

Sustainable Business, Connected Communities



Irish Residential Properties REIT Plc
AGM 2023

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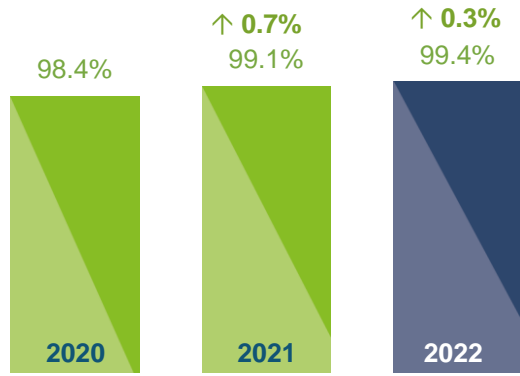
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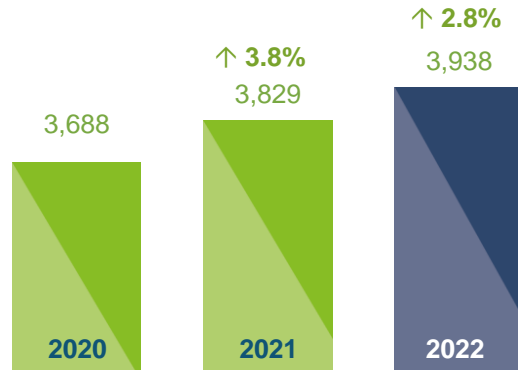
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Please refer to the Principal Risks and Uncertainties section contained in the Annual Report 2022 for further details

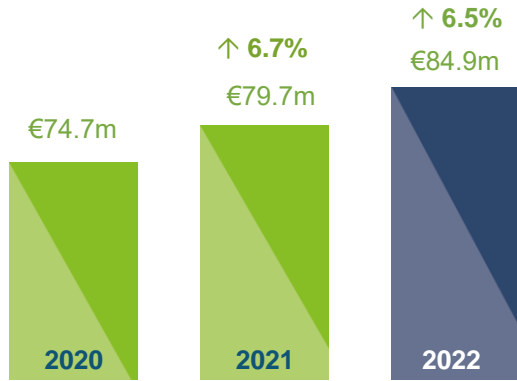
Strong Financial and Operational Performance



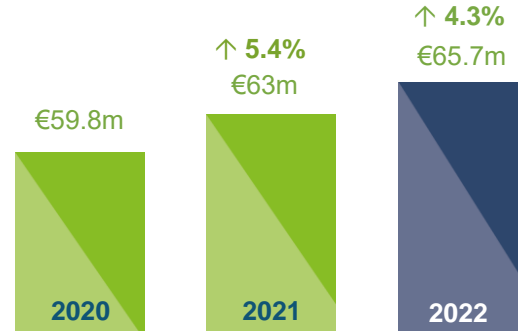
Portfolio Occupancy



Total Number of Residential Homes



Revenue from Investment Properties

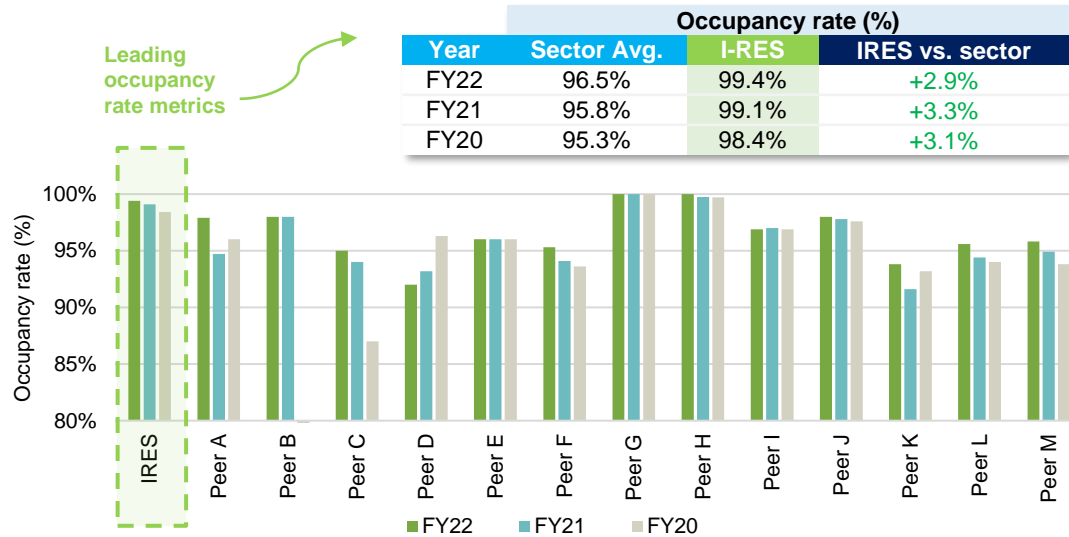


Net Rental Income

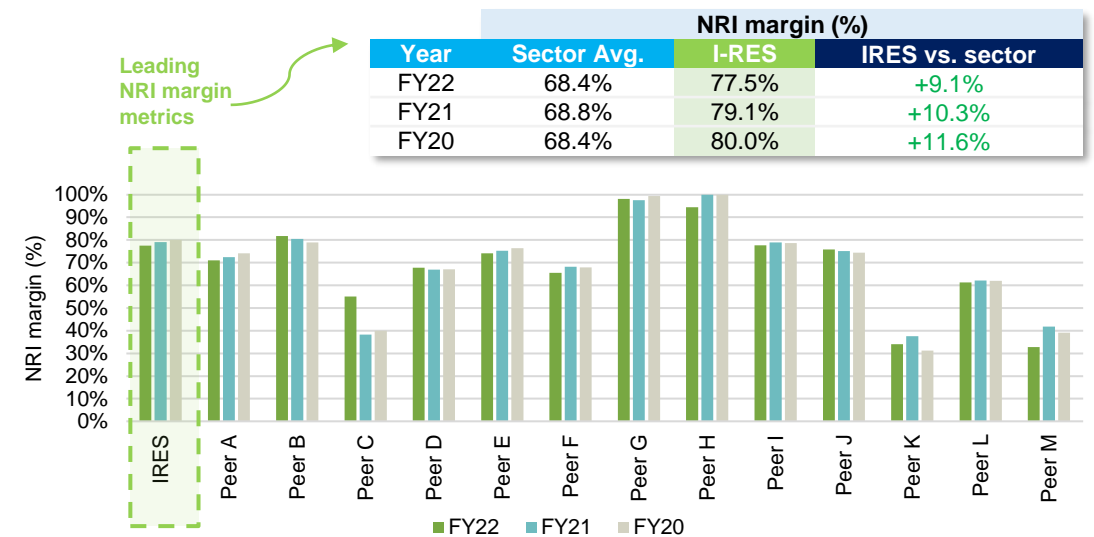


Delivering a Sector-leading Operational Performance

Occupancy

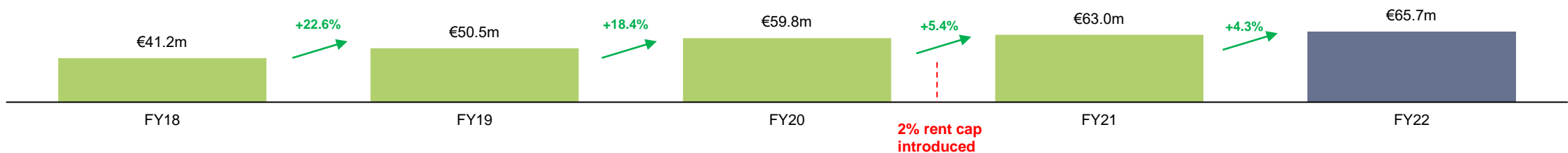


NRI margin



Net rental income evolution (L5Y)

I-RES has outperformed the regulatory-limited growth rate since the rent cap was altered, the Group's delivery on asset management, efficiency and development initiatives has seen performance remain resilient



Market Leading Platform

Development of 61 new apartments on site adjacent to an existing property



Acquisition of 108 homes at Ashbrook, Clontarf



Forward Purchase of 69 residential homes at Merrion Road



Selective Asset Disposal

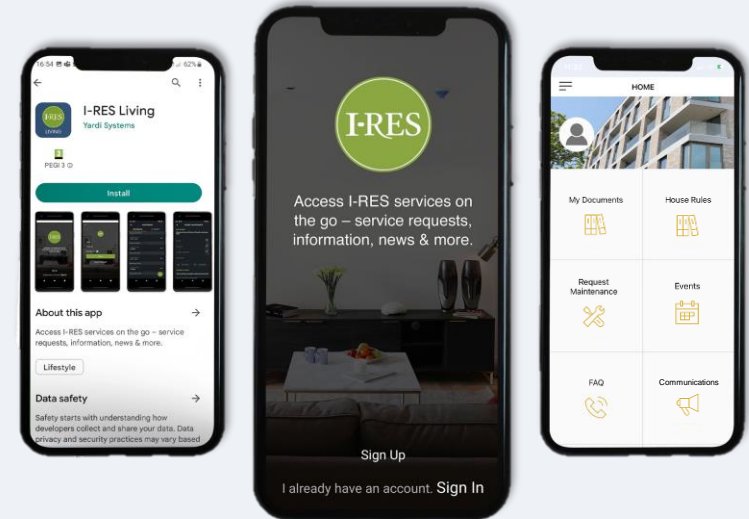
Disposal of 128 homes at **Hampton Wood** at an attractive yield of 3.5%

Disposal of **Rockbrook** development site (non-income producing)

Disposal of **townhouses** which were part of the Tara View development

I-RES Living

The convenient way for residents to access I-RES services



Building a Sustainable and Responsible Business



Operating Responsibly



ESG strategy and materiality refreshed

92%

Employee satisfaction rate
Board Director with responsibility for Workforce Engagement and Culture appointed



Gold Award for EPRA Sustainability Best Practices Recommendations



Delivered Ireland's first LEED gold residential building



Alignment of policies post internalisation



Protecting the Environment

↓ **41%**

GHG carbon emissions reduction (*wholly-managed buildings*)

↓ **26%**

Scope 1
Scope 2



Zero waste to landfill - recycling rates maintained across the portfolio

86%

Building Energy Rating certs between the range of A-C

100%

renewable energy in all common areas (*wholly-managed buildings*)



Building Communities

49%
female

Employee gender diversity
Achieved Investors in Diversity Silver Award

41
hours

Average training hours received per employee

600+
hours

Our employees have spent a combined 600 hours engaging in community activities



Improving resident satisfaction levels

Strategic Focus and Managing Macroeconomic Challenges

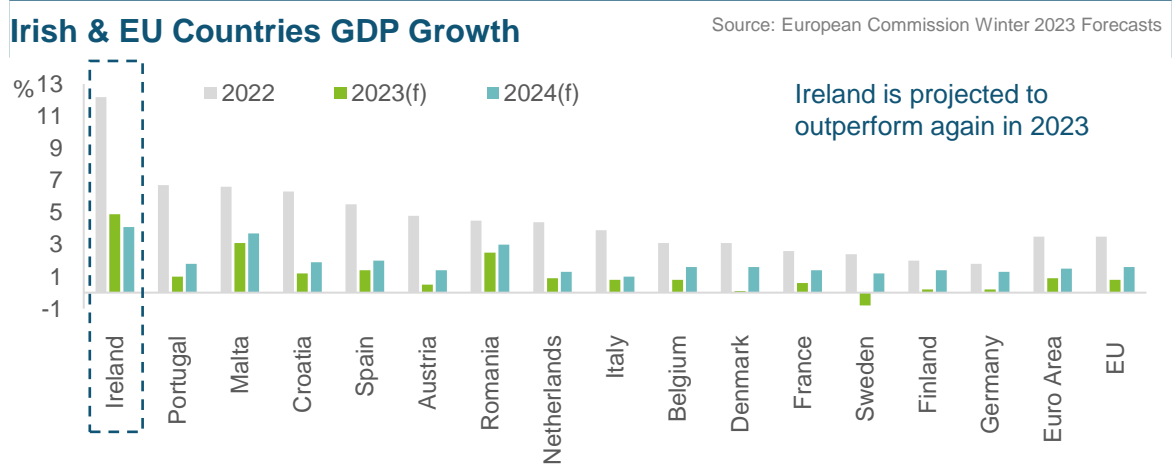
Operational Excellence

Asset Management Strategy

Regulatory Structure

Capital Management

Sustainability



Q1 2023 Performance Highlights

4.9%

Revenue increase (year-on-year)

99%+

Occupancy levels throughout Q1

€100m

Expected asset disposals in the short-term

43.1%

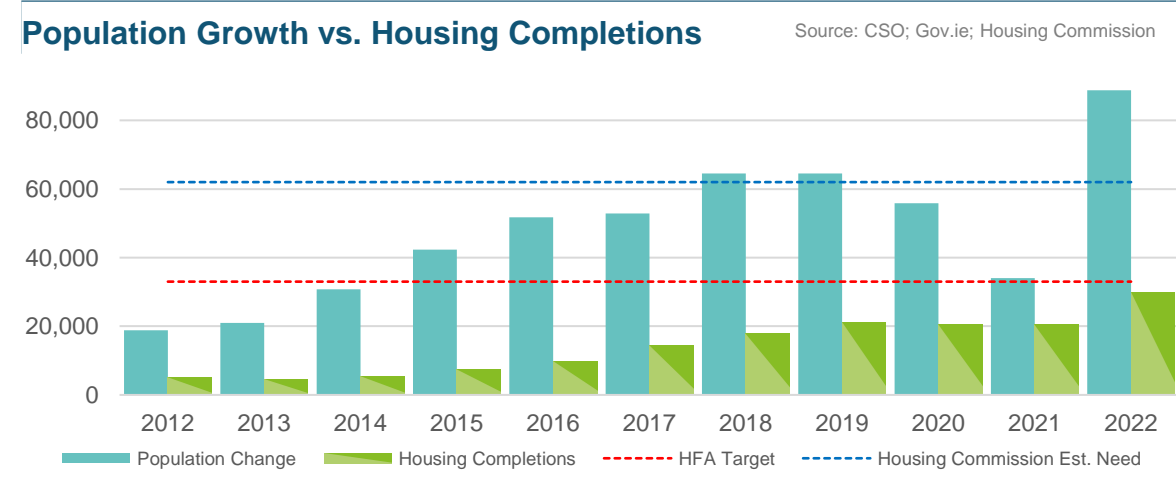
Total Group Gearing

2026-32

Debt Maturity

72%

Drawn debt hedged against interest rate volatility





Thank you for your time

For more information please visit:

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