Energy Efficiency and Emission Management

Aligned with our Net Zero commitment, we are progressively working to lower our GHG emissions across Scope 1, 2 and 3 by increasing our reliance on clean energy, deploying smart technologies and adopting globally benchmarked energy practices. These actions are guided by our Energy and Emissions Policy, applicable to all entities under Nexus Select Trust and our Special Purpose Vehicles (SPVs). The policy supports transparency, accountability and alignment with the UN SDGs and global sustainability frameworks.

100%
asset green building certified

~60MW
(DC) Renewable Energy capacity

Energy Consumption and Performance

Energy management remains a key pillar of our sustainability strategy. We have made significant investments in energy-efficient infrastructure to reduce consumption and improve performance across our portfolio. Our assets are regularly monitored for their energy intensity and performance data is analysed to identify inefficiencies and areas for targeted improvement. As we scale our operations, we are also implementing automated energy-monitoring systems to enable real-time visibility and better control over consumption patterns. These initiatives contribute to lowering our environmental footprint and improving operational resilience for both Nexus Select Trust and our tenants.

Our energy optimisation initiatives in FY 2025-26 resulted in a ~37% reduction in Scope 1 and 2 emissions from our baseline year. This progress was further supported by increased sourcing of renewable energy, aimed at lowering both our environmental footprint and operational expenses. Our efforts enabled us to achieve a substantial reduction in emissions by 29,639 tCO_2e. All newly acquired assets are targeted to reduce energy consumption by 15% within three years of acquisition.

4,78,484 GJ
Total Energy Consumption of operations for FY 2025-26 (25 Assets)

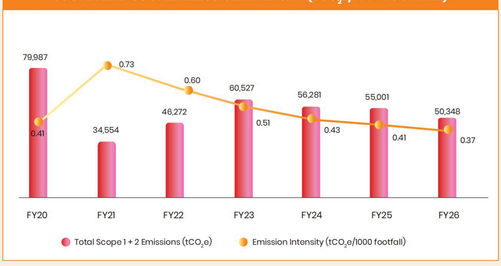
~37%
reduction scope 1 and scope 2 from baseline FY 2020. (25 Assets)

~49%
Renewable Energy Mix (HVAC & Common area)

GHG Emissions

As a real estate investment trust (REIT) with a growing footprint, we acknowledge that both our direct and indirect operations contribute to GHG emissions. These emissions primarily arise from electricity consumption, HVAC operations and tenant activities carried out in our retail and commercial spaces. To align with our long-term Net Zero strategy, we are focused on reducing emissions across all three scopes. We have deployed a range of targeted measures such as energy-efficient alternatives, improving building insulation and controls, increasing our use of renewable energy and eliminating refrigerant leakages. Additionally, we work closely with tenants and service providers to align with our energy conservation efforts across the value chain.

SCOPE 1 AND SCOPE 2 EMISSION INTENSITY (tCO_2E/1000 FOOTFALL)



Renewable Energy Procurement

By prioritising clean energy procurement through both on-site generation and third-party providers, we are significantly lowering our reliance on fossil fuels. This transition is especially impactful in high-consumption assets such as malls, offices and hotels, where energy demand is continuous.

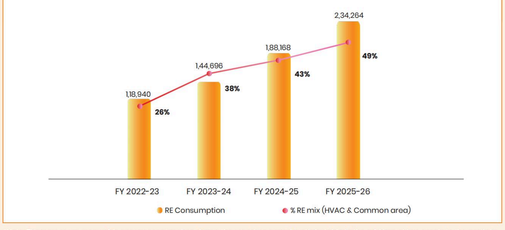
In FY 2026, the share of renewable energy (RE) procurement stood at ~ 49% of the total energy mix in HVAC and common area. The increased use of renewable energy contributed to our emissions reduction efforts and to building more resilient infrastructure. Nexus Select Trust achieved 60+ MW (DC) in FY2026.

Renewable and Non-renewable Energy Consumption (GJ)

Particulars	FY 2026	FY 2025
RE Consumption	2,34,264	1,88,168
Non-RE Consumption	2,44,220	2,82,322

The above mentioned numbers are calculated based on landlord energy consumption data, including consumption of electricity from RE, Grid, and DG. Additionally, the Renewable Energy consumption represents landlord consumption data.

Renewable Energy Consumption (GJ)

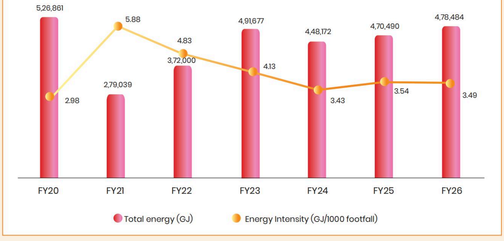


*Note: The increase in renewable energy consumption during the reporting period is attributable to the addition of two assets to the portfolio.

Energy Intensity

We continue to make strides in reducing energy intensity across our portfolio by adopting smart operational practices and investing in efficient technologies. Energy intensity (measured as energy consumed in GJ/thousand footfall) is a key performance indicator in our operational efficiency. In FY 2026, our energy intensity across our assets is 3.49 GJ per thousand footfalls. Tracking energy intensity helps in identifying targeted energy efficiency initiatives, such as upgrading lighting and HVAC systems, optimising building management systems and improving energy monitoring practices.

Energy Intensity in GJ/Thousand Footfall



*Note: The represented energy intensity during the reporting period is attributable to the addition of two assets to the portfolio.