



Fibra Inn issues the Termination Notice for the First Round of Subscription for FINN13 CBFi Holders

Monterrey, Mexico, June 22, 2023 – CIBanco, S.A., Institución de Banca Múltiple (as the final and universal beneficiary of Deutsche Bank México, S.A. Institución de Banca Múltiple, Fiduciary Division), an irrevocable trust identified by number DB/1616 (BMV: FINN13) (“Fibra Inn,” the “Trust,” or the “Company”), an internally managed Mexican hotel real estate investment trust serving travelers with international hotel brands, informs the investing public of the termination of the first round of the subscription for real estate investment trust certificate holders with the ticker symbol FINN13 (the “Holders” and the “CBFIs,” respectively), as approved at the Shareholders’ Meeting held on April 27, 2023.

The Company hereby informs the CBFi holders of the following information, as per the subscription notice published on June 7, 2023 (the “Subscription Notice”):

- I. The First Round concluded today, June 22, 2023 (as defined in the Subscription Notice).
- II. 143,428,370 (one hundred and forty-three million four hundred and twenty-eight thousand three hundred and seventy) CBFIs were subscribed in the First Round, equivalent to \$831,884,546.00 M.N. (eight hundred and thirty-one million eight hundred and eighty-four thousand five hundred and forty-six 00/100 Mexican pesos).
- III. The subscription price was \$5.80 M.N. (five and 80/100 Mexican pesos).
- IV. Today, June 22, 2023, is the payment date for the CBFIs subscribed in the First Round.
- V. Fibra Inn anticipates a high level of subscription, as the Company was previously informed of: a) a Holder or a group of Holders potentially interested in subscribing approximately \$600,000,000.00 M.N. (six hundred million and 00/100 Mexican pesos) in the Second Round, equivalent to 67.2 million CBFIs; and b) several Holders interested in increasing their current position in the capital of Fibra Inn by participating in the Second Round.

The Company also informs that the Second Round will begin tomorrow, June 23, 2023, and will end on June 27, 2023 (two business days).

The number of CBFIs that will be available for subscription in the Second Round only for Holders that have exercised their right to subscribe at 100% in the First Round is up to 117,566,301 CBFIs, equivalent to \$681,884,546.00 M.N. (six hundred and eighty-one million eight hundred and eighty-four thousand five hundred and forty-six 00/100 Mexican pesos); understanding that the subscription in this Second Round is not limited to the percentage of ownership, as it was in the First Round.



The Company reiterates that the full terms and conditions of this subscription are included in the Subscription Notice.

Who we are

Fibra Inn is a Mexican trust formed primarily to acquire, develop, and rent a broad range of hotel properties for lodging in Mexico aimed at the business traveler. Fibra Inn is internally managed through its subsidiary, therefore it does not charge any asset management services fees. Fibra Inn has entered into franchise, license, and brand usage agreements with international hotel chains to operate their global brands; it also has domestic-brand properties. These brands have some of the hotel industry's top loyalty programs. Fibra Inn trades its Real Estate Investment Trust Certificates (Certificados Bursátiles Fiduciarios Inmobiliarios or "CBFIs") on the Mexican Stock Exchange under the ticker symbol "FINN13."

www.fibrainn.mx

Note on Forward-Looking Statements

This press release may contain forward-looking statements. These statements are statements that are not historical facts, and are based on management's current view and estimates of future economic circumstances, industry conditions, Company performance and financial results. Also, certain reclassifications have been made to make figures comparable for the periods. The words "anticipates," "believes," "estimates," "expects," "plans," and similar expressions, as they relate to the Company, are intended to identify forward-looking statements. Statements regarding the payment of dividends or distributions, the implementation of the principal operating and financing strategies and capital expenditure plans, the direction of future operations and the factors or trends affecting financial condition, liquidity or results of operations are examples of forward-looking statements. Such statements reflect the current views of management and are subject to a number of risks and uncertainties. There is no guarantee that the expected events, trends, or results will actually occur. The statements are based on many assumptions and factors, including general economic and market conditions, industry conditions, and operating conditions. Any changes in such assumptions or factors could cause actual results to differ materially from current expectations.