

GLOVAL
Building Value

40th ANIVERSARIO

40 years
increasing
in value

Corporate Presentation 2024



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WE ARE GLOVAL

GLOVAL
Building Value

GLOVAL, WITH V FOR VALUE

GLOVAL is today a leading firm of comprehensive property valuation, engineering and consulting services that brings together companies with over 70 years of accumulated experience.

A leadership achieved with the exhaustive and always up-to-date knowledge of the market of over 1000 professional experts who work for GLOVAL customers, throughout Spain and also at a worldwide level.

A comprehensive range of services used by the leading players in the property sector who recognize in us the partner that guarantees technical rigour, the latest technology, maximum quality and efficiency without losing the human touch and the ability to smile.



Leadership in Spain and Portugal



7 countries



+ 1000 employees



70 years accumulated experience



+5 million appraisals





01

UNITED WE STAND

GLOVAL continues to consolidate its leadership, accredited by more than 5 million appraisals provided by its prestigious companies. An expansion process that broadens its portfolio to offer more comprehensive and compact services, and that makes it global in geographical and sectorial terms.



GLOVAL is associated, accredited or approved by the following institutions and organizations



02

HISTORY

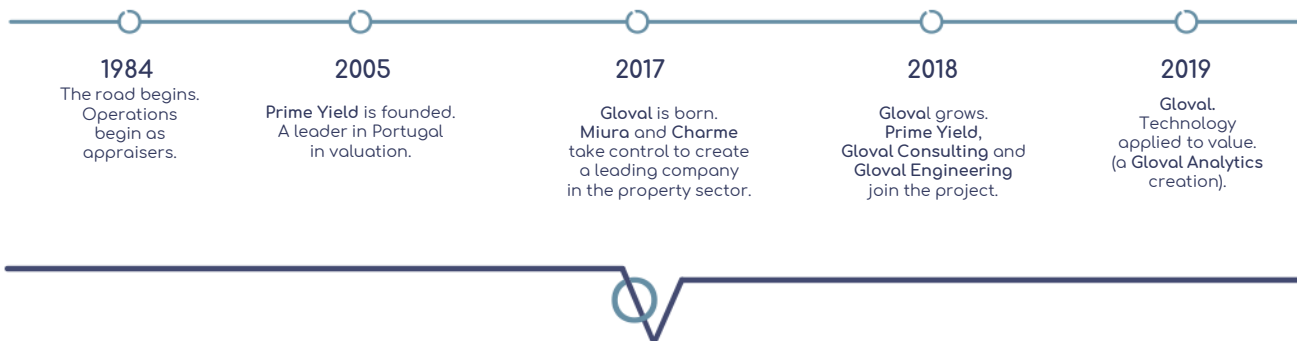


02

A LONG HISTORY OF GROWTH

GLOVAL has a long history of growth and expansion.

Its origins date back to 1984 and entails a history of mergers and incorporations of companies to guarantee talent and experience and to be able to offer a comprehensive service with V for value that has been increasingly demanded by the property sector.



GREAT LOCAL KNOWLEDGE WITH AN INTERNATIONAL VOCATION

Our Know How enables us to seek local knowledge wherever the data is produced and add it to GLOVAL knowledge that gives us our cross-cutting approach in the property sector. A service capacity that has allowed us to lead the Iberian market and expand throughout the world.

Great local knowledge...

... with an international vocation



LEYENDA

○ Oficina ● Territorial ● Sede



Leadership in Iberia



Great network capillarity
in Spain and Portugal



7 countries



Lotam&Europe
As a focus of growth

03

PEOPLE

03

WHEN PROFESSIONALISM IS CHARACTER

People who work at GLOVAL have much to contribute. Talent, training and property expertise from the best professionals on the market: highly-experienced technicians with the best qualifications.

In addition to professionalism, we offer our customers a team of employees who are always committed, motivated and willing to constantly give their best.

Professionals
highly qualified

85%

Architects and
Architectural Technician

10%

Senior and technical
engineers

5%

Other qualifications

04

SERVICES

FULL RANGE OF SERVICES

Through our five business units, we provide support to the entire value chain of the property sector through valuation, consulting, engineering and data analytics services, being present in all sectors.



ECO, RICS and TEGoVA national and international standards.

All purposes: mortgage financing, valuation of banking entities assets, capital resources, investment funds and REITs, technical provisions, taxation and legal...

Automated valuations

Market studies expert reports, appraisals of large concessions...



Project Monitoring

Technical Due Diligence

Advice on energy efficiency and sustainability

Energy efficiency upgrades

Quality control, technical inspection organization reports

Technical Inspections and Evaluation Reports

Project review (building, civil works)

Efficiency energy certifications and accreditations, audits and reports



Property and urban development consulting

Audits and due diligence

Analysis of assets and investment feasibility

Project & Asset management

Comprehensive assessment and support in transactions



Portfolios analysis, valuation and optimization

Data normalization, review and enrichment

Valea - Property Big Data

Market reports

Property indicators

Predictive models

Revised and enhanced market samples

Analytical property consulting



Portfolio appraisal NPLs/REOs

Market studies




Portfolio valuation (Residential + CRE) of Prime Analytics (Desktop - AVM - Drive By)

Highest and Best Use Analysis by Argus Developer®

Research with Feasibility Analysis

04

SECTORS

	PROPERTY	FINANCIAL	INDUSTRIAL & LOGISTICS	INSURANCE	AGRICULTURE & OTHERS
	Socimis/REITs Capital Resources Individuals Developers Hotel chains ...	Banks investment funds Financial entities Servicers Other investors ...	Corporations and companies	Insurance companies Companies	Agricultural operations Infrastructures Alternative assets Chemists Petrol stations
	✓	✓	✓	✓	✓
	✓	✓	✓	✓	✓
	✓	✓	✓	✓	✓
	✓	✓	✓	✓	✓
	✓	✓	✓	✓	✓

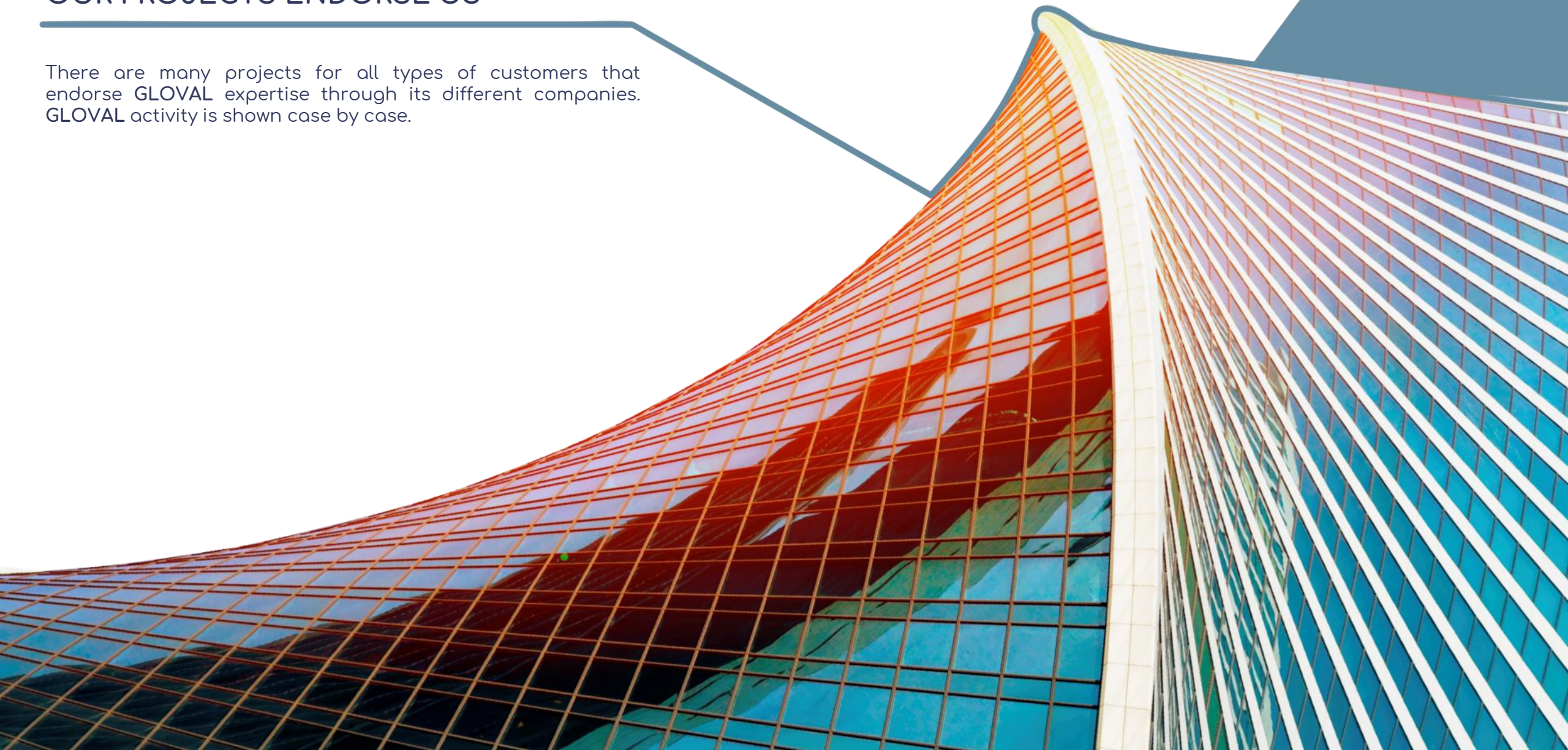
05

CUSTOMERS AND REFERENCES



OUR PROJECTS ENDORSE US

There are many projects for all types of customers that endorse GLOVAL expertise through its different companies. GLOVAL activity is shown case by case.



TOP-LEVEL CUSTOMERS

GLOVAL
VALUATIONGLOVAL
ENGINEERINGGLOVAL
CONSULTINGGLOVAL
ANALYTICS

primeyield®



SELECTED REFERENCES



Valoración de empresa
para operación corporativa

+700 MM €



Neinor
HOMES

Valoración de activos
de promociones inmobiliarias

Confidencial



Valoración de activos
de promociones inmobiliarias

Confidencial



BainCapital

Valoración cartera NPL
Proyecto Wallabies

Confidencial

J.P.Morgan

Valoración cartera activos
Proyecto Nata

Confidencial



Valoración de activos
de promociones inmobiliarias

Confidencial



AZORA

Valoración de hoteles
para operación corporativa

Confidencial

Cabot
FINANCIAL

Valoración de cartera
de activos en toda España

Confidencial

Deutsche Bank



Data & Analytics
Enriquecimiento de
base de datos

n.a.



Data & Analytics
Consultoría analítica
de mercado e inversión

n.a.

ferrovial

Desarrollo urbanístico
de suelos residenciales

n.a.



Project monitoring
de promociones inmobiliarias

Confidencial



Valoración de su cartera hotelera en España (16 hoteles) y Caribe (21 hoteles)

Confidencial



Valoración de 7 hoteles en España

Confidencial



Valoración de 33 hoteles en España

Confidencial



Valoración de su cartera hotelera en España (7 hoteles) y Caribe (9 hoteles)

Confidencial



Valoración de 11 hoteles en España

Confidencial



Valoración de 10 hoteles en España y 2 en Europa

Confidencial



Valoración de 2 Hoteles en Europa y 3 en España

Confidencial

Valoración de cartera de hoteles Med Playa (9 hoteles) y 2 en Europa

Confidencial



06

ESG

LOOK FAR, ACT NEAR

GLOVAL leads on customer relationships due to its firm commitment to technology, without losing the ability to offer increasingly comprehensive, more personalised, flexible and precise services for each case. GLOVAL is a modern company, focused on its customers in order to respond efficiently to their specific needs.

At GLOVAL, we feel responsible for our environment and are committed to the sustainability of the planet and people's well-being.

We help our customers make decisions based on rigour, professionalism and experience, and build a relationship of trust and mutual respect with them.



THE PRIDE AT BEING GLOVAL

Being GLOVAL means always strengthening the foundations that support the company's leadership. These are the characteristics that define us, that distinguish us. The values that have made us the leaders in the always difficult and changing property sector.

The logo for BeGLOVAL, featuring the word 'BeGLOVAL' in a sans-serif font. The 'GLO' part is in a lighter blue color, and the 'VAL' part is in a darker blue color. The logo is enclosed in a thin blue rectangular frame.

Personas,
pilar fundamental
(+90% arquitectos o ingenieros)

Tecnología
de vanguardia

Información/datos
propios y de calidad

Independencia
y rigor profesional

Responsabilidad
social corporativa

Compromiso
con la comunidad
(contribución social)

ESG POLICY IN GLOVAL

GLOVAL is a socially responsible company that seeks collaboration by eliminating barriers, promoting dialogue and creating common spaces with its customers and partners.

Commitment to the Environment leads us to promote sustainable development that guarantees consumption efficiency, minimizing the impacts on climate change and GHG emissions.

We believe that the social repercussion of the activities carried out by GLOVAL is essential and we carry them out with a guarantee of equality, diversity, rights and employment and institutional conditions

Our corporate identity is based on communication and transparency, ethics and integrity, risk management, compliance, CSR, corruption prevention mechanisms and the constant guarantee of responsible service that ensures the protection of our customers' data.





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