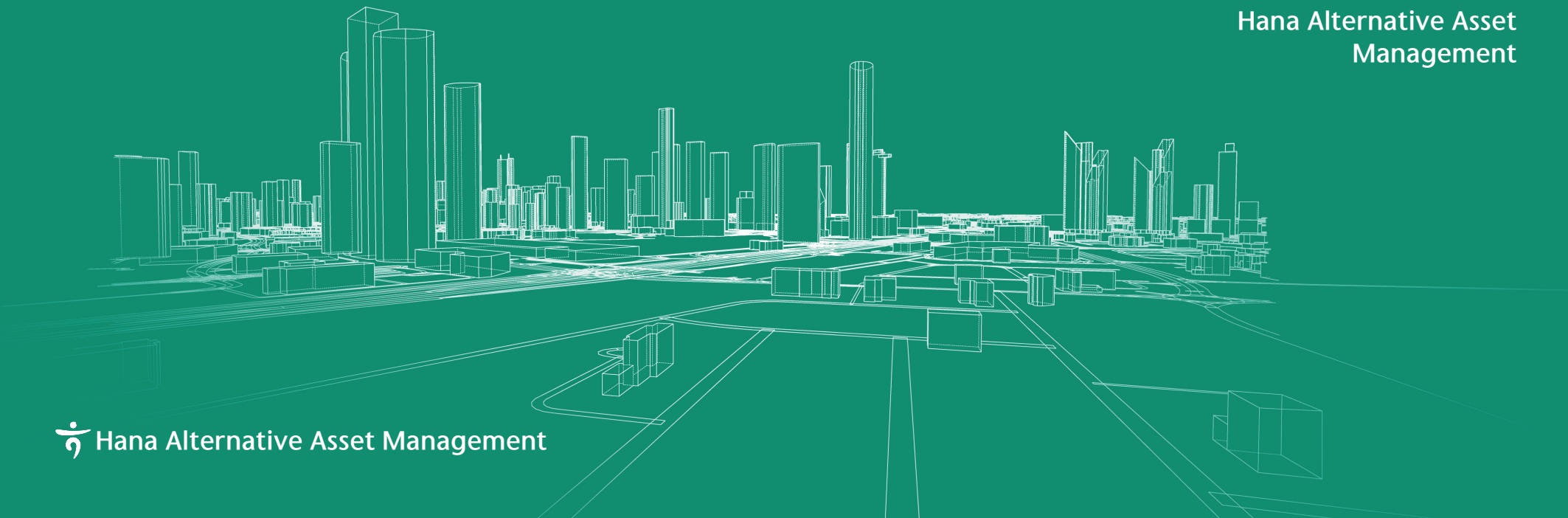
Strictly Private & Confidential

Company Business Profile

Hana Alternative Asset Management



Hana Alternative Asset Management

Company Business Profile

Hana Alternative Asset Management

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01 Hana Financial Group

· Hana Financial Holdings is the holding company of Hana Financial Group and owns 100% of Hana Alternative Investment Asset Management

· Hana Financial Group is a comprehensive financial group with total assets of approximately 585 Billion USD(as of Dec 2025). It started in 1971 as Korea Investment & Finance, transitioned to Hana Bank in 1991, and emerged as the third-largest comprehensive financial group in South Korea in 2005. The group aims to become the leading financial group in Asia, leveraging its extensive global network.

585 Billion USD
Total Asset

3rd Largest
Financial Group in Korea

Aa3 Moody's **A+** S&P **A** Fitch

71st in the world **12th** in APAC
(The Banker, 2023)

204 Offices
in 26 Countries
(2024.12)

17 Times Award
'Bank in Korea' Award
(Euromoney)

하나금융그룹
Hana Financial Group



02 Company Overview

· Hana Alternative Asset Management is a specialized asset management company that provides a variety of alternative investment products, including domestic and international real estate, infrastructure, private debt funds, and etc.

· Since its establishment in 2006 and its incorporation into Hana Financial Group in 2010, it has demonstrated consistent and stable growth. As of Dec 31, 2025, the company's assets under management (AUM) amounts to 10.0 Billion USD.

Outline

(Unit : USD)

Founded	14th of April, 2006
Address	66 Eulji-ro, Jung-gu, Seoul, Republic of Korea
CEO	Jung, Hae Seong (since Jan 1, 2024)
Head Count	120
Ownership	Hana Financial Group 100%
AUM	Total AUM : USD 10.0 billion
Total Equity	0.26billion

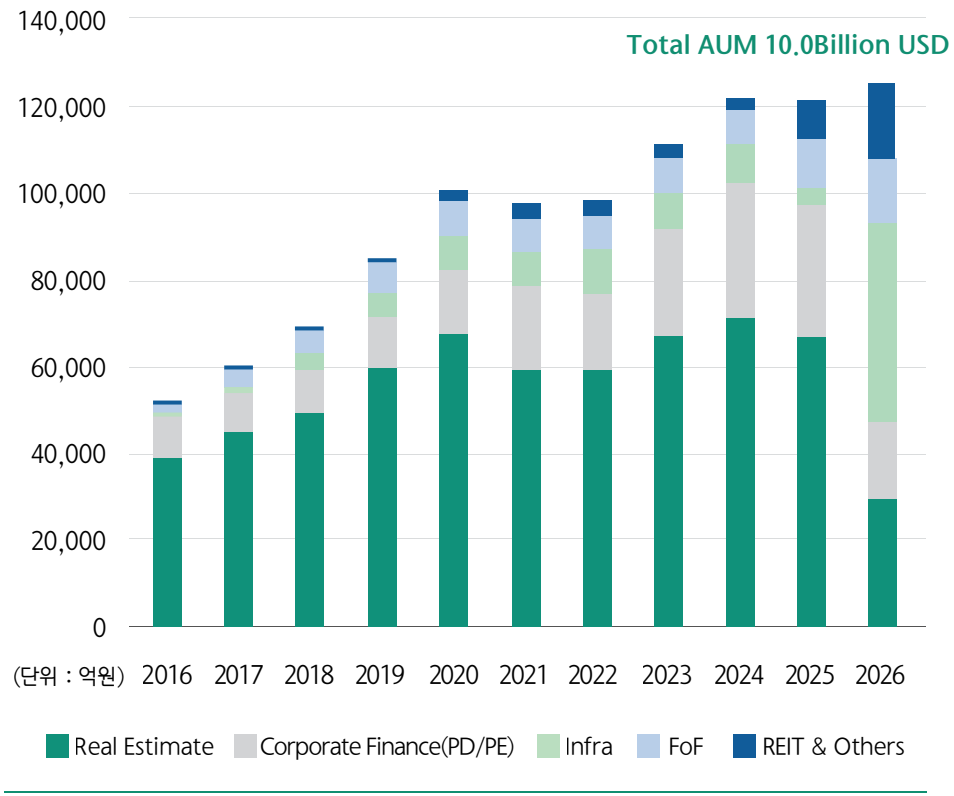
Financial Highlight

(Unit : USD mn)

Category	FY 2025	FY 2023	FY 2022	FY 2022	FY 2021
Operating Revenue	46.2	47.1	42.3	50.7	50.2
Net Income	18.1	17.9	17.8	20.4	21.8
Total Equity	237.7	231.5	222.0	150.8	488.0
Debt Ratio	5%	5%	5%	9%	9%
ROE	8%	8%	9%	13%	15%

Portfoilo Composition

Cumulative Total AUM 18.6 Billion USD

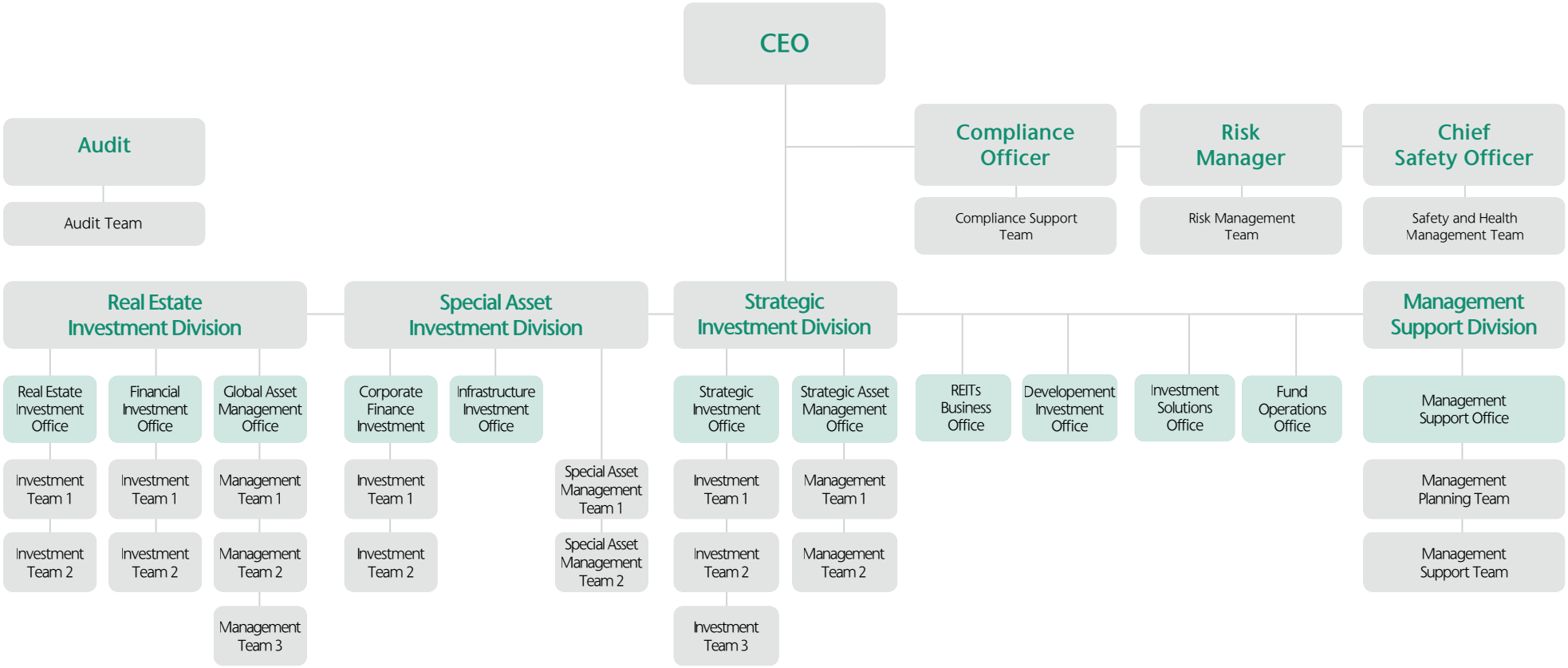


02 Company Overview

· Our experienced teams are specialized in each roll and collaborating across divisions while ensuring checks and balances

Organization

Organizational Structure : 4 Divisions, 12 Offices, 22 Teams | Total Headcount: 120



03 Business Philosophy

- Hana Alternative Asset Management focuses on creating robust deal pipelines leveraging the expertise of Hana Financial Group's integrated investment platform to deliver excess returns throughout market cycles.
- We bring together long-term perspectives, systematic management process, and solutions-oriented approach to generate risk-adjusted returns and stable profit generation for clients.

Achieving the highest level of customer satisfaction.

Seeking the best approach for fulfilling the needs of investors is our top priority for sustainable business.



Diligent fund management under prudent fiduciary duty

We follow ethical standards of Hana Financial Group by executing operations with honesty, integrity, and transparency.



Integrity in Thinking
Commitment in Action
Professional Fund Managers
Investment Success as Our Mission

Systematic decision-making and risk management system

To earn trust, we operate under a rigorous internal control and enterprise-wide risk management framework.



Competitive deal sourcing Platform

Actively sourcing high-quality assets from a long-term perspective while responding to market changes.



04 Depth of Investment Expertise

· Our investment professionals average over 13 years of experience in alternative asset investment and management, with backgrounds in asset management, securities, development, advisory, and institutional investing.

· We have 90 Certified Investment Managers, 34 Asset Management Specialists, and other certified professionals, including real estate and foreign exchange experts, supported by attorneys and CPAs across the company.

Certified Investment Manager	90
Licensed Asset Management Specialist	34

Licensed Real Estate Development Specialist	8
Licensed Foreign Exchange Specialist	4

Attorney-at-Law	2
CFA	3

KICPA	6
AICPA	2

· Backed by deep expertise in financial and alternative investment markets, our leadership team drives continuous product innovation and disciplined risk management to deliver stability and earn the trust of our clients.



JUNG, Hae Seong
CEO
H&SREAM(Dubai, UAE)
Shinyoung Asset/ JLL Korea



CHOI, Hyung Keun
Office Head / Director
Eugene Investment & Securities
Shinhan Bank



KIM, Dong Jin
Special Asset Management
Consus Asset Management
GE Real Esatate AMC



MOON, Il Sik
Management Support
Hana Securities
Hana Bank



HEO, Jae Seong
Office Head / Director
Consus Asset Management
Shinhan Life Insurance



JUNG, Sang Min
Office Head
KTB Investment & Securities
Kyobo Securities



LEE, Min Hyung
Office Head / Director
Pacific Investment Management
Ernst & Young Han Young



Kim, Ji Hye
Office Head
Space Group
RyuKyungPSG Asset



Hwang, Dong Hyuk
Office Head
Hanwha Estate
GenstarMate



Moon, Jae Seong
Office Head
CJ, CJ CGV
SK Networks



AHN, Young Hee
Office Head /
Deputy Executive Director
Hanwha Asset Management
Hyundai Engineering & Construction



Oh, Yun Young
Office Lawyer
You&I Partners

05 Funds & Performance

· Hana Alternative Asset Management is a leading manager in alternative investments, pioneering both domestic and global markets and solidifying its position as a top-tier asset management company in Korea.

Global Investments

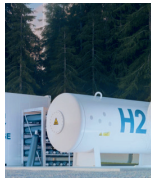
Europe 423 Million USD


Rustonka, Prague (Office)


The Edge Amsterdam West (Office)

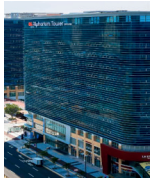
Domestic 4,161 Million USD


Hana Dream Town HQ (Office)

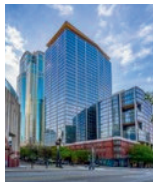


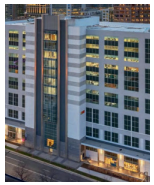
AhnSan GreenEnergy (DataCenter)


Yeouido Secruties (Office)

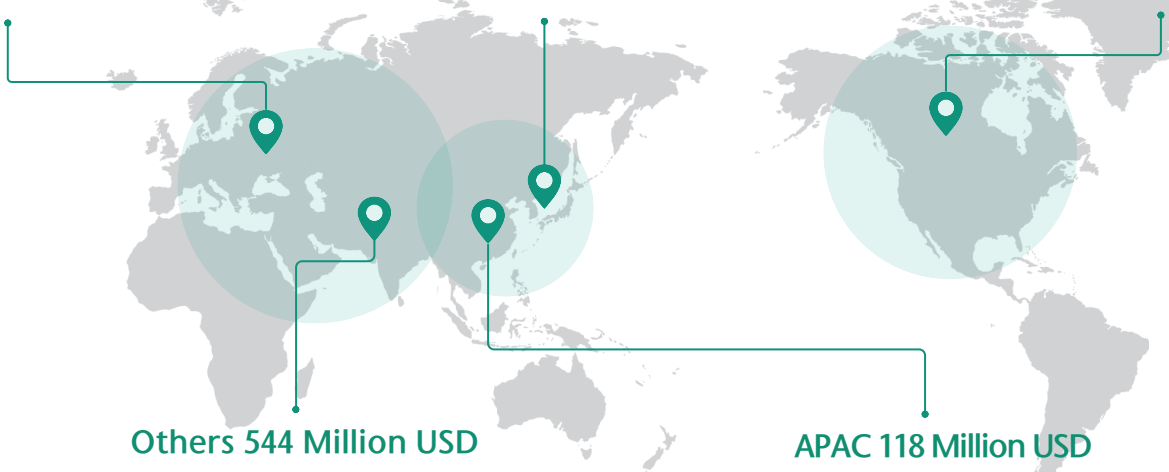

Pangyo Aplpha Dom Tower

USA 2,531 Million USD


Qualtrics Tower, Seattle (Office)


Charolette WellsFargo (Office)


Hudson, New Jersey (Office)



Others 544 Million USD


Jakarta, Indonesia (Office)


JPM FoFs (Infra)

APAC 118 Million USD

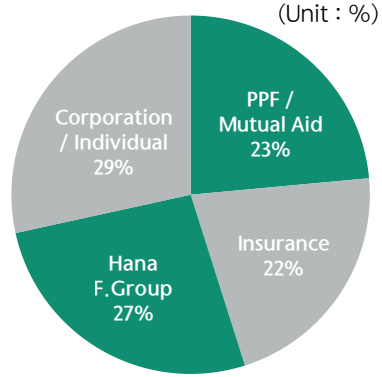

SBS- Logicom Nanco Logistic, Osaka


Rangja Hana, Beijing


Mellbourne Spencer (Office)

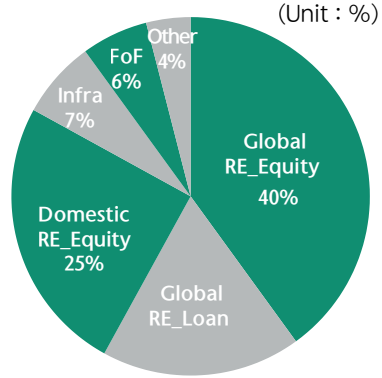
Investor Composition

(Unit : %)



Product Portfolio Overview

(Unit : %)



05 Investment Strategies & Performance

· Building on its domestic and global real estate investments, Hana Alternative Asset Management has expanded into corporate finance, infrastructure, and overseas fund of funds, offering a broad spectrum of alternative investment products.

· As of Dec 31, 2025, the company has secured USD 5.3 billion in commitments, with USD 2.2 billion available for deployment, investing in diversified high-quality assets to enhance investor returns.

Portfolio Expansion

		Core	Core+	Value-add	Opportunistic
Real Estate	Office	●	●	●	●
	Hotel	●	●		●
	Residential	●	●		●
	Logistics	●	●		●
	Data Center	●	●		●
	Others				●

		Senior	Junior	Mezzanine	Equity
Corporate Finance	PDF	●	●	●	
	PEF			●	●
Infra	Renewable Energy	●	●		●
	SOC	●	●		●
	Others	●	●		●

Performance Overview

(Unit : USD mn)

Blind / Project Fund			Size	Targer IRR
Real Estate	Loan Blind	10	15,845	NPS, Korea Post, Korea Federation of SMEs, etc.
	Equity Blind	3	1,823	Korea Post, etc.
	Industrial Equity Blind	7	6,050	Korea Industrial Complex Corporation
	Hana Securities Building	Yeouido	1,580	Exited 2015, IRR 16.2%
	Pangyo AlphaDom	Pangyo	3,140	Exited 2018,IRR 10.7% Full Equity
	Yuanta Securitie	Euljiro	580	Exited 2019년, IRR 23.8%
	FastFive Tower	Euljiro	350	Exited 2019, IRR 11.4%
	Grace Tower	Teheran-ro	750	Exited 2024, IRR 14.7%
PDF	PDF Blind	3	17,500	KAMCO, Korea Post, etc.
PEF	PEF Blind	2	5,587	The Korean Teachers' Credit Union
Infra	Infra Blind	6	1,201	Hana F. Group, Kolon, etc.
Others	LG Logistic	Cheonan	230	Exited 2020, IRR 17.2%
	Tokyo MultiFamily	Japan	550	Exited 2020, IRR 17.8%
	Ooi distribution	Japan	540	Exited 2021, IRR 41.1%

06 Investment Process & Risk Management

· We proactively manage risks through structured manuals and phased checklists, supported by group-level oversight via the Hana Financial Group Risk Management Committee.

· The dedicated fund operations team oversees fund formation and management, ensuring compliance, investor reporting, institutional coordination, and cross-checks with the investment team to safeguard stable fund operations.

Proactive Risk Management

investment Team

· Investment Team-Level Feasibility and Risk Analysis

Investment Operations Committee

· Pre-Investment Feasibility and Risk Review

· Review of Due Diligence (DD) Execution and Investment Committee Approval

Investment Review Committee

· Final Investment Committee review of feasibility and risk assessment, with a consolidated recommendation.

· Investment execution upon full implementation of the Investment Committee's recommendations.

Two-Steps Internal Control System

Risk& Compliance

· Review of investment risks through business, legal, and financial due diligence, with verification of remediation for identified deficiencies.

· Regular governance meetings held throughout fund formation and operation.

Separation of investment and management to enhance expertise and prevent conflicts of interest

Risk Management in operation

Risk Rating Management

· Quarterly and Ad Hoc Fund Rating Management (Grades A-D)

- Quarterly fund rating resolutions by the Risk Management Executive Committee
- Review of fund operating status and discussion of key issues, including project delays, cash flow disruptions, current risk management status, and forward plans
- Ad hoc rating adjustments and intensified monitoring in response to emerging issues

In Terms of Company

Cross-Check System

· Cross-check by qualified investment professionals & risk management office

- Fund inception: feasibility, legal, financial review
- Fund management: monthly management report/schedule, agreement list check
- Fund liquidation: liquidation process implementation check

In Terms of Company

Risk Management Committee

· Quarterly reports on the status of funds rated B or below (including major issues and response status, etc.)

· Report on Overall Fund Rating Status

In Terms of Company

EXIT Risk Management

Exit Strategy

· Establishment and review of exit strategies based on market conditions.

· Independent governance is ensured through dedicated committees, including the Risk Management Executive Committee (exit review), the Vendor Selection Committee (advisor selection), and the Investment Committee (divestment approval).

07 ESG In Practice

· Established an internal ESG committee in conjunction with the Sustainability Management Promotion Committee of Hana Financial Group, and we are setting and implementing ESG goals that align with changes in the international financial order.

“ Big Step For Tomorrow ”

A Major Step Forward Toward a Sustainable Future



Principles and Goals

ESG Principles

1. Strengthening management processes based on ESG principles
2. Development of Products and Services Contributing to the Environment and Society
3. Strengthening Communication with Stakeholders
4. Participation in Global ESG Partnerships

ESG Goals

1. Expansion of ESG Investment
   · Group Collaboration: Expanding ESG partnerships and coal phase-out commitment
   · Leveraging Core Strengths: Industrial complexes and environmental improvement funds
   · New Business Initiatives: Proactive investment in the silver economy and emerging sectors
2. Social contribution
   · Strengthening consumer protection and expanding financial accessibility
   · Creating social value through contributions to local communities
3. Transparency: Accountable Decision-Making
   · Establishment and operation of ESG professionals
   · Establishment of a safety and health management system related to ESG risk



Operation and Implementation

Organization & Structure

1. ESG Committee (Supreme Decision-Making Body)
   · Composition: CEO, heads of each division
   · Review and approval of ESG policies
2. Dedicated Department (Management Support Team)
   · Selection of projects based on ESG policies
   · Reporting on ESG implementation results
3. Quarterly review of implementation status and semi-annual committee meetings

ESG Implementation

1. Obtaining ESG ratings for assets under management
2. Regularization of employee social contributions



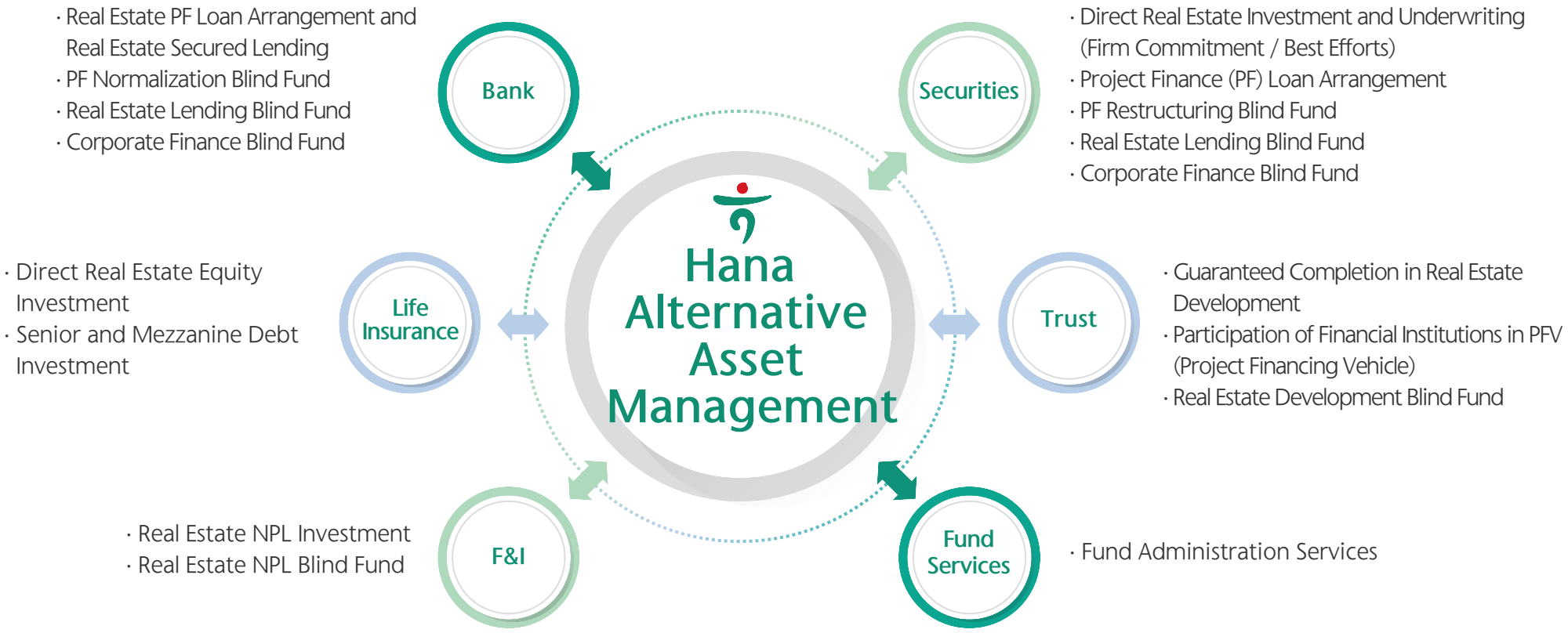
Floating Solar Panels

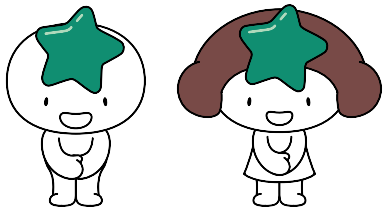


The Edge Amsterdam West

08 Integrated Group Platform

· Through group-wide collaboration, we jointly source and deliver high-quality alternative investments, providing integrated solutions to our clients.





We remain fully committed to serving our clients with dedication and integrity.

www.hana-aamc.com

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Hana Alternative Asset Management

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