



Corporate Presentation

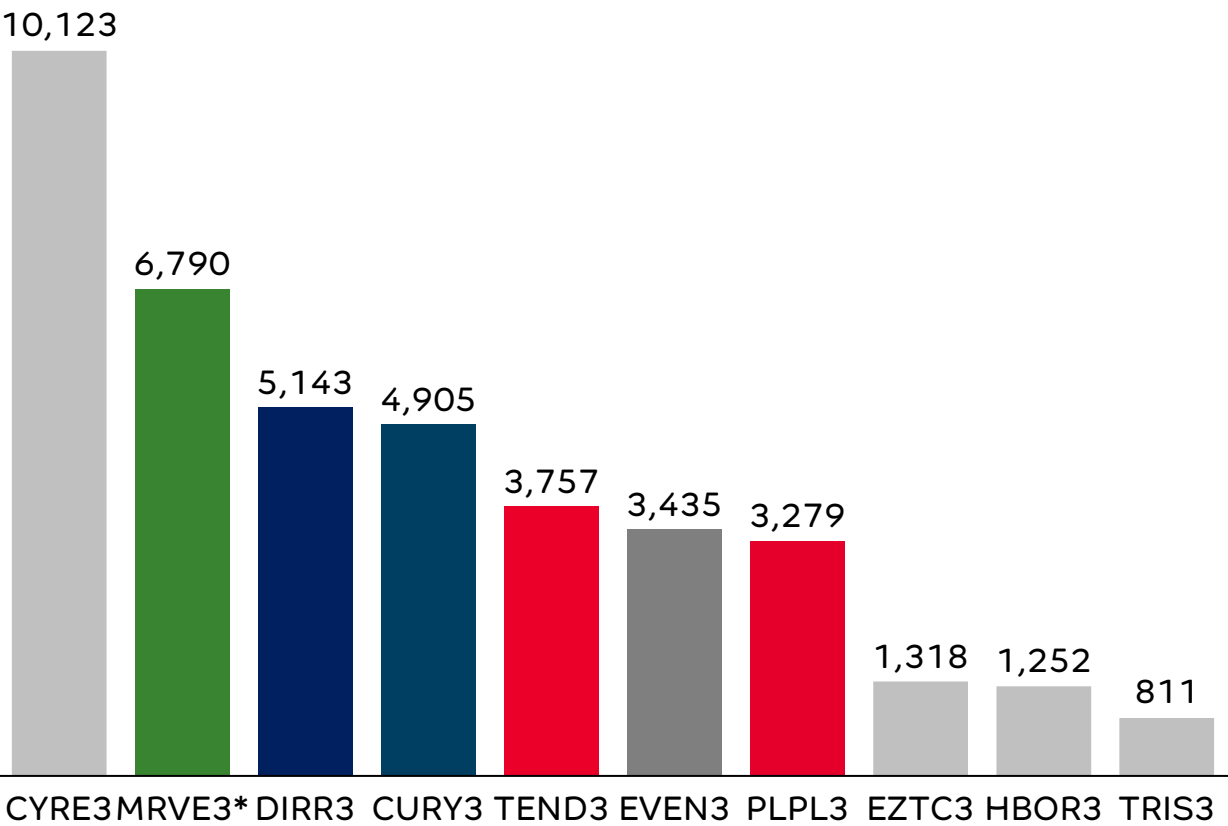
1Q24





Launches

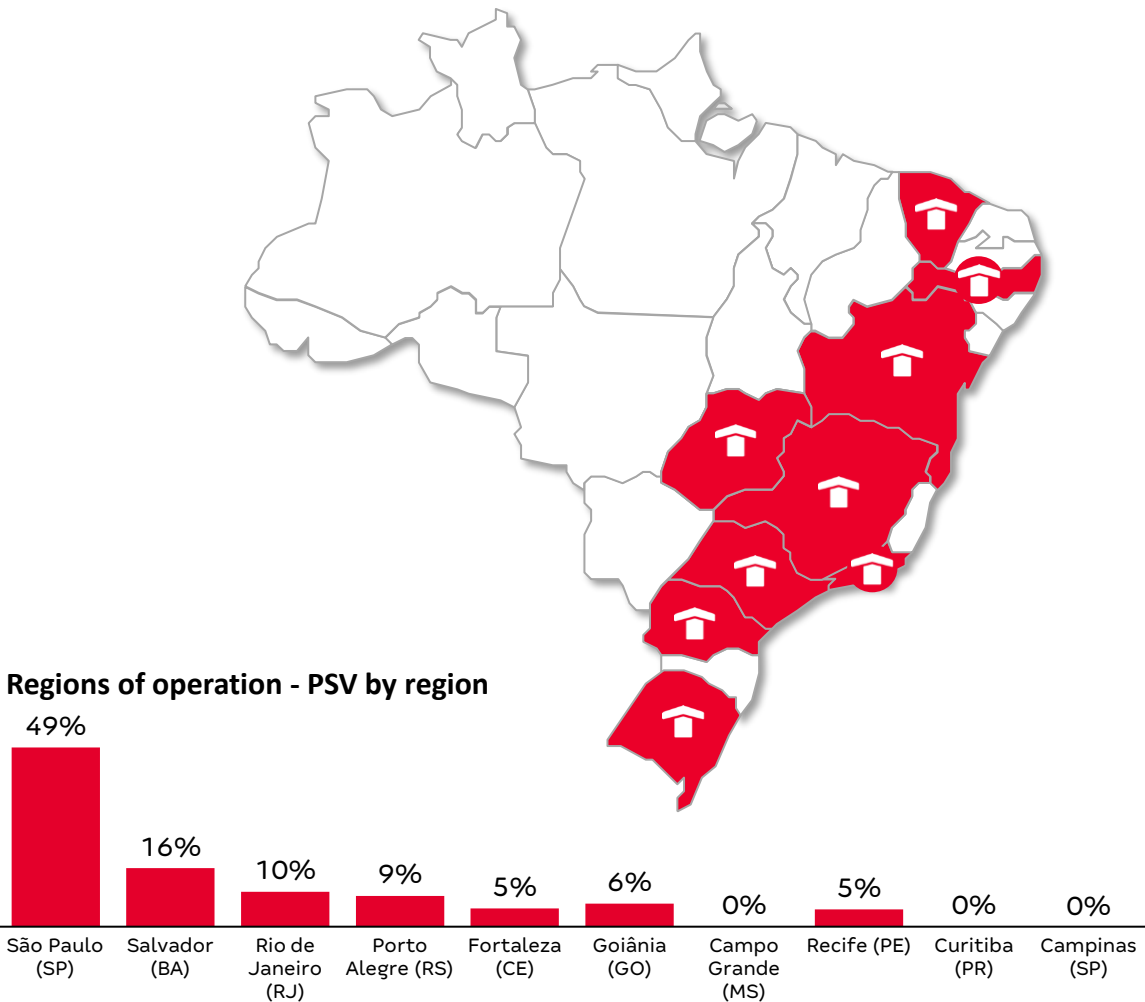
R\$ million, 1Q24 LTM



18,231 units launched in the last 12 months

Operating regions

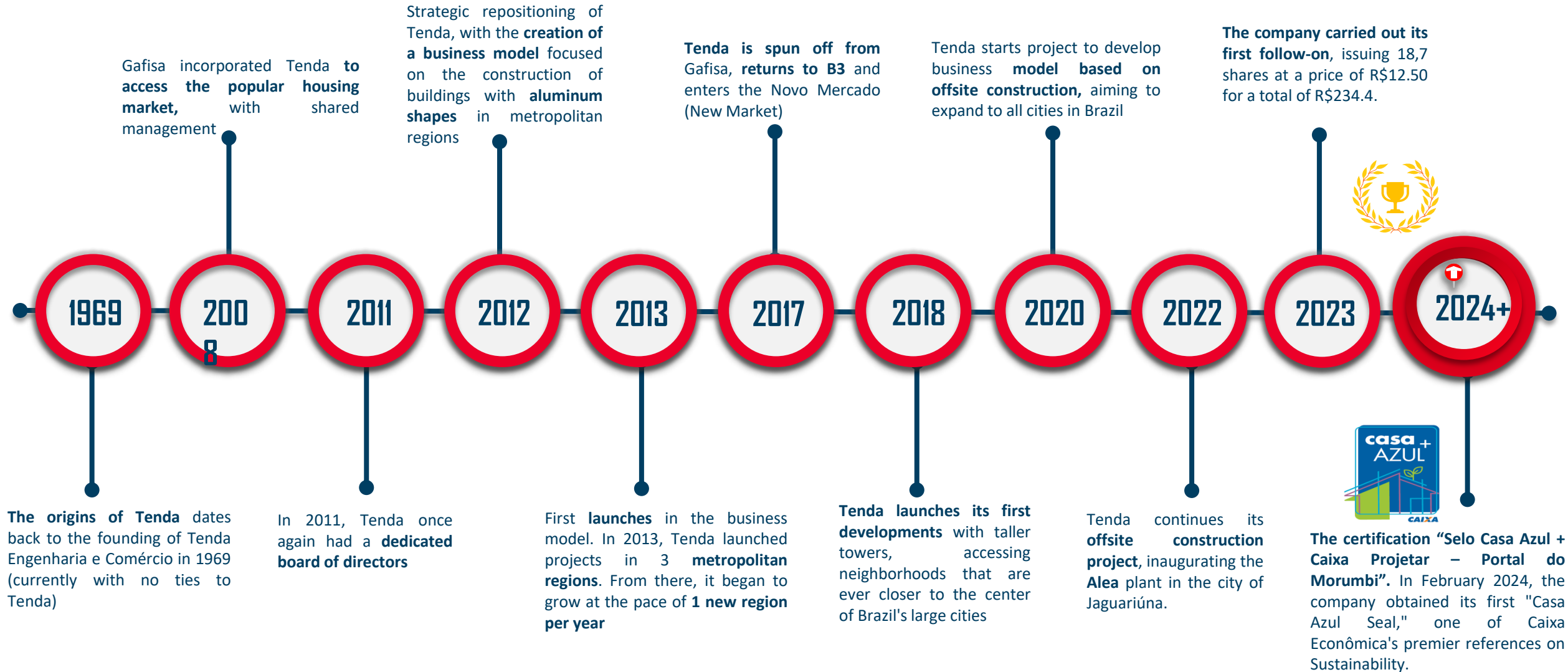
% of gross sales (PSV) in 1Q24



Source: Reference Form – Tenda, Reports of the Mentioned Companies

* MRV Brazil

With more than 50 years of history, Tenda presented a successful strategic repositioning in 2012 and now begins a new phase



The continued strong demand from the low-income segment has enabled the company to adopt an innovative industrial approach



| | Conventional model of the construction industry | Tenda |
|----------------|---|---------------------------------------|
| ✓ Product | Without standardization | Only 2 SKUs |
| ✓ Scale | Small players with limited scale | +17.3 thousand units launched in 2023 |
| ✓ Organization | Lack of coordination | Totally integrated |
| ✓ Demand | Cyclical demand | Constant demand |

Only 2 SKUs



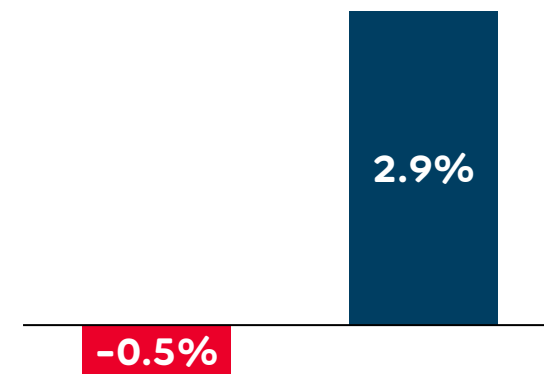
buildings T+4 without an elevator



Buildings with 1 or more elevators up to 16 floors

GDP 2023 - BRAZIL¹

Year to Date Rate – Year over Year Variation

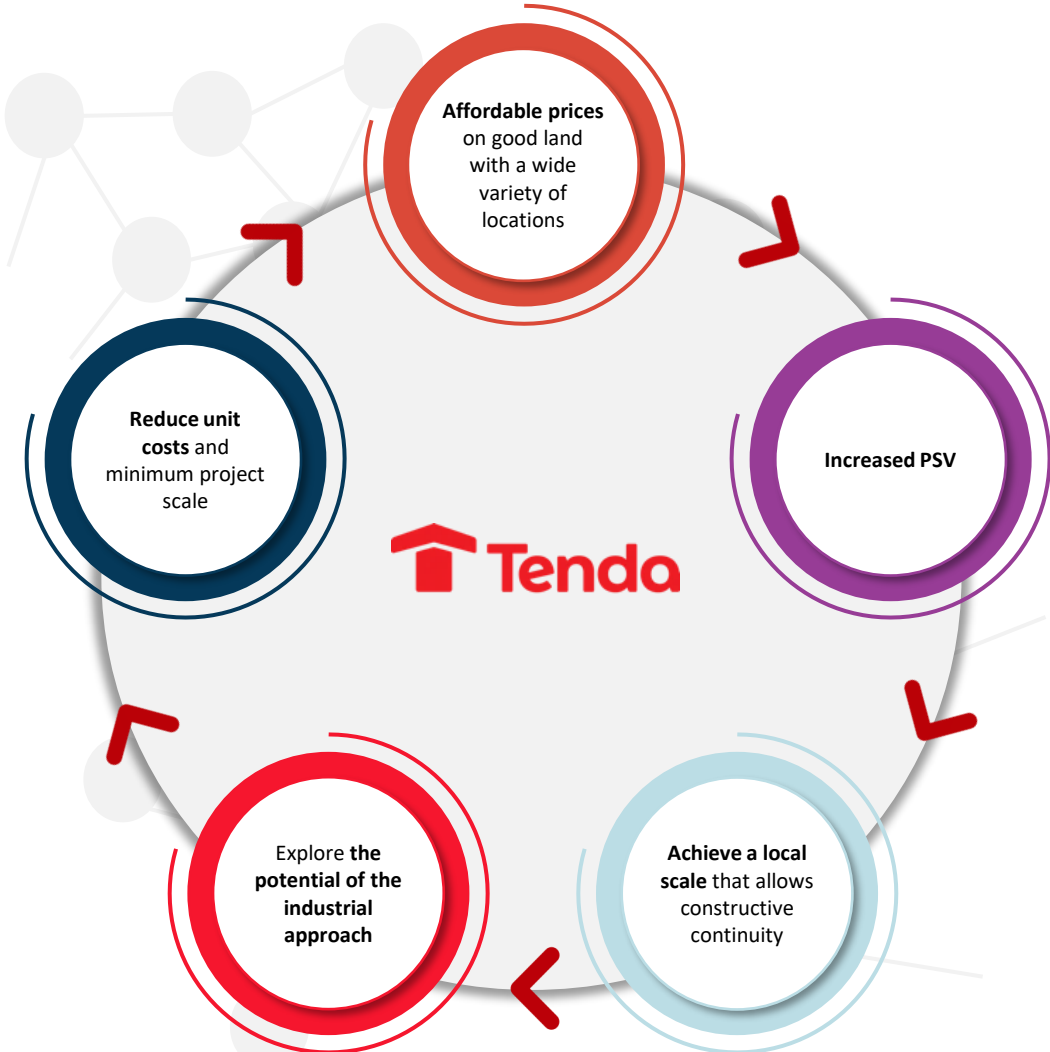


■ % Civil Construction ■ % Total GDP

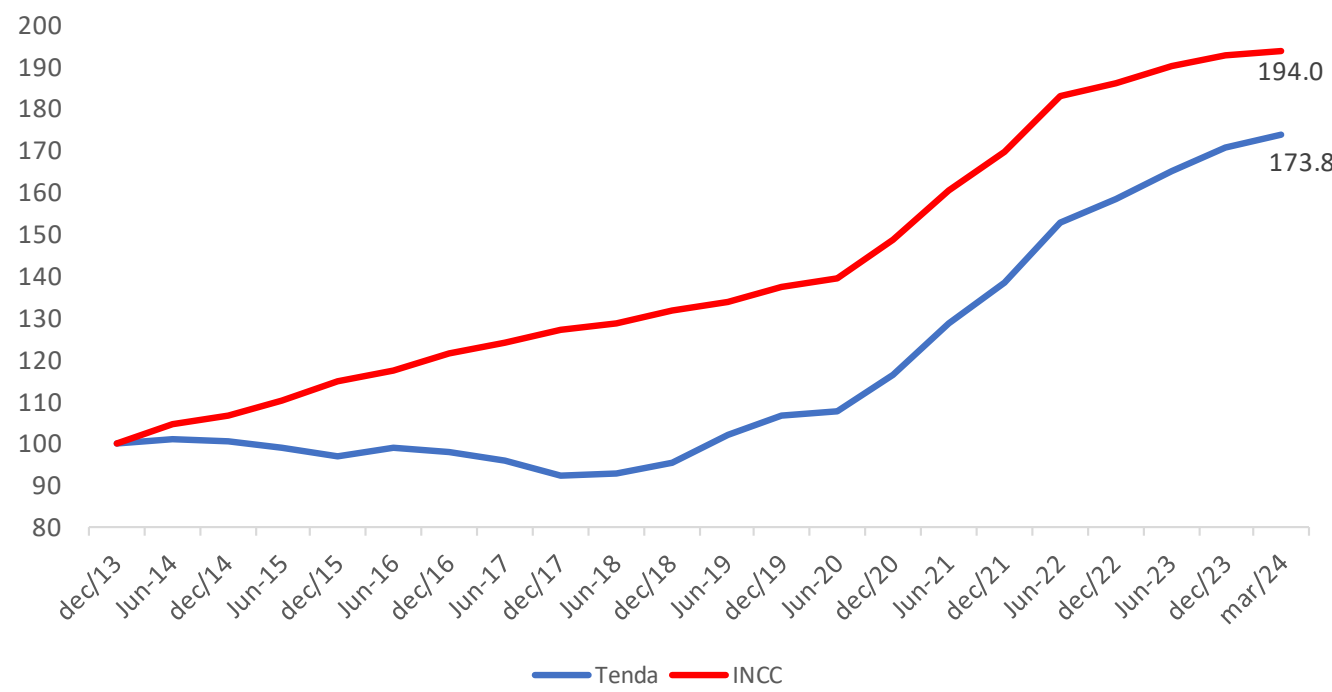
In 2023, although the GDP of the Construction sector declined by 0.5%, it is worth highlighting its significant contribution to the national economy. While Brazil's overall GDP faced challenges, the construction sector maintained a notable representation. Over the past two years, the construction sector recorded robust growth: 12.6% in 2021 and 6.8% in 2022. These figures underscore the sector's resilience and importance, even in the face of economic challenges.



Industrial approach that allows great cost efficiency



Tenda's Construction Cost Evolution
Dec 2013 = 100

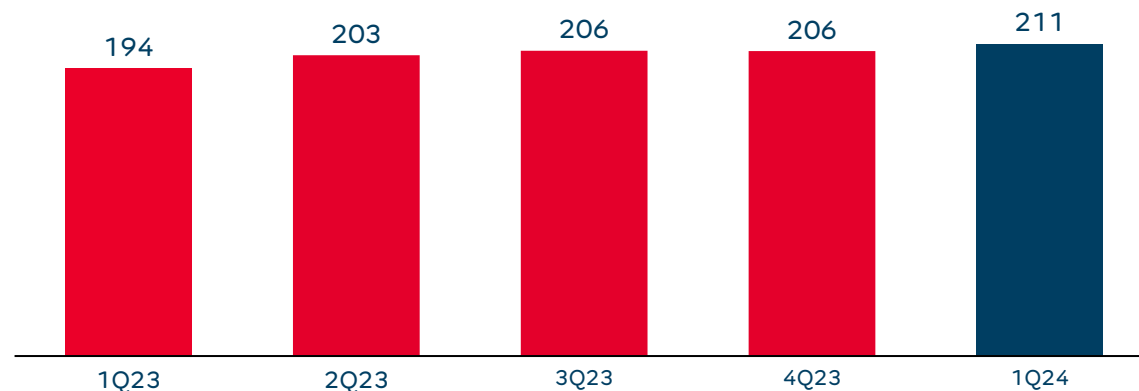


Robust business model with a strategy focused on **scale and operational efficiency**

Our sales prices are the lever with the highest speed of result response in Tenda's business model



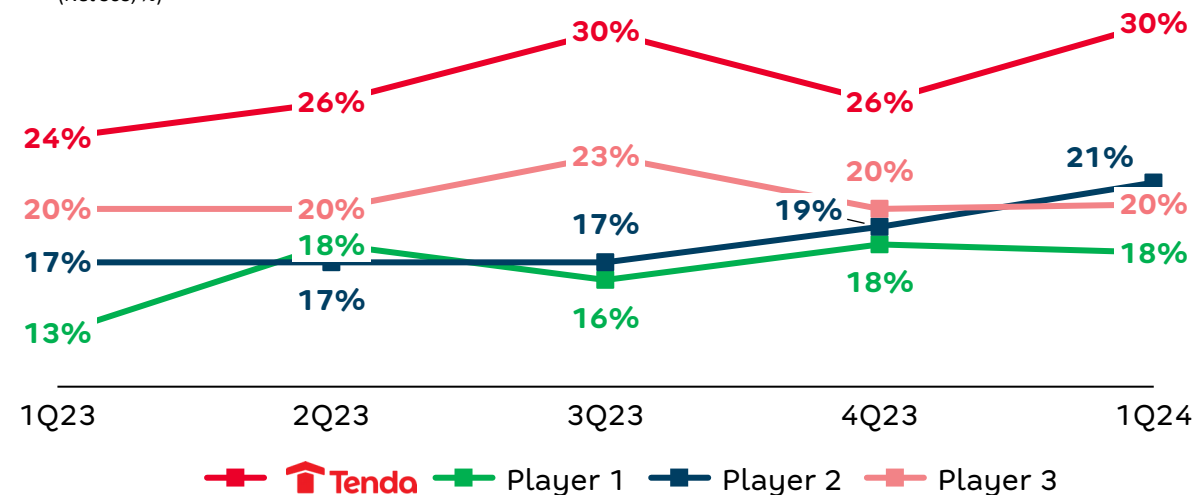
- ✓ We are **constantly evolving** our sales prices, maintaining competitive levels;
- ✓ This price evolution positively **impacts the gross margin of new sales**, which reached 33.3% in 1Q24;
- ✓ **Gross sales** reached R\$ 1,076.3 million in the first quarter of 2024, achieving **Gross SoS** of 34.0%
- ✓ **Net SoS** of 30.4%, an increase of 6.0 p.p. compared to 1Q23, and 4.4 pp compared to the fourth quarter of 2023.



Average price per unit - Consolidated (R\$ thousand)

Higher SoS among low-income construction companies in Brazil

(Net SoS; %)





In the first quarter of 2024, the company's launches totaled R\$ 763.2 million.



VIVER BEM - SP

- Launch: jan/24
- 666 Units launched
- Bracket 2
- PSV – R\$ 158.6 million
- Average price R\$ 238,1 thousand



PITANGUEIRAS – SP

- Launch: mar/24
- 100 Units launched
- Bracket 2
- PSV – R\$ 18.1 million
- Average price R\$ 181.1 thousand



Assis – SP

- Launch: jan/24
- 199 Units launched
- Bracket 2
- PSV – R\$ 37.0 million
- Average price R\$ 186.0 thousand



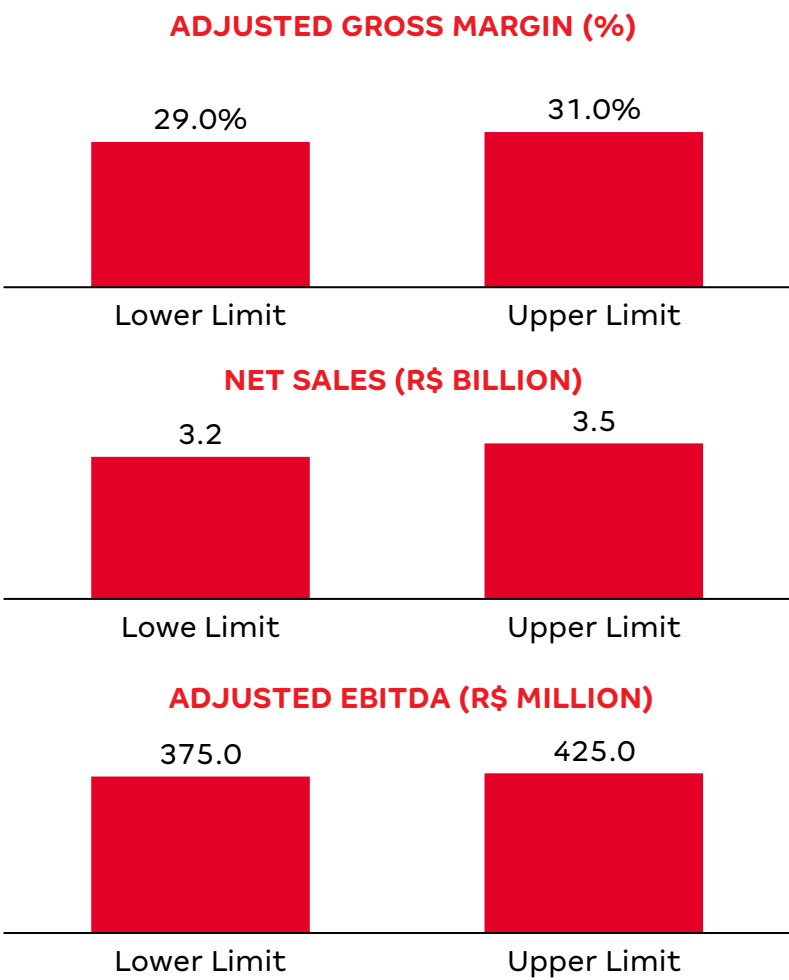
JARDIM BONSUCESSO– SP

- Launch: mar/24
- 610 Units launched
- Bracket 2
- PSV – R\$ 138.3 million
- Average price R\$ 226.7 thousand

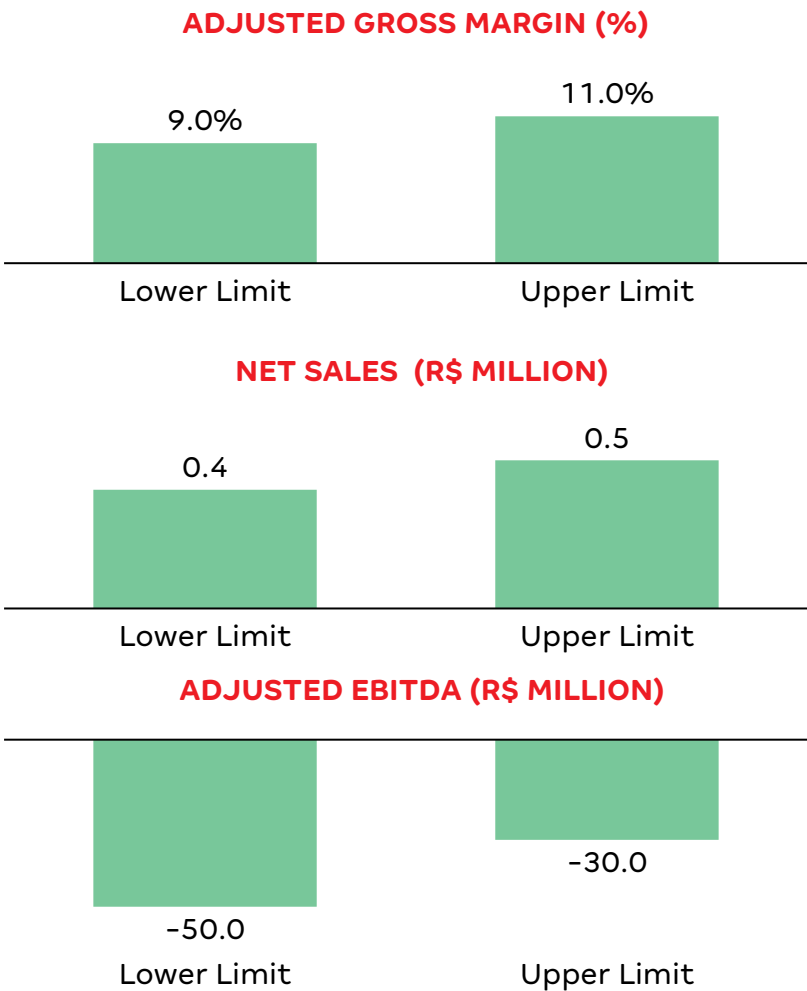




Tenda Projections



Alea Projections



Source: Company, Relevant Fact. ¹ Discontinued guidance due to Follow-on;



Housing Program

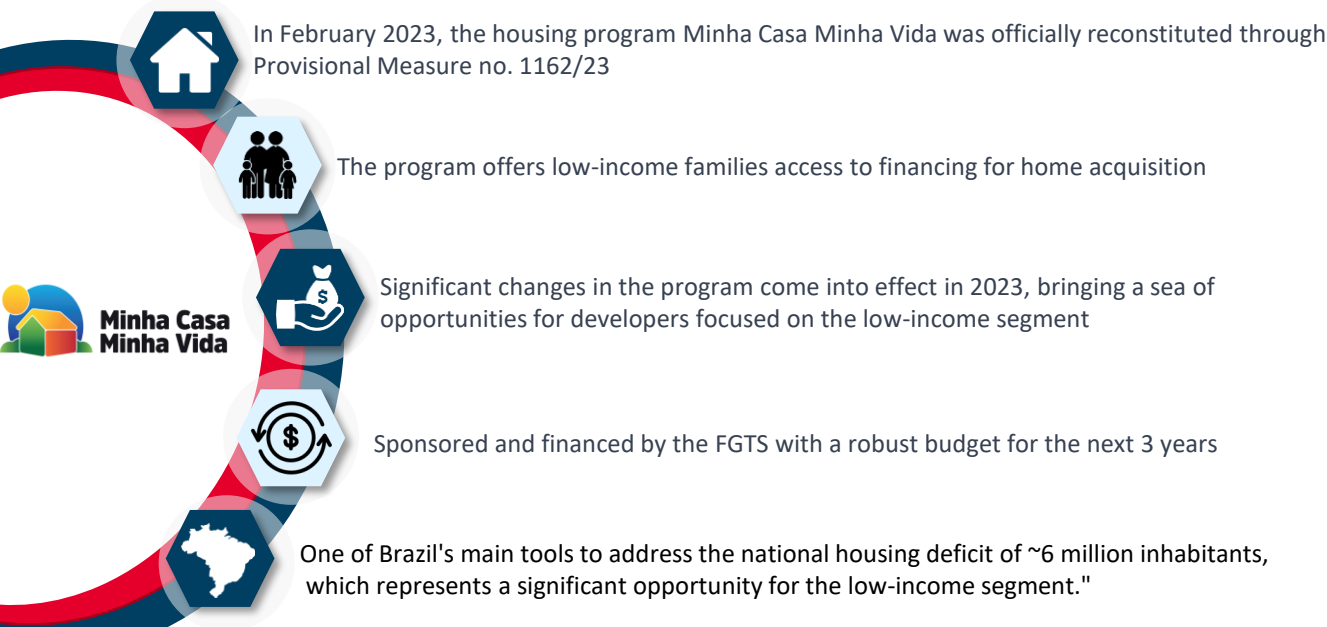
Minha Casa Minha Vida

Municipal Programs





Affordable Housing Market in Brazil



Highlights of Minha Casa Minha Vida

+2 mm
new units by 2026

R\$725 bi
in credit granted with FGTS resources since 2009

+6 mm
units delivered since 2009

~R\$109 bi
budgeted by the FGTS in 2023, the largest volume since 2009

Até R\$55 mil
potential subsidy for MCMV beneficiaries

R\$369 bi
total FGTS budget between 2023 and 2026

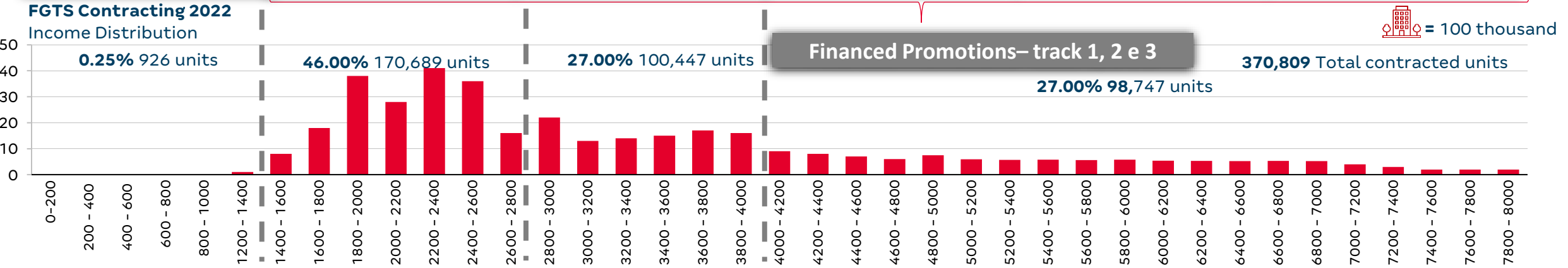
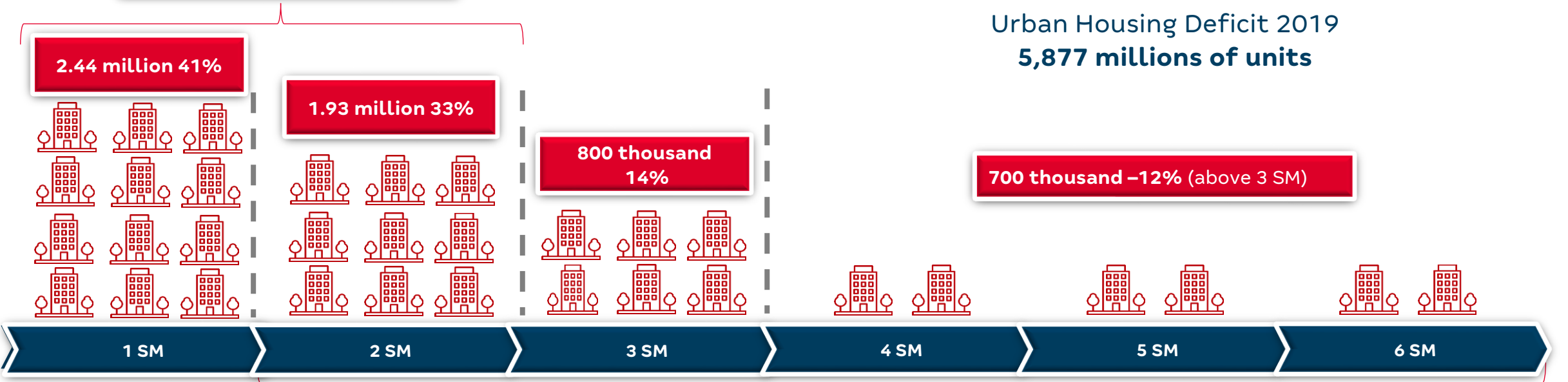
Major changes in the program

| Bracket | Income bracket | | Interest rates (without FGTS deposit) | | Interest rates (with FGTS deposit) | |
|-----------|------------------------|--------------------|---------------------------------------|---------|------------------------------------|---------|
| | Income range (current) | Income range (new) | S, SE, CO | N, NE | S, SE, CO | N, NE |
| Bracket 1 | Up to R\$2,000 | Up to R\$2,000 | 4.75% ↓ | 4.50% ↓ | 4.25% ↓ | 4.00% ↓ |
| | | Up to R\$2,640 ↑ | 5.00% ↓ | 4.75% ↓ | 4.50% ↓ | 4.25% ↓ |
| Bracket 2 | Up to R\$3,000 | Up to R\$3,200 ↑ | 5.50% ↓ | 5.25% ↓ | 5.00% ↓ | 4.75% ↓ |
| | Up to R\$3,700 | Up to R\$3,800 ↑ | - | 6.00% | - | 5.50% |
| Bracket 3 | Up to R\$4,400 | Up to R\$4,400 | - | 7.00% | - | 6.50% |
| | Up to R\$8,000 | Up to R\$8,000 | - | 8.16% | - | 7.66% |



The Affordable Housing Market and Housing Needs in Brazil

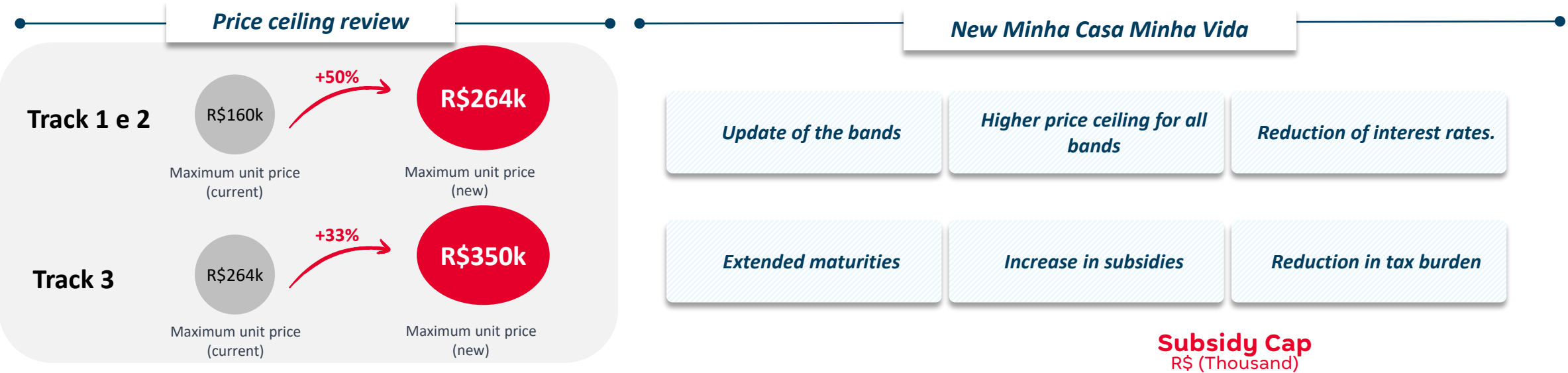
Subsidized promotion - track 1



Minimum wage 2023 = R\$ 1,320.00

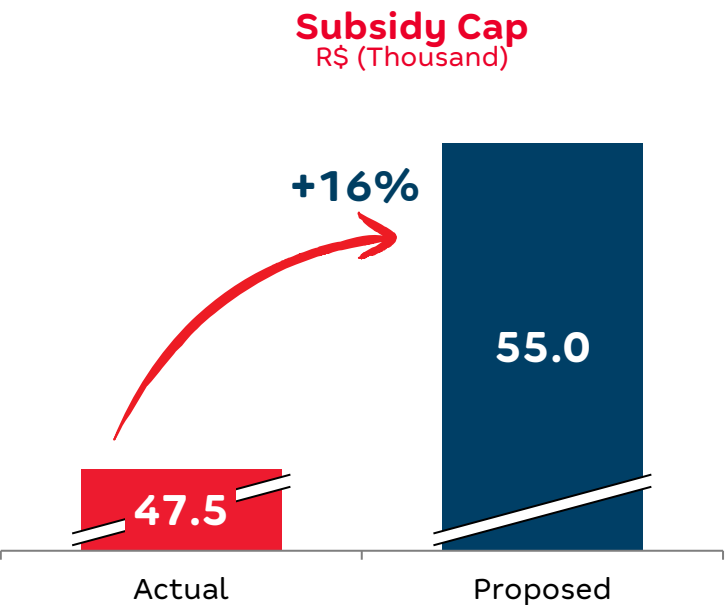


New proposals in the resumption of the program Minha Casa Minha Vida



The subsidy is the portion of the financing paid by the Union through the housing program for families that fall within income bands 1 and 2.

With the aim of reducing the down payment for financing and expanding their purchasing capacity, a new subsidy ceiling was approved by the FGTS Board of Trustees in June 2023, increasing from R\$ 47,500 to up to R\$ 55,000.



~80% of the FGTS budget is earmarked for Housing, constituting the main source of resources for low-income housing in Brazil



FGTS Flowchart

Main events of net collection and net profit

Net Collection

- (+) Workers' Deposits
- (-) Withdrawals

Net Income

- (+) Revenues from Loans (Public Policies)
- (+) Revenues from Marketable Securities
- (-) Deposits Remuneration Expenses
- (-) Administration Fee



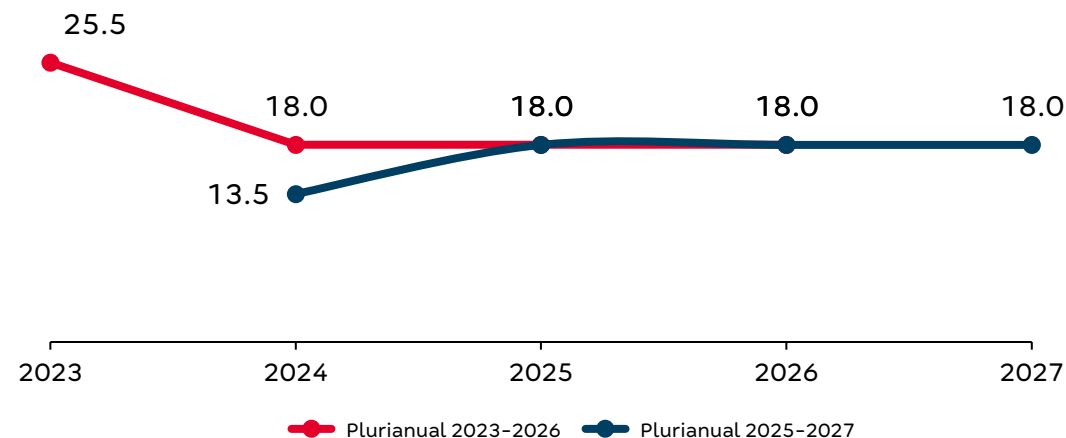
In March 2024, the FGTS Board of Trustees approved the **"FGTS Futuro"**. This modality allows the use of future deposits into the worker's account to settle, amortize, or pay installments of housing loans, with the worker's authorization.

The objective of this measure is to expand access to housing credit for low-income families, as added to Law No. 8.036/90.



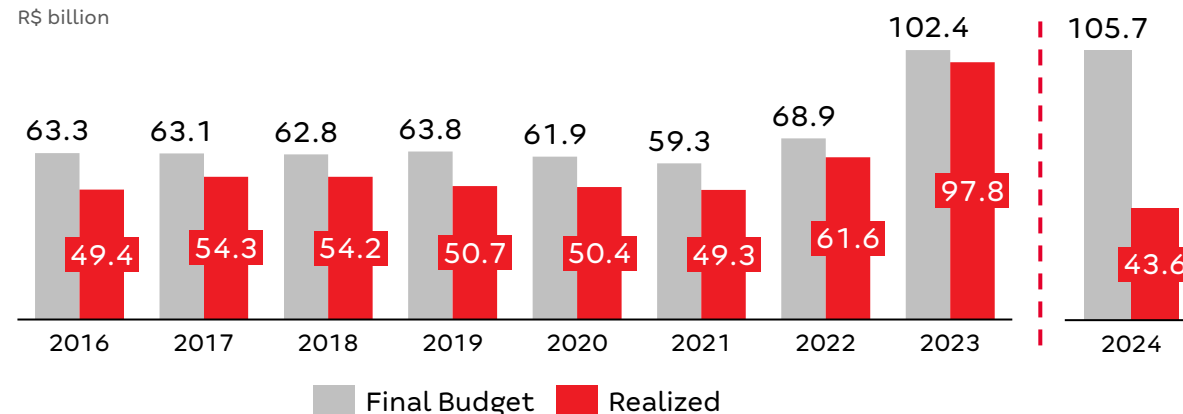
Cash and cash equivalents ex-Liquidity Fund

R\$ billion – According to FGTS Budget



FGTS Budget Execution – Housing

R\$ billion



* Updated as of April/24

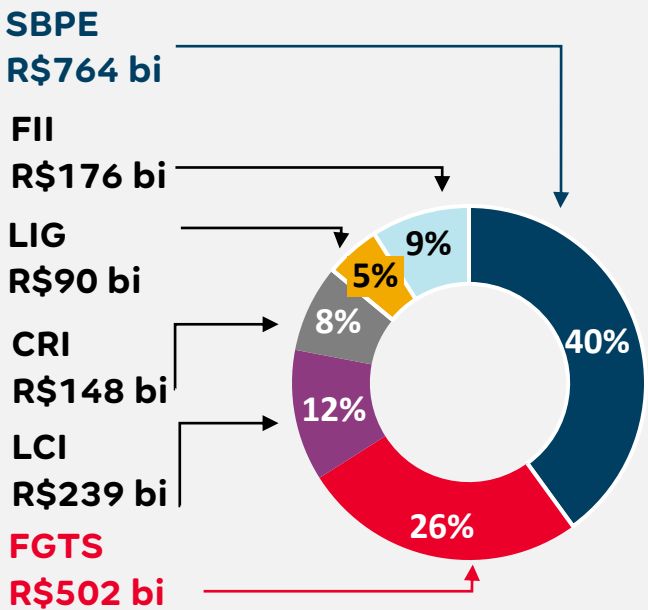


Structure of Real Estate Financing in the Brazilian Market

- The main sources of financing in the national market are the Brazilian Savings and Loan System (**SBPE**) and the Severance Indemnity Fund (**FGTS**);
- **Together, they account for approximately 62%** of the total funding in the country.
- For low-income families, financing resources predominantly come from the **FGTS** through the **Minha Casa Minha Vida** program.

Structure of Funding (R\$ billion, %)

December of 2022
Total: 1.9 trillion



SFH = R\$ 1.266 Bi (SBPE+FGTS)

**Annual
Variation
(2022 VS 2023)**

(4%)

4%

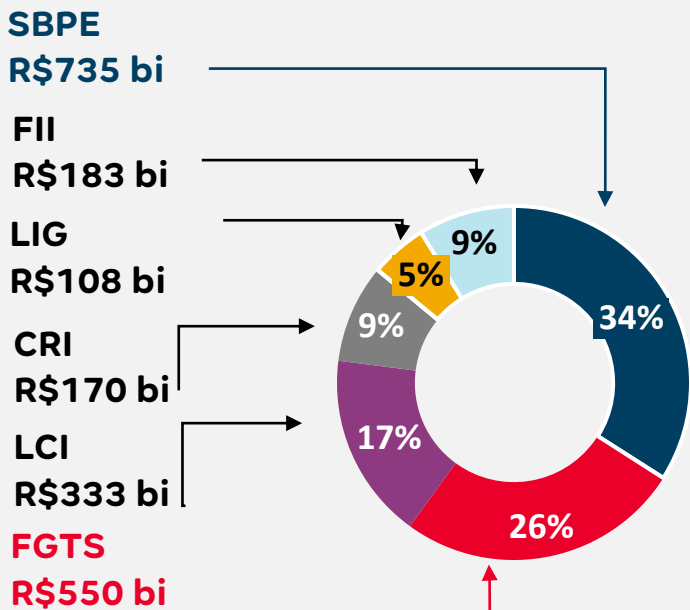
20%

15%

39%

10%

December of 2023
Total: 2.1 trillion



SFH = R\$ 1.316 Bi (SBPE+FGTS)



The majority of our revenue comes from Band 1 of the program, reaching levels of 63% in the 4rd quarter of 2023.

The increase in price ceilings within bands 1 and 2 of the program, combined with the changes that will come into effect in the second half of 2023, represents significant potential for value generation.



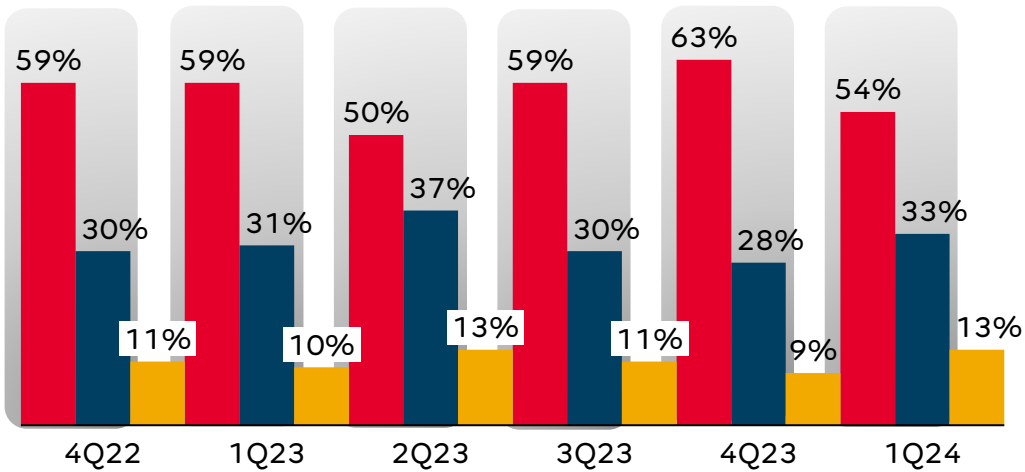
Gross VGV by income bracket in 3Q23

Focused operation on bands 1 and 2 of the Minha Casa Minha Vida program, with 87% of the Gross Sales Value (VGV) generated by properties in bands 1 and 2.

| | Prazo de implantação | Impacto operacional | Full potential |
|---------------------|-----------------------|---|---|
| New parameters MCMV | July 2023 ✓ | Increase in average affordability of R\$7k in Band 1 through higher subsidies and lower interest rates. | 2.1p.p. of margin |
| Price 420 | August 2023 ✓ | Average increase of R\$6k in financing capacity due to the possibility of extending the financing from 360 to 420 months | 1.9p.p. of margin |
| R.E.T. 1 | March 2024 ✓ | Average increase in gross margin of R\$2k through a reduction in the RET rate, decreasing from 4% to 1% of monthly revenue for Band 1 projects. | 0.7p.p. of gross margin / 1.6p.p. of net margin |
| Future FGTS | Approved in 1Q24 ✓ | Average increase of R\$6k in families' financing capacity through the increase in income commitment from the current 28% to up to 30%. | 1.0p.p. of margin |

Mainly in Band 1

Only in Band 1



Bracket 1 - 0-2,640
Bracket 2 - 2,640-4,400
Bracket 3 - 4,400-8,000



Great market opportunity with regional housing programs

Pode Entrar



Housing program of the city of São Paulo

First stage of the program approved in April with significant participation from Tenda

More than 3,510 units granted to the company, representing a total PSV (Sales Value) of R\$712.6 million



| Project | Number of units | Value per property | Total PSV |
|---------------------------|--------------------|--------------------|------------------|
| Estação Tolstoi | 216 | R\$209.9k | R\$45.3 million |
| Guarapiranga ¹ | 1,310 | R\$206.9k | R\$271.1 million |
| Citta Vila Prudente | 1,984 | R\$199.7k | R\$396.2 million |
| TOTAL | 3,510 ¹ | | R\$712.6 million |

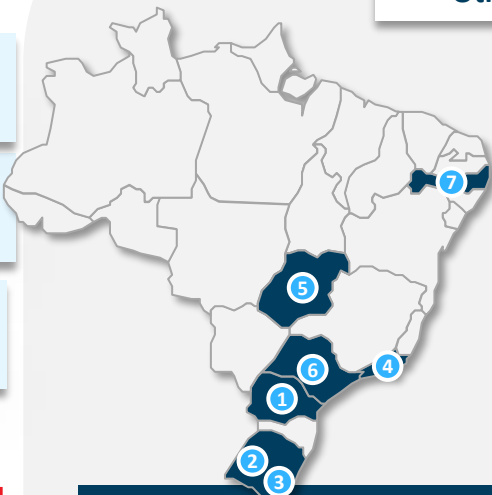
1,468 additional units from Tenda

Eligible to be included in the program if other projects are rejected during document verification

~R\$21 thousand per unit

at a premium in pricing compared to the main competitors participating in the program

Other Regional Programs



Various opportunities in Tenda's operational regions through housing programs targeted at the low-income segment

| Program Name | State /Municipality | Target audience / Income bracket | Benefit per unit | Size of the program |
|------------------------|---------------------|----------------------------------|---------------------------------|------------------------|
| 1 Casa Fácil | Paraná | Up to 4 minimum wages | R\$20,000 | R\$200 million / year |
| 2 Compra Compartilhada | Porto Alegre | Up to 3 minimum wages | R\$15,000 | R\$12 million in 2023 |
| 3 De Portas Abertas | Rio Grande do Sul | Up to 4 minimum wages | R\$20,000 | in definition |
| 4 Habita+ RJ | Rio de Janeiro | Up to R\$4.4k ² | R\$25,000 | R\$350 million in 2023 |
| 5 Pra ter onde morar | Goiás | Up to 3 minimum wages | R\$45,800 | n.a. |
| 6 Casa Paulista | São Paulo | Up to 3 minimum wages | Between R\$11,000 and R\$16,000 | R\$4 billion |
| 7 Morar Bem | Pernambuco | Up to 2 minimum wages | Up to R\$20,000 | R\$200 million / year |

Current in Tenda



Family with a gross income of R\$ 1,650.

Property value of R\$ 198,000

Family with a gross income of R\$ 1,980.

Data from 4,426 properties acquired in São Paulo/SP by families with an income of up to R\$ 2,640.00 in 2022, under the Assistance program:

- Average value: R\$ 189,000
- Minimum value: R\$ 98,000
- Maximum value: R\$ 264,000

São Paulo - SP

| CURRENT CONDITIONS | | PROPOSED CONDITIONS | | PROPOSED CONDITIONS | |
|-----------------------|---------------------|-----------------------|--------------------------|-----------------------|---------------------------|
| Down payment | R\$ 69,100 | Down payment | R\$ 59,100 Δ= -10,000 | Down payment | R\$ 34,900 Δ= -34,200 |
| Supplemental Discount | R\$ 47,500 | Supplemental Discount | R\$ 55,000 Δ= +7,500 | Supplemental Discount | R\$ 55,00 Δ= +7,500 |
| Financing | R\$ 81,400 | Financing | R\$ 83,900 Δ= +2,500 | Financing | R\$ 108,100 Δ= +26,700 |
| Rate | CR 25% + 360 months | Rate | CR 25% + 360 months | Rate | CR 30% + 420 months |
| Installment | R\$ 408.00 | Installment | R\$ 409.00 | Installment | R\$ 490.00 |

| CURRENT CONDITIONS | | PROPOSED CONDITIONS | | PROPOSED CONDITIONS | |
|-----------------------|---------------------|-----------------------|-------------------------------|-----------------------|--------------------------------|
| Down payment | R\$ 58,200 | Down payment | R\$ 54,400 Δ= -3,800 | Down payment | R\$ 25,300 Δ= -23,900 |
| Supplemental Discount | R\$ 42,100 | Supplemental Discount | R\$ 42,900 Δ=+0,8 Thousand | Supplemental Discount | R\$ 42,900 Δ= +0,8 thousand |
| Financing | R\$ 97,700 | Financing | R\$ 100,600 Δ= +2,900 | Financing | R\$ 129,700 Δ= +32,000 |
| Rate | CR 25% + 360 months | Rate | CR 25% + 360 months | Rate | CR 30% + 420 months |
| Installment | R\$ 490.00 | Installment | R\$ 490.00 | Installment | R\$ 588.00 |



Family with a gross income of R\$ 1,650

Property value of R\$ 167,000

Family with a gross income of R\$ 1,980.

Data from 1,673 properties acquired in Salvador/BA by families with an income of up to R\$ 2,640.00 in 2022, under the Assistance program:

- Average value: R\$ 159,000
- Minimum value: R\$ 98,000
- Maximum value: R\$ 209,000

Salvador - BA

| CURRENT CONDITIONS | | PROPOSED CONDITIONS | | PROPOSED CONDITIONS | |
|-----------------------|---------------------|-----------------------|--------------------------|-----------------------|--------------------------------|
| Down payment | R\$ 35,700 | Down payment | R\$ 25,600 Δ= -10,100 | Down payment | R\$ 0,2 thousand Δ= -35,400 |
| Supplemental Discount | R\$ 47,500 | Supplemental Discount | R\$ 55,000 Δ= +7,500 | Supplemental Discount | R\$ 55,000 Δ= +7,500 |
| Financing | R\$ 83,800 | Financing | R\$ 86,400 Δ= +2,600 | Financing | R\$ 111,800 Δ= +27,900 |
| Rate | CR 25% + 360 months | Rate | CR 25% + 360 months | Rate | CR 30% + 420 months |
| Installment | R\$ 409.00 | Installment | R\$ 409 | Installment | R\$ 490.00 |

| CURRENT CONDITIONS | | PROPOSED CONDITIONS | | PROPOSED CONDITIONS | |
|-----------------------|---------------------|-----------------------|--------------------------|-----------------------|---------------------------|
| Down payment | R\$ 32,000 | Down payment | R\$ 24,000 Δ= -8,000 | Down payment | - |
| Supplemental Discount | R\$ 34,400 | Supplemental Discount | R\$ 39,300 Δ= +4,900 | Supplemental Discount | R\$ 39,300 Δ= +7,300 |
| Financing | R\$ 100,600 | Financing | R\$ 103,700 Δ= +3,100 | Financing | R\$ 127,700 Δ= +27,100 |
| Rate | CR 25% + 360 months | Rate | CR 25% + 360 months | Rate | CR 30% + 420 months |
| Installment | R\$ 490.00 | Installment | R\$ 491.00 | Installment | R\$ 560.00 |



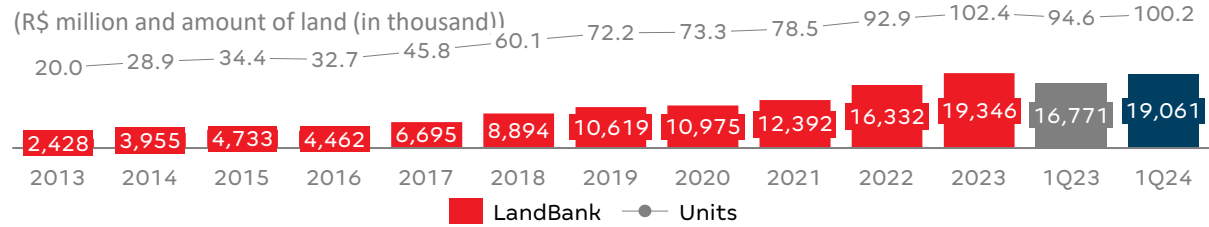
Tenda in Numbers



Proven Track record with robust operational results

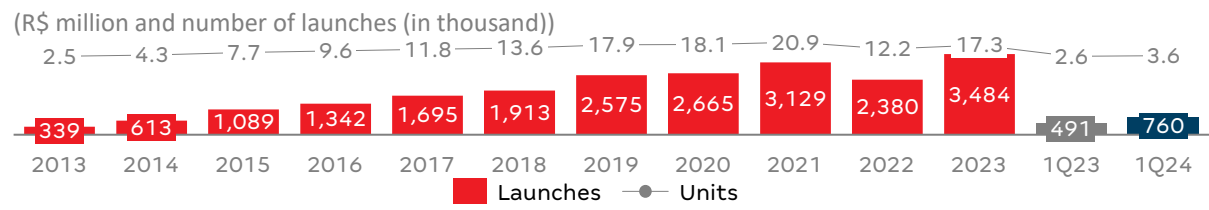
Consistent and disciplined growth of Tenda's main operational indicators ensuring the company's positioning among the leading real estate developers in the country

Landbank



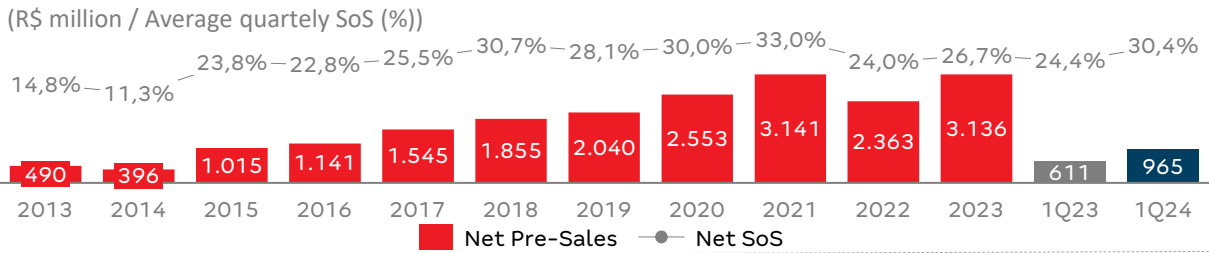
Extensive land bank ready to be accessed for the development of profitable projects

Launches



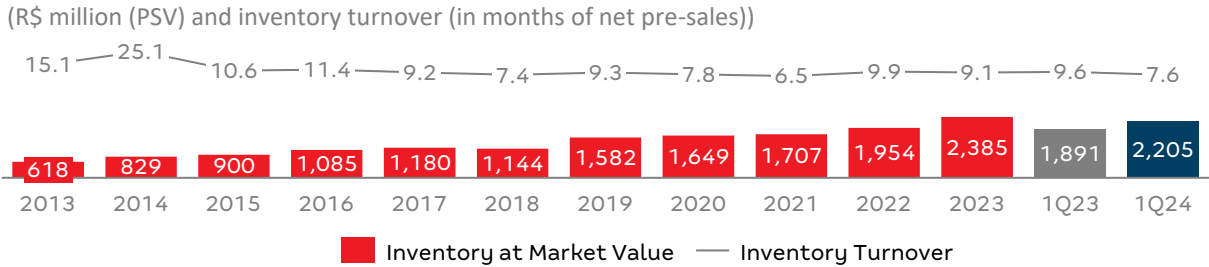
Sustainable launch speed with several successful projects delivered over the last 10 years

Net Pre-Sales and Net Pre-Sales Over Supply (SoS)



Strong sales growth with recovery observed in 2023

Inventory at Market Value



One of the smallest inventories among public companies, demonstrating strong absorption of our units

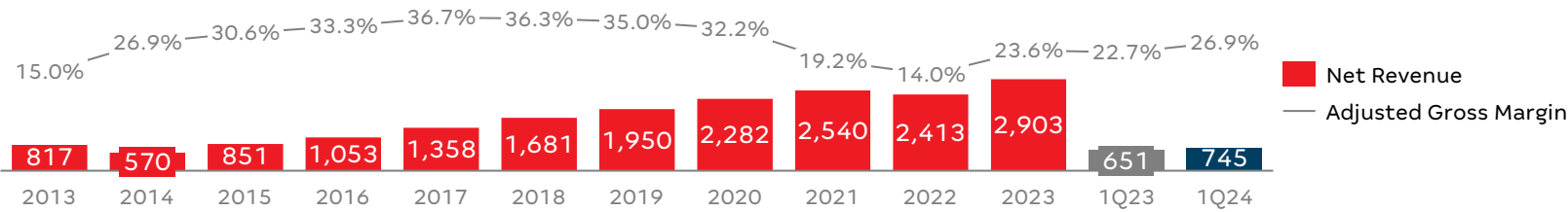


The company is regaining good financial results, bringing optimism and confidence for the future



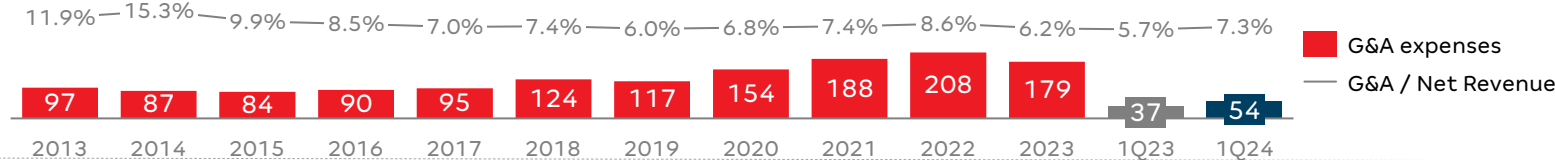
Net Revenues and Adjusted Gross Margin¹

(R\$ million, %)



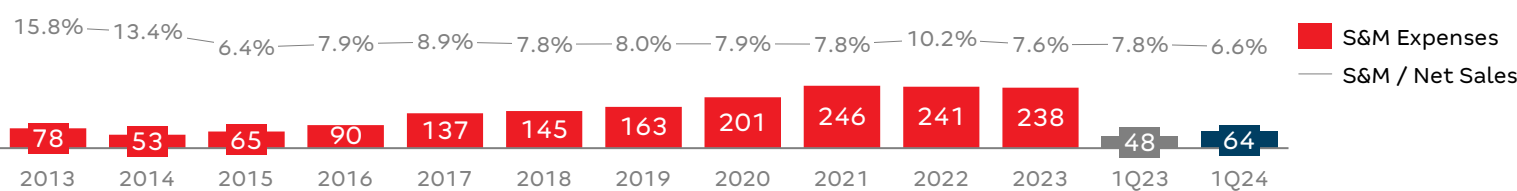
G&A Expenses and G&A / Gross Sales

(R\$ million, %)



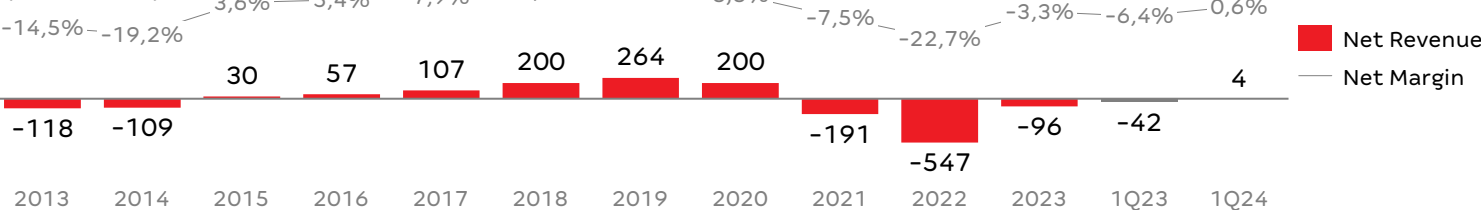
S&M Expenses / Net Sales

(R\$ million, %)



Net Income and Net Margin

(R\$ million, %)



Source: Company. Consolidated numbers.1. Adjusted for capitalized interest.





Cash Generator Model



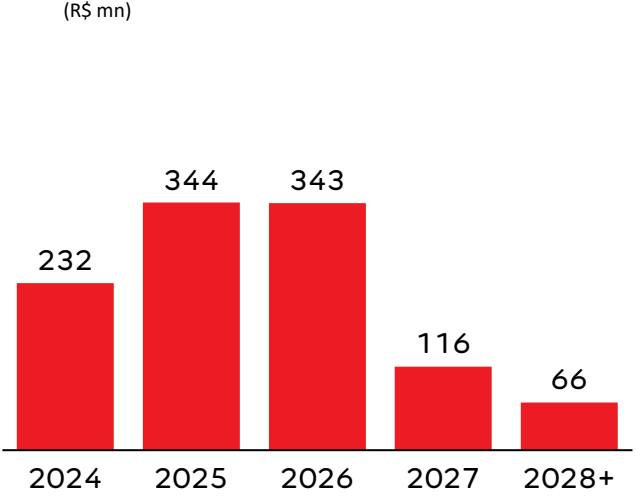
Debt overview

(R\$ mn)

| | |
|---|---------|
| Gross debt | 1,101.2 |
| Cash and cash equivalents ¹ | (747.4) |
| Net debt | 353.8 |
| Net Debt / Equity (SE+MS) ² | 39.5% |
| Corporate Net Debt / Shareholders' Equity | 2.4% |

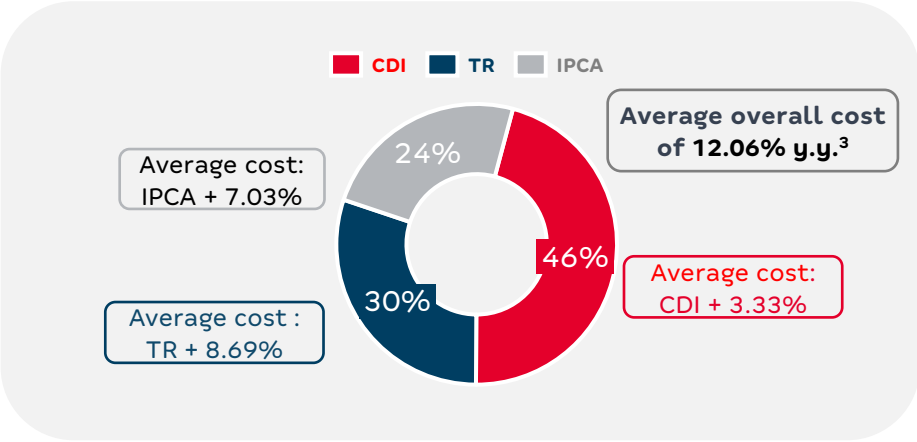
Amortization schedule

(R\$ mn)



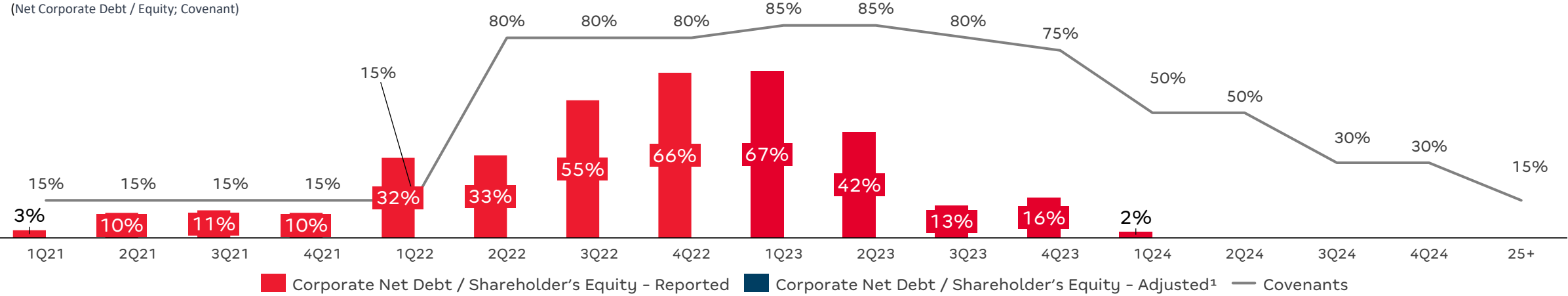
Average cost of debt

(R\$ mn)



Covenant tracking

(Net Corporate Debt / Equity; Covenant)



The company has already gone through its most challenging period and remains strategically well-positioned in the affordable housing segment in Brazil.



Cash-Generating Business
Model

- Transfer after sales
- Construction execution speed
- Cash flow acceleration

Minimum Cash Policy

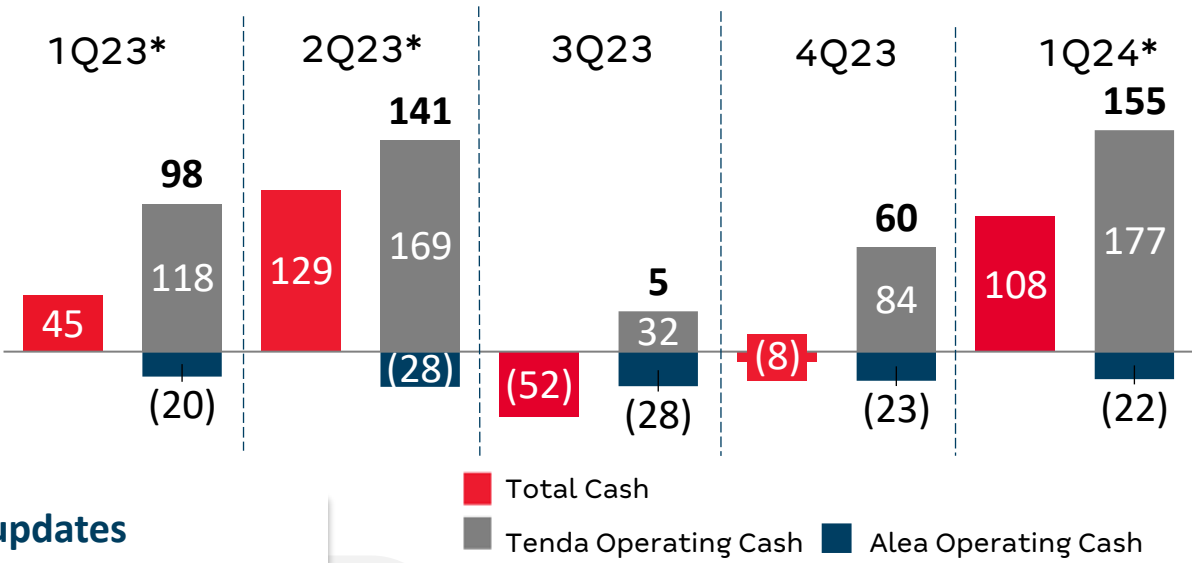
Minimum cash equivalent to :

- 3 months of operational outflows
- Short-term debts
- Land (short term)

Capital Allocation

- Share buyback
- Dividend payment

Generation/Consumption of Operating Cash



Quarterly updates

1

The RET1% has finally come into effect in March, and it has already impacted our monthly results and cash generation starting from April.

2

The Future FGTS has been approved and has already come into effect in April.

3

We generated operational cash flow at Tenda for the 6th consecutive quarter. Additionally, demand across all income brackets of the MCMV program remains very strong, which keeps us optimistic for the future



Strategy

The segment and our business model enable a resumption of growth, in addition, Tenda has developed an innovative business model, based on offsite construction, to reach new markets

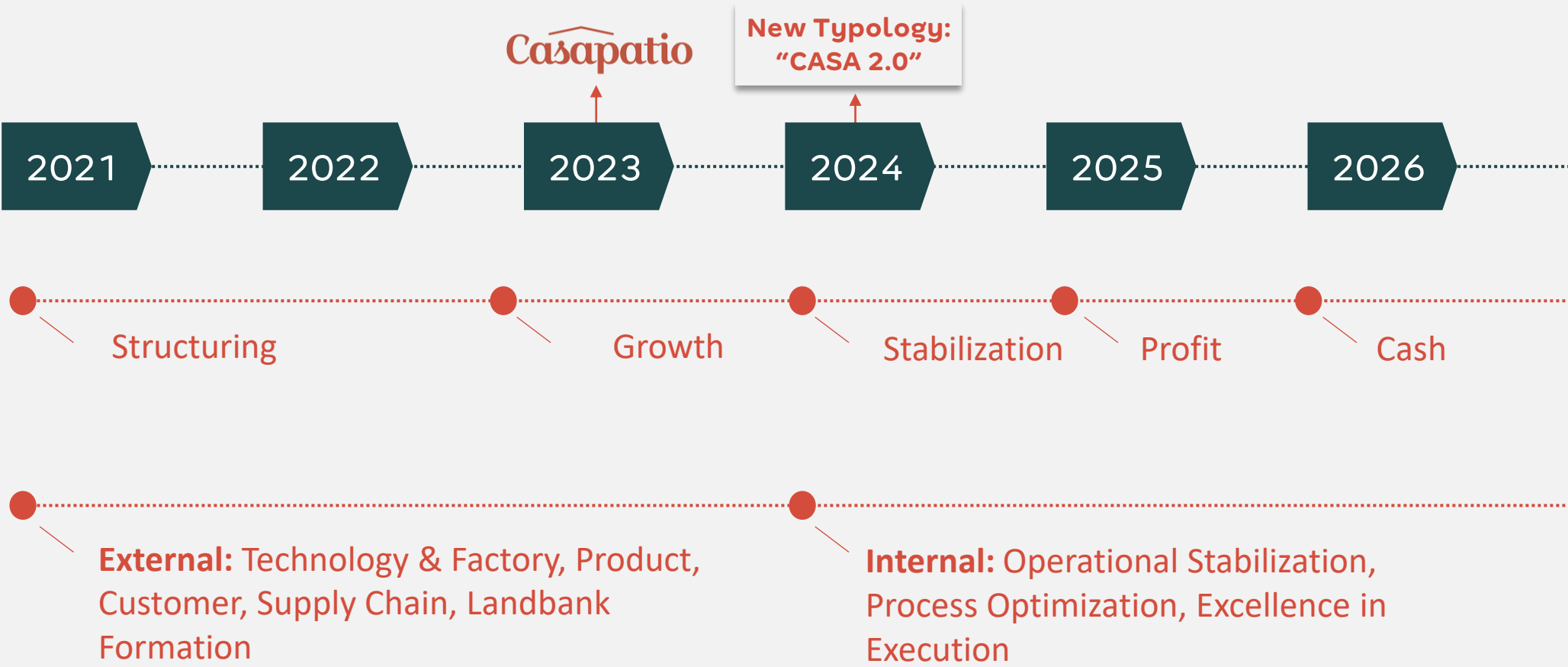


Tenda enters this market creating a competitive differential through off-site industrialization, with the adoption of wood frame technology

Alea houses are produced with a high-tech construction method, created in the United States and used in several countries around the world. Resistant, with thermal comfort and acoustic insulation, offering a new way of living.



In recent years, we have experienced significant evolution and acquired valuable lessons to drive Alea's sustainable growth. Our priority has been to stabilize the pilot-scale operation in order to accelerate growth



In 2023, the new Brazilian standard for the light wood frame system came into effect, bringing flexibility to operations.



Significant milestones were achieved in the first year of alea's operation, and solid strategic foundations were defined to ensure the platform's long-term sustainability



Foundation of Alea's strategy and main results so far

1



Product Market Fit

- ✓ The sales performance throughout the year confirmed Alea's product market fit, reinforcing the acceptance of the value proposition by customers
- ✓ Average VSO of 53.8% per quarter in 2022
- ✓ Average price gain of 14.3%

2



Supply Chain

- ✓ Significant evolution in the supply chain security, especially in the wood-frame chain.
- ✓ Verticalization of the timber chain, with strategic negotiations for the supply of key inputs.
- ✓ Reduction of risks associated with other items by a significant decrease in single-source and imported items.

3



Fields of Play

- ✓ Expansion of the addressable market, by incorporating smaller cities into the Fields of Play.
- ✓ Sales performance in Iperó and Cerquilha led to considering the inclusion of cities starting from 20,000 inhabitants.
- ✓ Evolution in realizing Alea's differential in operating with a low local minimum scale, difficult to replicate by traditional players

4



Post-Occupancy

- ✓ Differentiation in post-occupation.
- ✓ Belief in high value perception brought by the condominium.
- ✓ Low incidence of technical assistance requests so far

5



Landbank Formation

- ✓ Landbank in formation with significant developments carried out in 2022.
- ✓ Prospecting pipeline allowed interaction with various municipalities, creating technical knowledge of legislations and administrative approval processes.
- ✓ Validation of Alea's value proposition for key stakeholders.

Advancements in 2023



Increase in the minimum price per unit for compliance with the MCVM (Minimum Capital Value for Mortgage)



New CASAPATIO model with construction in 3 months



Expansion of prospecting with smaller cities in the Fields of Play



In 2023, Alea launched the 'Casapatio Project': a brand focused on products in open lots.

Custom patio homes model with 100% POC delivery in 3 months arrives to accelerate Alea's growth in Off-Site construction.

CASAPATIO: Key highlights



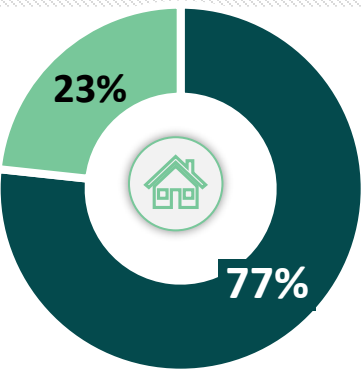
Negotiation timeframe of 1-2 months
(vs. Alea's 3-5 months)



Approval timeframe of 2-3 months
(vs. Alea's 2-3 years)



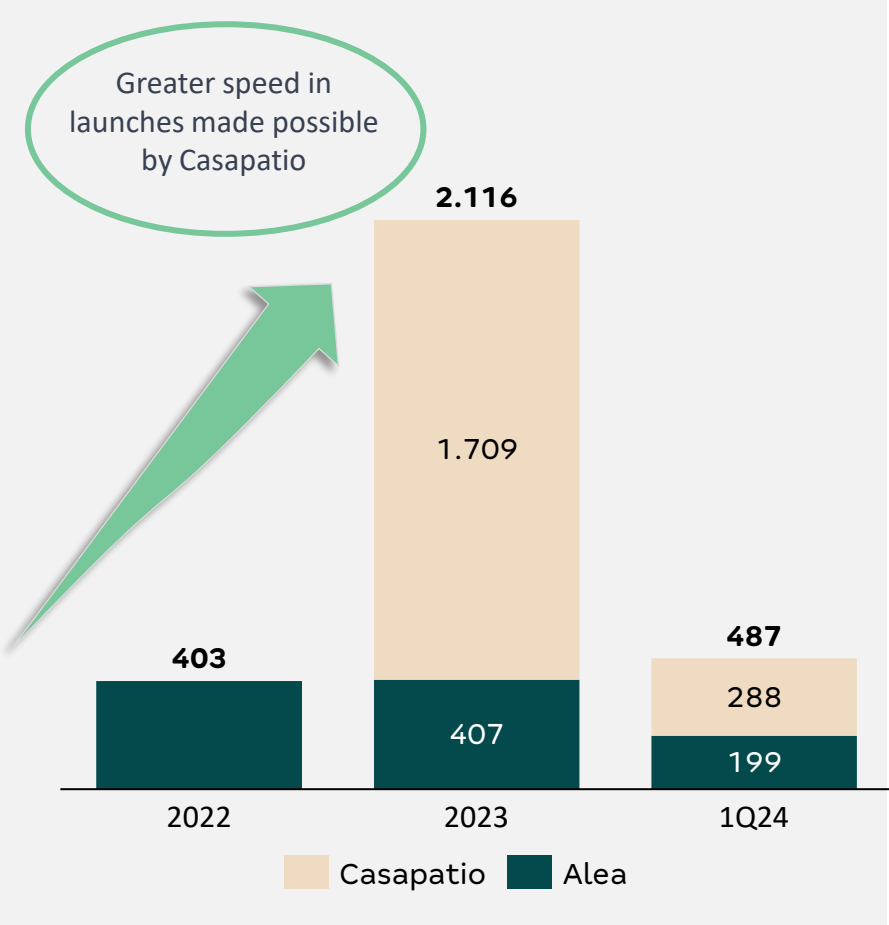
Infrastructure already executed
(vs. Alea's 4-5 months construction period)



Currently, **Casapatio represents 77%** of Alea's launches

Casapatio Alea

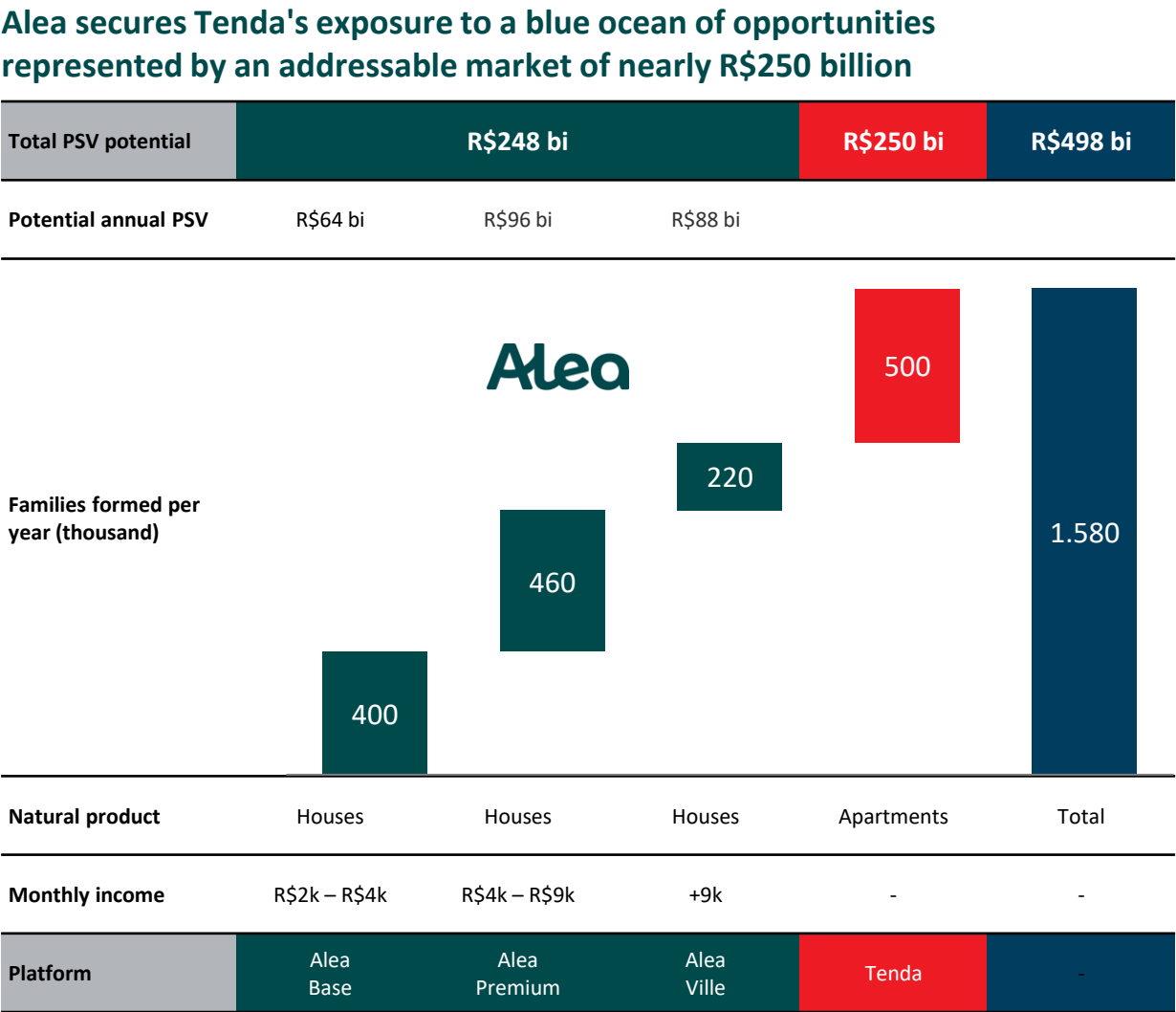
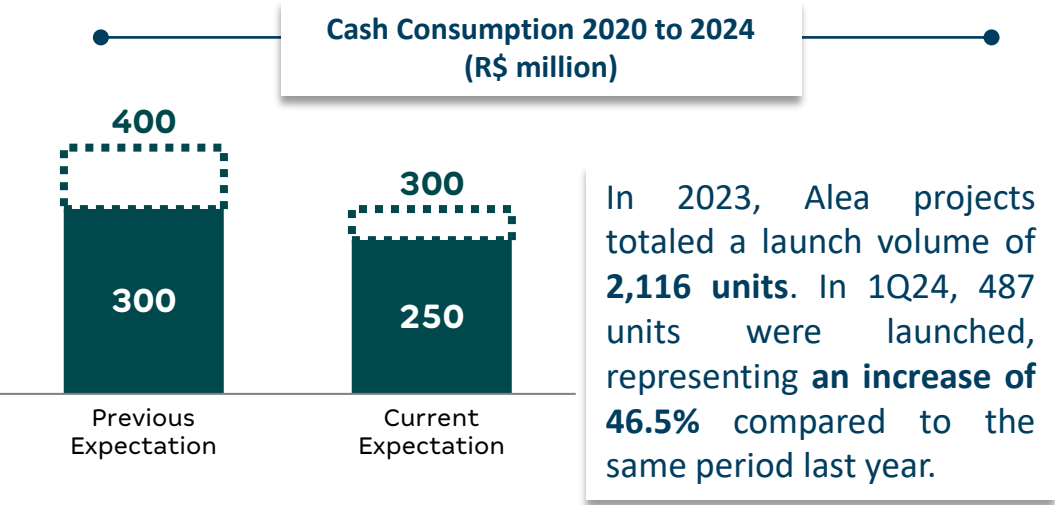
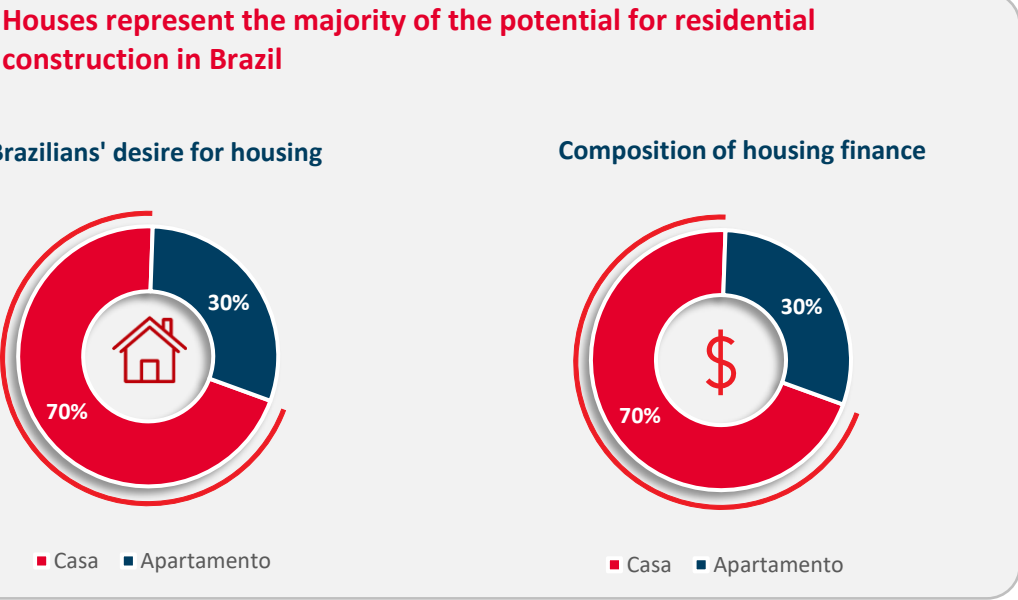
Alea launches





Massive growth avenue in Off-site construction with Alea

Houses represent a significant portion of the potential residential construction market in Brazil, and almost no major player is focused on the segment

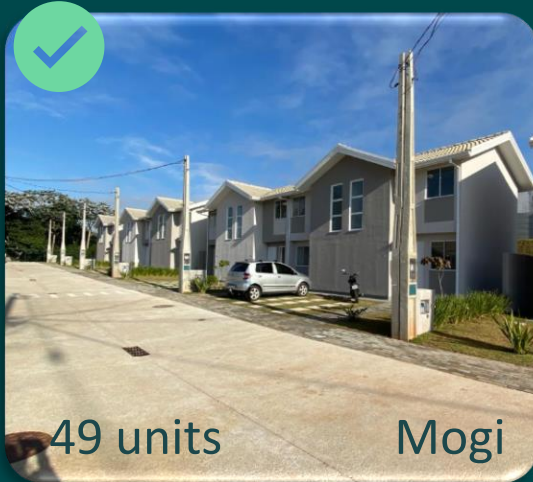


Operational Evolution –
Construction Site and
Factory

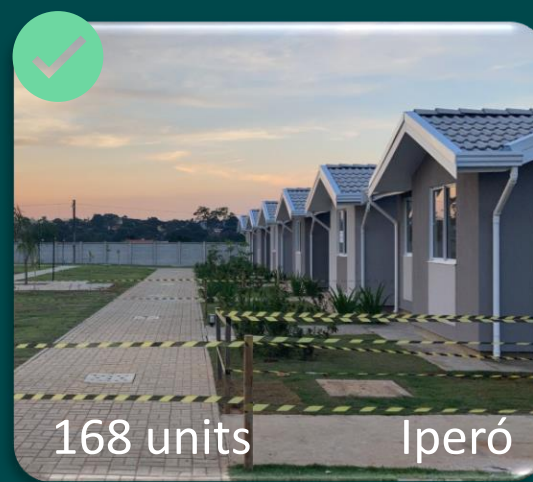


ALEA Operation

923 units



May-22



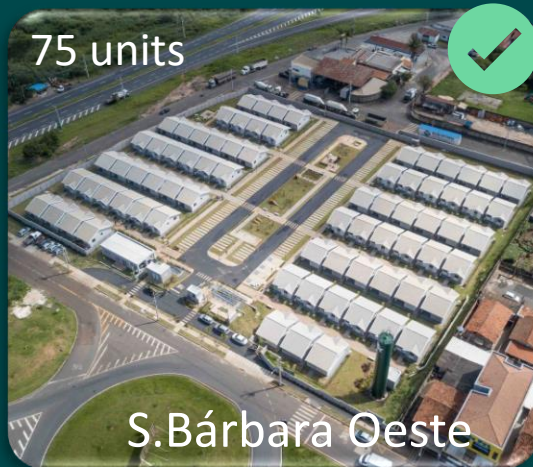
Nov-23



Q2 24



Q3 24



Apr-23



Q2 24



Q2 24



Q3 24



CASAPATIO Operation

870 units



95units Luis Antonio

Apr-24



59units Morro Agudo

Q2-24



150units Tabatinga

Q4-24



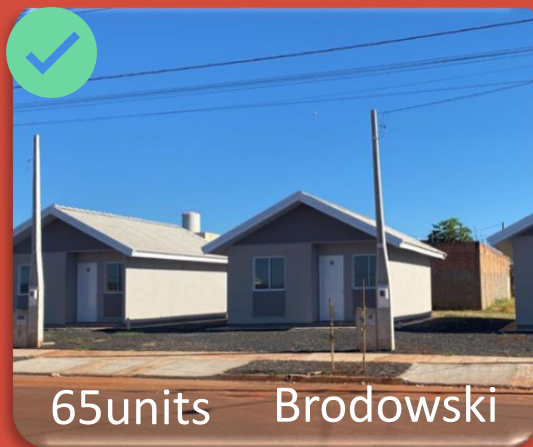
72units Mirassol

Q4-24



50 units Leme

Oct-21



65units Brodowski

Q2-24



48units Ribeirão Preto

Q3-24



331units Tupã

Q4-24



The execution of the Alea works is divided into **three stages**:

Infrastructure

Earthworks, House Foundations, Underground Networks, Pavement

Assembly

Assembly of Houses: Panels and Roofs

Finishes

Ceramic Flooring, Painting, Doors, Electrical/Plumbing Installations, Sanitary Ware and Fixtures



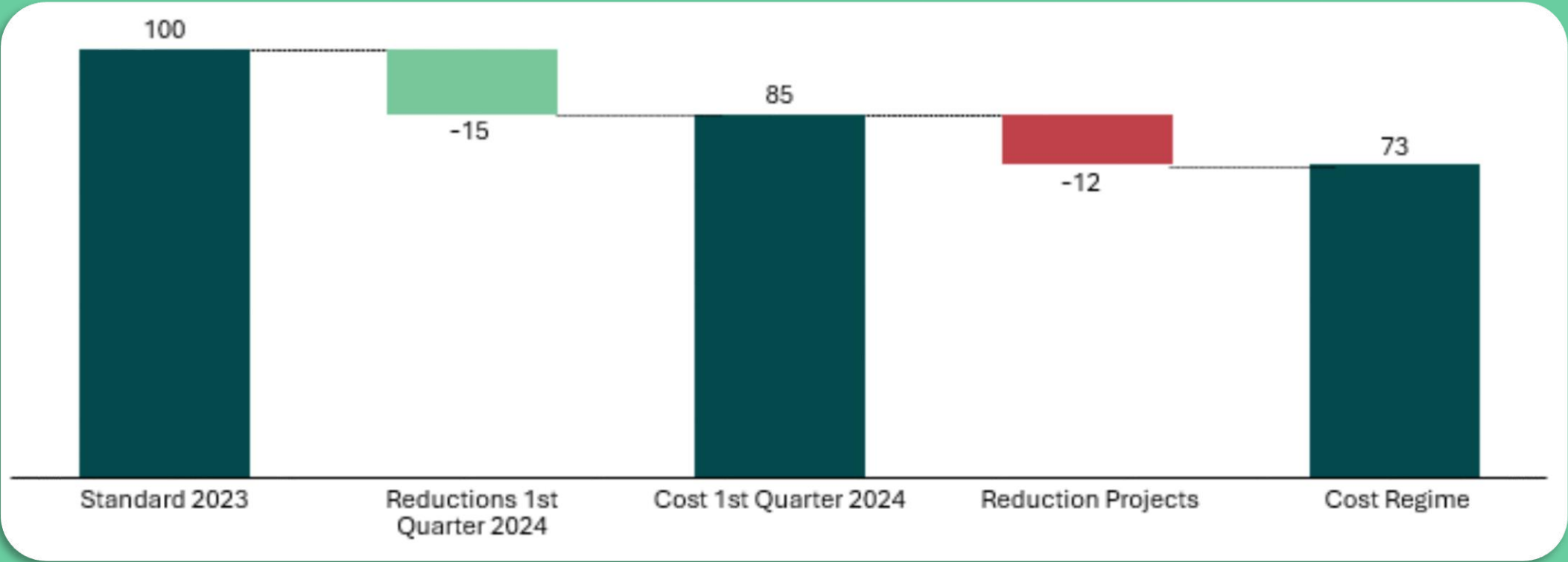
Focusing on **increasing** the **industrialization** of finishes, allowing:

- 1 Reducing the workforce on the construction site
- 2 Simplifying material logistics
- 2 Optimizing the construction site

Industrialization Roadmap:

- 1) Shaft with hydraulic installations
- 2) Electrical harnesses
- 3) Joint treatment
- 4) Door installation
- 5) Wall painting
- 6) Ceramic wall cladding

In the first quarter of 2024 alone, we achieved real progress in **55% of the mapped initiatives**, enabling a **15% reduction in costs from 2023**.



Note: numbers presented on a base of 100



The wood frame standard **allowed optimization** of the construction system:

- 1 Changes in typology
- 2 New technical specifications
- 2 Flexibility for new processes

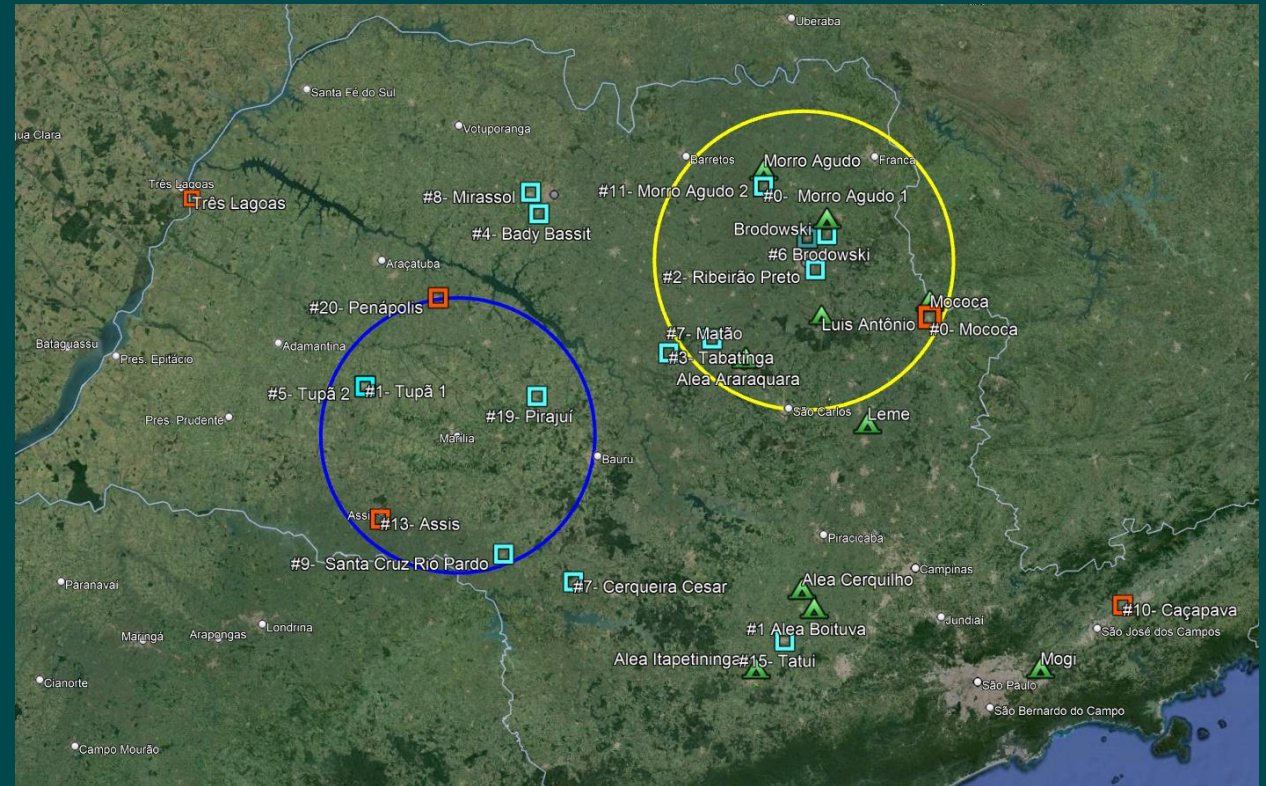
New House 2.0: (approximately 10% reduction in the 1st Quarter of 2024)

- 1) Flat-roofed house (material and labor cost reduction) - **3.5%**
- 2) Visible joint (material and labor cost reduction) - **3.4%**
- 3) Specification change (material cost reduction) - **2.3%**
- 4) Finger joint application (reduction in wood loss) - **1%**

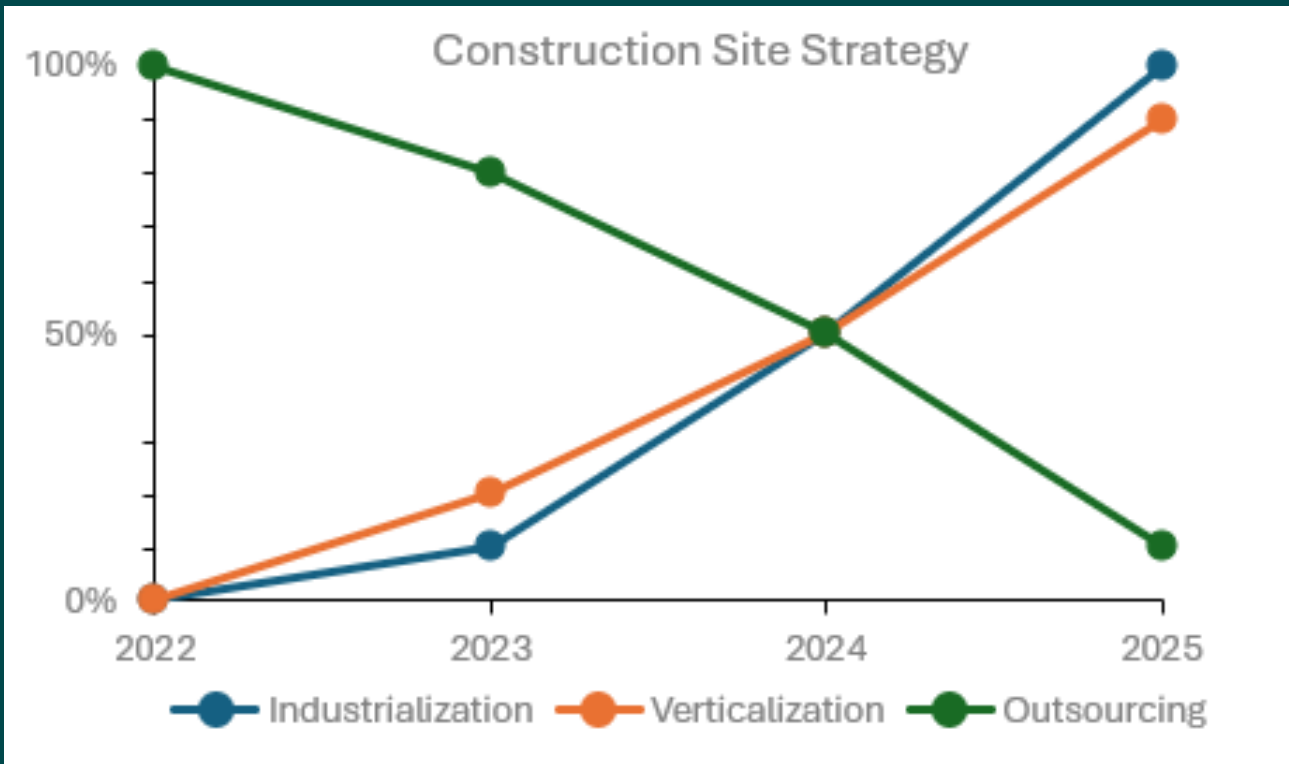
The formation of **construction stains** will enable continuity in all services:

- 1 Training and retention of contractors
- 2 Production line with productivity gains (continuity)
- 3 Verticalization of labor On site

Two construction sites in the process of stabilization:
Ribeirão Preto and Marília



Construction Site



The formation of the construction site through **continuous launches** will allow the **stabilization of the works**, creating **production lines** that enable the **verticalization** of labor with **increased productivity**.

The 15% cost reduction in Q1 2024 was implemented across the five major fronts:

1

NEW HOUSE 2.0
-10%

New typology and
processes
implemented



2

INDUSTRIALIZATION
-1%

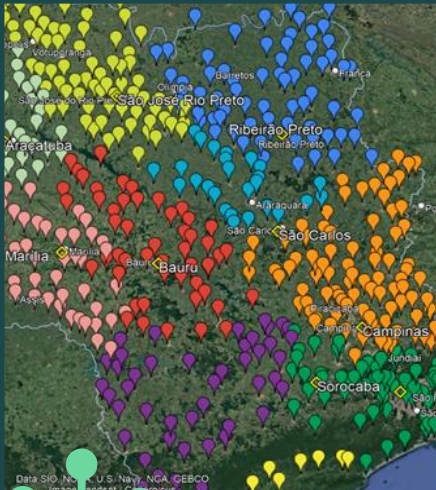
25% of the roadmap
implemented



3

CONTINUITY
-1%

2 Construction sites
under implementation



4

FACTORY
-2%

Optimization & scale
gain of 20%



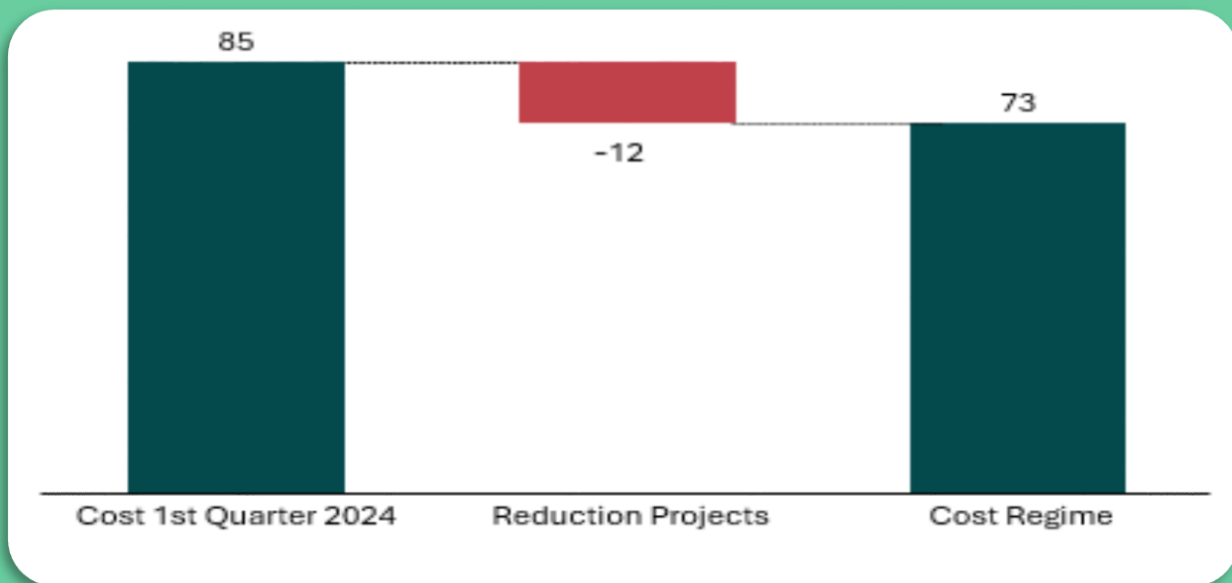
5

SUPPLY
-1%

36% optimization in
prices



The reduction journey for cost in regime (end of 2025) is 12%:



Note: numbers presented on a base of 100

- 1) Industrialization: -2%
- 2) Works Efficiency: -3%
- 3) Factory Scale: -6%
- 4) Supply Gains: -1%



ESG



Social inclusion

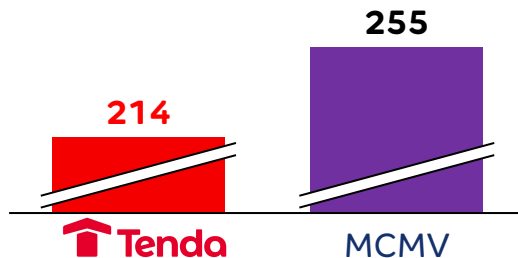
Properties affordable by low-income families

B3 COMPANY FULLY DEDICATED TO PROJECTS IN MINHA CASA MINHA VIDA PROGRAM

AVERAGE MONTHLY FAMILY INCOME (R\$, Jan/24 to Mar/24¹) *Closer to the floor value than bracket 2 of MCMV*



AVERAGE PRICE PER UNIT SOLD (R\$ thousand, 1Q24²)



Respect for clients and employees

Clients receive the housing units within schedule

100% OF PROJECTS LAUNCHED AFTER 2013 WERE **DELIVERED WITHIN SCHEDULE**

Most employees directed hired

5,378 EMPLOYEES → **75%** ... of which ARE DIRECTLY HIRED BY TENDA

Own employees in ~100% of the tower's activities



SAFE ENVIRONMENT:
INDUSTRIAL RISK MONITORING STANDARDS

Commitment to ethics and governance

Culture focused on ethical conduct

- ✓ **Ethics Committee** coordinated by the CEO
- ✓ **Ethics Code** for employees and suppliers
- ✓ **Preliminary Assessment** of suppliers
- ✓ Independent **Reporting Hotline**

Reference Governance




- 90%** COMPLIANT WITH IBGC'S BEST PRACTICES IN 2019³
- ✓ **A New Market Company**
 - ✓ All **board members are independent.**
 - ✓ All the **directors are statutory officers**, with 20% of compensation linked to long term incentives⁴

Tenda adopts the best Corporate Governance practices, holding a prominent position among the companies in the New Market, B3's highest level





Board composed of 6 highly experienced and independent members

Advisory Committees




Cláudio de Andrade
Chairman






Antonoaldo Neves
Independent Member





Maurício Luchetti
Independent Member




Michelle Rober
Independent Member







Flávio Menezes
Independent Member







Marcos Duarte
Independent Member



- 1 Audit Committee
- 2 Executive Investment Committee
- 3 Ethics Executive Committee
- 4 People Committee¹

| |  |  |
|-----------------------------------|---|---|
| Independent Board | ✓ 100% | 45% |
| No family relations | ✓ 0% | 43% |
| Individual performance evaluation | ✓ Yes | 69% |

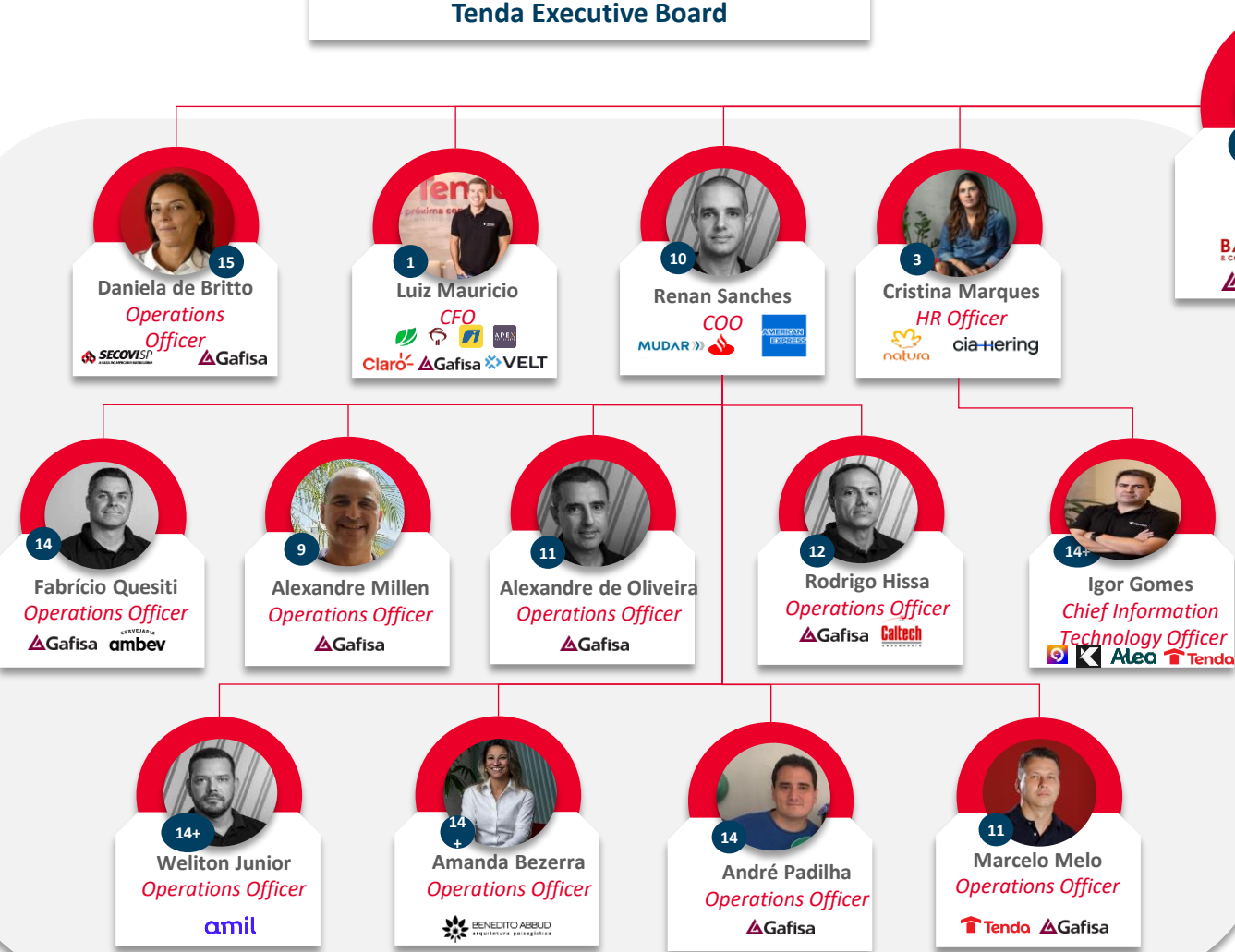
First-rate corporate governance: 100% independent board combined with a management team with extensive experience in the sector and at Tenda



Management with extensive experience in the sector

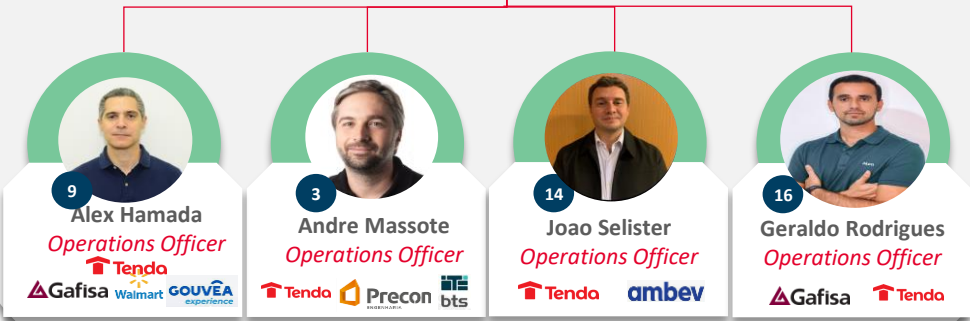
Tenda Executive Board

Alea Executive Board



11
Rodrigo Osmo
CEO
BAIN & COMPANY alphaville
Gafisa urbanismo GP

5
Luis Martini
COO
Tenda amazon
O&CO

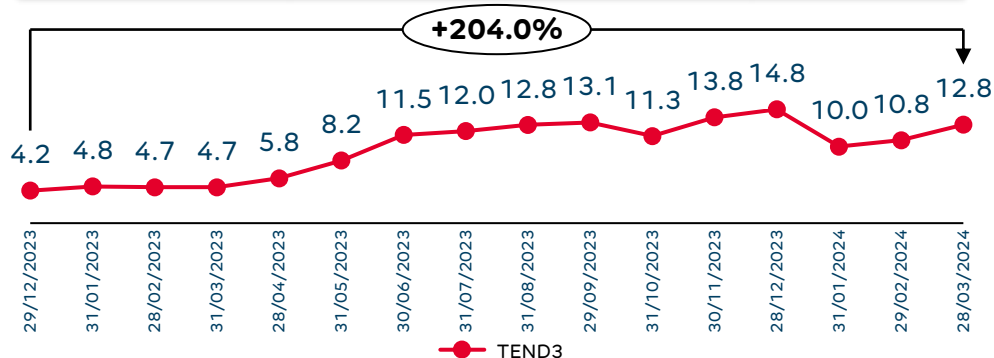


Management team with extensive experience in the sector and at Tenda

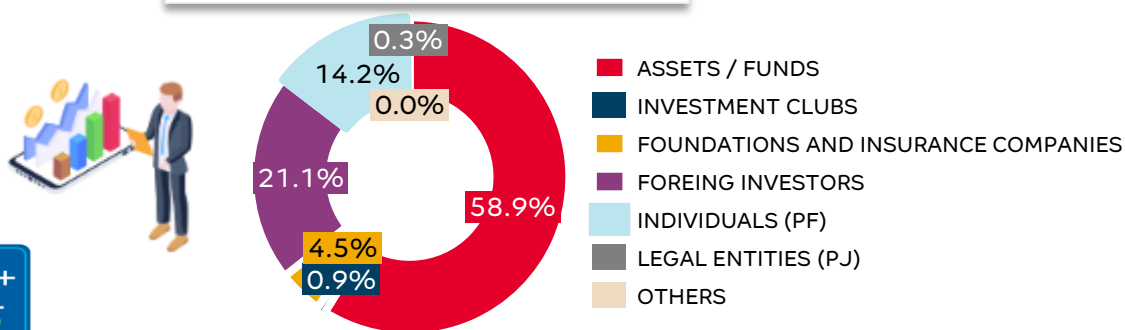


Stock Performance

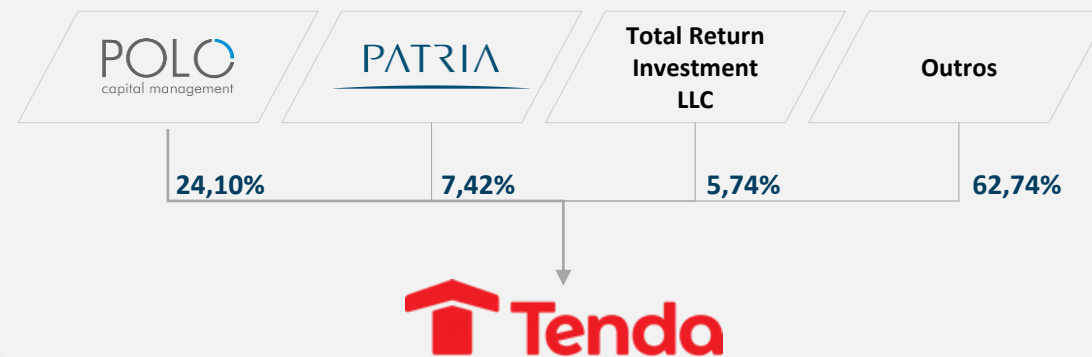
| | 30 Days | 90 Days | 180 Days |
|-------------------|-------------|-------------|-------------|
| ADTV ¹ | R\$ 43.4 mi | R\$ 42.2 mi | R\$ 40.2 mi |
| Performance | 10.7% | -13.5% | 13.3% |



Type of Tenda Investors



Share Structure



Ticker

▪ TEND3

Listed segment

▪ [B]³ NOVO MERCADO

Number of shares

▪ 123,094,246

Share price*

▪ R\$ 12.83

Market value

▪ R\$ 1,579,299,176.18

* Position as of 03/28/2024



IDIVERSA B3

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Índice IGC

Índice IGC-NM

Índice ITAG

Índice ICON

Índice IGCT

Índice IBRA

Índice INDX

