

Stabilized Property List

STABILIZED PORTFOLIO - SUMMARY

Number of Multifamily Properties	73
Number of Multifamily Units	29,518
Number of Commercial Properties	34
Total Square Footage of Commercial Properties (millions)	4.9
Property List Estimated Annual NOI (\$M) [A]	\$ 409
Total Estimated Annual NOI (\$M) [B]	\$ 467
[A]/[B]	88%

Property	Address	Location	Acquisition Year	KW Ownership%	Segment	Total Units	
Mountain West							
1	Sage at Green Valley	3001 W Warm Springs Rd	Henderson, NV	2021	100%	Consolidated	528
2	AYA ABQ	5324 San Mateo Blvd NE	Albuquerque, NM	2022	50%	Co-Investment	504
3	Santa Fe	1550 Fort Union Blvd	Salt Lake City, UT	2018	100%	Consolidated	492
4	Foothill Place	2260 Foothill Drive	Salt Lake City, UT	2013	51%	Co-Investment	450
5	The Layne at Peccole Ranch	9599 W Charleston Blvd	Las Vegas, NV	2022	100%	Consolidated	404
6	Sandpiper	1496 East Spring Lane	Salt Lake City, UT	2012	100%	Consolidated	366
7	Volare	10695 Dean Martin Dr	Las Vegas, NV	2019	51%	Co-Investment	360
8	Steamboat by Vintage	600 Geiger Grade Rd	Reno, NV	2017	45%	Co-Investment	360
9	The Aubry	9180 Coors Blvd NW	Albuquerque, NM	2022	100%	Consolidated	356
10	La Privada at Scottsdale Ranch	10255 E Via Linda	Scottsdale, AZ	2022	100%	Consolidated	350
11	Aydan	6000 Montano Plaza Dr NW	Albuquerque, NM	2021	99%	Consolidated	344
12	Prosper Place	4601 S Balsam Way	Littleton, CO	2021	99%	Consolidated	332
13	Whitewater Park	365 N. Whitewater Blvd.	Boise, ID	2014	51%	Co-Investment	324
14	Edgewater	3304 N. Lakeharbor Ln.	Boise, ID	2017	90%	Consolidated	300
15	Bluffs	4050 Gardella Ave	Reno, NV	2015	45%	Co-Investment	300
16	Altitude by Vintage	1550 Sky Valley Drive	Reno, NV	2018	45%	Co-Investment	293
17	Sky Mountain by Vintage	4855 Sky Mountain Drive	Reno, NV	2018	45%	Co-Investment	288
18	South Peak by Vintage	1205 S Meadows Pkwy	Reno, NV	2023	45%	Co-Investment	288
19	The Clara	225 S Linder Road	Boise, ID	2019	62%	Consolidated	277
20	Oxbow	SE Corner of Cottonwood Rd and Huffine Ln.	Bozeman, MT	2021	51%	Co-Investment	268
21	Cantata at the Trails	6700 Cantata Street NW	Albuquerque, NM	2022	100%	Consolidated	260
22	Rockrimmon	5824 Walsh Point	Colorado Springs, CO	2020	100%	Consolidated	260
23	Vintage at Seven Hills	845 Seven Hill Dr	Henderson, NV	2015	45%	Co-Investment	244
24	Dovetail	2255 E Fairview Ave	Meridian, ID	2021	90%	Consolidated	240
25	Lofts at Ten Mile	2940 W Cobalt Dr	Meridian, ID	2021	99%	Consolidated	240
26	Jasper	1018 N Webb Way	Meridian, ID	2021	89%	Consolidated	240
27	Vintage at The Crossing	11565 Old Virginia Rd	Reno, NV	2016	45%	Co-Investment	230
28	Alpine	845 E 9000 S	Salt Lake City, UT	2018	51%	Co-Investment	222
29	Vintage at Sanctuary	475 Gentry Way	Reno, NV	2019	45%	Co-Investment	208
30	River Pointe	6200 River Pointe Drive	Boise, ID	2016	100%	Consolidated	204
31	Reedhouse	1671 S Riverstone Lane	Boise, ID	2018	100%	Consolidated	188
32	Pennwood	303 W Pennwood Street	Meridian, ID	2022	51%	Co-Investment	180
33	Springview by Vintage	2355 Clear Acre Lane	Reno, NV	2020	45%	Co-Investment	180
34	Falls Creek Apartments	2831 N Julia St	Coeur D'Alene, ID	2015	45%	Co-Investment	170
35	Rosewood	930 N. Maple Grove Rd.	Boise, ID	2016	100%	Consolidated	168
36	Towne Square	244 N Allumbaugh St	Boise, ID	2021	94%	Consolidated	160
37	Vintage at Citi Vista	650 Record St	Reno, NV	2023	45%	Co-Investment	152
38	River Pointe Premier	6265 Strawberry Glenn Rd	Boise, ID	2018	100%	Consolidated	89
39	Creekview	967 South Union Avenue	Midvale, UT	2018	100%	Consolidated	88
40	Rosewood Premier	1014 N Maple Grove Rd	Boise, ID	2018	100%	Consolidated	66
Pacific Northwest							
1	Belara at Lakeland	6170 Terrace View Lane	Auburn, WA	2016	51%	Co-Investment	430
2	Arya at Hedges Creek	8900 SW Sweek Drive	Tualatin, OR	2016	51%	Co-Investment	408
3	View by Vintage	21916 State Road, 410 East	Bonney Lake, WA	2018	45%	Co-Investment	408
4	Vintage at Urban Center	16001 Ash Way	Lynnwood, WA	2015	45%	Co-Investment	395
5	Bristol at Southport	1133 Lake Washington Blvd	Renton, WA	2021	99%	Consolidated	383
6	The Farm	3830-4008 132nd Street SE	Mill Creek, WA	2017	45%	Co-Investment	354
7	Atlas	1036 7th Ave NW	Issaquah, WA	2017	100%	Consolidated	344
8	Latitude 112 by Vintage	11241 1st Ave	Seattle, WA	2016	45%	Co-Investment	298
9	Vintage at Spokane	43 E Weile Ave	Spokane, WA	2015	45%	Co-Investment	287
10	Radius	400 Boren Ave N	Seattle, WA	2017	50%	Co-Investment	282
11	Bella Sonoma	2301 62nd Avenue	Fife, WA	2014	51%	Co-Investment	280
12	Vintage at Everett	1001 E Marine View Dr	Everett, WA	2015	45%	Co-Investment	259
13	Forest Creek	13110 N Addison St	Spokane, WA	2015	45%	Co-Investment	252
14	Silver Creek	9315 Chapel Hill Blvd	Pasco, WA	2015	45%	Co-Investment	242
15	Vintage at Silverdale	3291 NW Mt Vintage Way	Silverdale, WA	2015	45%	Co	

Stabilized Property List

2,622

Bella Vista at Hilltop

2,548

26,236

3,282

3,282

11,000

Hamilton Landing

99,000

96,000

Capital

54,000

Via C

75,000

35,000

KENNEDY WILSON

Lease-up, Development, and Residential
(Excludes minority-held investments and stabilized assets)
Information as of December 31, 2024

LEASE-UP - MULTIFAMILY

Property	Address	Location	Acquisition Year	KW Ownership %	Segment	Total Units
<u>Pacific Northwest</u>						
1 Two10 by Vintage	83rd Street & 18110 Midvale Avenue N	Shoreline, WA	2021	45%	Co-Investment	210
						210
<u>Mountain West</u>						
1 Vintage at Spanish Springs	2 Gary Hall Wy	Spanish Springs, NV	2021	45%	Co-Investment	257
2 Vintage at Washington Station	260 Winter Street	Reno, NV	2022	45%	Co-Investment	205
						462
<u>Ireland</u>						
1 The Cornerstone	Old Dublin Road, Stillorgan	Co, Dublin	2016	50%	Co-Investment	232
						232
TOTAL LEASE-UP - MULTIFAMILY						904

LEASE-UP - COMMERCIAL

Property	Address	Location	Acquisition Year	KW Ownership %	Segment	Total Rentable Square Feet
<u>Pacific Northwest</u>						
1 90 East	21930, 21933 SE 51st St	Issaquah, WA	2017	100%	Consolidated	410,000
						410,000
<u>Northern California</u>						
1 Hamilton Landing H4 & H7	Hamilton Landing	Novato, CA	2019	100%	Consolidated	118,000
						118,000
<u>United Kingdom</u>						
1 The Heights	Brooklands Road	Surrey	2019	51%	Co-Investment	356,000
2 H1, Hill of Rubislaw	Anderson Drive	Aberdeen	2014	100%	Consolidated	189,000
3 Charter Building	Anderson Drive	Aberdeen	2014	100%	Consolidated	93,000
4 Stockley Park	6 Roundwood Avenue	Heathrow	2015	100%	Consolidated	54,000
5 Old School	Calverley Street	Leeds	2015	100%	Consolidated	21,000
						713,000
<u>Ireland</u>						
1 Coopers Cross	Mayor St. Upper	Dublin 1	2018	50%	Co-Investment	395,000
						395,000
TOTAL LEASE-UP - COMMERCIAL						1,636,000

LEASE-UP - HOTEL

Property	Address	Location	Acquisition Year	KW Ownership %	Segment	Total Hotel Rooms
<u>Hawaii</u>						
1 Kona Village, A Rosewood Resort	72-300 Maheawalu Drive	Kailua Kona, HI	2008	50%	Co-Investment	150
						150
TOTAL LEASE-UP - HOTEL						150

DEVELOPMENT - MULTIFAMILY

Property	Address	Location	Acquisition Year	KW Ownership %	Segment	Total Units
<u>Mountain West</u>						
1 Cloudveil	1352 S Utah Ave	Idaho Falls, ID	2024	63%	Co-Investment	288
2 Vintage at Redfield	4500 Baker Ln	Reno, NV	2022	45%	Co-Investment	223
						511
<u>Pacific Northwest</u>						
1 Vintage at Beacon Hill	7th Ave S and S Ryan Way	Tukwila, WA	2018	45%	Co-Investment	272
2 Vintage at Lake Stevens	9023 Soper Hill Rd	Lake Stevens, CA	2024	45%	Co-Investment	191
						463
<u>Southern California</u>						
1 Vintage at Lockwood	2001 Outlet Center Drive	Oxnard, CA	2022	45%	Co-Investment	376
						376
<u>Northern California</u>						
1 Vintage at Folsom	102 E Natoma St	Folsom, CA	2021	45%	Co-Investment	136
						136
TOTAL DEVELOPMENT - MULTIFAMILY						1,486

DEVELOPMENT - COMMERCIAL

Property	Address	Location	Acquisition Year	KW Ownership %	Segment	Total Rentable Square Feet
<u>United Kingdom</u>						
1 The Link	Maidenhead Office Park	Maidenhead	2015	100%	Consolidated	65,000
2 Hawker	Weybridge	Surrey	2021	50%	Co-Investment	24,000
3 Discovery Place	Discovery Place, Summit Avenue	Farnborough	2015	100%	Consolidated	-
4 Thames House	Thames House, Waterside Park	Bracknell	2015	100%	Consolidated	-
						89,000
TOTAL DEVELOPMENT - COMMERCIAL						89,000

RESIDENTIAL

Property	Address	Location	Acquisition Year	KW Ownership %	Segment	Total Acres
<u>Southern California</u>						
1 Santiago	18514 E Santiago Canyon Rd	Trabuco Canyon, CA	2001	50%	Co-Investment	527
						527
<u>Hawaii</u>						
1 Kohanaiki	73-2055 Ala Kohanaiki	Kailua, HI	2011	55%	Co-Investment	542
						542
TOTAL RESIDENTIAL						1,069