SOWER
LONGVIEW II FUND

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FOR IMMEDIATE RELEASE

SOWER LONGVIEW FUND II COMPLETES ACQUISITION OF BATAVIA 165

Omaha, Nebraska, September 2025 – The Sower Longview Fund II, LP ("Longview II") has acquired Batavia 165, a 42,676-square-foot freestanding retail building located in Batavia, Illinois, one of suburban Chicago's most mature and established retail corridors.

PRIME TENANT, MARKET FUNDAMENTALS, AND DEMAND DRIVERS

Batavia 165 is fully leased to Slumberland Furniture under a long-term agreement, which enhances the Fund's credit quality and provides predictable income stability. Slumberland's established operating history at the property further strengthens the expectation of continued tenancy, reinforcing the durability of cash flows over the investment horizon.

The asset is strategically positioned along Randall Road, a highly trafficked retail corridor supported by a complementary mix of nationally recognized tenants. This location benefits from strong visibility, ease of access, and consistent consumer activity. The surrounding trade area is characterized by affluent households and robust spending capacity, conditions that continue to underpin resilient demand for high-quality retail space within the corridor.

EXECUTION STRATEGY AND VALUE CREATION

The Batavia 165 acquisition reflects Longview II's disciplined approach to structuring investments that balance immediate income stability with long-term growth potential. The transaction was financed to support strong early cash flow while preserving flexibility for future capitalization events. Targeting an initial cash yield of 11% and a projected total return of 15.11%, this investment underscores the Fund's ability to deliver attractive risk-adjusted performance. Importantly, these outcomes highlight how the strategy supports the Fund's defensive posture and aligns with its broader objectives of generating 6–8% annual cash yields and 12–15% total net returns.

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In parallel, Sower will leverage its asset management platform to oversee operations, proactively manage lease milestones, and implement targeted capital improvements. These initiatives aim to enhance asset durability, strengthen tenant retention, and position Batavia 165 for sustained value creation throughout the holding period.

For more information, please contact: investors@sower.com

About Sower:

Sower is a leading alternative asset investment firm based in Omaha, Nebraska. It specializes in strategic farmland, commerci al real estate, and venture capital investments. With a robust portfolio exceeding $600 million in assets under management (AUM) and more than $1 billion in acquisitions, Sower is committed to delivering long-term cash flow, tax-efficient appreciation, and asymmetric returns for its investors.

Sower differentiates itself through active equity participation and disciplined risk management, ensuring all capital is depl oyed in projects where the firm maintains controlling governance rights. The company's investment strategy focuses on three core ar eas:

- **Commercial Real Estate** – Sower focuses on maximizing value across various commercial real estate asset classes, primarily in secondary and tertiary U.S. markets. Our current stabilized assets under management (AUM) exceed $350 million, diversified across multiple funds and syndications. This includes the Sower Longview Fund II, LP, our flagship vehicle, which targets open-air retail center properties designed to deliver strong, risk-adjusted returns. In addition to Longview Fund II, Sower offers a range of investment structures from core-plus holdings that provide steady cash flow to value-add opportunities that create upside through redevelopment, leasing optimization, and active asset management. We also selectively pursue single-asset syndications that allow investors to participate in specific, high-conviction opportunities.

- **Farmland Investments** – Through the Sower Farmland Fund, LLP, we acquire and enhance U.S. row crop farmland and seek to deliver inflation-protected returns with both income and appreciation components. We also manage the Legacy Farmland Fund, which is designed to preserve and optimize a long-term portfolio of existing assets. Across both strategies, we oversee more than $120 million in farmland holdings, partnering with experienced operators and leveraging technology to improve yields and stewardship.

- **Venture Capital** – Sower's venture platform targets high-growth opportunities across multiple sectors, with an emphasis on innovation and long-term value creation. One example of this is our partnership with Solas BioVentures, which provides access to life sciences venture funds, including cutting-edge investments in biotechnology, medical technology, and digital health. Beyond life sciences, Sower participates in fintech, agtech, energy, artificial intelligence (AI), and other disruptive sectors, focusing on teams and business models with the potential to generate strong multiples on invested capital (MOIC). This diversified approach enables Sower to support companies that solve meaningful problems, while maintaining a disciplined capital allocation strategy.

Website: www.sower.com | **LinkedIn**: Sower