



PRIMING YOUR FUTURE

Company Profile

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ABOUT US

RINA Prime Value Services operates in Real Estate Services with a focus on **technical real estate evaluation and certification**, with a focus on **technological innovation, information assets** and **sustainability**.

Priming your future

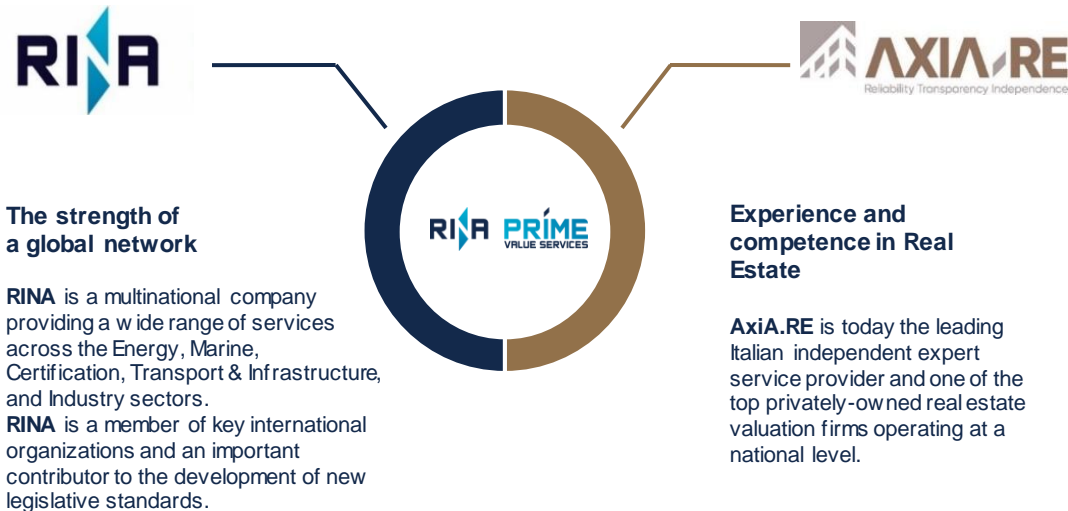
CORPORATE STRUCTURE

RINA Prime Value Services originates from the merger of AxiA.RE, a company specializing in technical and economic real estate valuation services (with a client portfolio of institutional importance consisting of the main Italian asset management companies and banks and a portfolio of real estate funds under valuation of great importance) and the RINA SERVICES business unit active in technical services in the Real Estate sector for over 15 years.

RINA Prime Value Services is today the Legal Entity of RINA operating in the Real Estate sector, 50% controlled by RINA and the remaining 50% by the founding partners of AxiA.RE which, thanks to a specialized structure, supports public market operators and private.

RINA Prime Value Services has a complete supply chain of services capable of protecting and increasing the value of the real estate capital over time at every stage of the investment, from concept / feasibility to project development, from the construction phase to the management and disposal phase.

A team of experts of the highest standing, a remarkable track record, advanced high-performance tools.



RINA WORLDWIDE

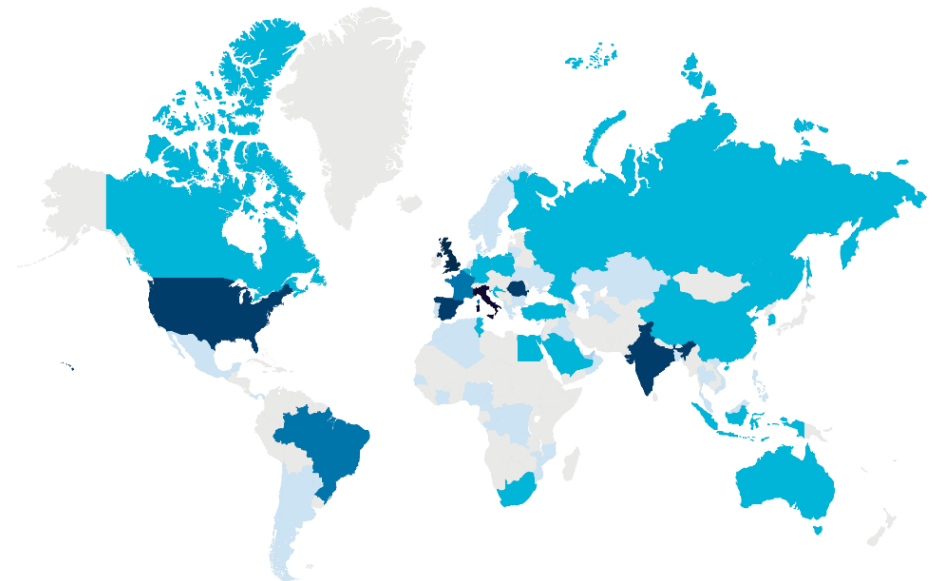
With nearly 160 years of experience across a wide range of industries, RINA is a multinational company that helps customers build strong and successful businesses.

RINA provides a wide range of services across the following sectors:

- **Energy & Mobility**
- **Marine**
- **Certification**
- **Infrastructure & Real Estate**
- **Industry**

Through a global network of 4,600 professionals, operating in 200 offices in 70 countries, it supports market players throughout the entire life cycle of their projects.

The Real Estate business unit has matured internally within RINA since 2000. After a careful evaluation, in 2018 RINA decides to strengthen and consolidate its presence in the Real Estate sector and, in collaboration with AxiA.RE, gives life to RINA Prime Value Services.



Level of RINA presence



LOW

HIGHT

- + 4,600 Professionals
- + 200 Office locations
- + 70 Countries

THE ITALIAN NETWORK



📍 Operating HQs ● Focal Points

- | | |
|---------|--------------|
| ✓ Milan | ✓ Turin |
| ✓ Genoa | ✓ Savigliano |
| ✓ Rome | ✓ Florence |
| | ✓ Padua |
| | ✓ Naples |
| | ✓ Bari |



- + 50 RINA operating offices
- + 100 AstaSy Points specialising in real estate Insolvency and liquidations procedures



- + 300 employees
- + 600 professionals with decades-long experience



THE GROUP



TOP EXECUTIVE MANAGEMENT

The Board of Directors and Management Team at RINA Prime Value Services are made up of professionals of the highest standing, who have specialised over many years of activity in their areas of expertise, holding prominent senior positions and maintaining excellent track records.



Ugo Giordano

President RINA Prime
President PGS
Member of the board IdeaRE
Member of the board NPLsRE



Francesco Medri

EVP RINA Prime
Member of the board PGS
Member of the board NPLsRE



Piercarlo Rolando

CEO RINA Prime
CEO PGS
Member of the board IdeaRE
Member of the board NPLsRE

BUSINESS INTELLIGENCE

RINA Prime Value Services employs the largest and most innovative Real Estate Business and Data Intelligence system available on the Italian market. A state-of-the-art management and valuation platform, exclusively owned, fully automated, and continually enhanced by artificial intelligence.

The RINA Prime Value Services Business Intelligence system processes millions of data items to support investment operations for either risk management or decision-making. Our team of experts **transform data into organic information**, providing a decisive tool for improving corporate management and operations, limiting potential risks arising from a surface-level examination, and increasing production flows.

Innovative real estate risk analysis thanks to an efficient integration of the most important data bases available on the Italian territory:

- **Auction System:** the largest auction archive in Italy
 - **Free Market:**
 - ✓ systematization of all relevant data on property **transactions and rents across the national territory, derived from assigned funds**
 - ✓ estimates for the **retail and corporate sectors, carried out by BU Loan Services**
 - ✓ **data provided by the Gabetti Studies Centre** and extracted from **deeds of purchase and sale** retrieved directly with the competent public archives
 - **Socio-economic context:** territorial analyses based on information circulating on the web, aimed at best defining localised territorial ratings
- **Artificial Intelligence**
 - **Automated data extraction** in all property transaction marketplaces, retrieved directly with public archives
 - **Benchmarking algorithms** provided in the order required
 - **Quick access to reports and data analyses** allowing timely decision-making on behalf of management

FOCUS ON SUSTAINABILITY

Our multidisciplinary approach allows us to serve our Clients while factoring in all due considerations to effectively introduce sustainability in their operations, combining a diverse set of economic-financial and technical skills, as well as our expertise in the fields of corporate governance and social responsibility.

Our goal is to support stakeholders in pursuing their own objectives according to current ESG standards by adopting the UN's Principles for Responsible Investment (PRI) and the GRESB benchmarks. This activity is rooted in our solid set of technical competencies in the Green Building field (according to LEED, BREEAM, WELL standards).

RINA Prime strives to raise our and others' awareness on the topics of sustainable investment and the green economy on several fronts, through an expertise that ranges from implementing ESG models, ESG-compliant Due Diligence, to Green Building.

To cover the entire Eco sisma bonus, RINA Prime Value Services has created Prime Green Solutions, a company specializing in building renovation activities in the SuperBonus 110% area.



SERVICES

VALUATION

LOAN SERVICES

CORPORATE RE MANAGEMENT & FIXED ASSETS

TECHNICAL SERVICES

SUSTAINABILITY

PROPTECH

PROPERTY, BUILDING & PROJECT MANAGEMENT

NPE

Our services allow Clients to safeguard and build up their real estate capital over time in each stage of the investment process, from the initial concept to the planning phase, from construction to management and divestment, ensuring investor confidence and stakeholder satisfaction. A comprehensive array of solutions to reduce running and upkeep costs, improve competitiveness, and increase efficiency and performance.

Priming your future

VALUATION



RINA Prime Value Services provides Valuation services via the **AxiA.RE** brand, market leader in appraising real estate funds or trusts in its capacity as Independent Expert, as well as one of the top independent valuation providers for institutional investors.

AxiA.RE is the leading Independent Expert on the Italian territory, with a market share of approx. 35% in terms of volume of assets under valuation.

AxiA.RE independent valuations are carried out with consolidated estimate methods and in compliance with shared national and international standards, as a guarantee for transparency and professionalism.

The vast experience amassed by our managers and senior appraisers in both national and international settings allows us to produce accurate, professional valuations for all real estate asset classes.

TRACK RECORD



+ 4,500
Asset



+ 160
Investment
Funds



+ € 30 BN
Market Value

Valuation Services:

- Independent Expert REIT/REIF Valuation
- External Appraiser REIT/REIF Valuation
- Valuation pursuant to the RICS (*Red Book*) and IVS standards
- Valuation for accounting purposes (according to IAS/IFRS directives)
- Valuation for insurance purposes (SOLVENCY, ISVAP)
- Mass appraisal for real estate portfolios
- Feasibility studies and market analyses
- Strategic asset & portfolio analyses
- Appraisal reviews

Complementary Services:

- Valuation for industrial equipment, machinery and systems (capital goods, facilities, energy, installations)
- Business Valuation (Capital Market Value, Goodwill Value, Company, Branch, or Brand Value)

LOAN SERVICES

The Valuation services we provide during the loan disbursement stage aim to define the market value of bank guarantees and manage the entire life cycle of arising engagements, from initial engagement to final delivery with the Bank.

The Loan Services offered by RINA Prime Value Services comply with the Italian Banking Association (ABI) Regulations, as well as Memorandum n. 285 issued by the Bank of Italy, ECB regulations, and IFRS 9 accounting standards. Our activity allows for an accurate definition of Market Value, alongside a multi-perspective compliance investigation (e.g. administrative, town planning, building, and cadastral) conducted on assets offered as security for lines of credit.

TRACK RECORD



+ 80,000
Retail appraisals



+ 25,000
Corporate appraisals



+ 4,500
Leasing appraisals

Origination

- Appraisals conducted during the lending and loan management phase for Retail, Corporate, and High Corporate assets
- Diversified support in Retail, Small Business and Corporate Lending
- An innovative market monitoring dashboard
- Management applications fully integrated with the Bank's own systems

Leasing

- Valuation, Due Diligence and Construction Site Progress Reporting for Lending and Portfolio Management
- Global service on repossessed assets
- Valuation and Technical Regularisation services during the pre-sale of repossessed assets

Credit Risk Mitigation

- Periodic revaluation of both performing and non-performing loan portfolios
- Assessment of future losses on guaranteed loans
- Clustering and identification of appropriate investigation approaches
- Mass Appraisals and Automated Valuation Models (AVM)

Asset Quality Review

Support for Central Monetary Institutions and Banks within the scope of Comprehensive Assessment procedures commenced by the ECB. The service focuses on defining the assets' quality in relation to credit risk, degree of marketability, market absorption capacity.

The service may include extensive activities such as:

- Data gathering and data collection on relevant asset portfolios
- Data quality enrichment based on diversified levels of detail

Operative and Strategic Support

Assistance for the Bank during the development and implementation of strategies for the optimisation of operating and management procedures within the scope of lending and handling credits secured by real estate assets and/or property rights

CORPORATE RE MANAGEMENT & FIXED ASSETS

Our range of Corporate RE Management & Fixed Assets advisory solutions is geared to institutional investors, developers, industrial groups, credit and insurance institutions, public and religious entities.

Our services are intended to support the Client in outlining their strategic decisions, thus providing an all-important tool during each stage of the process of creating value: acquisition / investment, financing, management, and finally, during the delicate asset divestment phase.

Thanks to our partnership with the RINA Group, from 2020 onwards our range of services further includes Industrial and Marine valuation.

TRACK RECORD



+ 20
Feasibility
Studies



+ 100
Highest & Best
Use Analyses



+ € 2 BN
Market
Value

Corporate Real Estate Services

- Equity analyses for enhancement / streamlining / restructuring operations
- Strategic assistance for decision-making processes
- RE investment/divestment analyses
- Technical services and feasibility studies for decommissioned or unutilised building complexes

Real Estate Advisory

- Market Studies
- Feasibility Studies, Highest and Best Use Analyses
- Development Advisory
- Investment Portfolio Analysis

Industrial Real Estate Valuation

- Valuation for industrial equipment, machinery, and technical assets
- Valuations drawn up subject to diversified objectives (value in current use, market value, liquidation value)

Marine Real Estate Valuation

- Technical appraisals and commercial valuations for financing operations
- Technical appraisals and commercial valuations on returning assets
- Support for lease-back and refinancing operations
- Pre-Purchase and Condition Survey
- Worksite surveillance and Progress Report Certification
- Technical management support

Complementary services

- Advisory for marinas and commercial harbours
- Green certifications

TECHNICAL SERVICES

RINA Prime Value Services is your ideal technical partner, providing a specialised, exceptionally coordinated structure able to ensure topmost operative effectiveness thanks to an entirely tailor-made approach.

RINA Prime Value Services professionals assist the Client in their role as Technical Advisors, customising the end product based on individual needs and providing support during negotiations and risk management.

Providing fully independent, transparent, and reliable advice is the stated day-to-day mission of RINA Prime Value Services. This has allowed us to establish and continue to build up a considerable reputation with leading Credit Institutions and Developers, both local and international.

TRACK RECORD



53
Due Diligence
and Tech Services
assignments



448
Due
Diligence
Reports



20
Project
Monitoring
engagements



20
Technical
Advisory.
LEED &
BREEAM
assignments



250.000 sqm
sustainable
buildings
inspected

Project Monitoring

- Technical due diligence
- Project monitoring during design
- Project monitoring during construction and marketing review
- Project management
- Supplier/outsourcer monitoring

Due Diligence and professional services

- Technical due diligence
- Regularisation and retrospective authorisation (the Italian *Sanatoria*)
- Data Room set up
- L. 122 Statements of Compliance and Certifications, BIM, geometric, and utility surveys
- Asset Repossession and Architectural Dimensions

Asset integrity management

- Facility Management optimisation assistance
- Building compliance and outsourcer performance reviews
- Contracting or tender assistance and supplier/outsourcer selection
- Energy audits
- Structural audits
- Commissioning, Retrocommissioning and Tenant surveys

Green Building – Energy efficiency and Sustainability

- Green Building – LEED, BREEAM, WELL, GRESB Certifications
- Due Diligence for Green Bonds
- Green Asset Valuations
- ESG standard adoption – implementation
- Support for Green Lease Agreements
- Green procurement
- Identifying energy efficiency opportunities
- Energy Audits
- NZEB Buildings – Energy Performance Certificates for constructions (APE)
- Energy Management and energy accounting
- Minimum Environmental Criteria (CAM)
- Research and Innovation – Green Deal

TECHNICAL SERVICES

Eco Sisma bonus

The technical offer of RINA Prime Value Services on the subject of Superbonus is flexible to adapt to the different operational needs and the specific needs of operators and customer targets (condominiums, credit institutions, multi-utilities, tax consulting companies, others).

ALL IN SERVICES

THIRD PARTY TECHNICAL ASSESSMENT

DUE DILIGENCE SERVICES



TRACK RECORD



+ 9,000,000 €
Energy
efficiency works
actually carried
out



+ 9,100.000 smq
Energy
Performance
Certificates



+ 1,100
Energy diagnosis
(shopping centers,
offices, data
centers, hotels,
residential)

All in services

RINA Prime Value Services supports operators in the 110% supply chain in all stages of the process.

- Knowledge
- Feasibility
- Project
- Construction
- Testing
- Assessment
- ENEA

Third party technical assessment

- More guarantees
- Reduction of the probability of error in each phase of the Superbonus mechanism
- Verification of compliance with all the requirements that give access to 110%

Due Diligence Services

- Verification of cadastral compliance and tax regularity
- Technical control
- Compliance with reference standards, including materials and equipment
- Verification of the installation and certification documentation, eg. sworn certification and certificates produced by professionals and declarations of conformity issued by companies.

SUSTAINABILITY



Prime Green Solutions is the RINA Prime Value Services company specialised in building renovation and regeneration activities, with reference to both the current eco-earthquake (*eco-sisma*) bonus mechanism implemented in Italy and by identifying more ecologically sustainable solutions for Real Estate.

Prime Green Solutions operates as a full service provider and EPC contractor, assisting the Client from pinpointing the technical solutions better suited to their needs to planning and execution of the works.

Prime Green Solutions, also thanks to the partnership with Gabetti Lab, operates in the construction of the building renovation works provided for by the legislation on Eco-Sisma-Superbonus:

- stipulating, as General Contractor directly with customers (condominiums, private individuals, etc.), procurement contracts and
- providing, directly or through collaboration with its partners, selected and qualified professionals, all integrated engineering services (feasibility studies, design, ongoing checks, etc.)
- supplying all the works through selected and qualified primary construction companies.

Prime Green Solutions guarantees the financial balance of the activities, normally purchasing the tax credit deriving from the execution of the works through the application of the discount on the invoice, credit guaranteed by the collaboration with leading companies that provide technical certification and cost congruity and the approval of the data relating to the documentation certifying the existence of the conditions that give the right to deduction.

TRACK RECORD



440

Deliberations,
248 of which
currently active



15,000

Property units
undergoing efficiency
improvements



13,533

Tonnes of CO2
saved each year

PROPTech



The services for the development of applications for the **management of Assets, Property, Energy Management Facility**, and any service relating to **integrated asset management** are provided by IdeaRE (Idea Real Estate S.p.A.).

The in-depth knowledge of the reference processes and regulations, combined with technological skills, allow us to offer the market consultancy and IT solutions for all aspects related to the management of real estate.

A team of professionals made up of highly qualified personnel in different management areas, with a deep level of specialization, able to offer high added value processes for banks, funds, companies operating in the public and retail residential construction sector.

TRACK RECORD



+ 1,500,000
Real Estate
units
managed



+ 40,000,000 mq
managed



+ 5,000
Users who use
IdeaRE products

REFTREE is the platform conceived and developed by IdeaRE to monitor and intervene in an integrated way in all aspects of real estate management.

REFTREE allows you to:
increase the profitability of the property through constant monitoring and evaluation of management processes.

REFTREE is a web application divided into modules that allows:

- ✓ the inventory of all management assets
- ✓ the management of processes related to tax and regulatory compliance in real estate management
- ✓ the management and monitoring of all operational and administrative processes relating to a real estate asset
- ✓ archiving, management and monitoring of the documents connected to real estate assets with virtual DATA ROOM
- ✓ the management of floor plans in DWG format and all the elements contained therein
- ✓ the simulation of different allocation scenarios for objects, resources and spaces
- ✓ integration with BIM



PROPERTY, BUILDING & PROJECT MANAGEMENT

Our **property, building, and project management services** are supplied by RINA Prime Property with specific attention to the supporting management system's utilisation criteria.

Its extensive know-how in the management of real estate assets, also characterised by high complexity, allows RINA Prime Property to support clients in all phases of real estate life cycle management, from acquisition to disposal. Highly specialised personnel, innovative technological solutions and the certified quality of its processes allow RINA Prime Property to maintain the efficiency.

The advanced use of proptech, the integration of ESG policies and best practices, the green lease and customer-centric approach allow the highest sustainability standards in the industry to be achieved, fully respecting the principles of traceability and transparency.

TRACK RECORD



+ 30
Funds



+ 15 Mld €
Value of RE assets
under management



+ 5 mln di mq
Metric area under
management



+ 4500
Contracts



+1300
Properties under
management



Services:

- Property Management
- Project Management
- Building Management
- Commercial Services
- Document Management
- Residential Properties

Focus on Project Management

RINA Prime Property ensures the complete administration of complex projects. It guarantees the monitoring, the control and the reporting of progress and compliance with technical, time and economic objectives.

- Project Management
- Construction Management
- Audit Quality & safety
- Test & Commissioning Management
- Test & suitability
- Reporting
- Business Intelligence
- Document Management

NPE

Our services geared to managing bank-owned NPL and UTP portfolios are provided via the NPLs RE_Solutions subsidiary. NPLs RE_Solutions assists Credit Institutions and Servicers along all the stages of recovering overdue and distressed debt, from preliminary UTP investigations, to NPL portfolio analysis and debt recovery strategy development, from portfolio management, enhancement and divestment, up to NPL credit cash-in and disposal.

NPLs RE_Solutions through AstaSy Agency, make use of a direct network of AstaSy Point network whose day to day activities focus on auction facilitation and out of court settlements between banks and debtors, as well as sales of assets undergoing insolvency proceedings (per art. 107 R.D. 267/42 i.e. Italy's Bankruptcy Law).

NPLs RE_Solutions employs the largest and most comprehensive auction Big Data on the Italian market.

TRACK RECORD



Auction Real Estate

- Data Gathering
- Selling Mandates (MAV) and Selling Instructions (DPO)
- Auction Facilitation
- Broker Opinion
- Services geared to Real Estate Owned Companies (REOCO)

Valuation & Risk Management

- Valuation
- Due Diligence and Business Plan
- Drafting and support services for operative NPE plans
- Support services for Risk Management

Advisory

- Data Room
- Bank Asset valuation
- Support for disposal operations
- UTP account segmentation and Portfolio management services

Investment

- Scouting and support for investors
- Services for real estate private banking

CLIENTS

BANKS:

- BANCA 8833.BCC
- BANCA CREDITO COOPERATIVO DI CASTAGNETO CARDUCCI
- BANCA D'ALBA - CREDITO COOPERATIVO
- BANCA DI CAMBIANO
- BANCA GENERALI
- BANCA PASSADORE
- BANCA POPOLARE DI LAJATICO
- BANCA POPOLARE DI SONDRIO
- BANCA SELLA
- BANCO DESIO
- BANCO POPOLARE MILANO
- BANK CAPITAL
- BHW
- BNL (GRUPPO BNP PARIBAS)
- BPER
- BPM S.P.A.
- CARIGE
- CR SAVIGLIANO
- CREDEM PRIVATE BANKING
- CREDIT AGRICOLE
- CREDITO FONDIARIO
- CREDITO VALTELLINESE
- DEUTSCHE BANK
- ICCREA
- INTESA SAN PAOLO
- MEDIO CREDITO ITALIANO
- MEDIOLANUM

- MPS
- SAN FELICE 1893 BANCA POPOLARE
- UBI BANCA
- UNICREDIT
- UNIPOL BANCA

SGR AND INVESTORS:

- ACCADEMIA SGR
- ALGEBRIS INVESTMENTS
- AMCO
- ANTIRION SGR SPA
- AQUILEIA CAPITAL SERVICES
- ARENELLA IMMOBILIARE S.R.L.
- ATLANTICA PROPERTIES S.p.A.
- AXACTOR
- B2 KAPITAL
- BAIN CAPITAL
- BAYVIEW
- BENI STABILI SPA SIIQ
- BLUE SGR
- BNP PARIBAS R.E.I.M. S.G.R.
- BNP PARIBAS REAL ESTATE
- CADORFIN SRL
- CASTELLO SGR
- CDP INVESTIMENTI SGR
- CERVED
- CITYLIFE

- CIV
- COIMA SGR
- COLOMBA
- COLONNA RE
- COPERNICUS
- DEA CAPITAL
- DEA CAPITAL - REAL ESTATE SGR
- DO BANK VALUE
- DOVALUE
- EIDOS NPLS
- ENPAM REAL ESTATE
- ERSEL GESTIONE DI PATRIMONI
- EUTIMM - GRUPPO BNP PARIBAS
- FABRICA IMMOBILIARE SGR
- FINANZIARIA FOCUS INVESTMENTS
- FINANZIARIA INTERNAZIONALE SGR
- FIRE DEBT MANAGEMENT
- FRONTIS NPL
- GENERALCOSTRUZIONI
- GENERALI REAL ESTATE
- GONG CAPITAL SPA
- GREEN STONE SICAF
- GUBER
- HIG REALTY
- HOIST FINANCE
- IDEA FIMIT SGR

CLIENTS

- ILLIMITY
- INTESA SAN PAOLO PROVVIS
- INTESA SAN PAOLO REOCO
- INTRUM
- INVESTIRE SGR
- INVESTITORI SGR
- INVIMIT SGR
- J.P.MORGAN
- JONES LANG LASALLE
- KEPPEL
- KERVIS ASSET MANAGEMENT
- KRYALOS SGR
- LINK AM
- LINK ASSET SERVICES
- MPS CAPITAL SERVICES
- NAMIRA SGR
- NUMERIA SGR
- OFFICINE CST
- P&G ALTERNATIVE INVESTMENT SGR
- PATRIZIA SGR
- PENS PLAN INVEST SGR
- PHOENIX ASSET MANAGEMENT
- POLIS - FONDI IMMOBILIARI SGR
- PRELIOS SGR – FONDO NICHE
- QUADRIVIO SGR
- QUAESTIO CAPITAL SGR
- QUAS CASSA ASSISTENZA SANITARIA QUADRI

- REALE IMMOBILI
- REAM SGR REAL ESTATE ASSET MANAGEMENT
- REV
- REVALO
- SARDALEASING
- SATOR IMMOBILIARE SGR
- SAVILLS INVESTMENT MANAGEMENT SGR
- SGA
- SORGENTE SGR
- STONEWEG ITALY
- TETRA PACK 3I INVESTMENTS PLC
- TIGLIO I SRL - FOCUS INVESTMENT
- TORRE SGR
- TRISTAN CAPITAL PARTNERS
- UNIPOL REC
- UNIPOLSAI INVESTIMENTI SGR
- YARD CREDIT&ASSET MANAGEMENT
- YORK CAPITAL MANAGEMENT
- ZENITH

CORPORATE:

- AEROPORTI DI ROMA
- ALITALIA
- AON
- ARNOLDO MONDADORI EDITORE
- ASSICURAZIONI GENERALI
- AUCHAN
- AUTOSTRADE PER L'ITALIA
- BLU SEVEN
- BP TORRE DEL GRECO
- CATTOLICA ASSICURAZIONI
- CATTOLICA IMMOBILIARE
- CONAD CENTRO NORD
- COPERNICUS
- CROWE GLOBAL
- E.ON ITALIA
- EIDOS
- ENEL ITALIA
- ENEL ITALIA SRL PRODUZIONE
- ENI
- ESSELUNGA
- EUROMOBILIARE ADVISORY SIM
- FINIPER
- FONDAZIONE TEATRO REGIO TORINO
- GBC ITALIA
- GRUPPO UNA
- IDEA LAVORO AGENZIA PER IL LAVORO

CLIENTS

- IKEA RETAIL
- IMPRUNETA
- ISTITUTO POLIGRAFICO E ZECCA DELLO STATO
- IMPLM
- KEPPEL
- KLEPIERRE
- KUWAIT PETROLEUM
- LA SCALA
- LEONARDO
- MBT
- MERCEDES BENZ ROMA
- MOLINARI & PARTNERS STUDIO LEGALE
- PIRELLI TYRE
- POSTE ITALIANE
- QUESTIO CM
- RINA REGISTRO ITALIANO NAVALE
- SAVE - AEROPORTI DI VENEZIA, TREVISO
- SMIA - SERVIZI E VENDITE IMMOBILIARI
- STUDIO FEOLE
- TELECOM ITALIA

PUBLIC AND RELIGIOUS ENTITIES:

- COMUNE DI VINCENZA
- ENTE OSPEDALIERO OSPEDALI GALLIERA GENOVA
- ISTITUTO PER IL SOSTENTAMENTO DEL CLERO DELLA DIOCESI DI MILANO
- PUGLIA VALORE IMMOBILIARE
- THE CHURCH JESUS CHRIST OF LATTER-DAY SINTS

QUALITY STANDARDS



The international standards endorsed by the Royal Institution of Chartered Surveyors – RICS as disciplined by the RICS *Red Book*.



The Italian Banking Association – ABI *Guidelines for the Valuation of Real Property used as collateral in Credit Exposure*.



The standards promoted by the International Valuation Standards Committee – IVS).



Principles and guidelines pertaining to AMC and Independent Expert relations promoted by Assogestioni.



RINA PRIME Value Services takes part in the ASSOimmobiliare Committee for Credit Valuation – *Valutazione per il Credito*, with Arch. Rolando, RINA Prime Value Services CEO, appointed as Committee Chairman for the on-going update and revision of the *Guidelines for the Valuation of Real Property positioned as collateral for credit exposure*.



Joint Bank of Italy – Banca d'Italia and Consob (the Italian Companies and Exchange Commission) Memorandum on the Valuation of Real Property held by common investment funds.



RINA Prime Value Services is a promoting partner of GBC Italia, in favor of sustainable construction.



Since February 2021 RINA Prime Value Services has been a GRESB partner.

The quality management system adopted by RINA Prime Value Services is ISO 9001:2015 certified.

OUR ADDED VALUE

Solid expertise

Our pride is our experience developed over **more than 25 years in the industry** on behalf of our management, who were the first to introduce and develop the professional real estate activities we provide on the Italian market. Our team is made up of dedicated **managers who specialise** in diverse fields (cadastre, town planning, construction, plants, environment, sustainability, economy-finance, insurance, etc.)

A qualified, constantly evolving and proactive team, working closely with the Client to better adapt our services to their specific needs.

International background

One of the company's main strengths is the diverse background and proven **talent** of our more than 100 employees in Italy and the more than 3,900 RINA professionals worldwide, as well as the set of shared values and joint experiences that guide our work day to day.

Thanks to a wide-ranging **global network** with 200 offices operating in 70 countries, we can ensure our support to market operators both nationally and abroad.

Innovative BIG DATA

The largest and most innovative Big Data in the industry.

A fully automated, state of the art management platform undergoing constant AI update.

Our Big Data system manages and combines information provided by:

- ✓ the Free market
- ✓ the Socio-economic context
- ✓ ARES the largest auction archive in Italy

Digitization of services

The objective of **innovating** and **digitalising** our services is at the core of our development policy, in our continued pursuit to create value for our Clients.

Thanks to our improved data management processes, we are able to offer market-leading services that provide our Clients a real competitive edge. The increasing connectivity of our systems allows us to foster new working practices, in the best interest of our staff.

Sustainable approach

We consider the **Sustainable Development Goals** which guide the UN's 2030 Agenda as a foundation for our company's actions and for the services we offer to our Clients.

RINA Prime Value Services strives to raise awareness on the topics of sustainable investment and the **green economy** on several fronts, through an expertise that ranges from implementing ESG models, ESG-compliant Due Diligence, and Green Building.

Client satisfaction

ISO 9001 certified processes and RICS-compliant performance standards, always conforming to the most recent national, EU, and international regulations. Highly evolved valuation models and exclusive economic-financial analysis procedures.

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