the number stated in the safe custody receipt)

Restrictions of power of attorney:

II. Instructions

for the 33rd Annual General Meeting of
S IMMO AG, 01 June 2022, 13:00 (CEST), Parkring 12a, 1010 Vienna

Voting instructions for the resolutions proposed for items of the agenda

The proxy is instructed to exercise my (our) voting rights for the resolutions proposed by management (Management Board and Supervisory Board) as published on the Company's website as follows:

(Please tick in box ; do not use red)

	FOR	AGAINST	ABSTAIN
Resolution proposed by CPI			
1. Resolution on an amendment to the Articles of Association in Section 13	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Resolutions proposed by management			
2. Presentation of the annual financial statements including the management report and corporate governance report, the consolidated financial statements including the Group management report, the proposal for the distribution of profits and the report of the Supervisory Board for the financial year 2021	No resolution required		
3. Resolution on the appropriation of net profit	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
4. Resolution discharging the members of the Management Board for the financial year 2021	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
5. Resolution discharging the members of the Supervisory Board for the financial year 2021	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
6. Election of the auditor of the annual and consolidated financial statements for the financial year 2022	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
7. Election to the Supervisory Board			
Election of Mr. Ulrich Steffen Ritter	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Election of Mr. Manfred Rapf	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
8. Resolution on remuneration report	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
9. Resolutions authorising the Management Board to repurchase and dispose of treasury shares, including in a manner other than through the stock exchange or through a public offer, while also authorising the Management Board when doing so, with the approval of the Supervisory Board, to exclude the shareholders' general right of tender and subscription and/or general option to purchase and authorising the Management Board, with the approval of the Supervisory Board, to cancel treasury shares while revoking the relevant authorisations existing at the time, and report of the Management Board pursuant to Section 65 (3) AktG in connection with the acquisition of treasury shares	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
10. Voting instructions regarding shareholder proposals that are made available on the Company's website after the record date of the Annual General Meeting (22 May 2022, 24:00, CEST) or that are only submitted or amended during the course of the Annual General Meeting.	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

Note: The Management Board and the Supervisory Board of S IMMO AG recommend voting FOR the proposed resolution of CPI on item 1 (in which case the box FOR would be checked on item 1 above) but AGAINST shareholder proposals that are made available on the Company's website after the record date of the Annual General Meeting or that are only submitted or amended during the course of the Annual General Meeting (in this case, the box AGAINST should be ticked in item 10).

If individual items are to be voted on separately as part of a resolution, instructions issued for this proposal apply accordingly for each individual vote.

The proxy will abstain from resolutions for which unclear instructions were issued (e.g. FOR and AGAINST the same resolution at the same time).

If additional or amended instructions are issued after sending this form, the instructions issued here remain valid unless altered or revoked.

Other instructions (e.g. for motions or objections):

Date

Signature/company signature

Joint owner's signature (if any)

Please complete and return by 30 May 2022, 4:00 p.m., CEST (time of receipt)

- By **post**: S IMMO AG, c/o HV-Veranstaltungsservice GmbH, Köppl 60, 8242 St. Lorenzen am Wechsel
- By **fax**: +43 (0)1 8900 500 - 85
- by **e-mail**: send to the e-mail address of the proxy selected above (as a scanned attachment; TIF, PDF, etc.)

Additional information can be found on the homepage: www.simmoag.at