FUNO® INFORMS ON 2Q26 DISTRIBUTION

Mexico City, México, August 10, 2026

Fibra Uno (BMV: FUNO11) ("FUNO" or "Fideicomiso Fibra Uno"), the first and largest real estate investment trust in Mexico and Latin America, announces that today, it paid its CBFI holders a **2Q26 cash distribution of Ps. 0.6398 per CBFI**(1), equivalent to **Ps. 2,456.0 million**, out of which 100% corresponds to fiscal result.

(1) CBFIs eligible for distribution: 3,838,823,784

About Fibra Uno.
Fibra Uno (Mexbol: FUNO11; Bloomberg: FUNO11:MM) is the first and largest FIBRA (REIT) in the Mexican market. It operates and develops a wide range of real estate assets for leasing, mainly in the industrial, retail and office segments. As of June 30 2026, Fibra Uno had a portfolio of 599 properties that totaled approximately 134.5 million sq. ft. with footprint on all states of Mexico. Fibra Uno's strategy focuses in having the best locations, high-quality assets and geographic, segment and tenant diversification. Furthermore, FUNO® management team has more than 35 years of expertise in the development and operation of all segments of the real estate industry.

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