

FIRST CALL TO THE INVESTORS ORDINARY GENERAL ASSEMBLY OF 2023
FIDUCIARIA COLOMBIANA DE COMERCIO EXTERIOR – FIDUCOLDEX S.A.
ESTRATEGIAS INMOBILIARIAS TRUST – PEI’S EQUITY SECURITIES

Fiduciaria Colombiana de Comercio Exterior S.A., in its capacity as Legal Representative for Estrategias Inmobiliarias – PEI’s securityholders, hereby makes the call to the Investors Ordinary General Assembly of March 31st, 2023 at 8:00 a.m. (the “Assembly”) in the terms of Article 19 of Act 222 of 1995, Decree 1074 of 2015, and any other relevant regulations supplementing, modifying, or replacing them. The Assembly will have a mixed modality. For Investors wishing to attend it in person the Assembly will be held at City U, located at Calle 19 No. 2A - 10 of Bogotá. The participation, postulation, and voting system will use a single electronic platform enabling Investors’ or their proxies’ –both attending in person or remotely– proper participation and simultaneous and successive voting (the “Platform”). Those Investors attending the Assembly in person should bring their smart mobile devices.

To participate in the Assembly and exercise their voting rights, Investors and/or their proxies shall have completed the pre-registration for the Assembly and followed the instructions provided therefor at <https://pei.com.co/portal-investors-nuevo/assemblies/> (hereinafter, the “Web Page”). Investors need to state their intention to attend the Assembly whether in person or virtually, through the pre-registration.

The Assembly will be recorded and broadcasted live via streaming. Registered guests –with the Investors Legal Representative’s prior authorization– may access the Assembly as indicated on the Website. Though Guests will be able to attend the Assembly, they will have no right to participate with neither voice, nor vote.

The Assembly may validly deliberate with any plural number of Investors representing at least fifty-one percent (51%) of all the Securities outstanding on the date of the Assembly. Decisions will be made with half plus one of the favorable votes of those Investors present at the Assembly. The Platform will continuously control the quorum present at the Assembly, prior to the voting on each of the items on the agenda and will count the votes cast in connection with each resolution put to the Investors General Assembly’s consideration.

Below is the Assembly’s agenda:

1. Verification of the quorum.
2. Reading and approval of the agenda.
3. Appointment of the Assembly’s chair and secretary, and designation of the minutes-approval commission.
4. Presentation for approval of the Manager’s annual report as of December 31, 2022.

5. Presentation for approval of the Strategic Plan for 2023.
6. Presentation for approval of the Management Agent's periodic end-of-year report as of December 31, 2022.
7. Presentation for approval of PEI's end-of-year report as of December 31, 2022 – Financial Statements, as prepared by the Management Agent.

The following Assembly's stages and processes will take place through the Web Page: (i) Investors' and their proxies' pre-registration, as of the fifth calendar day before the Assembly's date to the business day before the Assembly's date, from 8:00 a.m. to 12:00 noon; (ii) Review and verification by the Investors Legal Representative of the authenticity of the registered information, the Investors' and their proxies' identities; (iii) Registration of the Investors or their proxies on the Assembly's date; (iv) Upload of powers of attorney; (v) Validation of the Assembly's quorum; (vi) Voting and vote counting during the Assembly; and (vii) Investors and/or proxies' interventions or questions during the Assembly through written messages addressed to the Assembly's management desk.

During the pre-registration stage, Investors shall prove their identity through a legible copy of their identification document –if they are individuals– or their valid certificate of existence and legal representation –if they are entities–, abiding by the instructions on the Page Web.

The relevant Investors' certificates of existence and legal representation shall be issued no more than 30 days in advance. **Investors are required to complete the information during the pre-registration phase, before the Assembly takes place, to be able to attend.** The Investors Legal Representative will conduct the Investors' accreditation process by verifying the Global Certificate for the Exercise of Participation Rights issued by DECEVAL, or any relevant document substituting it, as reported by DECEVAL. Said Certificate will be issued by DECEVAL after the Securities trading session has closed at the Colombian Stock Exchange, on the business day immediately prior to the Assembly's date. This Investors' accreditation process will be conducted during the pre-registration and registration stages for the Assembly.

The guidelines, instructions, and description of the Platform used to hold the Assembly will be posted as of the call's date for Investors to consult them on the Website.

Investors participating in the Assembly through a proxy are required to enclose the relevant power of attorney in writing, duly completed and executed, fully complying with the legal requirements. For the Investors' ease and convenience, forms of powers of attorney will be available on the Website for both individuals and entities.

The proxies for Investors who are entities or investment vehicles, shall be also required to provide their identification document and evidence the powers of the relevant entity's legal representative or investment vehicle's manager, as appropriate. If you attend the assembly in your capacity as proxy, during the pre-registration and registration phases of the Assembly you

will be required to enclose your identity document, the relevant power of attorney duly granted by the Investor's legal representative or the investment vehicle's manager, the certificate of existence and legal representation issued not later than 30 days in advance, and a copy of the identification document of the legal representative granting the power of attorney.

From this call's date to the Assembly's date, the following documents shall be available for Investors to consult: (i) Forms of power of attorney for individuals and entities, as appropriate; (ii) Operating guide of the virtual system for the Investors' registration and authentication; (iii) PEI's Equity Securities Investors General Assembly's Internal Operating Regulations; (iv) Annual report prepared by the Manager as of December 31, 2022; (v) Strategic Plan for 2023; (vi) Periodic end-of-year report as of December 31, 2022, prepared by the Management Agent; and (vii) PEI's end-of-year report as of December 31, 2022 – Financial Statements, prepared by the Management Agent.

The documents will be available for Investors to consult on the following web pages: (i) Management Agent: <https://www.fiduciariacorficolombiana.com/patrimonio-autonomo-estrategias-inmobiliarias#>; and (ii) Investors Legal Representative: <https://fiducoldex.com.co/seccion/asamblea-de-inversionistas>. These documents will also be available for consult, during the same term, on the Website.

In accordance with Article 6.4.1.1.22 of Decree 2555 of 2010, any Investors General Assembly's decisions adopted abiding by the law and the Prospectus will be enforceable and binding, even for those Investor who are absent or dissident.

This call notice is released in a wide national circulation newspaper's printed or digital channels. This call notice is also posted on the Web Page, and the Management Agent's and Investors Legal Representative's web pages.

Note: Capitalized terms in this notice will have the meaning assigned thereto under *Estrategias Inmobiliarias Trust's Equity Securities Issuance and Placement Program' Information Prospectus*.