

## INDEPENDENT LIMITED ASSURANCE REPORT (ISAE 3000 (REVISED))

To the Board of Directors of  
Banca Transilvania S.A.

We have been requested to conduct a limited assurance engagement on the allocation of proceeds included in the Banca Transilvania S.A.'s Allocation and Impact Report of the Sustainable Bonds ISIN XS2724401588, XS2908597433 and XS3109437387 (referred here as the "**Allocation Report**") issued by Banca Transilvania S.A. (the "**Bank**") including financial information for the period ending 31 December 2025 in accordance with provisions of the Sustainable Finance Framework issued by the Bank in November 2023 (the "**Framework**").

### Management's Responsibility

The Bank is responsible for the preparation of the Allocation Report in accordance with the Framework.

In preparing the Allocation Report, the management of the Bank used Bank's self-developed Framework.

This responsibility of the management of the Bank includes the selection and application of appropriate methods for preparing the Allocation Report as well as making assumptions and estimates related to individual disclosures, which are reasonable in the circumstances. In addition, the management is responsible for such internal control they have determined necessary to enable the preparation of the Sustainable Bonds Report that is free from material misstatements, whether intentional or unintentional.

### Our Responsibility

Our engagement has been conducted in accordance with the International Standard on Assurance Engagements 3000 (Revised) applicable to Assurance Engagements Other Than Audits or Reviews of Historical Financial Information (ISAE 3000 (Revised)) established by the International Auditing and Assurance Standards Board ("IAASB"). In accordance with this standard, we have planned and performed our engagement to obtain a limited assurance regarding the subject matter of the engagement.

We applied International Standard on Quality Management 1, Quality management for firms that perform audits and review of historical financial information, and other assurance and related services engagements ("ISQM1"), and accordingly maintain a comprehensive system of quality management including documented policies and procedures regarding compliance with ethical requirements, professional standards and applicable legal and regulatory requirements.

We complied with the applicable independence and other ethical requirements of the International Ethics Standards Board for Accountants' International Code of Ethics for Professional Accountants (including International Independence Standards) (IESBA Code). The IESBA Code is founded on fundamental principles of integrity, objectivity, professional competence and due care, confidentiality and professional behaviour.

Our limited assurance engagement was limited only to the allocation of proceeds in accordance with the Framework, and we did not address any other information included in the Allocation Report of the Bank as at December 31, 2025. Accordingly, our conclusion below applies only to the allocation of proceeds and not all data presented, or any other information included in the Allocation Report of the Bank.

## Summary of Work Performed

As part of our limited assurance procedures, we performed the following work:

- Inspection of the section 3 of the Framework and respective information presented in the Bonds Prospectus dated December 5, 2023, September 26, 2024, respectively June 26, 2025, as amended and restated on 2 July 2025 particularly the sections related to total Green Bonds proceeds and its use.
- Conducting interviews with relevant Bank's employees that participated in the preparation of the Allocation Report about the process of preparation, the measures on hand and precautionary measures (system) for the preparation of the Allocation Report.
- Understanding the process for evaluation and selection of the eligible projects, which might be financed by the Sustainable Bonds proceeds, and verify whether this process includes the eligibility criteria set out in the Framework. The eligible project, which might be financed by Sustainable Bonds proceeds, must be in line with the Framework.
- Inspection of the description of the projects financed and check project-related materials to determine eligibility in comparison with the Framework to assess whether the Sustainable Bonds proceeds have been allocated in accordance with the Framework on sample basis.
- Evaluation, on sample basis, that the Sustainable Bonds proceeds have been used in line with the rules to (re)finance relevant project expenditures in line with the rules specified in the Framework.
- Verification that the net amount balance of Sustainable Bonds proceeds corresponds to the aggregate net amount as per the Sustainable Bonds Prospectus for issuance of the Sustainable Bonds.

In a limited assurance engagement, the procedures performed vary in nature and timing form and are less in extent than for a reasonable assurance engagement. Consequently, the level of assurance obtained in a limited assurance engagement is substantially lower than the assurance that would have been obtained had we performed a reasonable assurance engagement.

The procedures performed do not constitute an audit according to the International Standards on Auditing, nor an examination of the effectiveness of the Bank's internal control systems, or an examination of compliance with laws, regulations, or other matters. Accordingly, our performance of the procedures does not result in the expression of an opinion, or any other form of assurance on the Bank's internal control systems or its compliance with laws, regulations, or other matters.

As part of a limited assurance engagement in accordance with ISAE 3000 (Revised) we exercise professional judgment and maintain professional skepticism throughout the engagement.

We believe that our evidence obtained is sufficient and appropriate to provide a basis for our limited assurance conclusion.

## Inherent limitations

There are no globally recognized mandatory practices for evaluating and measuring the information disclosed in the Allocation Report. The absence of a significant body of established practice on which to draw to evaluate and measure non-financial information allows for different, but acceptable, evaluation and measurement techniques that can affect comparability between entities and over time. The basis for reported allocation of Bonds proceeds may differ between different reporting frameworks, including whether proceeds may be allocated to existing projects or only to new projects, and the basis on which eligibility of projects is determined. Moreover, the process which the Bank adopts to define, gather, and report data on its non-financial performance is not subject to the formal processes adopted for financial reporting. Therefore, Bank's reported allocation of Bonds proceeds and our assurance thereon must be read and understood in conjunction with the Framework.

## Conclusion

Based on the procedures performed and the evidence obtained, nothing came to our attention that causes us to believe that the allocation of proceeds included in the Allocation Report for the period ending 31 December 2025, have not been prepared and presented, in all material respects, according to section 3 of the Sustainable Finance Framework issued by the Bank in November 2023.

## Purpose of the report and liability

We issue this report on the basis of the engagement agreed with Banca Transilvania S.A. The limited assurance engagement has been performed for purposes of Banca Transilvania S.A. and the report is solely intended to inform Banca Transilvania S.A. on the results of this limited assurance engagement and shall not be used for any other purpose. Our report shall not be deemed adequate for use by any party that wishes to acquire rights towards us, other than the Bank, for any purpose or in any context.

This report is therefore not intended to provide third parties with support in making any investment or financial decisions. Our responsibility with respect to our Client, i.e., Banca Transilvania S.A. is governed by the Engagement Letter dated June 16, 2025. We do not assume any responsibility to any third party.

Any party other than the Bank, which gains access to our report or a copy hereof and chooses to rely on our report (or a portion hereof), shall do so on its own responsibility. Our engagement was conducted so as to report on such matters that we must report in an independent limited assurance report, and not for other purposes.

On behalf of:  
Deloitte Audit SRL

Irina Dobre

*For signature, please refer to the original signed Romanian version.*

Bucharest, Romania  
June 24, 2026