

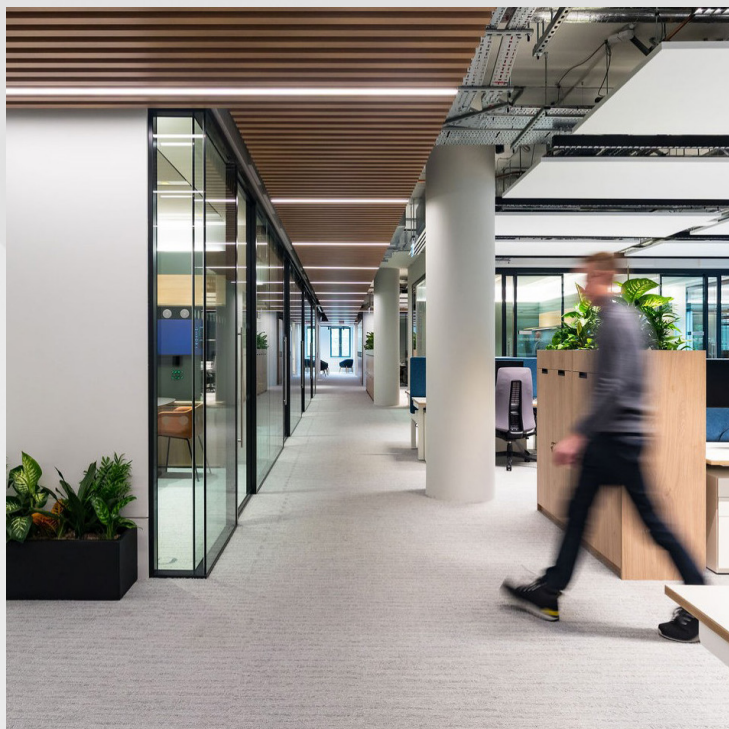
A photograph of a wind farm at sunset. The sun is low on the horizon, creating a warm, golden glow. Several wind turbines are visible, with their long shadows cast across the green fields. The sky is a mix of orange and grey.

Savills Responsible Business Case Studies 2025

Climate

Manchester Square, Marylebone, London W1

Working on behalf of a Savills global client account, the London Office Project Management team (LOPM), which is part of Building & Project Consultancy, has successfully completed a six-year project involving the dealmaking, planning, design and delivery of 20 Manchester Square, in the heart of Marylebone.



The Savills BPC team are delighted to have been part of such an iconic and exciting project for a very important client. I am immensely proud of what we have achieved.'

Savills UK Executive Director,
Head of Professional Services

This high-quality office fit out in prime central London (8,354 sq m) was designed to achieve BREEAM Excellent and WELL Platinum certification post-construction, alongside WELL Health & Safety Pass and Wired Score Platinum, reflecting a best-in-class approach to smart, sustainable and resilient workplace design, all of which is pending imminent award. The project was awarded Gold at the Considerate Constructors Awards 2025 for the fit-out construction partner's commitment to community, workforce and environment.

With the building having been pre-let prior to significant landlord re-development and refurbishment, it was agreed that the base building would be delivered to the tenant in a shell condition to enable a bespoke fit out design, whilst avoiding unnecessary waste from changes and adaptation. The client's project goals and ambitions were delivered through embracing circular economy principles, intelligent building technology, and long-term operational efficiency, demonstrating a clear design-led commitment to environmental responsibility, occupant wellbeing and measurable ESG performance. The scheme's whole life carbon assessment underpins the low-carbon strategy, enhanced by on-site renewable energy generation via photovoltaic (PV) panels, all helping to reduce operational carbon emissions and supporting an EPC B rating.

Savills LOPM team served as programme and project manager throughout the multi-phase programme, managing and overseeing multiple workstreams, including workplace strategy, design development, base-build interface, construction delivery, sustainability solutions, and operational transition. The broader client relationship was led by Savills North America with other teams from across Savills UK (London) providing valuable contributions, including Technical Due Diligence, Capital Allowances, Dilapidations and, most recently, Facilities Management.

Climate

Savills Hong Kong Trialled Pioneering Biochar Project

As a first-of-its-kind innovation at a commercial building in Hong Kong, this initiative explored a nature-based solution to reduce water consumption and minimise food waste, while contributing to a greener and more sustainable urban environment.

Combining the benefits of carbon sequestration, water conservation and food waste reduction, the project used a biochar mix, fly larvae organic fertilizer and organic soil free planting to grow drought tolerant ivy at the property's rooftop garden and on its green wall.

- **Biochar:** Sourced from recycled waste wood, biochar improves soil structure and water retention, reducing irrigation needs by up to 50%. It also acts as a carbon sink, sequestering 2–3.3 tonnes of CO₂ per tonne of biochar.
- **Black soldier fly larvae manure fertiliser:** Produced from food waste, this organic fertilizer enhances soil health by balancing pH and enriching nitrogen, phosphorus, and potassium levels. Each kg of larvae can process 1 kg of food waste daily.
- **Soil free potting:** This innovative growing medium reduces the risk of pests and fungal infections, minimising the need for chemical pesticides and minimising environmental pollution.

Incorporated with water efficient measures including: motion sensors at faucets and urinals, dual flush toilets, water saving irrigation system, rainwater recycling system and reuse of cooling tower wastewater, the project was awarded the Gold for the Grand Water Reuse and Recycling Award at the Enterprises Cherish Water Campaign organised jointly by the Water Supplies Department of Hong Kong and the Green Council. Building on the success of the pilot project, Savills Hong Kong is actively exploring opportunities to extend this solution to other managed properties. This initiative aligns with broader aims to enhance urban biodiversity, support carbon reduction goals, promote sustainable resource use and foster innovation in green building management.



2-3.3
tonnes of CO₂
sequestered per
tonne of biochar

1kg
of food waste
daily process by
each kg of larvae





Climate

Savills Investment Management – “Manage to Green” Project, Germany

Located in a prime area of Stuttgart, Germany ‘Friedrichs-Carree’ is a 23-year-old office building. In 2022, an energy audit revealed electricity consumption was significantly above benchmark levels, along with notable potential to reduce heating costs.

The audit’s findings resulted in the development of a comprehensive upgrade program targeting energy efficiency, with a focus on building automation and cooling systems. In 2024 Savills IM launched its ‘manage to green’ project at Friedrichs-Carree aiming to cut CO₂ emissions, as well as electricity and maintenance costs.

In 2025 the old cooling system was substituted with reversible/ hybrid heating and cooling pumps. The heating pumps support the district heating network and the existing heating system in peak loads. To tackle the electricity demand from high summer cooling loads, a rooftop photovoltaic (PV) system is being installed, set to go live by the end of 2025. Parts of the ventilation system will also be refurbished, improving indoor air quality.

Alongside these works, to support electric vehicle (EV) charging for users at the property, 20 EV charging stations were installed and commissioned, with infrastructure in place to accommodate a further 20 charging points in the future. Looking ahead, the building automation system is being renewed and scheduled to be in operation in early 2026.

In 2025, the building was certified with a 19% uplift in its LEED Operations & Maintenance Gold score. The office is now scheduled to recertify in 2026, targeting LEED Operations & Maintenance Platinum status. Technical advisors on the project report expected reductions in operating costs of 60% and carbon emission reductions of 54%.

54%
reduction in
carbon emissions
expected

20
EV charging
stations were
installed

19%
uplift in its LEED
Operations &
Maintenance
Gold score

Climate

Savills UK Partnership with The Tree Council

As a Tree Partner, Savills UK are supporting The Tree Council's mission to care for trees and the planet's future.



Savills are a fantastic partner, supporting our mission to create a tree-filled future. Their team has embraced volunteering in all weathers, from planting and caring for trees to testing our new tree establishment tracker app. We love working with Savills – thank you for your awesome support.”

Cat Gransden,
Head of Development at The Tree Council

630

hours
contributed
by 116 Savills
colleagues

1,500

spring bulbs
planted

This partnership enables colleagues nationwide to volunteer at bespoke Savills days or alongside other organisations.

Since April 2025, 116 Savills colleagues have contributed 630 hours across 8 volunteering days in Edinburgh, Glasgow, Hampshire, Leeds, London, and Manchester. Activities took place

in urban and rural settings, including parks, schools, and community spaces. Volunteers were trained in propagation, formative pruning and how to assess tree survival and have developed knowledge and skills in tree planting, tree care, the importance of ancient trees, tree identification and biodiversity.

In Hampshire, volunteers supported a research project with The Tree Council and DEFRA by inspecting three-year-old orchard trees using a cutting-edge data-tracking app. Savills Forestry team also joined a focus group exploring tree survival monitoring and data needs. Savills-specific days delivered significant impact:

- Planted 20 trees and 480 hedgerow whips (approx. 96m of hedgerow)
- Cared for 78 trees, 10 fruit trees, and 200 hedgerow whips (approx. 40m of hedgerow)
- Assessed survival rates of 80 trees, including 60 using the new tree establishment app
- Distributed 66 wheelbarrows of mulch
- Cleared invasive rhododendrons, built raised beds for outdoor learning in a primary school, and planted 1,500 spring bulbs

Climate

Savills Group: Engaging Suppliers to Cut Carbon in 2025

In 2025, Savills made strong progress towards the Scope 3 Science Based Target, by engaging our corporate supply chain.

The focus was contacting suppliers to request engagement on their carbon emissions and targets. Savills have now reviewed over 60% of the relevant corporate spend and actively engaged with over 40% of this spend, laying the groundwork for further progress in 2026.

For Savills, corporate spends on IT & software, legal, employment advisory and insurance and other goods and services underpin how we operate and drive a major part of the operational carbon footprint. These purchases fall under Scope 3 emissions, specifically the greenhouse gas category “Purchased Goods and Services” and represent the second largest source of indirect emissions. Every pound spent has a carbon impact. Reducing these emissions means rethinking what, how and where we buy: choosing lower-carbon options, engaging suppliers on sustainability, and making smarter procurement decisions.

In 2025, we reviewed over 60% of our relevant corporate spend across Savills globally, equating to over £200m of spend, identifying each individual supplier and assessing their carbon maturity using Science Based Targets as a benchmark for this. Nearly 20% of the spend is with carbon mature companies, 11% with suppliers that have set a Science Based Target and 6.3% of the suppliers are committed to setting one within 12–24 months.

Our ask of suppliers was simple: engage with us via a third-party portal and complete a Carbon Module to share decarbonisation efforts. Thanks to collaboration across Savills ESG, finance, and wider teams, we’ve actively engaged over 140 individual suppliers. This progress has laid a strong foundation for the next phase to measure and report on Savills long-term goal to cut emissions from purchased goods and services by 51.6% by 2030.



140+
suppliers we
are actively
engaged with

40%
of global
corporate spend
engaged

Culture

Australia win Wellbeing Award

During 2025 Savills Australia won the Wellbeing Award at the Real Estate Institute of Victoria (REIV) Awards for Excellence, the main body for real estate professionalism in Victoria.

This award recognises organisations that lead the way in supporting employee wellbeing, mental health, and workplace culture. Savills Australia's People & Development team have worked hard to implement a wide range of incentives, partnerships, events and benefits all aimed at creating a healthy and engaged team. For Savills, wellbeing is not just a policy, it's a cultural priority embedded in our values and strategic goals.

Savills Wellbeing Strategy is evaluated based on tangible initiatives, strategic integration, leadership commitment, and measurable impact on employee engagement and retention. Winning this award validates Savills commitment to putting our people at the centre of our strategy, and creating a safe, supportive, and inclusive workplace. It also means Savills Australia is shortlisted for the REIA Awards, a fantastic opportunity to showcase our commitment on a national stage.



For Savills Australia, wellbeing isn't a policy, it's a cultural priority embedded in our values and strategic goals. Our wellbeing framework spans flexible working, employee recognitions, mental health first aiders, parental support, and cultural leave initiatives."

Rebekah Lee,
Senior HR Business Partner

Culture

Savills Poland held events with the Polish Green Building Council

Savills Poland led a number of impactful events in 2025, providing thought leadership and expert knowledge sharing.

Savills Poland held two events in collaboration with the Polish Green Building Council. These covered real estate topics such as practical implementation of ESG in the real estate market, discussing challenges and opportunities for developers and the next generation of buildings and regulation. Savills Poland also presented findings from a European study on office building retrofits and their impact on valuations.

During the year, Savills Poland held a Urban Land Institute Product Council session in the office exploring:

smart buildings in the context of EPBD, innovations in digital solutions to support building performance optimisation and the balance between saving time and energy consumption. Other events covered building efficiency, CSRD regulation and other sustainability reporting, as well as environmental compliance within the EU. By collaborating with industry bodies Savills Poland reinforced its commitment to driving responsible growth and advancing sustainable practices within the property sector.



Our events strengthened cooperation with clients, peers and the industry, helping to shape sustainability in the Polish property market and highlighting Savills expertise in ESG.”

Ilona Otoka, Assistant Director – ESG & Sustainability, Warsaw

Culture

Savills UK EcoVadis Sustainability Rating Improvement

EcoVadis is a global sustainability ratings platform that evaluates companies on their environmental, social, and ethical performance.

Assessments are conducted annually through a desk-based audit, requiring completion of a detailed questionnaire with supporting evidence. Criteria evolve each year and align with international standards such as GRI, UN Global Compact, and ISO 26000. Savills response and scoring reflects UK operations, not the wider Savills Group.

Companies are scored across four themes: Environment, Labor & Human Rights, Ethics and Sustainable Procurement. Scores range from 0-100, based on a weighted evaluation of these themes. Medals are awarded to top performers: Platinum: Top 1%; Gold: Top 5%; Silver: Top 15%; Bronze: Top 35%. With any company scoring 45 or above receives a “Committed” badge. High scores and medals act as market

differentiators and are of increasing interest to potential and existing clients. Since 2020, 196 companies have accessed Savills UK’s EcoVadis scorecard, and some clients require a minimum score. The global average EcoVadis score in 2025 was 53.4. This year, Savills UK improved by 7 points to 63/100, earning a Bronze medal.

Savills UK’s improved score reflects several key enhancements: the approval of near-term science-based targets, strengthened Scope 3 greenhouse gas reporting, more comprehensive diversity and inclusion disclosures, and greater transparency around ethics, particularly IT processes. Achieving this increase required close collaboration with multiple stakeholders across the business.



196

companies have accessed Savills UK’s EcoVadis scorecard since 2020

63/100

Savills UK score, an improvement by 7 points, earning a Bronze medal



60+

Savills employees
across four U.S.
markets took part

\$576k

raised during
the 2025 event

Community

Savills North America Champion Real Estate Games

Savills North America has played a pivotal role in the Real Estate Games since the initiative began.

The first Games were founded in Washington, D.C. in 1990 by Adam Singer of the Savills D.C. office, establishing a long-standing tradition of industry collaboration, philanthropy, and community impact. Since then, the Games have expanded to additional markets including: Atlanta, New York, and Chicago, with Savills maintaining active participation and support across all locations. This year, more than 60 Savills employees across four U.S. markets took part in the Games, further demonstrating the firm's dedication to community engagement nationwide.

The Real Estate Games unite commercial real estate professionals for athletic and team-based competitions that raise critical funds for the diabetes charity

Breakthrough T1D (formerly JDRF). In Washington, D.C., the 2025 event welcomed over 2,600 attendees, raising more than \$576,000, contributing to the \$18 million generated since the Games' inception. In Chicago, the 8th annual Breakthrough T1D Illinois Real Estate Games brought together 25 teams from across the industry. Ten Savills Chicago professionals joined peers in a full day of competitive events supporting type one diabetes research. The Chicago event raised \$372,000 this year, contributing to over \$1.25 million raised since its launch. All proceeds fund critical research aimed at curing type one diabetes, aligning with Savills' values around community engagement and social responsibility.

Community

Supporting Soñar Despierto in Madrid and Barcelona

Soñar Despierto is a Foundation whose mission is to support children and adolescents living in foster homes who come from marginalised environments and broken families, accompanying them from the moment they enter the centers until they achieve independence.

To support the Foundation, Savills Spain organised two corporate volunteering activities, in addition to donating school supplies to the children who participated in the volunteering, as well as making an additional donation for those attending summer camps.

The activities included a day at a farm school in Madrid where volunteers and children enjoyed learning about farm animals and baking cookies. In Barcelona, a sailing and pool day was organised where children and volunteers spent the day enjoying water activities. A total of 50 children benefited from the corporate volunteering activities. These activities were organised and funded by Savills Spain who also contributed a total of 39 volunteers.

50

children
benefited from
the corporate
volunteering
activities

39

volunteers
from Savills
Spain



The volunteering day at a farm school in Madrid with Fundación Soñar Despierto reflected Savills commitment to community involvement and social inclusion.”

Paloma Menéndez García,
ESG Project Manager, Madrid

Community

North America Support 20th Annual Landlord Challenge

Savills North America celebrated a major milestone this year with the 20th Annual Landlord Challenge, a flagship charitable event that has become one of the most anticipated gatherings in Chicago's commercial real estate community.

Since its inception in 2005, the event has exemplified Savills' deep commitment to supporting underserved youth and strengthening educational access across Chicago. This year, 40 Savills participants contributed to the event's success, helping raise approximately \$135,000 and bringing the 20-year fundraising total to more than \$3.5 million. Savills' leadership, continued participation, and long-standing stewardship of this event highlight the firm's dedication to community investment and regional impact.

The 2025 Landlord Challenge brought together over 150 real estate professionals for a day of charitable

competition and networking. The benefit included a luncheon, golf tournament and dinner featuring awards presentations. A team representing Golub & Company secured first place in the tournament. Savills contributed \$15,000 of the event's total fundraising, reinforcing the firm's direct engagement and commitment to the cause. All proceeds supported Bernie's Book Bank and Cradles to Crayons, organisations dedicated to improving literacy, education, and essential access for underserved children across Chicago, reflecting Savills' commitment to community investment and social responsibility.



\$135k
raised, bringing
the 20-year
fundraising total
to \$3.5m

\$15k
of the events
total fundraising
contributed by
Savills