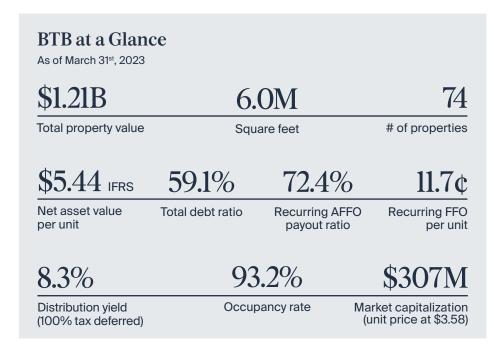
BTB Real Estate Investment Trust

TSX: BTB.UN

People and their stories are at the heart of our success.



Acquisition Strategy

- Primary markets
- Established and reputable tenants
- Long-term leases and high occupancy rates
- Social and environmental responsibility

Top 10 Clients

As of March 31st, 2023

Québec 🔡

Canadä

Walmart > !<

Desjardins



STRONGCO





Fundamental Principles

- Robust Portfolio
- Vertical Integration
- Value Creation
- Generating Beneficial Returns
- Responsibility

Recent Acquisitions (2021-2023)

Percentages presented on a per square foot basis



75% industrial

(7 Edmonton, 4 Saskatoon, 1 Ottawa, 3 Montréal)



25% off-downtown core office (1 Edmonton, 2 Ottawa, 2 Montréal)

BTB's Portfolio by Geographic Region

As of March 31st, 2023

Percentages presented on a per square foot basis

Western Canada

12 properties 545 K sq.ft. Off-downtown core office Industrial

13% Ottawa

11 properties 805K sq.ft. Off-downtown core office Industrial

Québec (Montréal & Quebec City)

51 properties 4.7 M sa.ft.

Off-downtown core office Industrial

Necessity-based retail

BTB's Portfolio Composition Objective

Percentages presented based on property value.

TODAY

DEC 31ST 2026



31% > 60% industrial



48% > 30% off-downtown core office



21% > 10% necessity-based retail

Contact

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