# COVER SHEET

| A | S | 0 | 9 | 4 | - | 0 | 0 | 0 | 0 | 8 | 8 |
|---|---|---|---|---|---|---|---|---|---|---|---|

SEC Registration Number

S M   P R I M E   H O L D I N G S ,   I N C .   A N D   S U
B S I D I A R I E S

(Company's Full Name)

7 / F   M O A   S q u a r e ,   S e a s h e l l   L a n e
c o r .   C o r a l   W a y ,   M a l l   o f   A s i a   C
o m p l e x ,   B r g y .   7 6   Z o n e   1 0 ,   C B P
1 - A ,   P a s a y   C i t y ,   M e t r o   M a n i l a ,
P h i l i p p i n e s

(Business Address: No. Street City/Town/Province)

**Mr. John Nai Peng C. Ong**
(Contact Person)

**8831-1000**
(Company Telephone Number)

| 0 | 8 | | 1 | 2 |
|---|---|---|---|---|

*Month* *Day*
(Calendar Period)

| 1 | 7 | - | C | |
|---|---|---|---|---|

(Form Type)

*Month* *Day*
(Annual Meeting)

(Secondary License Type, If Applicable)

Dept. Requiring this Doc.

Amended Articles Number/Section

Total Amount of Borrowings

Total No. of Stockholders

Domestic

Foreign

To be accomplished by SEC Personnel concerned

File Number

LCU

Document ID

Cashier

STAMPS

Remarks: Please use BLACK ink for scanning purposes.

**SECURITIES AND EXCHANGE COMMISSION**

**SEC FORM 17-C**

**CURRENT REPORT UNDER SECTION 17**
**OF THE SECURITIES REGULATION CODE (SRC)**
**AND SRC RULE 17(a)-1(b)(3) THEREUNDER**

1. **August 12, 2025**
   Date of Report

2. SEC Identification Number **AS094-000088** 3. BIR Tax Identification No. **003-058-789**

4. **SM PRIME HOLDINGS, INC.**
   Exact name of registrant as specified in its charter

5. **PHILIPPINES** 6. (SEC Use Only)
   Province, country or other jurisdiction of incorporation — Industry Classification Code:

7. **7/F MOA Square, Seashell Lane cor. Coral Way, Mall of Asia Complex, Brgy. 76 Zone 10, CBP 1-A, Pasay City, Metro Manila, Philippines** **1300**
   Address of principal office — Postal Code

8. **(632) 8831-1000**
   Registrant's telephone number, including area code

9. **N/A**
   Former name or former address, if changed since last report

10. Securities registered pursuant to Sections 4 and 8 of the RSA

| Title of Each Class | Number of Shares of Common Stock Outstanding and Amount of Debt Outstanding |
|---|---|
| **COMMON STOCK, P1 PAR VALUE** | **28,871,122,694** |
| **DEBT SECURITIES – RETAIL BOND** | **141,458,500,000** |

11. Indicate the item numbers reported herein: **ITEM # 9, LETTER B.**

**PRESS RELEASE**

**SM Prime to Complete P7 Billion Sustainable Redevelopment of SM Megamall by 2029**

**Pasay City, Philippines [August 12, 2025]** - SM Prime Holdings, Inc. (SM Prime) is investing P7 billion to redevelop SM Megamall, one of the Philippines' most iconic malls, with phased completion targeted between 2027 and 2029. The project is designed to elevate the customer experience while embedding long-term sustainability measures across the property.

Designed by UK-based architectural firm Benoy—known for developments like Jewel Changi in Singapore and Icon Siam in Thailand—the new SM Megamall will adopt a "Crystal Islands" concept, emphasizing natural light, open flow and organic forms.

The redevelopment will add 20,000 square meters of gross leasable area and introduce nature-inspired architecture, improved mobility features and energy-efficient systems. The addition of themed retail zones and intuitive wayfinding is designed to make the mall more accessible, while encouraging visitors to explore and discover new experiences throughout the expansive complex.

Operational upgrades include a new four-level basement parking facility with over 1,600 slots, expanded walkways and ceilings, and improved circulation through wider corridors and modernized vertical transport.

The redevelopment also includes relocated state-of-the-art cinemas, a new Megatrade Hall, a redesigned food court and upgraded common areas and restrooms.

Sustainability features are integral to the redevelopment blueprint. A rainwater harvesting system with a 500-cubic-meter capacity will support water conservation, while upgrades to the mall's mechanical systems are expected to reduce overall energy consumption.

ETFE roofing will be used to let in natural light and reduce cooling costs, while skylights and clerestory windows will minimize artificial lighting. As with existing areas, energy-efficient LED lighting and sensor-activated escalators will deliver up to 50% and 30% energy savings, respectively.

Solar panel installations are also under evaluation as part of SM Prime's broader carbon reduction efforts.

SM Megamall has been serving millions annually and anchoring the Mandaluyong central business district. With this redevelopment, SM Prime is reasserting its leadership in sustainable mall development, positioning SM Megamall for the next decade of growth.

###

For further information, please contact:

**John Nai Peng C. Ong**
Chief Finance Officer
SM Prime Holdings, Inc.
E-mail: john.ong@smprime.com
Tel. no.: 8831.1000 loc. 7886

## Forward-looking Statement

**SIGNATURES**

Pursuant to the requirements of the Securities Regulation Code, the registrant has duly caused this report to be signed on its behalf by the undersigned hereunto duly authorized.

**SM PRIME HOLDINGS, INC.**
Registrant

Date: August 12, 2025

John Nai Peng C. Ong
______________________________
**JOHN NAI PENG ONG**
**Chief Finance Officer & Corporate Information Officer**