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Cordiant Capital Inc. Announces First Close of Second Digital Infrastructure Investment Fund to Drive Growth Across Europe

- First close backed by sovereign development fund and other European institutional investors, signalling confidence in the strategy and sector
- Fund to invest primarily in European digital infrastructure, with a focus on data centres, communication towers and fibre networks
- Builds on Cordiant's established 'Buy, Build & Grow' strategy, focusing on applying operational improvements and follow-on growth capital to high-growth platforms

Luxembourg, October 22, 2025 – Cordiant Capital Inc. ("Cordiant" or "the Firm") has today announced a first close of over €200m of its Cordiant Digital Infrastructure Equity Fund ("Cordiant Digital II" or "the Fund"). The Fund, for institutional investors, has secured commitments from the European Investment Fund (supported by the European Union under the InvestEU Programme*), Ireland Strategic Investment Fund (ISIF) and Siemens Financial Services. This marks a significant milestone as Cordiant scales its digital infrastructure platform proposition.

Structured as an Article 8, Luxembourg domiciled fund, the Fund aligns with Cordiant's focus on providing capital solutions to mission-critical infrastructure sectors, which require substantial global expansion and that underpin our modern economic systems. Digital infrastructure exemplifies these characteristics and requires an estimated \$19 trillion of investment by 2040¹. The Fund will prioritise investments in high-growth businesses operating across data centres (including edge, colocation, and interconnect facilities), communication towers and fibre optic networks in Europe. This strategy enables the Fund to capitalise and support the substantial capital expenditure required in the digital infrastructure sector.

Cordiant Digital II builds on the Firm's established '*Buy, Build & Grow*' strategy, targeting mid-sized companies and platforms with substantial expansion potential. This focus reflects Cordiant's ambitions in driving digital transformation and supporting platforms that foster enhanced connectivity, technological innovation, and economic resilience while aiming to improve

¹ McKinsey & Company, September 2025: The infrastructure Moment, Investing in the expanding foundations of modern society

environmental and social performance across its portfolio, including integrating renewable energy, supporting sustainable urban technologies and reducing greenhouse gas emissions from assets such as data centres.

Cordiant will be advised by Cordiant Digital Infrastructure Management LLP (“CDIM”), Cordiant’s Digital Infrastructure team, that brings together operational and investing professionals. Led by industry stalwarts Steven Marshall and Atul Roy and their deep sector knowledge in combination with Hagai Shilo and David Kippen who bring a wealth of investing and private markets experience, the team has a proven track record in delivering results upon its previous mandate, delivering results upon its previous mandate.

Steven Marshall, Executive Chairman of CDIM, commented:

“We are pleased to achieve this important milestone for Cordiant’s Digital Infrastructure franchise. Building on the success of our first digital infrastructure fund, it signals our ambition and leadership in supporting high-growth digital infrastructure platforms across Europe and beyond. Through our team, which combines deep sector expertise with a value-added approach, we are well-positioned to deliver value for our partners.”

Cédric Garnier-Landurie, Managing Partner and CEO at Cordiant, commented:

“The first close of our value-add fund, Cordiant Digital Infrastructure Equity, reflects our commitment to supporting growth in the digital infrastructure mid-market. A sector underscored by growing connectivity and data distribution requiring greater compute power and data transmission infrastructure. The Fund’s strategy is part and parcel of Cordiant’s focus on providing capital solutions to scale mission-critical infrastructure and real assets, such as digital infrastructure, globally.

We are grateful to have partnered with leading institutional investors, which reflects the sector’s strong fundamentals and the confidence in our disciplined investment approach.”

Cordiant has a track record of operating in the sector. The Firm brought to IPO a UK-listed investment company, Cordiant Digital Infrastructure Limited (“CORD”), providing a new, unique asset class in the investment company sector as the first digital infrastructure-focused investment company. CORD has successfully raised and deployed £795m of equity to date. Earlier this year, CORD announced a [major acquisition to strengthen a digital infrastructure portfolio company](#) in Ireland, having also [acquired stakes in two Belgian data centre providers](#) in 2025.

Important Information

This post is a marketing communication intended for professional investors only. The Fund may not be registered or authorized in your jurisdiction and may not be available to all investors. Please ensure that any investment is made in compliance with applicable laws and regulations in your jurisdiction. It does not constitute an offer to subscribe for units or interests in the Fund. Investors should refer to the PPM, available on request, for detailed information on risks, fees and Fund terms. Past performance does not guarantee future performance. There is no assurance of returns or meeting investment objectives and capital is at risk. Costs apply and are subject to change. All the costs are detailed in the PPM, available upon request

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About Cordiant Capital

Cordiant is a global mission-critical infrastructure and real assets investment manager. Cordiant provides capital solutions to scalable mid-market infrastructure operating platforms in sectors that underpin the functioning, stability, and resiliency of core economic systems, since relaunching in 2016 as a partner-owned and partner-run firm.

Cordiant is focused on sectors undergoing regional and global expansionary phases that require long-term capital to fund expansion, including digital infrastructure, energy transition and the agriculture value chain. Prioritising knowledge, insight and the ability to invest across the capital structure, we follow a '*Build and Grow*' investment philosophy, deploying capital to scale infrastructure and real assets.

Cordiant's Digital Infrastructure team - co-founded by Steven Marshall, formerly President at American Towers Corporation (NYSE: AMT) - consists of 18 professionals who bring considerable hands-on investing and operating experience to its investment approach.

With a mix of managed, sector-specific & diversified funds, Cordiant offers value-add, core+ strategies in private equity and direct lending. Cordiant seeks to provide investors with investment opportunities that complement portfolios, deliver attractive risk-adjusted returns and grant access to asset classes tied to long-term global growth.

Cordiant Digital Infrastructure Equity

Home jurisdiction: Luxembourg. **Countries of registration:** IE, LU, GE. **Governing Law of the Fund:** Luxembourg Law of 12 July 2013 on alternative investment fund managers. **Fund structure:** Luxembourg special limited partnership (société en commandite spéciale), classified as an Alternative Investment Fund (AIF). **Investment objective and policy:** The Fund shall seek to generate a superior risk-adjusted return by investing in digital infrastructure assets, more specifically, platforms offering significant expansion potential. To achieve this objective, the Fund will invest in platforms, companies and assets in the digital infrastructure sector, broadly defined as the mobile towers, data centres, fibre-optic networks and Internet of Things Networks or other service platforms or software that constitute the 'plumbing of the Internet'. The product is actively managed without reference to a Benchmark. **Base currency:** EUR. **Term:** 10 years from the Final Closing Date, subject to two one-year extensions by the Manager. **Main risks:** Risks include No Assurance of Returns or Achieving Investment Objectives, Lack of Operating History, Failure to Meet Drawdown Request; Exclusion from Investments, No Market for Interests, No Regular

Distributions, Lack of Investor Control, Dilution from Subsequent Closings, Distributions in Specie, Target Returns and Projections, Epidemics, Pandemics, Outbreaks of Disease and Public Health Issues. **Costs apply and are subject to change. All the costs are detailed in the Issuing Document, available upon request to the AIFM. Before making any investment decision, please read the Issuing Document, in particular the costs and risks sections.** **Leverage:** The expected maximum level of leverage permitted in respect of the Partnership is 100% of its Net Asset Value under both the commitment and the gross method using a reference base of 1 (base 1: no leverage corresponds to a ratio of 100%).

This is not an exhaustive list of the risks and costs. Other risks and costs apply, differ per share class and are subject to change.

SFDR classification: Article 8 of the SFDR. Each Sub-Fund promotes, among other characteristics, environmental and social characteristics and is subject to the disclosure requirements of a financial product under Article 8(1) of the SFDR. **It does not have sustainable investment as its objective.** Before making any investment decision, please consider all the objectives, characteristics, binding elements of the selection process and methodological limits contained in the PPM, and the SFDR Pre-contractual Annex.

***The InvestEU programme** provides the European Union with crucial long-term financing, leveraging significant public and private funds to support a sustainable recovery. It also helps mobilise private investment for EU policy priorities, such as the European Green Deal and the digital transition. InvestEU brings together under one roof the multitude of EU financial instruments previously available to support investments in the European Union, making the financing of investment projects in Europe simpler, more efficient and flexible. The programme consists of three components: the InvestEU Fund, the InvestEU Advisory Hub and the InvestEU Portal. The InvestEU Fund is deployed through implementing partners who will invest in projects using the EU budget guarantee of €26,2 billion. The full budget guarantee will support the investment projects of the implementing partners, increasing their risk-bearing capacity and thus mobilising at least €372 billion of additional investment.

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Disclosures:

This marketing communication is related to Cordiant Digital Infrastructure Equity, a Luxembourg-based special limited partnership (société en commandite spéciale), classified as an Alternative Investment Fund (AIF).

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Cordiant Capital Inc. is appointed as Portfolio manager of the Fund (registered office: Suite 2800, 1002 Sherbrooke Street, West Montreal, QC, CANADA, H3A 3L6)

The future performance is subject to taxation, which depends on the personal situation of each investor, and which may change in the future. Before making any investment decision, please consider all characteristics, objectives, risks and costs in the Private Placement Memorandum (PPM), and the SFDR Pre-contractual Annexe.

The Management Company may decide to terminate the agreements made for the marketing of the Fund in your country. The PPM is available in English, upon request and free of charge, from the AIFM, Cordiant Luxembourg S.A.