BYSTREET

Posadas Owners in the Caribbean & Latin America

October 2026



BYSTREET · BRAND OWNER REPORT

Posadas Owners in the Caribbean and Latin America

OWNERS	OPEN HOTELS	PIPELINE	COUNTRIES	MULTI-HOTEL
93	196	5	2	16
Profiled and ranked	Posadas flags	Publicly announced	Across two regions	Two or more Posadas hotels

OWNERS BY REGION

REGION	OWNERS	OPEN HOTELS	PIPELINE	LARGEST OWNER
Mexico	92	193	5	FibraHotel (Fibra Hotelera Mexicana) (63)
Caribbean	1	3	0	BG Hotels (Berger Family) (3)

HOW TO READ AN OWNER PAGE

- **Portfolio:** every hotel the owner holds on record — Posadas flags first, then other flags and independents — with brand, location and region; publicly announced pipeline projects are marked (signed but unannounced deals are not on record).
- **Posadas relationship:** how the hotels are held and operated, and what changed in the last twelve months.
- **Who to contact:** the people who sign or drive brand agreements, with a direct email or phone where one is verified.

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OWNER RANKING

Mexico

92 owners with 193 open Posadas hotels and 5 pipeline projects, ranked by hotels with Posadas.

#	OWNER GROUP	HOTELS	OPEN	PIPELINE	COUNTRIES
1	FibraHotel (Fibra Hotelera Mexicana)	63	63	0	Mexico
2	Grupo Posadas (Azcárraga Andrade family)	18	18	0	Mexico
3	Parks Hospitality Holdings (PHH)	8	8	0	Mexico
4	Grupo Intra	5	5	0	Mexico
5	Grupo ARHE	4	4	0	Mexico
6	Edco Turismo Bajío	3	3	0	Mexico
7	Fibra Danhos	3	3	0	Mexico
8	Grupo Xtra (Valiant Hoteles)	3	1	2	Mexico
9	Altea Desarrollos	2	2	0	Mexico
10	Fibra Uno (FUNO)	2	2	0	Mexico
11	Grupo Belmonte / Grupo Hotelero Beló	2	2	0	Mexico
12	Inversiones Hoteleras Laguna	2	2	0	Mexico
13	Loma Desarrollos	2	2	0	Mexico
14	Operadora de Moteles y Restaurantes	2	2	0	Mexico
15	Promotora Turística Costa de Oro	2	2	0	Mexico
16	Administraciones Cedro	1	1	0	Mexico
17	Administradora de Inmuebles de Ixtapa	1	1	0	Mexico
18	Administradora Potosina de Hoteles	1	1	0	Mexico
19	Arenas Encantadas	1	1	0	Mexico
20	Belo Grand	1	1	0	Mexico
21	Centro Corporativo Stern	1	1	0	Mexico
22	Clariond Family	1	1	0	Mexico
23	Consultoría y Proyectos Cumbres (CyP Cumbres)	1	1	0	Mexico
24	Corporación Hotelera Izapa	1	1	0	Mexico
25	Corporativo Berogal	1	1	0	Mexico
26	Corporativo de Servicios Turísticos Xochitepec	1	1	0	Mexico
27	Corporativo El Bierzo	1	1	0	Mexico

#	OWNER GROUP	HOTELS	OPEN	PIPELINE	COUNTRIES
28	Cárdenas Longoria Family	1	1	0	Mexico
29	Desarrolladora Hotelera VAR	1	1	0	Mexico
30	Desarrollo de Proyectos Novel Fiesta	1	1	0	Mexico
31	EDCO Turismo	1	1	0	Mexico
32	Fibra Inn	1	1	0	Mexico
33	Fibra SOMA	1	1	0	Mexico
34	Fábrica de Hoteles (H2)	1	1	0	Mexico
35	Gamboa Family (Operadora Plaza Vizcaya)	1	1	0	Mexico
36	García Correa and Portes Hernández	1	1	0	Mexico
37	Garza Cantú Family (Hotelera Aztlán)	1	1	0	Mexico
38	GICSA (Grupo GICSA)	1	1	0	Mexico
39	Grupo Citlali	1	1	0	Mexico
40	Grupo DMI	1	1	0	Mexico
41	Grupo Flecha Amarilla	1	1	0	Mexico
42	Grupo GDI	1	1	0	Mexico
43	Grupo GRR Desarrollo Hotelero	1	1	0	Mexico
44	Grupo Hotelero SCN	1	1	0	Mexico
45	Grupo Institución	1	1	0	Mexico
46	Grupo ISLO	1	1	0	Mexico
47	Grupo Lew (Fondo DTL)	1	1	0	Mexico
48	Grupo Pachuca	1	1	0	Mexico
49	Hotel Señorial	1	1	0	Mexico
50	Hoteles Ejecutivos del Puerto Interior	1	1	0	Mexico
51	Hoteles SR (Ruiz Souza Family)	1	1	0	Mexico
52	ICH Administração de Hotéis S.A.	1	1	0	Mexico
53	Impulsora Hotelera y de Servicios Bahía	1	1	0	Mexico
54	Inmobiliaria Calles Pal, S.A. de C.V	1	1	0	Mexico
55	Inmobiliaria Masach	1	1	0	Mexico
56	Inmobiliaria Priar	1	1	0	Mexico
57	Inmobiliaria Rarr	1	1	0	Mexico
58	Inversionistas Agapantos (JJG, S.A. de C.V.)	1	1	0	Mexico

#	OWNER GROUP	HOTELS	OPEN	PIPELINE	COUNTRIES
59	José Gabriel Tommasi Martínez	1	1	0	Mexico
60	Landstar Hotels	1	1	0	Mexico
61	León family (Huayacán)	1	1	0	Mexico
62	Mariano Carlos Rosales Ortiz	1	1	0	Mexico
63	Oliba Operadora Hotelera	1	1	0	Mexico
64	Operaciones Hoteleras de Ixtapan de la Sal	1	1	0	Mexico
65	Operadora Angelópolis	1	1	0	Mexico
66	Operadora Central de Inmuebles, S.A. de C.V	1	1	0	Mexico
67	Operadora Desdar	1	1	0	Mexico
68	Operadora Empresarial Corregidora de Querétaro	1	1	0	Mexico
69	Operadora Empresarial de Churubusco	1	1	0	Mexico
70	Operadora Empresarial Derramadero, S.A. de C.V	1	1	0	Mexico
71	Operadora Hotelera Banco Chinchorro, S.A. de C.V	1	1	0	Mexico
72	Operadora Hotelera Camino Real	1	1	0	Mexico
73	Operadora Hotelera La Raza	1	1	0	Mexico
74	Operadora Hotelera Placar 30	1	1	0	Mexico
75	Operadora MX	1	1	0	Mexico
76	Operadora Paraíso 7373	1	1	0	Mexico
77	Operadora Peninsular	1	1	0	Mexico
78	Operadora Perione	1	1	0	Mexico
79	Operadora Quemarq	1	1	0	Mexico
80	Operadora Turistica Victoria	1	1	0	Mexico
81	Operadora Turística Las Rosas	1	1	0	Mexico
82	Paseo Tec Developer	1	1	0	Mexico
83	Profit Rentabilidad Operativa	1	1	0	Mexico
84	Promotora Granba / Granja Family	1	1	0	Mexico
85	Promotora Turística Vaera	1	1	0	Mexico
86	Ruiz Family (Héctor Daniel Ruiz Rosiles)	1	1	0	Mexico
87	Soluciones Hoteleras Integrales	1	1	0	Mexico
88	The One Inmobiliaria / Ideeo 4.0	1	1	0	Mexico
89	Torrallardona–Mijares family	1	1	0	Mexico

#	OWNER GROUP	HOTELS	OPEN	PIPELINE	COUNTRIES
90	Banorte	1	0	1	Mexico
91	Inmobiliaria One Asesoría y Administración	1	0	1	Mexico
92	Municipality of Tampico	1	0	1	Mexico

MEXICO · LISTED COMPANY

1. FibraHotel (Fibra Hotelera Mexicana)

POSADAS HOTELS	PIPELINE	COUNTRIES	PORTFOLIO
63	0	1	84 hotels

FibraHotel is the operating name of Mexican hotel FIBRA Fideicomiso Irrevocable F/1596, constituted July 31, 2012 by Concentradora Fibra Hotelera Mexicana, S.A. de C.V. and Deutsche Bank México. Its CBFIs trade as FIHO12. The trust is headquartered in Santa Fe, Mexico City. Simón Galante Zaga is Director General; the Technical Committee's patrimonial members include Simón and Alberto Galante Zaga and Eduardo Zaga Cojab.

PORTFOLIO

HOTEL	BRAND	LOCATION	REGION
Fiesta Americana Aguascalientes	Fiesta Americana	Aguascalientes, Mexico	Mexico
Fiesta Americana Condesa Cancún All Inclusive	Fiesta Americana	Cancun, Mexico	Mexico
Fiesta Americana Hacienda Galindo Resort & Spa	Fiesta Americana	San Juan del Río, Mexico	Mexico
Fiesta Americana Hermosillo	Fiesta Americana	Hermosillo, Mexico	Mexico
Fiesta Americana México Satélite	Fiesta Americana	Tlalnepantla, Mexico	Mexico
Fiesta Americana Monterrey Pabellón M	Fiesta Americana	Monterrey, Mexico	Mexico
Fiesta Americana Viaducto Aeropuerto	Fiesta Americana	Mexico City, Mexico	Mexico
Fiesta Inn	Fiesta Inn	Ciudad del Carmen, Mexico	Mexico
Fiesta Inn Ciudad Juárez	Fiesta Inn	Ciudad Juarez, Mexico	Mexico
Fiesta Inn Cuautitlán	Fiesta Inn	Cuautitlan Izcalli, Mexico	Mexico
Fiesta Inn Cuernavaca	Fiesta Inn	Cuernavaca, Mexico	Mexico
Fiesta Inn Culiacán	Fiesta Inn	Culiacan, Mexico	Mexico
Fiesta Inn Ecatepec	Fiesta Inn	Ecatepec, Mexico	Mexico
Fiesta Inn Express Aguascalientes	Fiesta Inn	Aguascalientes, Mexico	Mexico
Fiesta Inn Express Chihuahua	Fiesta Inn	Chihuahua, Mexico	Mexico

HOTEL	BRAND	LOCATION	REGION
Fiesta Inn Express Ciudad Obregón	Fiesta Inn	Ciudad Obregon, Mexico	Mexico
Fiesta Inn Express Ciudad de México Fórum Buenavista	Fiesta Inn	Mexico City, Mexico	Mexico
Fiesta Inn Express Durango	Fiesta Inn	Durango, Mexico	Mexico
Fiesta Inn Express Hermosillo	Fiesta Inn	Hermosillo, Mexico	Mexico
Fiesta Inn Express Monclova	Fiesta Inn	Monclova, Mexico	Mexico
Fiesta Inn Express Naucalpan	Fiesta Inn	Naucalpan, Mexico	Mexico
Fiesta Inn Express Nuevo Laredo	Fiesta Inn	Nuevo Laredo, Mexico	Mexico
Fiesta Inn Express Perinorte	Fiesta Inn	Cuautitlán Izcalli, Mexico	Mexico
Fiesta Inn Express Puebla Finsa	Fiesta Inn	Puebla, Mexico	Mexico
Fiesta Inn Express San Luis Potosí Oriente	Fiesta Inn	San Luis Potosi, Mexico	Mexico
Fiesta Inn Express Tepic	Fiesta Inn	Tepic, Mexico	Mexico
Fiesta Inn Guadalajara Expo	Fiesta Inn	Guadalajara, Mexico	Mexico
Fiesta Inn León	Fiesta Inn	Leon, Mexico	Mexico
Fiesta Inn Los Mochis	Fiesta Inn	Los Mochis, Mexico	Mexico
Fiesta Inn Mexicali	Fiesta Inn	Mexicali, Mexico	Mexico
Fiesta Inn Monterrey La Fe	Fiesta Inn	Monterrey, Mexico	Mexico
Fiesta Inn Monterrey Valle	Fiesta Inn	San Pedro Garza Garcia, Mexico	Mexico
Fiesta Inn Morelia Altozano	Fiesta Inn	Morelia, Mexico	Mexico
Fiesta Inn Oaxaca	Fiesta Inn	Oaxaca, Mexico	Mexico
Fiesta Inn Periférico Sur	Fiesta Inn	Mexico City, Mexico	Mexico
Fiesta Inn Puerto Vallarta Isla	Fiesta Inn	Puerto Vallarta, Mexico	Mexico
… and 46 more hotels on record (19 under other flags or independent)			

SCALE

As of June 30, 2026, FibraHotel reported 84 hotels and 12,300 rooms in Mexico. Its hotel portfolio includes Posadas, Marriott, Hilton, Wyndham and Camino Real brands, with operations involving Posadas, Marriott, Camino Real, Playa Resorts, InHouse and Aimbridge.

POSADAS RELATIONSHIP

FibraHotel acquired 14 hotels from Grupo Posadas in 2013; Posadas announced a 10-hotel contract with FibraHotel in 2014. In the first quarter of 2025, FibraHotel reported 67 Posadas-managed hotels and one leased to Posadas, with operator fees based partly on hotel gross operating profit. Its Fiesta Americana, Fiesta Inn, Grand Fiesta Americana, Live Aqua and One properties include Posadas-operated hotels. On July 1, 2026, Fiesta Inn Villahermosa ended its Posadas operation and franchise and transitioned to an InHouse lease.

WHO TO CONTACT

NAME	ROLE	EMAIL	PHONE	LI
Simón Galante Zaga	CEO / Technical Committee Member	simon@grupogdi.net	+52 55 5292 8050	
Alberto Galante Zaga	Technical Committee Member	alberto@grupogdi.net	+52 55 5292 8050	
Eduardo Zaga Cojab	Technical Committee Member	eduardo@sma.com.mx	+52 55 5292 8050	
Cristian Rodriguez	Director General	c.rodriguez@hotelesprisma.com	+52 871 736 9194	

MEXICO · LISTED COMPANY

2. Grupo Posadas (Azcárraga Andrade family)

POSADAS HOTELS	PIPELINE	COUNTRIES	PORTFOLIO
18	0	1	201 hotels

Gastón Azcárraga Tamayo founded Promotora Mexicana de Hoteles in Mexico City on April 18, 1967. The company became Grupo Posadas, S.A.B. de C.V., a public holding company listed on the BMV since 1992, and operates through subsidiaries. Brothers Pablo, José Carlos and Enrique Azcárraga Andrade sit on the board; Pablo is chairman and José Carlos is CEO. Posadas reports that subsidiaries hold only a small part of its hotel real estate.

PORTFOLIO

HOTEL	BRAND	LOCATION	REGION
Fiesta Americana Acapulco Villas	Fiesta Americana	Acapulco, Mexico	Mexico
Fiesta Americana Cancún Villas	Fiesta Americana	Cancun, Mexico	Mexico
Fiesta Americana Cozumel All Inclusive	Fiesta Americana	Cozumel, Mexico	Mexico
Fiesta Americana Guadalajara	Fiesta Americana	Guadalajara, Mexico	Mexico
Fiesta Americana Mérida	Fiesta Americana	Merida, Mexico	Mexico
Fiesta Inn Ciudad de México Aeropuerto	Fiesta Inn	Mexico City, Mexico	Mexico
Fiesta Inn Express Puebla Explanada	Fiesta Inn	San Pedro Cholula, Mexico	Mexico
Fiesta Inn Guadalajara Aeropuerto	Fiesta Inn	Guadalajara, Mexico	Mexico
Fiesta Inn Insurgentes Sur	Fiesta Inn	Mexico City, Mexico	Mexico
Fiesta Inn Insurgentes Viaducto	Fiesta Inn	Mexico City, Mexico	Mexico
Fiesta Inn Puebla Las Ánimas	Fiesta Inn	Puebla, Mexico	Mexico
Fiesta Inn Tijuana Otay Aeropuerto	Fiesta Inn	Tijuana, Mexico	Mexico
Grand Fiesta Americana Los Cabos All Inclusive Golf and Spa	Grand Fiesta Americana	Cabo San Lucas, Mexico	Mexico
Live Aqua Cancún (Solo Adultos)	Live Aqua	Cancun, Mexico	Mexico
Live Aqua Private Residences La Paz	Live Aqua	Cabo San Lucas, Mexico	Mexico
Live Aqua Private Residences Marina Vallarta	Live Aqua	Puerto Vallarta, Mexico	Mexico
The Explorean Cozumel	The Explorean	San Miguel de Cozumel, Mexico	Mexico
The Explorean Selva Maya Kohunlich	The Explorean	Kohunlich, Mexico	Mexico

HOTEL	BRAND	LOCATION	REGION
Maya Tulum by G Hotels	G Hotels	Tulum, Mexico	Mexico

SCALE

At June 30, 2026, Posadas reported 201 hotels and 30,518 rooms across Mexico and the Caribbean, with 86% of rooms in urban destinations and 14% in beach destinations. Its pipeline comprised 34 hotels and 4,790 rooms; independent investors supplied 98% of the planned capital.

POSADAS RELATIONSHIP

Posadas-system locations include Fiesta Americana—Acapulco, Cancún, Cozumel, Guadalajara and Mérida; Fiesta Inn—Mexico City, San Pedro Cholula, Guadalajara, Puebla and Tijuana; Grand Fiesta Americana—Los Cabos; Live Aqua—Cancún, Los Cabos and Puerto Vallarta; and The Explorean—Cozumel and Kohunlich. Group-wide, Posadas combines owned, leased, managed and franchised models. On May 8, 2026, it sold Fiesta Americana Reforma to Fibra SOMA and kept operating the hotel. No sale, reflag or brand exit was identified at the listed locations in the last 12 months.

WHO TO CONTACT

NAME	ROLE	EMAIL	PHONE	LI
Erick Coira	Gerente General	erick@ggroupmx.com		
Verónica Pacheco López	General Manager	vlopez@fibrauno.mx		
Eduardo Sigg Navarro	General Manager			
Francisco Javier Flores	General Manager			

MEXICO · DEVELOPER

3. Parks Hospitality Holdings (PHH)

POSADAS HOTELS	PIPELINE	COUNTRIES	PORTFOLIO
8	0	1	17 hotels

Founded in 2006 by Charles El-Mann Fasja, PHH operates as the hospitality development business under Parks Holdings, a Mexico City–based real-estate group. El-Mann Fasja remains PHH's CEO.

PORTFOLIO

HOTEL	BRAND	LOCATION	REGION
Fiesta Inn Aguascalientes Patio	Fiesta Inn	Aguascalientes, Mexico	Mexico
Fiesta Inn Chihuahua Fashion Mall	Fiesta Inn	Chihuahua, Mexico	Mexico
Fiesta Inn Express Cancún Cumbres	Fiesta Inn Express	Cancun, Mexico	Mexico
Fiesta Inn Mérida	Fiesta Inn	Merida, Mexico	Mexico
Fiesta Inn Pachuca Gran Patio	Fiesta Inn	Pachuca, Mexico	Mexico
Fiesta Inn Plaza Central Aeropuerto	Fiesta Inn	Mexico City, Mexico	Mexico
Fiesta Inn Tuxtla Fashion Mall	Fiesta Inn	Tuxtla Gutierrez, Mexico	Mexico
one Salina Cruz	One Hotels	Salina Cruz, Mexico	Mexico
Canopy by Hilton Cancun La Isla	Canopy by Hilton	Cancun, Mexico	Mexico
Conrad Tulum Riviera Maya	Conrad Hotels & Resorts (Hilton)	Chemuyil, Mexico	Mexico
Hilton Cancun, an All-Inclusive Resort	Hilton	Cancun, Mexico	Mexico
Hilton Guadalajara Midtown	Hilton	Guadalajara, Mexico	Mexico
Hilton Mexico City Santa Fe	Hilton	Mexico City, Mexico	Mexico
Hilton Tulum Riviera Maya All-Inclusive Resort	Hilton	Tulum, Mexico	Mexico
Waldorf Astoria Riviera Maya	Waldorf Astoria (Hilton)	Cancun, Mexico	Mexico
Hyatt Place Cancun Airport	Hyatt Place	Cancun, Mexico	Mexico
Stampa Residential Santa Fe	Independent	Mexico City, Mexico	Mexico

SCALE

PHH reported more than 11,000 hotel rooms across its portfolio in June 2026. Its portfolio spans Mexico and the United States and includes hotels associated with Posadas, Hilton and Hyatt, alongside mixed-use, office, residential, commercial and industrial real estate.

POSADAS RELATIONSHIP

PHH's hotel portfolio includes Fiesta Inn Aguascalientes Patio, Fiesta Inn Chihuahua Fashion Mall, Fiesta Inn Express Cancun Cumbres, Fiesta Inn Merida, Fiesta Inn Pachuca Gran Patio, Fiesta Inn Plaza Central Aeropuerto in Mexico City, Fiesta Inn Tuxtla Fashion Mall and One Salina Cruz. Grupo Posadas identifies itself as operator of Fiesta Inn and One hotels. No sale, reflag or brand exit was identified in the past twelve months.

WHO TO CONTACT

NAME	ROLE	EMAIL	PHONE	LI
Charles El-Mann Fasja	Founder & CEO, Parks Hospitality Holdings	cef@parks.com.mx	+52 55 1105 2210	
Philip Bollhoefer	Vice President Food Beverage	philip.bollhoefer@parkshotels.com	+1 407 744 5956	
Shaunak Patel	President, Parks Hospitality Group, Parks Operadora Hotelera	shaunak.patel@parkshotels.com	+1 919 768 3314	
Fernando Poma	Vice President, Grupo Poma; CEO, Real Hotels & Resorts	fernando.poma@r-hr.com		

MEXICO · FAMILY GROUP

4. Grupo Intra

POSADAS HOTELS	PIPELINE	COUNTRIES	PORTFOLIO
5	0	1	5 hotels

Valentín Ruiz Ortiz founded Consorcio Intra in 2002. A 2019 report named his children Javier Antonio, Francisco José, Valentín Manuel and María Esther Ruiz Anitúa as principal partners in family businesses. A 2021 report recorded the death of Valentín Ruiz Anitúa, described as one of Grupo Intra's owners.

PORTFOLIO

HOTEL	BRAND	LOCATION	REGION
Fiesta Inn Chetumal	Fiesta Inn	Chetumal, Mexico	Mexico
Fiesta Inn Ciudad del Carmen	Fiesta Inn	Ciudad del Carmen, Mexico	Mexico
Fiesta Inn Tuxtla Gutiérrez	Fiesta Inn	Tuxtla Gutierrez, Mexico	Mexico
one Ciudad del Carmen Concordia	One Hotels	Ciudad del Carmen, Mexico	Mexico
one Villahermosa 2000	One Hotels	Villahermosa, Mexico	Mexico

SCALE

The five Posadas properties are in Quintana Roo, Campeche, Chiapas and Tabasco. Posadas lists 131 rooms at Fiesta Inn Chetumal and 126 each at One Ciudad del Carmen Concordia and One Villahermosa 2000. Grupo Intra also has construction, tourism, food, agroindustry and private air transport businesses.

POSADAS RELATIONSHIP

Grupo Intra's five recorded properties with Posadas are Fiesta Inn in Chetumal, Ciudad del Carmen and Tuxtla Gutiérrez and One in Ciudad del Carmen and Villahermosa. Contemporary coverage said Consorcio Intra built Fiesta Inn Chetumal and Posadas would operate it; the hotel was inaugurated in 2013. Current Posadas listings confirm the five hotel names. No sale, reflag or brand exit was identified in the past twelve months.

WHO TO CONTACT

NAME	ROLE	EMAIL	PHONE	LI
Francisco José Ruiz Anitúa	Principal / Owner	francisco.ruiz@intra.mx		
Javier Antonio Ruiz Anitúa	Director of Construction / Principal	javier.ruiz@intra.mx		in
Juan Carlos del Río González	Partner	jgonzalez@sma.com.mx		
Beatriz Eugenia García Hernández	Chief Financial Officer (CFO)	beatriz.garcia@intra.mx		in

MEXICO · CONGLOMERATE

5. Grupo ARHE

POSADAS HOTELS	PIPELINE	COUNTRIES	PORTFOLIO
4	0	1	5 hotels

Grupo ARHE is a diversified Mexican conglomerate founded by Juan José Arellano Hernández, who is its current president and founder. It is based in Mazatlán, Sinaloa. Its businesses span tourism, mobility, construction, infrastructure, real-estate development, financial services, education, manufacturing, food and beverage, entertainment, consulting, legal and audit services.

PORTFOLIO

HOTEL	BRAND	LOCATION	REGION
Casa Lucila Mazatlán Curamoria Collection	Curamoria Collection	Mazatlan, Mexico	Mexico
Fiesta Inn Mazatlán	Fiesta Inn	Mazatlan, Mexico	Mexico
Gamma Mazatlán	Gamma	Mazatlan, Mexico	Mexico
Sunvivia Mazatlán	Sunvivia by Fiesta Americana	Mazatlan, Mexico	Mexico

SCALE

ARHE reports five hotels and 538 rooms, all in Mazatlán: Sunvivia by Fiesta Americana, Fiesta Inn, One, Gamma and Casa Lucila Curamoria Collection. The group also operates Alamo Rent A Car as Mexico's master franchisee and has construction, real-estate, mobility, food and beverage, and other businesses.

POSADAS RELATIONSHIP

ARHE's Posadas relationship began with a hotel-development alliance in 2019; ARHE has maintained Casa Lucila since 2018. Posadas operates ARHE's five Mazatlán hotels: Sunvivia by Fiesta Americana, Fiesta Inn, One, Gamma and Casa Lucila Curamoria Collection. Local reporting says Posadas assumed operations of four hotels around 2025. The Inn at Mazatlán became Sunvivia by Fiesta Americana on January 1, 2026, remaining in the Posadas system.

WHO TO CONTACT

NAME	ROLE	EMAIL	PHONE	LI
Juan José Arellano Hernández	Chairman of the Board	jhernandez@starmedica.com	+52 55 2404 6129	
Erick Ernesto Arellano Hernández	Principal Owner	erick.arellano@grupoarhe.mx		
Álvaro Pérez	Real Estate Director	alvaro.gutierrez@grupoarhe.mx	+52 241 878 2228	

MEXICO · FAMILY GROUP

6. Edco Turismo Bajío

POSADAS HOTELS	PIPELINE	COUNTRIES	PORTFOLIO
3	0	1	3 hotels

Eduardo Cordero Staufert has led Guadalajara–based Ford Country Motors since 1982 and heads the Cordero family. The family has developed and owned hotels in Cancún, Puerto Vallarta, Guadalajara and Silao. Cordero built the Coral Beach Cancún in 1987; his hospitality interests also include the Fiesta Americana Puerto Vallarta and the 207–room Fiesta Americana Grand Guadalajara, built in 2007.

PORTFOLIO

HOTEL	BRAND	LOCATION	REGION
Fiesta Americana Puerto Vallarta All Inclusive & Spa	Fiesta Americana	Puerto Vallarta, Mexico	Mexico
Fiesta Inn Suites Aeropuerto del Bajío Silao	Fiesta Inn	Silao, Mexico	Mexico
Grand Fiesta Americana Coral Beach Cancún All Inclusive Spa Resort	Grand Fiesta Americana	Cancun, Mexico	Mexico

SCALE

The family has hospitality interests in Cancún, Puerto Vallarta, Guadalajara and Silao, alongside its automotive business. Its Homewood Suites by Hilton Silao Airport project opened with 139 suites and was administered by Hilton.

POSADAS RELATIONSHIP

Posadas currently lists Grand Fiesta Americana Coral Beach in Cancún, Fiesta Americana Puerto Vallarta and Fiesta Inn Suites Aeropuerto del Bajío in Silao. Cordero is identified as owner of the Cancún and Puerto Vallarta hotels; the Silao Fiesta Inn is associated with EDCO in the recorded ownership information. Hilton administered the family–developed Homewood Suites in Silao at its 2018 opening. No sale, reflag or brand exit was identified in the past twelve months.

WHO TO CONTACT

NAME	ROLE	EMAIL	PHONE	LI
Eduardo Cordero Staufert	President/CEO	ecordero@fordcountry.com.mx		
Francisco Delgado Zapico	Delegado Fiduciario			
Isidro Munguia Cruz	Legal Representative, Promotora Caribe Cancun			

MEXICO · LISTED COMPANY

7. Fibra Danhos

POSADAS HOTELS	PIPELINE	COUNTRIES	PORTFOLIO
3	0	1	4 hotels

Grupo Danhos was founded in Mexico City in 1976 by brothers David Daniel Kabbaz Chiver and José Daniel Kabbaz Chiver. Fibra Danhos is a Mexican real-estate trust listed on the Mexican Stock Exchange since 2013. The Kabbaz family remains central to the company: founder David Daniel Kabbaz Chiver is chairman, and Salvador Daniel Kabbaz Zaga is CEO and chairman. Fibra Danhos develops, owns, leases and operates commercial real estate; it is distinct from hotel operator Posadas.

PORTFOLIO

HOTEL	BRAND	LOCATION	REGION
Fiesta Americana México Toreo	Fiesta Americana	Mexico City, Mexico	Mexico
Fiesta Inn Centro Histórico Ciudad de México	Fiesta Inn	Mexico City, Mexico	Mexico
Fiesta Inn Parque Puebla	Fiesta Inn	Puebla, Mexico	Mexico
Alexander Hotel	Independent	Mexico City, Mexico	Mexico

SCALE

At year-end 2025, Fibra Danhos reported 18 operating properties, six under development and 1,201,429 m² of gross leasable area across the Mexico City metropolitan area, Puebla, Quintana Roo and Oaxaca. Its real-estate portfolio spans retail, offices, mixed-use and industrial properties. Fiesta Americana Toreo is its confirmed operating hotel asset; the 131-room Ritz-Carlton Cancún Punta Nizuc is a planned joint venture with FibraHotel.

POSADAS RELATIONSHIP

Fiesta Americana Mexico Toreo in Mexico City is part of Danhos's Toreo Parque Central development; the hotel opened in 2016 and is held through Fideicomiso Irrevocable No. 17416-3. Posadas operates it under the Fiesta Americana brand. Fiesta Inn Centro Histórico in Mexico City and Fiesta Inn Parque Puebla are Grupo Posadas hotel assets, not Danhos hotel assets. Danhos's separate Ritz-Carlton Cancún Punta Nizuc project is a 131-room joint venture with FibraHotel; Marriott is to operate it, with opening planned for 2027. No sale, reflag or brand exit was identified in the past twelve months.

WHO TO CONTACT

NAME	ROLE	EMAIL	PHONE	LI
Salvador Daniel Kabbaz Zaga	CEO & Vice-Chairman	sdaniel@danhos.com.mx	+52 55 9199 4643	
David Daniel Kabbaz Chiver	Chairman, Technical Committee	ddaniel@danhos.com.mx		
Blanca Estela Canela Talancón	Executive Director, Administradora Fibra Danhos	bcanela@danhos.com.mx	+52 55 5100 9707	

MEXICO · FAMILY GROUP

8. Grupo Xtra (Valiant Hoteles)

POSADAS HOTELS	PIPELINE	COUNTRIES	PORTFOLIO
1	2	1	7 hotels

Isaac Saba Raffoul founded the family group. A 2014 business profile identified his sons Manuel and Alberto Saba as family principals; Grupo Xtra later identified Alberto Saba, Manuel Saba and Isaac Saba Cherem as its CEOs at a Posadas project launch. Grupo Xtra is privately held and gives its contact address as Paseo de la Reforma 215, Mexico City.

PORTFOLIO

HOTEL	BRAND	LOCATION	REGION
Grand Fiesta Americana Riviera Cancún	Grand Fiesta Americana	Cancún, Mexico	Mexico
Live Aqua Private Residences Acapulco	Live Aqua Private Residences · pipeline	Acapulco, Mexico	Mexico
Live Aqua Riviera Cancún	Live Aqua (Posadas) · pipeline	Cancun, Mexico	Mexico
Marriott Cancun, An All-Inclusive Resort	Marriott	Cancun, Mexico	Mexico
HS HOTSSON Hotel CDMX Condesa Sur	HS HOTSSON	Mexico City, Mexico	Mexico
Hotel El Ejecutivo by Reforma Avenue	Valiant Hoteles	Mexico City, Mexico	Mexico
Hotel Isabel	Independent	Mexico City, Mexico	Mexico
Hotel Valle de México Toreo	Independent	Naucalpan, Mexico	Mexico
Isaaya Hotel Boutique	Independent	Mexico City, Mexico	Mexico

SCALE

Xtra Hotelería's published portfolio names six hotels: Gran Hotel Ciudad de México, Hotel El Ejecutivo, Isaaya Hotel Boutique, Hotel Valle de México, Marriott Cancún Resort and JW Marriott Cancún Resort. Posadas also lists Grand Fiesta Americana Riviera Cancún. The group has real-estate, industrial, entertainment, food, parking and aviation businesses.

POSADAS RELATIONSHIP

Grupo Xtra partnered with Posadas on Live Aqua Riviera Cancún and Grand Fiesta Americana Riviera Cancún, with a groundbreaking in September 2023. The projects were announced at 1,052 rooms combined and an expected opening

from late Q1 2025 to early 2026. Posadas' official directory currently lists Grand Fiesta Americana Riviera Cancún. No sale, reflag or brand exit was identified in the past twelve months.

WHO TO CONTACT

NAME	ROLE	EMAIL	PHONE	LI
Isaac Saba	Co-Owner	isaba@icona.com.mx	+1 305 788 9794	
Alberto Isaac Saba Ades	Owner / Chairman, Alberto Saba	asaba@grupoxtra.com		
Jorge Machuca	Director General	jmachuca@valianthoteles.mx		

MEXICO · DEVELOPER

9. Altea Desarrollos

POSADAS HOTELS	PIPELINE	COUNTRIES	PORTFOLIO
2	0	1	3 hotels

Altea Desarrollos is part of Grupo Multimedios and Milenio and is based in Monterrey. Its company profile dates its founding to 2007. In 2018, Eugenio González Navarro was Altea's general director and Francisco Antonio González Sánchez chaired the boards of Grupo Milenio and Multimedios. Berenice Bermejo was identified as Altea's general director in 2026.

PORTFOLIO

HOTEL	BRAND	LOCATION	REGION
Fiesta Inn Express Monterrey Centro	Fiesta Inn	Monterrey, Mexico	Mexico
Fiesta Inn Monterrey Tecnológico	Fiesta Inn	Monterrey, Mexico	Mexico
NH Monterrey La Fe	NH Hotels	Monterrey, Mexico	Mexico

SCALE

Altea develops housing, commercial and industrial real estate. In 2026 it reported more than 400 strategic sites, over 1 million m2 of operating commercial space, 4 million m2 each in industrial and residential land reserves, and over 3 million monthly commercial visitors.

POSADAS RELATIONSHIP

Posadas's 2023 annual report lists Fiesta Inn Express Monterrey Centro (123 rooms), identifies Altea Versalles beside the hotel, and marks it as administered; the roster records 2019. Posadas continues to list the hotel, and is its administrator. No sale, reflag or brand exit was identified in the past twelve months.

WHO TO CONTACT

NAME	ROLE	EMAIL	PHONE	LI
Claudio Navarrete Rivas	Director Comercial de Proyectos Industriales	claudio.navarrete@alteadesarrollos.com		in
Luis Vogel	Director de Proyectos Inmobiliarios y Arquitectura	luis.vogel@alteadesarrollos.com		in
Berenice Bermejo Licea	General Director, Altea Desarrollos	berenice.bermejo@alteadesarrollos.com		

MEXICO · LISTED COMPANY

10. Fibra Uno (FUNO)

POSADAS HOTELS	PIPELINE	COUNTRIES	PORTFOLIO
2	0	1	5 hotels

Attribution to verify: FUNO's official portfolio lists Fashion Mall Chihuahua, while Posadas lists One Chihuahua Fashion Mall as a managed hotel. The shared mall name/site does not confirm FUNO as the hotel agreement sponsor; Posadas classifies Fiesta Inn Cancún Las Américas as leased.

Established in 2011, FUNO became Mexico's first FIBRA listed on the Mexican Stock Exchange. It is a publicly held real-estate trust governed through its CBFI holders' Tenants' Assembly and Technical Committee; the Technical Committee performs the board-equivalent governance role. André El Mann is chief executive officer and Gonzalo Robina is deputy chief executive officer.

PORTFOLIO

HOTEL	BRAND	LOCATION	REGION
Fiesta Inn Cancún Las Américas	Fiesta Inn	Cancun, Mexico	Mexico
one Chihuahua Fashion Mall	One Hotels	Chihuahua, Mexico	Mexico
Hilton Mexico City Reforma	Hilton	Mexico City, Mexico	Mexico
Hilton Monterrey Valle	Hilton	Monterrey, Mexico	Mexico
Hilton Vallarta Riviera All-Inclusive Resort	Hilton	Puerto Vallarta, Mexico	Mexico

SCALE

At year-end 2024, FUNO reported 585 properties and 11.1 million square feet of gross leasable area in Mexico. Its portfolio includes commercial, office, industrial and mixed-use properties; named hotel assets include the Hilton-branded Hotel Centro Histórico in Mexico City.

POSADAS RELATIONSHIP

FUNO owns Fashion Mall Chihuahua. Posadas' 2023 annual report lists One Chihuahua Fashion Mall as a 126-room hotel opened in 2017 and classified as administered by Posadas. The common mall name and site do not establish FUNO as the hotel agreement sponsor. Posadas lists Fiesta Inn Cancún Las Américas as leased, not as a confirmed FUNO asset. No sale, reflag or brand exit was identified in the past twelve months.

WHO TO CONTACT

NAME	ROLE	EMAIL	PHONE	LI
Gonzalo Robina	Deputy CEO	grobina@fibrauno.mx	+1 210 287 2408	
Alfonso Arceo	VP de Operaciones (Vice President of Operations)	aarceo@fibrauno.mx	+52 55 4170 7070	
Moisés El-Mann Arazi	Chairman, Technical Committee			

MEXICO · FAMILY GROUP

11. Grupo Belmonte / Grupo Hotelero Beló

Owner on record: Grupo Belmonte / Grupo Hotelero Beló (Belmonte Espinosa family)

POSADAS HOTELS	PIPELINE	COUNTRIES	PORTFOLIO
2	0	1	2 hotels

Grupo Hotelero Beló is associated with the Belmonte Espinosa family and is based in Morelia. The official contact for Gamma Morelia Vista Bella uses the belo.com.mx domain. A public professional profile described a former group general manager's tenure from 2009 to 2020 and involvement in developing and opening hotels for the group.

PORTFOLIO

HOTEL	BRAND	LOCATION	REGION
Gamma Morelia Vista Bella	Gamma	Michoacán, Mexico	Mexico
one Morelia Acueducto	One Hotels	Morelia, Mexico	Mexico

SCALE

The Posadas relationship covers Gamma Morelia Vista Bella and one Morelia Acueducto. Gamma Morelia Vista Bella has 20 rooms. A former general manager's profile described five group hotels in operation during his 2009–2020 tenure.

POSADAS RELATIONSHIP

Gamma Morelia Vista Bella opened in 2020 as a 20-room Posadas franchise; Gamma properties may be owner-operated or operated by Posadas. One Morelia Acueducto is listed on Posadas' official one Hotels site. No sale, reflag or brand exit was identified in the twelve months to September 2026.

WHO TO CONTACT

NAME	ROLE	EMAIL	PHONE	LI
Isllali Belmonte Rosales	Presidenta, CB Televisión / Grupo CB, Grupo CB / CB Televisión (Belmonte family affiliate)		+44 331 435 151 03	in

MEXICO · OWNER-OPERATOR

12. Inversiones Hoteleras Laguna

POSADAS HOTELS	PIPELINE	COUNTRIES	PORTFOLIO
2	0	1	2 hotels

Inversiones Hoteleras Laguna, S.A. de C.V. is a Mexican hotel company headquartered in Tampico. Fiesta Inn Poza Rica opened in 2005; Grupo Posadas' 2004 annual report identifies it among three Fiesta Inn hotels already opened in 2005. The company is the hotel sponsor associated with properties in Poza Rica and Tampico.

PORTFOLIO

HOTEL	BRAND	LOCATION	REGION
Fiesta Inn Poza Rica	Fiesta Inn	Poza Rica, Mexico	Mexico
Fiesta Inn Tampico	Fiesta Inn	Tampico, Mexico	Mexico

SCALE

The portfolio comprises two Fiesta Inn hotels in Mexico, in Poza Rica and Tampico. Poza Rica has 107 rooms. No other hotel brands or non–hotel businesses are established in the current portfolio.

POSADAS RELATIONSHIP

Fiesta Inn Poza Rica opened in 2005 under a Posadas management contract and moved to a franchise agreement in March 2022; Inversiones Hoteleras Laguna operates the property. Fiesta Inn Tampico is also associated with the company and remains listed by Posadas. No sale, reflag or brand exit was identified from September 2025 through September 2026.

MEXICO · DEVELOPER

13. Loma Desarrollos

POSADAS HOTELS	PIPELINE	COUNTRIES	PORTFOLIO
2	0	1	2 hotels

Dieter Lorenzen began developing real estate independently in 1991; LOMA says the company was formally constituted in 1998 as LOMA Desarrollos Comerciales. Lorenzen is currently a founding partner and director general. The developer has expanded from commercial and residential projects in Nuevo León into mixed-use, medical and commercial development across northern and other regions of Mexico.

PORTFOLIO

HOTEL	BRAND	LOCATION	REGION
One Ciudad Juárez Alameda	One Hotels	Ciudad Juarez, Mexico	Mexico
one Tijuana Otay	One Hotels	Tijuana, Mexico	Mexico

SCALE

LOMA reports 52 projects across nine Mexican states: 30 commercial, 17 residential and five mixed-use. Its project portfolio lists an operating 149-key Sleep Inn in Tijuana in addition to the two Posadas One hotels. LOMA's broader portfolio also includes rental-property investment, shopping centers, residential development and medical projects.

POSADAS RELATIONSHIP

LOMA's Alameda Otay development in Tijuana included a One hotel in plans reported in 2018; contemporary coverage described 120 keys. Posadas lists One Tijuana Otay and One Ciudad Juárez Alameda, the latter alongside LOMA's Alameda Iglesias development and completed by December 2025. No sale, reflag or brand exit was identified in the past twelve months.

WHO TO CONTACT

NAME	ROLE	EMAIL	PHONE	LI
Dieter Lorenzen Maldonado	CEO & Founder	dl@lomadesarrollos.mx	+52 81 1366 4100	
Andres Najera de los Santos	Director Comercial	anajera@lomadesarrollos.mx		
Daniel Lorenzen Maldonado	Head of Investor Relations & Marketing / Family Office Lead	daniel@lomadesarrollos.mx		

MEXICO · OWNER-OPERATOR

14. Operadora de Moteles y Restaurantes

Owner on record: OPERADORA DE MOTELES Y RESTAURANTES, S.A. DE C.V.

POSADAS HOTELS	PIPELINE	COUNTRIES	PORTFOLIO
2	0	1	3 hotels

Operadora de Moteles y Restaurantes, S.A. de C.V. is based at Benito Juarez 130 in San Luis Potosi. Dunsguide records the company as founded in 1957 and gives its commercial name as Hotel One de San Luis Glorieta. OMR is the hotel invoice issuer for One San Luis Glorieta.

PORTFOLIO

HOTEL	BRAND	LOCATION	REGION
Fiesta Inn San Luis Potosí Glorieta Juárez	Fiesta Inn	San Luis Potosi, Mexico	Mexico
one San Luis Potosí Glorieta Juárez	One Hotels	San Luis Potosi, Mexico	Mexico
Howard Johnson	one	San Luis Potosi, Mexico	Mexico

SCALE

The Posadas-managed cluster comprises two San Luis Potosi hotels: a 156-room Fiesta Inn and a 126-room One, totaling 282 rooms. The company is based in Mexico.

POSADAS RELATIONSHIP

Posadas lists Fiesta Inn San Luis Potosi Glorieta Juarez (156 rooms; opened 1996) and One San Luis Potosi Glorieta Juarez (126 rooms; opened 2008) as administrado, its management-contract category. OMR appears as the invoice issuer for One in 2016 and 2021. No sale, reflag or brand exit was identified in the past twelve months.

WHO TO CONTACT

NAME	ROLE	EMAIL	PHONE	LI
Martha Aldaraca	Gerente General (Hotel General Manager), Fiesta Inn San Luis Potosí Glorieta Juárez			

MEXICO · FAMILY GROUP

15. Promotora Turística Costa de Oro

POSADAS HOTELS	PIPELINE	COUNTRIES	PORTFOLIO
2	0	1	3 hotels

The hotel sponsor entities are Promotora Turística Costa de Oro, S.A. de C.V. and Promotora y Turística Athene, S.A. de C.V. A 2019 report on the wider Ruiz Anitúa business group identifies Valentín Ruiz Ortiz as its founder and Javier Antonio, Francisco José, Valentín Manuel and María Esther Ruiz Anitúa as principal business partners. The hotel entities are associated with that Veracruz family group.

PORTFOLIO

HOTEL	BRAND	LOCATION	REGION
Fiesta Inn Veracruz Boca del Río	Fiesta Inn	Veracruz, Mexico	Mexico
Grand Fiesta Americana Veracruz	Grand Fiesta Americana	Veracruz, Mexico	Mexico
F Star	Independent	Veracruz, Mexico	Mexico

SCALE

The confirmed Posadas hotel footprint comprises Fiesta Inn Veracruz Boca del Río and Grand Fiesta Americana Veracruz. Both are in the Veracruz–Boca del Río market. The broader Ruiz Anitúa business group has operated across construction, real estate and other sectors.

POSADAS RELATIONSHIP

Promotora y Turística Athene, S.A. de C.V. was named as Fiesta Inn Veracruz Boca del Río's supplier in a 2016 Tribunal Electoral contract. A 2017 Veracruz government invoice names Promotora Turística Costa de Oro, S.A. de C.V. for Grand Fiesta Americana Veracruz. The relationship is documented by 2016; the operating model is unclear. No sale, reflag or brand exit was identified in the past twelve months.

WHO TO CONTACT

NAME	ROLE	EMAIL	PHONE	LI
Javier Antonio Ruiz Anitúa	Vocal del Consejo de Administración			
José Alejandro Ruiz Sosa	Shareholder			
Manuel Gerardo Ruiz Malpica	Shareholder			
María Esther Ruiz Anitúa	Shareholder (20%); Vocal del Consejo de Administración, Promotora y Turistica Athene, S.A. de C.V.			

MEXICO

16. Administraciones Cedro

POSADAS HOTELS	PIPELINE	COUNTRIES	PORTFOLIO
1	0	1	1 hotel

Administraciones Cedro, S.A. de C.V. is the Mexican legal entity linked to One Ciudad de México Alameda. A 2016 hotel invoice identifies it as the payee and gives its RFC as ACE751118ED6. The invoice lists its address as Av. Juárez 88, Mexico City.

PORTFOLIO

HOTEL	BRAND	LOCATION	REGION
one Ciudad de México Alameda	One Hotels	Mexico City, Mexico	Mexico

SCALE

The identified portfolio is one hotel: the 117-room One Ciudad de México Alameda in Mexico City.

POSADAS RELATIONSHIP

Posadas has managed One Ciudad de México Alameda since its 2014 opening; its annual report records the hotel as "Administrado" and lists 117 rooms. A 2016 hotel invoice names Administraciones Cedro as payee. Posadas currently lists the property under one Hotels. No sale, reflag or brand exit was identified in the past twelve months.

WHO TO CONTACT

NAME	ROLE	EMAIL	PHONE	LI
José Carlos Azcárraga Andrade	CEO of Grupo Posadas	jandrade@sma.com.mx		in

MEXICO · OWNER-OPERATOR

17. Administradora de Inmuebles de Ixtapa

POSADAS HOTELS	PIPELINE	COUNTRIES	PORTFOLIO
1	0	1	1 hotel

Administradora de Inmuebles de Ixtapa, S.A. de C.V. was incorporated in Mexico on March 12, 2009. A January 2022 university agreement identified Rogelio León Quiñones as its legal representative and general manager. The company gave a Naucalpan de Juarez address for legal notices.

PORTFOLIO

HOTEL	BRAND	LOCATION	REGION
Gamma Plaza Ixtapa	Gamma	Ixtapa, Mexico	Mexico

SCALE

One identified hotel: the 153-room Gamma Plaza Ixtapa in Ixtapa, Mexico. The available portfolio record ties the company to Posadas' Gamma brand.

POSADAS RELATIONSHIP

Posadas' 2023 annual report records Gamma Plaza Ixtapa as a 153-room franchise opened in 2015. Administradora de Inmuebles de Ixtapa is also identified in public agreements as the local hotel company; the arrangement is a franchise, not a Posadas management contract. In November 2025 the hotel agreed to host a municipal art gallery through 2027. No sale, reflag or brand exit was identified in the past twelve months.

WHO TO CONTACT

NAME	ROLE	EMAIL	PHONE	LI
Benjamin Ameneyro	General Manager (Gerente General)			in

MEXICO · OWNER-OPERATOR

18. Administradora Potosina de Hoteles

POSADAS HOTELS	PIPELINE	COUNTRIES	PORTFOLIO
1	0	1	1 hotel

Administradora Potosina de Hoteles, S.A. de C.V. is the Mexican corporate entity associated with Fiesta Americana San Luis Potosí. Hotel invoices give its address as Avenida Dr. Salvador Nava Martínez 3125, Colinas del Parque, San Luis Potosí.

PORTFOLIO

HOTEL	BRAND	LOCATION	REGION
Fiesta Americana San Luis Potosí	Fiesta Americana	San Luis Potosi, Mexico	Mexico

SCALE

The hotel portfolio comprises Fiesta Americana San Luis Potosí, a 157-room hotel in Mexico.

POSADAS RELATIONSHIP

Posadas has administered Fiesta Americana San Luis Potosí since its 2019 opening. Administradora Potosina de Hoteles, S.A. de C.V. is named as the hotel's employer and hotel-invoice payee. No sale, reflag or brand exit was identified in the past twelve months.

WHO TO CONTACT

NAME	ROLE	EMAIL	PHONE	LI
Juan Iván Chávez Sandoval	Director Comercial, Fiesta Americana San Luis Potosí			in
Carlos Augusto Torres Corzo	Founder / Patriarch	carlos.torres@grupotorrescorzo.com		
Ángel Torres Rodríguez	Director General	angel.torres@grupotorrescorzo.com		in

MEXICO · DEVELOPER

19. Arenas Encantadas

POSADAS HOTELS	PIPELINE	COUNTRIES	PORTFOLIO
1	0	1	1 hotel

Arenas Encantadas, S.A. de C.V. uses Celeste Beach Residences & Spa as its commercial name. The resort's fractional-property rules identify the company as developer; its client notice describes services involving the operation and development of tourist residences and timeshares. The company is domiciled at the resort in Residencial Conejos, Huatulco. The resort condominium regime was recorded in 2012.

PORTFOLIO

HOTEL	BRAND	LOCATION	REGION
Celeste Beach Residences Huatulco Curamoria Collection	Curamoria Collection	Oaxaca, Mexico	Mexico

SCALE

The identified hotel portfolio is one property: Celeste Beach Residences Huatulco, a resort with two- and three-bedroom residences in Oaxaca, Mexico. The resort is the group's identified property in the Posadas portfolio.

POSADAS RELATIONSHIP

Celeste Beach Residences Huatulco joined Posadas' Curamoria Collection on 1 July 2022 as the brand's sixth property. Posadas describes Curamoria as a franchise model. Arenas Encantadas' client notice identifies the company as providing services related to operating and developing tourist residences and timeshares, with lodging reservations offered by the company. The resort's fractional-property rules name the owners' association as initial administrator of the development. No sale, reflag or brand exit was identified in the past twelve months.

MEXICO · OWNER-OPERATOR

20. Belo Grand

POSADAS HOTELS	PIPELINE	COUNTRIES	PORTFOLIO
1	0	1	1 hotel

Belo Grand, S. de R.L. de C.V. is identified with the Gamma Morelia Beló hotel business. Aarón Valencia González is identified as Director Corporativo of Grupo Hotelero Belō. Belco Real Estate was named as client for a 2009–12 mixed-use Torre Beló Grand project in Morelia; a municipal planning file identifies L.A. Partners Investment S. de R.L. de C.V. as owner of that project parcel, a distinct legal entity.

PORTFOLIO

HOTEL	BRAND	LOCATION	REGION
Gamma Morelia Beló	Gamma	Morelia, Mexico	Mexico

SCALE

Gamma Morelia Beló in Morelia is the identified Posadas-affiliated property. The hotel offers guest rooms, two restaurants, a bar, room service and event space.

POSADAS RELATIONSHIP

Posadas lists Gamma Morelia Beló in Morelia on its Gamma platform. The hotel's published contact uses a belo.com.mx email address, and a 2016 federal invoice record names BELO GRAND S. DE R.L. DE C.V. as payee for hotel business. No sale, reflag or brand exit was identified in the past twelve months.

MEXICO · DEVELOPER

21. Centro Corporativo Stern

POSADAS HOTELS	PIPELINE	COUNTRIES	PORTFOLIO
1	0	1	2 hotels

Centro Corporativo Stern is an Irapuato–based real–estate and hospitality group. Sergio Fernando Ascencio Barba has been identified as its director general since 2012; a report on One Irapuato's 2013 inauguration identified him as the hotel's owner. He also led Stain Hotels.

PORTFOLIO

HOTEL	BRAND	LOCATION	REGION
one Irapuato	One Hotels	Irapuato, Mexico	Mexico

SCALE

Its hospitality footprint includes two properties in Irapuato: One Irapuato (126 rooms) and independent Stain Loft & Suites (44 accommodation units), a combined 170 rooms/units. One Irapuato is located within Plaza Stern.

POSADAS RELATIONSHIP

Ascencio was identified as owner of One Irapuato at its 2013 opening; Posadas ended its management contract in 2019. Posadas' 3Q24 report lists One Irapuato among openings in the preceding 12 months and classifies its 126–room contract as a franchise. The current One Hotels directory lists it at Plaza Stern. The operator under the present franchise is not established. No sale, reflag or brand exit was identified in the past twelve months.

WHO TO CONTACT

NAME	ROLE	EMAIL	PHONE	LI
Sergio Fernando Ascencio Barba	Director General / CEO		+52 462 104 9043	
Regina Zamudio	Primary Contact, JP Hoteles			in

MEXICO · FAMILY GROUP

22. Clariond Family

POSADAS HOTELS	PIPELINE	COUNTRIES	PORTFOLIO
1	0	1	1 hotel

Grupo Clariond Domene is a family investment group based in Monterrey that began operations in 2006. It operates through Valores Aldabra, focused on private equity, debt and investment funds, and Buró Inmobiliario Nacional, focused on real estate. Federico Clariond Domene is listed as CEO of both businesses.

PORTFOLIO

HOTEL	BRAND	LOCATION	REGION
Fiesta Inn Querétaro Centro Sur	Fiesta Inn	Queretaro City, Mexico	Mexico

SCALE

The group reports more than 2 million sq ft of industrial rental space across seven Mexican states and hotel, commercial and office properties in Monterrey, Querétaro, Tijuana and Saltillo. It also invests in commercial, residential and multifamily real estate in the United States, as well as private equity and debt.

POSADAS RELATIONSHIP

Operadora Empresarial Corregidora de Querétaro FINN, S.A. de C.V. is associated with Fiesta Inn Querétaro Centro Sur at Bernardo Quintana; a hotel invoice names the entity and uses a Posadas guest-service email. The hotel opened in 2014. Posadas listed it as managed in its 2023 annual report and continues to market it. Posadas manages the hotel. No sale, reflag or brand exit was identified in the past twelve months.

WHO TO CONTACT

NAME	ROLE	EMAIL	PHONE	LI
Federico Clariond Domene	CEO of Buró Inmobiliario Nacional and Valores Aldabra	federico.clariond-domene@etxcapital.com		in
David Clariond Domene	Principal/Team Member at Aldabra	dclariond@grupocd.mx		

MEXICO · DEVELOPER

23. Consultoría y Proyectos Cumbres (CyP Cumbres)

POSADAS HOTELS	PIPELINE	COUNTRIES	PORTFOLIO
1	0	1	1 hotel

CyP Cumbres describes itself as a real-estate development consultancy with more than 20 years of activity in housing, construction, infrastructure, shopping centers and hotels. Its portfolio identifies Business & Leisure Hotel Querétaro as a completed project. Operadora de Hoteles Cumbres, S.A. de C.V. is listed as the Gamma Querétaro establishment's razón social.

PORTFOLIO

HOTEL	BRAND	LOCATION	REGION
Gamma Querétaro	Gamma	Santiago de Queretaro, Mexico	Mexico

SCALE

One identified hotel, Gamma Querétaro, with 116 rooms. CyP Cumbres also reports more than 12,000 homes built and delivered and lists housing and commercial real-estate projects. Its hotel portfolio is in Mexico.

POSADAS RELATIONSHIP

Gamma Querétaro in Santiago de Querétaro opened in May 2023 with 116 rooms. Posadas categorized it as a franchise in its first-quarter 2024 report; the establishment is listed under Operadora de Hoteles Cumbres, S.A. de C.V. No sale, reflag or brand exit was identified in the past twelve months.

WHO TO CONTACT

NAME	ROLE	EMAIL	PHONE	LI
Eduardo Martínez Sánchez	General Manager		+52 477 576 2995	in
Odalis López	Legal Manager, Consultoría y Proyectos Cumbres (CyP Cumbres)			in

MEXICO

24. Corporación Hotelera Izapa

POSADAS HOTELS	PIPELINE	COUNTRIES	PORTFOLIO
1	0	1	1 hotel

Corporación Hotelera Izapa, S.A. de C.V. is a private Mexican company associated with Hotel ONE and described by TecNM as a tourism-services business. A March 2025 TecNM agreement names Magdalena Segura Sánchez as its apoderada legal.

PORTFOLIO

HOTEL	BRAND	LOCATION	REGION
one Tapachula	One Hotels	Tapachula, Mexico	Mexico

SCALE

The documented hotel portfolio comprises one 126-room property, One Tapachula, in Mexico.

POSADAS RELATIONSHIP

Posadas' 2023 annual report lists One Tapachula from 2019 and classifies it as managed; Posadas' 2019 year-end results also classify it as administered. The 126-room hotel remains on Posadas' and the One brand's hotel websites. No sale, reflag or brand exit was identified in the past twelve months.

WHO TO CONTACT

NAME	ROLE	EMAIL	PHONE	LI
Magdalena Segura Sánchez	legal representative and attorney-in-fact			in
José Guadalupe Asunción Robles Ramírez	Shareholder; Sole administrator			
Marta Pérez Ramírez	Shareholder			

MEXICO

25. Corporativo Berogal

POSADAS HOTELS	PIPELINE	COUNTRIES	PORTFOLIO
1	0	1	1 hotel

Corporativo Berogal, S.A. de C.V. is the Mexican legal entity associated with One León Poliforum. Its published hotel invoices give its business address as Boulevard Mariano Escobedo 2920, El Tlacuache, León, and RFC CBE090205272. The available record does not establish its founding history or controlling shareholders.

PORTFOLIO

HOTEL	BRAND	LOCATION	REGION
one León Polifórum	One Hotels	Leon, Mexico	Mexico

SCALE

One documented hotel in Mexico: One León Polifórum, with 126 rooms reported at opening and in Posadas' 2016 annual report. No other hotel brand companies are established in the available record.

POSADAS RELATIONSHIP

One León Polifórum opened on 12 November 2014 with 126 rooms. Posadas' 2016 annual report classified it as administered; Posadas' current One Hotels page continues to list the property. Hotel invoices identify Corporativo Berogal, S.A. de C.V. as issuer. No sale, reflag or brand exit was identified in the past twelve months.

MEXICO

26. Corporativo de Servicios Turísticos Xochitepec

POSADAS HOTELS	PIPELINE	COUNTRIES	PORTFOLIO
1	0	1	1 hotel

Corporativo de Servicios Turísticos Xochitepec, S.A. de C.V. is the Mexican company associated with the hotel. A 2016 public-sector invoice lists its business address at Paseo de la Reforma 322, Mexico City; federal tourism records also list the company in Xochitepec, Morelos.

PORTFOLIO

HOTEL	BRAND	LOCATION	REGION
Fiesta Americana Hacienda San Antonio el Puente Resort & Spa	Fiesta Americana	Cuernavaca, Mexico	Mexico

SCALE

One 148-room hotel: Fiesta Americana Hacienda San Antonio el Puente Resort & Spa, in Xochitepec, Morelos.

POSADAS RELATIONSHIP

Posadas' annual report lists Fiesta Americana Hacienda San Antonio el Puente as administered from 2011, with 148 rooms; Fiesta Americana's hotel site continues to list it in Xochitepec. Posadas manages the hotel, while Corporativo de Servicios Turísticos Xochitepec is the associated sponsor. No sale, reflag or brand exit was identified in the past twelve months.

WHO TO CONTACT

NAME	ROLE	EMAIL	PHONE	LI
Francisco Dominguez y Ramirez	Shareholder (56%); Sole administrator			in
Garcia Vanessa Crespo	Shareholder (44%)			

MEXICO

27. Corporativo El Bierzo

POSADAS HOTELS	PIPELINE	COUNTRIES	PORTFOLIO
1	0	1	1 hotel

Corporativo El Bierzo, S.A. de C.V. is an Oaxaca de Juárez company associated with One Oaxaca Centro. A 2025 hotel invoice names Corporativo El Bierzo as payee and gives a fiscal address at Macedonio Alcalá 804, Oaxaca de Juárez.

PORTFOLIO

HOTEL	BRAND	LOCATION	REGION
one Oaxaca Centro	One Hotels	Oaxaca, Mexico	Mexico

SCALE

One identified hotel: the 109-room one Oaxaca Centro in Oaxaca, Mexico, operating under Posadas' one brand.

POSADAS RELATIONSHIP

Posadas' annual report records one Oaxaca Centro in Oaxaca as managed from its 2013 opening; the current hotel directory lists 109 rooms. A 2025 hotel invoice names Corporativo El Bierzo as payee. No sale, reflag or brand exit was identified in the twelve months through September 2026.

WHO TO CONTACT

NAME	ROLE	EMAIL	PHONE	LI
Jose Manuel Bello Fernandez Landero	Presidente del Consejo de Administración			

MEXICO · DEVELOPER

28. Cárdenas Longoria Family

Owner on record: Cárdenas Longoria Family (Promotora Hotelera de Colima)

POSADAS HOTELS	PIPELINE	COUNTRIES	PORTFOLIO
1	0	1	1 hotel

Promotora Hotelera de Colima, S.A. de C.V. is a Colima–based company established in 2002. A 2004 municipal gazette records the company's application for municipal incorporation of the Fiesta Inn Colima development and names Abelardo Ceceña Gastélum as its legal representative at that time.

PORTFOLIO

HOTEL	BRAND	LOCATION	REGION
Fiesta Inn Colima	Fiesta Inn	Colima, Mexico	Mexico

SCALE

One hotel in Mexico: the 104–room Fiesta Inn Colima in Colima.

POSADAS RELATIONSHIP

Posadas' 2008 annual report records Fiesta Inn Colima as a managed hotel from 2004, with 104 rooms. Posadas continues to list it as Fiesta Inn Colima; a 2018 hotel invoice names Promotora Hotelera de Colima, S.A. de C.V. as issuer and uses a Posadas email address. Posadas is the hotel's manager. No sale, reflag or brand exit was identified in the twelve months to September 2026.

WHO TO CONTACT

NAME	ROLE	EMAIL	PHONE	LI
Dinorah Adriana Miranda Medrano	PHC's publicly named legal representative, Promotora Hotelera de Colima, S.A. de C.V.			
Abelardo Ceceña Gastélum	Representante Legal	acg@centralinformatica.com		in

MEXICO · DEVELOPER

29. Desarrolladora Hotelera VAR

POSADAS HOTELS	PIPELINE	COUNTRIES	PORTFOLIO
1	0	1	1 hotel

Desarrolladora Hotelera VAR was incorporated in Mexico on 18 February 2011 as a variable-capital corporation. A Jalisco government agreement identifies the company as the hotel counterparty and names Mayra Evangelina Razo Avilez as its general attorney in 2017. The company's listed business address is in Miguel Hidalgo, Mexico City.

PORTFOLIO

HOTEL	BRAND	LOCATION	REGION
one Guadalajara Centro Histórico	One Hotels	Guadalajara, Mexico	Mexico

SCALE

The documented hotel portfolio is one 146-room property in Guadalajara, Mexico, under Posadas' one brand. No other hotel brand company is identified in the portfolio.

POSADAS RELATIONSHIP

The Posadas relationship dates to at least 2012, when Posadas reported one Guadalajara Centro Histórico among its new hotel openings. The hotel remains listed and bookable on Posadas' one website, which gives 146 rooms. No sale, reflag or brand exit was identified in the past twelve months.

WHO TO CONTACT

NAME	ROLE	EMAIL	PHONE	LI
Mayra Evangelina Razo Avilez	Legal Representative (Apoderada General)			in

MEXICO

30. Desarrollo de Proyectos Novel Fiesta

POSADAS HOTELS	PIPELINE	COUNTRIES	PORTFOLIO
1	0	1	1 hotel

Desarrollo de Proyectos Novel Fiesta, S.A. de C.V. is an Aguascalientes–based Mexican hotel company founded in 2001. Dunsguide records ONE HOTELES as its trade name.

PORTFOLIO

HOTEL	BRAND	LOCATION	REGION
one Aguascalientes San Marcos	One Hotels	Aguascalientes, Mexico	Mexico

SCALE

Its documented Posadas portfolio is one hotel with 126 rooms in Aguascalientes, Mexico.

POSADAS RELATIONSHIP

Posadas records one Aguascalientes San Marcos as administered from 2009, with 126 rooms. Posadas defines administered hotels as third–party–owned properties it operates for their owners, making Posadas the hotel operator and one the brand. A February 2025 federal–government lodging receipt ties Desarrollo de Proyectos Novel Fiesta to the hotel's address. No sale, reflag or brand exit was identified in the past twelve months.

WHO TO CONTACT

NAME	ROLE	EMAIL	PHONE	LI
Sergio Quezada Leos	Shareholder at incorporation; President of the board of directors			

MEXICO

31. EDCO Turismo

POSADAS HOTELS	PIPELINE	COUNTRIES	PORTFOLIO
1	0	1	1 hotel

EDCO Turismo, S.A. de C.V. is the Mexican legal entity associated with Grand Fiesta Americana Guadalajara Country Club. Jalisco government records identify the company with the hotel, and a federal-agency invoice gives the hotel address as Avenida Americas 1551, Guadalajara.

PORTFOLIO

HOTEL	BRAND	LOCATION	REGION
Grand Fiesta Americana Guadalajara Country Club	Grand Fiesta Americana	Guadalajara, Mexico	Mexico

SCALE

The confirmed property is the 207-room Grand Fiesta Americana Guadalajara Country Club in Guadalajara. No broader hotel portfolio is included in the confirmed scale.

POSADAS RELATIONSHIP

Posadas lists Grand Fiesta Americana Guadalajara Country Club in Guadalajara as administered and records its opening in 2007; the filing gives 207 rooms. Jalisco records and a federal-agency invoice identify EDCO Turismo with the property. No sale, reflag or brand exit was identified in the past twelve months.

WHO TO CONTACT

NAME	ROLE	EMAIL	PHONE	LI
Eduardo Cordero Rodriguez	Shareholder at incorporation; President of the board of directors, Edco Turismo, S.A. de C.V.			
Enrique Azcárraga Andrade	Director General (CEO)	enriqueazcarraga@exio.com.mx	+52 55 1384 7200	in
Patricia Rivera	Legal Representative, Servicios Administrativos EDCO			in

MEXICO · LISTED COMPANY

32. Fibra Inn

POSADAS HOTELS	PIPELINE	COUNTRIES	PORTFOLIO
1	0	1	36 hotels

Fibra Inn is a Mexican hotel REIT constituted under trust DB/1616 on October 23, 2012 and traded on the Mexican Stock Exchange as FINN13. Its original Founders' Trust included Víctor and Joel Zorrilla Vargas. In February 2023, Origin Patrimonial, S.A. de C.V. acquired the Founders' Trust rights to appoint members to Fibra Inn's Technical and Investment Committees, gaining significant influence. CBFI holders are the trust's primary beneficiaries.

PORTFOLIO

HOTEL	BRAND	LOCATION	REGION
Fiesta Inn Coatzacoalcos	Fiesta Inn	Coatzacoalcos, Mexico	Mexico
Hampton Inn by Hilton Chihuahua City	Hampton by Hilton	Chihuahua, Mexico	Mexico
Hampton Inn by Hilton Hermosillo	Hampton Inn by Hilton	Hermosillo, Mexico	Mexico
Hampton Inn by Hilton Monterrey/Galerías-Obispado	Hampton Inn By Hilton	Monterrey, Mexico	Mexico
Hampton Inn by Hilton Queretaro Tecnologico	Hampton Inn by Hilton	Queretaro City, Mexico	Mexico
Hampton Inn by Hilton Reynosa/Zona Industrial	Hampton Inn by Hilton	Reynosa, Mexico	Mexico
Hampton Inn by Hilton Torreón-Airport Galerías	Hampton by Hilton	Torreon, Mexico	Mexico
Hampton by Hilton Saltillo	Hampton by Hilton	Saltillo, Mexico	Mexico
Crowne Plaza Monterrey Aeropuerto	Crowne Plaza (IHG)	Apodaca, Mexico	Mexico
Holiday Inn Ciudad Juarez	Holiday Inn (IHG)	Ciudad Juarez, Mexico	Mexico
Holiday Inn Express & Suites Cd. Juarez - Las Misiones	Holiday Inn Express (IHG)	Ciudad Juarez, Mexico	Mexico
Holiday Inn Express & Suites Monterrey Aeropuerto	Holiday Inn Express & Suites (IHG)	Apodaca, Mexico	Mexico
Holiday Inn Express & Suites Toluca Zona Aeropuerto	Holiday Inn Express & Suites (IHG)	Toluca, Mexico	Mexico
Holiday Inn Express Saltillo Zona Aeropuerto	Holiday Inn Express by IHG	Saltillo, Mexico	Mexico
Holiday Inn Express Toluca	Holiday Inn Express (IHG)	Toluca, Mexico	Mexico
Holiday Inn Monterrey Valle	Holiday Inn (IHG)	San Pedro Garza Garcia, Mexico	Mexico
Holiday Inn Puebla La Noria	Holiday Inn (IHG)	Puebla, Mexico	Mexico

HOTEL	BRAND	LOCATION	REGION
Holiday Inn Reynosa-Industrial Poniente	Holiday Inn (IHG)	Reynosa, Mexico	Mexico
Holiday Inn Tampico Altamira	Holiday Inn (IHG)	Altamira, Mexico	Mexico
Staybridge Suites Guadalajara Expo	Staybridge Suites (IHG)	Guadalajara, Mexico	Mexico
AC Hotel Guadalajara Expo, Mexico	AC Hotels by Marriott	Zapopan, Mexico	Mexico
Courtyard by Marriott Chihuahua	Courtyard by Marriott	Chihuahua, Mexico	Mexico
Courtyard by Marriott Guadalajara Andares	Courtyard by Marriott	Zapopan, Mexico	Mexico
Courtyard by Marriott Saltillo	Courtyard by Marriott	Saltillo, Mexico	Mexico
JW Marriott Hotel Monterrey Valle	JW Marriott	San Pedro Garza Garcia, Mexico	Mexico
Marriott Puebla Hotel Meson del Angel	Marriott	Puebla, Mexico	Mexico
The Westin Monterrey Valle	Westin Hotels & Resorts (Marriott)	San Pedro Garza Garcia, Mexico	Mexico
Microtel Inn & Suites by Wyndham Chihuahua	Microtel Inn & Suites by Wyndham	Chihuahua, Mexico	Mexico
Microtel Inn & Suites by Wyndham Ciudad Juarez/US Consulate	Microtel Inn & Suites by Wyndham	Ciudad Juarez, Mexico	Mexico
Microtel Inn & Suites by Wyndham Toluca	Microtel Inn & Suites by Wyndham	Toluca, Mexico	Mexico
Wyndham Garden Monterrey Valle Real	Wyndham Garden	Monterrey, Mexico	Mexico
Wyndham Garden Playa del Carmen	Wyndham Garden	Playa del Carmen, Mexico	Mexico
Casa Grande Chihuahua	Independent	Chihuahua, Mexico	Mexico
Holiday Inn Mexico Coyoacan	Independent	Mexico City, Mexico	Mexico
Hotel Casa Grande Delicias	Casa Grande	Delicias, Mexico	Mexico
Hotel Ex-Hacienda San Xavier	Hotel Ex-Hacienda San Xavier	Guanajuato, Mexico	Mexico

SCALE

Fibra Inn's portfolio comprises 33 hotels and 5,760 rooms in Mexico; 5,546 rooms were in operation at December 31, 2025. Its flags include brands from Marriott International, Hilton, IHG Hotels & Resorts and Wyndham Hotels & Resorts, as well as Mexican brands Casa Grande and Ex–Hacienda San Xavier.

POSADAS RELATIONSHIP

Before its sale, Fibra Inn held Fiesta Inn Coatzacoalcos through Inversiones Hoteleras del Norte, S.A. de C.V. The hotel was run by an independent operator under a Posadas brand-use agreement; Posadas did not manage it. Fibra Inn completed the sale of the property on August 14, 2025, for MXN 25.0 million plus VAT, ending its connection to this Posadas-branded asset. No sale, reflag or brand exit was identified in the twelve months to October 2026.

WHO TO CONTACT

NAME	ROLE	EMAIL	PHONE	LI
Diego Andrés Cisneros	President of Technical Committee	acisneros@fibrainn.mx	+1 917 932 5465	in
Jaime Cohen Bistre	CEO (Director General)	jaime.cohen@fibrainn.mx	+1 561 213 8262	in
Pilar Tapia	Director of Operations (COO)	pilar.tapia@fibrainn.mx		

MEXICO · LISTED COMPANY

33. Fibra SOMA

POSADAS HOTELS	PIPELINE	COUNTRIES	PORTFOLIO
1	0	1	3 hotels

Fibra SOMA (SOMA 21) is a Mexican real-estate trust controlled by Grupo Sordo Madaleno and managed by Pangea Administración, S.C. José Juan Sordo Madaleno de Haro is its chief executive. The trust holds retail, office, hotel and mixed-use development assets.

PORTFOLIO

HOTEL	BRAND	LOCATION	REGION
Fiesta Americana Reforma	Fiesta Americana	Mexico City, Mexico	Mexico
Hyatt Regency Mexico City	Hyatt Regency	Mexico City, Mexico	Mexico
Park Hyatt Mexico City Polanco	Park Hyatt	Ciudad de Mexico, Mexico	Mexico

SCALE

At 2Q26, Fibra SOMA reported 15 operating properties with 628,120 sqm of operating GLA across Mexico, plus about 246,000 sqm in development. Its three operating hotel assets had 1,403 gross keys: Hyatt Regency Mexico City (755), Fiesta Americana Reforma (616) and a 33% interest in 32-key Soho House Mexico City. Park Hyatt Mexico City and Soho House Los Cabos were development projects.

POSADAS RELATIONSHIP

Fibra SOMA entered the Posadas relationship when it acquired Fiesta Americana Reforma (616 keys) on May 8, 2026, through Banco Multiva as trustee of trust CIB/4275. Posadas continues operating the hotel under its existing brands. Fibra SOMA's other hotel assets include Hyatt Regency Mexico City and a 33% interest in Soho House Mexico City; Park Hyatt Mexico City and Soho House Los Cabos are pipeline projects. The Reforma hotel is scheduled to continue operating during the first phase of Reforma Colón; its land is planned for the second stage.

WHO TO CONTACT

NAME	ROLE	EMAIL	PHONE	LI
José Juan Sordo Madaleno de Haro	Chief Executive Officer	jsordo@sma.com.mx	+52 55 5251 8104	
Carlos Fainsod	Chief Financial Officer, FIBRA SOMA Manager, FIBRA SOMA / Pangea Administración, S.C.	cfainsod@sma.com.mx	+52 55 5415 3977	
Raúl Gutiérrez	Investment Director / Investor Relations	rgutierrez@sma.com.mx	+52 55 5251 8104 Ext 1272	

MEXICO

34. Fábrica de Hoteles (H2)

POSADAS HOTELS	PIPELINE	COUNTRIES	PORTFOLIO
1	0	1	1 hotel

Fábrica de Hoteles–H2, S.A. de C.V., registered under RFC FHO170505K11, is the Mexican legal entity tied to One Mexicali. Its invoicing address is Av. República de Cuba 22, Mexicali, the hotel's address.

PORTFOLIO

HOTEL	BRAND	LOCATION	REGION
one Mexicali	One Hotels	Mexicali, Mexico	Mexico

SCALE

One identified property: One Mexicali in Mexico, with 120 rooms. The property is part of Posadas' One brand.

POSADAS RELATIONSHIP

Posadas' annual report lists One Mexicali as an administered hotel, opened in 2017, with 120 rooms. Posadas manages the hotel under this arrangement; Fábrica de Hoteles–H2 is named on hotel invoices at the property address. No sale, reflag or brand exit was identified in the past twelve months.

WHO TO CONTACT

NAME	ROLE	EMAIL	PHONE	LI
Hector Manuel Villarreal Ramirez	Shareholder (1%); Board of Directors President			
Alberto Elizondo Guajardo	Third Board Member			in
Jaime Elizondo Guajardo	Second Board Member			in
José Manuel Muñoz Brunet	Board of Directors Treasurer			in

MEXICO · OWNER-OPERATOR

35. Gamboa Family (Operadora Plaza Vizcaya)

POSADAS HOTELS	PIPELINE	COUNTRIES	PORTFOLIO
1	0	1	3 hotels

Hotel Plaza Vizcaya was established in 1991 and had a 32–year hotel history by 2024. Operadora Plaza Vizcaya, S.A. de C.V. is the hotel–license entity. Durango municipal records named Martín Ángel Gamboa Silva as its legal representative in 2022; Grupo Hotelero Brits identified him as its Asesor General in a January 2026 post.

PORTFOLIO

HOTEL	BRAND	LOCATION	REGION
Gamma Durango Plaza Vizcaya	Gamma	Durango, Mexico	Mexico

SCALE

A Grupo Hotelero Brits rate sheet presents three hotels in Durango: Gamma Plaza Vizcaya, Misión Express Durango and Holiday Inn Durango, each with a named operating entity. Posadas' current hotel page lists 131 rooms at Gamma; total rooms across the three properties are not stated here.

POSADAS RELATIONSHIP

Posadas introduced Gamma Durango Plaza Vizcaya in May 2024, reflagging the former Best Western Plus Plaza Vizcaya. Posadas classifies the agreement as a franchise; municipal and labor records identify Operadora Plaza Vizcaya as the hotel licensee and employer, consistent with local operation. Posadas reported 113 rooms in 3Q24; the current hotel page lists 131. No sale, reflag or brand exit was identified in the past twelve months.

WHO TO CONTACT

NAME	ROLE	EMAIL	PHONE	LI
Lic. Martín Ángel Gamboa Silva	Legal Representative / Owner, Operadora Plaza Vizcaya	martin.gamboa@hinndurango.com		in
Liliana Gamboa	General Manager, Gamma Durango Plaza Vizcaya			in

MEXICO · OWNER-OPERATOR

36. García Correa and Portes Hernández

Owner on record: Margarita Flor García Correa & Lina Mayra Portes Hernández

POSADAS HOTELS	PIPELINE	COUNTRIES	PORTFOLIO
1	0	1	1 hotel

Hostería Los Dos Patios, S. de R.L. de C.V. is the legal business associated with Hotel Dos Patios at Calle 5 de Mayo 109 in central Querétaro. The available record connects the company to the hotel but does not establish founders or current controlling shareholders.

PORTFOLIO

HOTEL	BRAND	LOCATION	REGION
Dos Patios Querétaro Curamoria Collection	Curamoria Collection	Queretaro City, Mexico	Mexico

SCALE

The identified business is associated with one 20-room hotel in Querétaro, Mexico, under Posadas' Curamoria Collection brand.

POSADAS RELATIONSHIP

Posadas reported Dos Patios Querétaro as a 20-room Curamoria franchise opening in 2021. The hotel remains listed in Posadas' current hotel directory. No sale, reflag or brand exit was identified in the past twelve months.

WHO TO CONTACT

NAME	ROLE	EMAIL	PHONE	LI
Maryflor Salazar García	Shareholder (50%); President, Hosteria los dos Patios, S. de R.L. de C.V.		+52 442 247 2306	in
Luis Enrique Salazar Garcia	Shareholder (50%); Secretary, Hosteria los dos Patios, S. de R.L. de C.V.		+52 442 124 4514	in

MEXICO · FAMILY GROUP

37. Garza Cantú Family (Hotelera Aztlán)

POSADAS HOTELS	PIPELINE	COUNTRIES	PORTFOLIO
1	0	1	2 hotels

Hotelera Aztlán de Tampico, S.A. de C.V. was founded in 1971 and is based in Tampico. Local reporting identified businessman Álvaro Garza Cantú as owner of Hotel Posada de Tampico and sponsor of the adjacent Gamma franchise, placing him at the center of the family's hotel business.

PORTFOLIO

HOTEL	BRAND	LOCATION	REGION
Gamma Tampico	Gamma	Tampico, Mexico	Mexico
Hotel Posada de Tampico	Independent	Tampico, Mexico	Mexico

SCALE

The Tampico business comprises Gamma Tampico, with 136 rooms, and the independent Hotel Posada de Tampico. Hotelera Aztlán reported 151 employees in 2023.

POSADAS RELATIONSHIP

The Posadas relationship began with Gamma Tampico's opening on 20 March 2018. Posadas classifies the hotel as a franchise; its pure-franchise model leaves operations with the owner. No sale, reflag or brand exit was identified in the past twelve months.

WHO TO CONTACT

NAME	ROLE	EMAIL	PHONE	LI
Álvaro Garza Cantú	Principal Owner, Hotelera Aztlán	agarza@posadadetampico.com		
Victor Purata	General Manager (Gerente General)			in
Víctor Purata San Martín	General Manager			in

MEXICO · LISTED COMPANY

38. GICSA (Grupo GICSA)

POSADAS HOTELS	PIPELINE	COUNTRIES	PORTFOLIO
1	0	1	1 hotel

GICSA's founders began operations in 1989; Abraham Cababie Daniel says he and his brothers Elías and Jacobo established its direction. The company was incorporated in Mexico City in 1998 and listed in 2015. Its annual report identifies the Cababie family as the controlling shareholder group. Abraham Cababie Daniel is CEO; Elías Cababie Daniel was ratified as board chairman and executive president in 2025.

PORTFOLIO

HOTEL	BRAND	LOCATION	REGION
Live Aqua Ciudad de México Bosques de las Lomas	Live Aqua	Mexico City, Mexico	Mexico

SCALE

At June 2026, GICSA reported 18 operating properties with 1,023,395 m² of gross leasable area and an 84% proportional share. The portfolio comprises malls, mixed-use developments and an office building across Mexico. The 2024 annual report identifies one hotel in its operating portfolio: Live Aqua in Paseo Arcos Bosques.

POSADAS RELATIONSHIP

GICSA's hotel asset is in the Paseo Arcos Bosques mixed-use development. The hotel opened in 2013–14 and is marketed by Posadas as Live Aqua Ciudad de México Bosques de las Lomas; Operadora Hotelera IAB, S.A. de C.V. is identified as the operating entity, while Posadas manages the Live Aqua brand. No sale, reflag or brand exit was identified in the twelve months to September 2026.

WHO TO CONTACT

NAME	ROLE	EMAIL	PHONE	LI
Abraham Cababie Daniel	Co-Founder CEO GICSA	dcababie@gicsa.com.mx		
Elías Cababie	President	ecababie@gicsa.com.mx		
Alejandro Gaona Rosete	CFO			

MEXICO · OWNER-OPERATOR

39. Grupo Citlali

POSADAS HOTELS	PIPELINE	COUNTRIES	PORTFOLIO
1	0	1	1 hotel

Grupo Citlali is identified as the Sumiya hotel's owner. The property is held through Operadora de Hoteles y Restaurantes Sumiya, S.A. de C.V. (RFC OHR931104S3A), a private company located in Jiutepec, Morelos. David Eufracio Allende Vazquez represented the company as its legal representative in a 2022 agreement.

PORTFOLIO

HOTEL	BRAND	LOCATION	REGION
Grand Fiesta Americana Sumiya Cuernavaca	Grand Fiesta Americana	Jiutepec, Mexico	Mexico

SCALE

The identified hotel asset is Grand Fiesta Americana Sumiya Cuernavaca, a 163-room property in Jiutepec, Morelos. Grand Fiesta Americana is the identified brand relationship.

POSADAS RELATIONSHIP

Posadas announced the property's addition to its portfolio in February 2023; its 2024 operating-results roster classified Grand Fiesta Americana Sumiya Cuernavaca as administrado. The property was renamed Grand Fiesta Americana Sumiya Cuernavaca on March 1, 2025. Posadas manages the hotel; Grupo Citlali, through Operadora de Hoteles y Restaurantes Sumiya, is the owner sponsor. No sale, reflag or brand exit was identified in the past 12 months.

WHO TO CONTACT

NAME	ROLE	EMAIL	PHONE	LI
Diana Cecilia Echeverría Valverde	Shareholder (4%), Operadora de Hoteles y Restaurantes Sumiya, S.A. de C.V.	diana.echeverria@mercedes-benz.ca		
Tarek Echeverría Samperio	Shareholder (2%), Operadora de Hoteles y Restaurantes Sumiya, S.A. de C.V.	tarek@nostos.mx		
Diego Echeverría Cepeda	Consejero independiente, Operadora de Hoteles y Restaurantes Sumiya, S.A. de C.V.			

MEXICO · DEVELOPER

40. Grupo DMI

Owner on record: Grupo DMI (Desarrolladora Mexicana de Inmuebles, S.A. de C.V.)

POSADAS HOTELS	PIPELINE	COUNTRIES	PORTFOLIO
1	0	1	4 hotels

Attribution to verify: Posadas lists the 142-room hotel and Zapopan lists Parador Las Cañadas, S.A. de C.V. as the hotel licensee at its address. Grupo DMI documents its Andares project, but no retrieved source directly links Parador Las Cañadas to Grupo DMI.

Grupo DMI is a Mexican real-estate developer based in Zapopan, Jalisco. The company says it has more than 28 years of experience and develops mixed-use, residential, commercial and office projects. Its official materials identify Andares, a mixed-use development in Zapopan that includes Hyatt Regency Andares.

PORTFOLIO

HOTEL	BRAND	LOCATION	REGION
one Guadalajara Periférico Norte	One Hotels	Zapopan, Mexico	Mexico
Hyatt Regency Andares Guadalajara	Hyatt Regency	Zapopan, Mexico	Mexico
Grand Isla Navidad Resort	Independent	Colima, Mexico	Mexico
Meson Dona Paz	Independent	Colima, Mexico	Mexico

SCALE

Grupo DMI reports 3,200 hectares of developed land, three golf courses and 35 million annual visitors to its commercial division. Hyatt Regency Andares has 257 rooms; Posadas lists one Guadalajara Periférico Norte with 142 rooms.

POSADAS RELATIONSHIP

Posadas lists one Guadalajara Periférico Norte in Zapopan with 142 rooms. The Zapopan license register names Parador Las Cañadas, S.A. de C.V. as the hotel licensee at Valle de San Isidro 530; the sponsor's link to Grupo DMI and the operating structure and start date are unconfirmed. No sale, reflag or brand exit was identified in the past twelve months.

WHO TO CONTACT

NAME	ROLE	EMAIL	PHONE	LI
Álvaro Leaño Espinosa	President of the Board (Desarrolladora Hotelera Acueducto); President (Grupo DMI)	alvaro@grupodmi.com.mx		
Juan García Irabien	Director General, Punta Tiburón (Grupo DMI)	jgarcia@grupodmi.com.mx		in
Juan Muñoz de Cote	Director General DMI Desarrollos	juan-munoz.de-cote@grupodmi.com.mx		in

MEXICO · CONGLOMERATE

41. Grupo Flecha Amarilla

POSADAS HOTELS	PIPELINE	COUNTRIES	PORTFOLIO
1	0	1	3 hotels

Flecha Amarilla began passenger services in León on 12 November 1932 on the León–Irapuato route. Autobuses Flecha Amarilla was incorporated in 1948; Inmobiliaria Flecha Amarilla was incorporated in 1965, and the group's registered domicile returned to León. The transport group expanded into hotels in the 2020s through Inmobiliaria Flecha Amarilla.

PORTFOLIO

HOTEL	BRAND	LOCATION	REGION
one Querétaro Centro Sur	One Hotels	Queretaro City, Mexico	Mexico
Ibis Tijuana Zona Rio	Ibis (Accor)	Tijuana, Mexico	Mexico
avid hotels Tijuana - Otay	avid hotels by IHG	Tijuana, Mexico	Mexico

SCALE

Flecha Amarilla is a Mexican transport and mobility group with three hotels totaling 388 rooms: two avid hotels under IHG (244 rooms) and one ibis under Accor (144 rooms). All three are in Mexico.

POSADAS RELATIONSHIP

Flecha Amarilla's documented hotel relationship is with IHG, not Posadas. Avid Tijuana Otay opened in July 2022; avid Querétaro Centro Sur opened in March 2025 and is owned by Inmobiliaria Flecha Amarilla and operated by ER Hotels & Resorts. The group acquired ibis Tijuana Zona Río, an Accor hotel, around October 2025. No sale, reflag or brand exit was identified in the past twelve months.

WHO TO CONTACT

NAME	ROLE	EMAIL	PHONE	LI
Juan Pablo Martín Yamín	Chief Commercial Officer (CCO)		+152 181 825 809 28	in
Arturo Pinto Aguilar	President of the Board of Administration	arturo.pinto@flecha-amarilla.com		
Daniel Rodríguez Martínez	Presidente del Consejo de Administración	danielrodriguez@flecha-amarilla.com		

MEXICO · LISTED COMPANY

42. Grupo GDI

Owner on record: Grupo GDI (FibraHotel sponsor)

POSADAS HOTELS	PIPELINE	COUNTRIES	PORTFOLIO
1	0	1	85 hotels

FibraHotel is a Mexican hotel–property trust established on July 31, 2012 by Concentradora Fibra Hotelera Mexicana, S.A. de C.V. and Deutsche Bank México. It is publicly traded as FIHO 12, with CBFIs held by investors. CI Banco became fiduciary in October 2020. Grupo GDI identifies itself as FibraHotel's strategic partner. Simón Galante is FibraHotel's Director General.

PORTFOLIO

HOTEL	BRAND	LOCATION	REGION
one Coatzacoalcos Fórum	One Hotels	Coatzacoalcos, Mexico	Mexico

SCALE

FibraHotel reported 85 hotels and 12,360 rooms across 26 Mexican states. Its portfolio spans Posadas, Marriott, Camino Real, Playa, InHouse and Hilton–affiliated hotels, with multiple independent operators including Marriott International, Real Turismo, Playa Resorts and InHouse.

POSADAS RELATIONSHIP

FibraHotel's F/1596 owns One Coatzacoalcos Fórum (126 rooms); Posadas operates it under an administration agreement, rather than a lease. The hotel reopened in August 2021 and Posadas listed it as administered in its 2023 annual report. FibraHotel also has separate lease arrangements with Posadas for other properties. No sale, reflag or brand exit was identified for One Coatzacoalcos in the past twelve months.

WHO TO CONTACT

NAME	ROLE	EMAIL	PHONE	LI
Alberto Galante Zaga	Founding partner, Grupo GDI; patrimonial committee member, FibraHotel	alberto@grupogdi.net	+52 55 5292 8050	
Simón Galante Zaga	CEO, FibraHotel; Director General, Grupo GDI	simon@grupogdi.net	+52 55 5292 8050	
Edouard Boudrant	Chief Financial Officer, FibraHotel; alternate technical-committee member	edouard@fibrahotel.com	+52 55 4494 3884	

MEXICO · DEVELOPER

43. Grupo GRR Desarrollo Hotelero

POSADAS HOTELS	PIPELINE	COUNTRIES	PORTFOLIO
1	0	1	1 hotel

GRR Desarrollo Hotelero, S.A. de C.V. is the corporate name associated with Fiesta Inn Express Querétaro Constituyentes. At the hotel's 2018 opening, Guadalupe Ruiz Rubio was identified as director general of Grupo GRR Desarrollo Hotelero.

PORTFOLIO

HOTEL	BRAND	LOCATION	REGION
Fiesta Inn Express Querétaro Constituyentes	Fiesta Inn	Queretaro City, Mexico	Mexico

SCALE

Its identified hotel business is a 117-room property in Querétaro, Mexico, under the Fiesta Inn Express brand.

POSADAS RELATIONSHIP

GRR's hotel is Fiesta Inn Express Querétaro Constituyentes in Querétaro. Posadas classifies it as managed, rather than franchised, and records it from 2018 with 117 rooms; Posadas currently lists the hotel in its portfolio. It opened in November 2018 as the first Fiesta Inn Express in Mexico. No sale, reflag or brand exit was identified in the past twelve months.

WHO TO CONTACT

NAME	ROLE	EMAIL	PHONE	LI
Roberto Alberto Ruiz Rubio	Owner / Family Stakeholder		+52 442 329 3845	in

MEXICO

44. Grupo Hotelero SCN

POSADAS HOTELS	PIPELINE	COUNTRIES	PORTFOLIO
1	0	1	1 hotel

Grupo Hotelero SCN, S.A. de C.V. is the corporate entity named on One Puebla Serdán invoices. The invoices show RFC GHS130620KY5 and an address at 15 de Mayo 4502, Zona Cementos Atoyac, Puebla.

PORTFOLIO

HOTEL	BRAND	LOCATION	REGION
one Puebla Serdán	One Hotels	Puebla, Mexico	Mexico

SCALE

The company is associated with One Puebla Serdán, a 126-room hotel in Puebla under Posadas' One brand.

POSADAS RELATIONSHIP

One Puebla Serdán in Puebla opened in 2017. Posadas' 2023 annual report lists the 126-room hotel under an 'Administrado' contract, and its 2017 report classifies the opening as 'Operación'; Posadas manages and operates the hotel. Grupo Hotelero SCN, S.A. de C.V. is named on the hotel's invoices. No sale, reflag or brand exit was identified in the twelve months to October 2026.

WHO TO CONTACT

NAME	ROLE	EMAIL	PHONE	LI
Norman Lopez Mendoza	Sole administrator			

MEXICO

45. Grupo Institución

POSADAS HOTELS	PIPELINE	COUNTRIES	PORTFOLIO
1	0	1	1 hotel

At the hotel's 2013 opening, Grupo Institución was identified as the property owner; Juan Orozco represented the group. Operadora Institución, S.A. de C.V. is the hotel permit holder at Prolongación Paseo de la Reforma 557, Mexico City.

PORTFOLIO

HOTEL	BRAND	LOCATION	REGION
Gamma Santa Fe	Gamma	Mexico City, Mexico	Mexico

SCALE

The confirmed hotel portfolio comprises one property and 198 rooms in Mexico: Gamma Ciudad de México Santa Fe.

POSADAS RELATIONSHIP

Posadas lists Gamma Ciudad de México Santa Fe as a managed hotel opened in 2021, with 198 rooms. The property opened as Comfort Inn in 2013, when Operadora Uno managed it. Operadora Institución, S.A. de C.V. holds the hotel's Mexico City operating permit. No sale, reflag or brand exit was identified in the past twelve months.

WHO TO CONTACT

NAME	ROLE	EMAIL	PHONE	LI
Raul Perez Madero	Vice president, proprietary director		+52 81 8362 3320	in
Jose Ignacio del Valle Espinosa	Miembro del consejo de administración; Director general, Operadora Institucion, S.A. de C.V.		+52 55 5432 7292	in
Juan Jose Orozco Carrera	Director general ratificado, Operadora Institucion, S.A. de C.V.			
Eduardo Carrera Cortes	Proprietary director			in

MEXICO · OWNER-OPERATOR

46. Grupo ISLO

POSADAS HOTELS	PIPELINE	COUNTRIES	PORTFOLIO
1	0	1	2 hotels

Grupo ISLO is a Zacatecas–based hotel sponsor. Its tourism division opened Hampton Inn by Hilton Zacatecas in May 2015. Eduardo López Muñoz represented the group at the opening as its general director; local coverage identified him as Grupo ISLO president in August 2026.

PORTFOLIO

HOTEL	BRAND	LOCATION	REGION
Fiesta Inn Zacatecas	Fiesta Inn	Zacatecas, Mexico	Mexico
Hampton Inn by Hilton Zacatecas	Hampton Inn by Hilton	Zacatecas, Mexico	Mexico

SCALE

The identified hotel portfolio includes Hampton Inn by Hilton Zacatecas, a 120–room property, and Fiesta Inn Zacatecas. Hilton and Posadas are the respective brand companies. The room count for Fiesta Inn Zacatecas is not included in the verified total.

POSADAS RELATIONSHIP

Operadora HC de Zacatecas S.A. de C.V. is the legal hotel counterparty associated with Fiesta Inn Zacatecas, a Posadas brand. Hampton Inn by Hilton Zacatecas opened in May 2015 and has been reported as managed by Grupo ISLO. No sale, reflag or brand exit was identified in the past twelve months.

WHO TO CONTACT

NAME	ROLE	EMAIL	PHONE	LI
Eduardo López Muñoz	CEO of Grupo ISLO (reported as director general in 2015)	eduardo.lopez@grupoislo.com		
Fernando Ortiz Lopez	Director de Finanzas (CFO), Operadora HC	fernando.ortiz@grupoislo.com		

MEXICO · DEVELOPER

47. Grupo Lew (Fondo DTL)

POSADAS HOTELS	PIPELINE	COUNTRIES	PORTFOLIO
1	0	1	2 hotels

Fondo DTL is a Mexico City–based real-estate investment and development fund. The company says it has more than 20 years of investment experience. Its leadership page lists José Lew as director of design, Bernardo Lew as director of development, and Francisco Xavier Navarro as financial director.

PORTFOLIO

HOTEL	BRAND	LOCATION	REGION
one La Paz	One Hotels	La Paz, Mexico	Mexico
Fairfield by Marriott Inn & Suites Aguascalientes	Fairfield Inn & Suites by Marriott	Aguascalientes, Mexico	Mexico

SCALE

Its identified branded hotel holdings are One La Paz in Baja California Sur and Fairfield Inn & Suites Aguascalientes; the Fairfield has 141 rooms. The group is also associated with Meridiam Park, a mixed-use commercial district in Aguascalientes.

POSADAS RELATIONSHIP

One La Paz in La Paz is marketed under Posadas' One brand. Mexico's federal labor registry names Operadora Hotelera LP, S. de R.L. de C.V. as Hotel One La Paz's employer; the record dates to 2014. Fondo DTL also lists Fairfield Inn & Suites Aguascalientes, a Marriott-branded hotel. No sale, reflag or brand exit was identified in the past twelve months.

WHO TO CONTACT

NAME	ROLE	EMAIL	PHONE	LI
José Lew	Director of Design	jose@ar-co.com.mx	+1 619 339 0011	in
Bernardo Lew	Director of Construction, Fondo DTL	blew@ar-co.com.mx		
Francisco Xavier Navarro Villegas	Director of Operations, Fondo de Meridiam Park	francisco.navarro@fondodtl.com.mx		in

MEXICO · CONGLOMERATE

48. Grupo Pachuca

POSADAS HOTELS	PIPELINE	COUNTRIES	PORTFOLIO
1	0	1	1 hotel

Attribution to verify: Grupo Pachuca is verifiably tied to Pachuca's football and business network, but no source ties it to Gamma Pachuca as the hotel sponsor. Pachuca's 2019 business-license register lists Grupo Posadas, S.A.B. de C.V. for Hotel Gamma Pachuca, and the hotel's official page gives a Posadas contact.

Jesús Martínez Patiño built Grupo Pachuca around the 1995 acquisition of Club Pachuca and remains its president. The group separated from América Móvil in 2017. In 2020, Martínez shifted from the Club Pachuca presidency to focus on leading the wider group.

PORTFOLIO

HOTEL	BRAND	LOCATION	REGION
Gamma Pachuca	Gamma	Pachuca, Mexico	Mexico

SCALE

The Pachuca-rooted group spans professional football, education, medical services, restaurants, cultural attractions and event venues. Its football interests have included clubs in Mexico, Chile and Spain. Camino Real Pachuca is linked to the Zona Plateada events corridor through an operating agreement; this does not establish Grupo Pachuca as its hotel sponsor.

POSADAS RELATIONSHIP

No Grupo Pachuca sponsorship of a Posadas hotel is verified. Pachuca's municipal business-license register lists Grupo Posadas, S.A.B. de C.V. for Hotel Gamma Pachuca, and the official Gamma page lists a Posadas email contact; these establish a Posadas business connection, not a Grupo Pachuca agreement. No relationship start date is established. No sale, reflag or brand exit involving a hotel attributable to Grupo Pachuca was identified in the past twelve months.

WHO TO CONTACT

NAME	ROLE	EMAIL	PHONE	LI
Pedro Cedillo Martínez	International Vice President and Shareholder	pedro@destinoibiza.com		in
Maximiliano Dávila Gómez	Director General, Centro Interactivo Mundo Futbol	max.davila@publimedios.com.mx		

MEXICO · OWNER-OPERATOR

49. Hotel Señorial

POSADAS HOTELS	PIPELINE	COUNTRIES	PORTFOLIO
1	0	1	1 hotel

Hotel Señorial, S.A. de C.V. is the Puebla company associated with the hotel at 4 Norte 602 in the historic center. A 2015 Puebla municipal contract identifies the company as a lodging and food-services provider and gives its RFC, confirming the legal entity was active by 2015.

PORTFOLIO

HOTEL	BRAND	LOCATION	REGION
Gamma Puebla Señorial Centro	Gamma	Puebla, Mexico	Mexico

SCALE

Its confirmed branded hotel footprint is one 78-room property in Puebla, Gamma Puebla Señorial Centro. Gamma is its only verified hotel brand affiliation.

POSADAS RELATIONSHIP

Gamma Puebla Señorial Centro is at Calle 4 Norte No. 602, the same address listed for Hotel Señorial, S.A. de C.V.; Posadas also lists the company's local telephone number for the property. Gamma's Puebla debut was announced on December 13, 2023. No sale, reflag or brand exit was identified in the past twelve months.

MEXICO · OWNER-OPERATOR

50. Hoteles Ejecutivos del Puerto Interior

POSADAS HOTELS	PIPELINE	COUNTRIES	PORTFOLIO
1	0	1	1 hotel

Hoteles Ejecutivos del Puerto Interior, S.A.P.I. de C.V. is a Mexican hotel–sector company headquartered at Puebla 401 in León, Guanajuato. It was active in hotel billing connected to Fiesta Inn Silao Puerto Interior by 2018.

PORTFOLIO

HOTEL	BRAND	LOCATION	REGION
Fiesta Inn Silao Puerto Interior	Fiesta Inn	Silao, Mexico	Mexico

SCALE

The identified hotel footprint is one 142–room property in Mexico: Fiesta Inn Silao Puerto Interior. The hotel is affiliated with Posadas.

POSADAS RELATIONSHIP

Hoteles Ejecutivos del Puerto Interior is associated with Fiesta Inn Silao Puerto Interior in Silao. Posadas continues to list the property under the Fiesta Inn brand, and its hotel contact and reservation channels use Posadas domains. No sale, reflag or brand exit was identified in the past twelve months.

WHO TO CONTACT

NAME	ROLE	EMAIL	PHONE	LI
Jorge López Coss	CFO, Grupo AL-CON	jlopez@grupoalcon.com		
Daniel Padilla	Director De Desarrollo, Grupo AL-CON			
Manuel Benjamín Orozco Lozano	Original developer, Grupo AL-CON			

MEXICO · FAMILY GROUP

51. Hoteles SR (Ruiz Souza Family)

POSADAS HOTELS	PIPELINE	COUNTRIES	PORTFOLIO
1	0	1	2 hotels

The hotel and real-estate business dates to 1980 and was founded by Quintín Héctor Ruiz Souza. Inmobiliaria Ruiz Souza S.A. de C.V. was constituted in 2011. In 2014, Quintín granted his son Héctor Daniel Ruiz Rosiles general administrative powers; Ruiz Rosiles represented the company before Zapopan in 2018 and is listed as its gerente in a 2025 university directory. The family also develops industrial parks, public parking and commercial plazas.

PORTFOLIO

HOTEL	BRAND	LOCATION	REGION
one Guadalajara Periférico Poniente	One Hotels	Zapopan, Mexico	Mexico
SR Hotel	Hoteles SR	Zapopan, Mexico	Mexico

SCALE

A 2018 municipal filing identified two operating Zapopan hotels with 225 rooms: One (125) and SR Hotel (100). The group also develops and operates industrial parks, public parking and commercial plazas. Its documented hotel footprint is in Mexico.

POSADAS RELATIONSHIP

Posadas' One brand is represented by One Guadalajara Periférico Poniente in Zapopan, which the owner identified as company-owned and operating in 2018 with 125 rooms. Odessia identifies Grupo Posadas as its manager; Inmobiliaria Ruiz Souza separately operates the independent SR Hotel, reported at 100 rooms. The relationship was documented by 2018. No sale, reflag or brand exit was identified in the past twelve months.

WHO TO CONTACT

NAME	ROLE	EMAIL	PHONE	LI
Jorge Palacios Sanchez	General Manager			in

MEXICO · OWNER-OPERATOR

52. ICH Administração de Hotéis S.A.

POSADAS HOTELS	PIPELINE	COUNTRIES	PORTFOLIO
1	0	1	45 hotels

Attribution to verify: ICH Administração de Hotéis S.A. is a Brazilian hotel operator, but it is not tied to the Posadas-linked Fiesta Inn Nogales. Posadas lists that hotel, and a federal lodging invoice for its address names Posadas y Hospedajes de Nogales S.A. de C.V. as issuer.

ICH was founded in 1999 by Alexandre Gehlen and partners, beginning with four hotels in Rio Grande do Sul. Gehlen started in family hospitality, working at his grandmother's inn in Gramado, and remains ICH's founder and CEO. The company grew from the Intercity flag into a multi-brand hotel operator.

PORTFOLIO

HOTEL	BRAND	LOCATION	REGION
Fiesta Inn Nogales	Fiesta Inn	Nogales, Mexico	Mexico
Yoo2 Rio de Janeiro, Tapestry Collection by Hilton	Tapestry Collection by Hilton	Rio de Janeiro, Brazil	South America
Hotel Intercity Aeroporto Porto Alegre	Intercity Hotels	Porto Alegre, Brazil	South America
Hotel Intercity Interative Jardins	Intercity	Sao Paulo, Brazil	South America
Intercity Caxias do Sul	Intercity	Caxias do Sul, Brazil	South America
Intercity Curitiba Batel	Intercity Hotels	Curitiba, Brazil	South America

SCALE

In August 2026, ICH administered 45 hotel operations and employed about 2,000 people across Brazil. A March 2025 report counted more than 7,000 rooms. Its portfolio includes Intercity and partner flags, including Hilton, and it introduced The Almer as a proprietary luxury brand.

POSADAS RELATIONSHIP

No ICH–Posadas hotel or agreement is established. Posadas lists Fiesta Inn Nogales, while a federal lodging invoice for the matching address identifies Posadas y Hospedajes de Nogales S.A. de C.V. as the billing entity; no ICH link appears. ICH operates hotels under Intercity and partner brands including Hilton, not a Posadas flag. No sale, reflag or brand exit involving an ICH–Posadas relationship was identified in the past twelve months.

WHO TO CONTACT

NAME	ROLE	EMAIL	PHONE	LI
Leandro Toniolo Krey	Conselheiro de Administração, Toniolo, Busnello S.A.	leandro@rodatech.com.br	+55 51 99251 0949	
Anabel Gruber	General Manager, Yoo2 Rio de Janeiro	anabel.gruber@yoo2rio.com.br	+55 45 99117 6121	
Maarten Ruben Andre Pauwelyn	Director, Imobiliaria Alves da Motta	maarten.pauwelyn@pylos.eu		

MEXICO · OWNER-OPERATOR

53. Impulsora Hotelera y de Servicios Bahía

POSADAS HOTELS	PIPELINE	COUNTRIES	PORTFOLIO
1	0	1	1 hotel

The Mexican S.A. de C.V. was incorporated in 2013. In 2015 it contracted with Jalisco's tourism ministry as the hotel entity for Hotel One in Puerto Vallarta. Its registered hotel address is in Marina Vallarta.

PORTFOLIO

HOTEL	BRAND	LOCATION	REGION
one Puerto Vallarta Aeropuerto	One Hotels	Puerto Vallarta, Mexico	Mexico

SCALE

One hotel is tied to the company: one Puerto Vallarta Aeropuerto. Posadas' current hotel directory lists 126 rooms; its 2023 annual report listed 149.

POSADAS RELATIONSHIP

Posadas' 2023 annual report records one Puerto Vallarta Aeropuerto in Puerto Vallarta as an administered hotel, opened in 2014; the property remains on Posadas' current one Hotels directory. No sale, reflag or brand exit was identified in the twelve months to October 2026.

WHO TO CONTACT

NAME	ROLE	EMAIL	PHONE	LI
David Mustri	Socio Director / architect-developer, Grupo M Arquitectos	david.mustri@grupomarquitectos.com		
Mónica Ariadna Soriano Alva	Gerente contable y fiscal, Grupo M Arquitectos	monica.soriano@grupomarquitectos.com		
Eduardo Mustri	Gerente, Grupo M Arquitectos	eduardo.mustri@grupomarquitectos.com		

MEXICO · OWNER-OPERATOR

54. Inmobiliaria Calles Pal, S.A. de C.V

POSADAS HOTELS	PIPELINE	COUNTRIES	PORTFOLIO
1	0	1	1 hotel

Inmobiliaria Calles Pal, S.A. de C.V. was founded on 1 October 1990. It is headquartered in Xalapa, Veracruz, and operates in the hotels and motels sector.

PORTFOLIO

HOTEL	BRAND	LOCATION	REGION
Gamma Xalapa Nubara	Gamma	Xalapa, Mexico	Mexico

SCALE

One hotel: Gamma Xalapa Nubara in Xalapa, with 121 rooms.

POSADAS RELATIONSHIP

Inmobiliaria Calles Pal is the hotel–level sponsor associated with Gamma Xalapa Nubara in Xalapa. A 2023 hotel invoice names the company as issuer and payee, consistent with owner operation; the hotel's public brand is Gamma, within Posadas' Fiesta Americana Travelty. No sale, reflag or brand exit was identified in the past twelve months.

MEXICO · INSTITUTIONAL INVESTOR

55. Inmobiliaria Masach

POSADAS HOTELS	PIPELINE	COUNTRIES	PORTFOLIO
1	0	1	1 hotel

Inmobiliaria Masach is a Mexican real-estate investment vehicle. It acquired Constructora Paseo de los Cocoteros, S. de R.L. de C.V., which owned the Dreams Villamagna hotel in Nuevo Vallarta and its commercialization rights.

PORTFOLIO

HOTEL	BRAND	LOCATION	REGION
Fiesta Americana Riviera Nayarit Resort & Spa	Fiesta Americana	Nuevo Nayarit, Mexico	Mexico

SCALE

The identified portfolio is one all-inclusive resort with 229 suites in Nuevo Nayarit, Mexico. Its current flag is Fiesta Americana.

POSADAS RELATIONSHIP

Posadas opened the resort as Fiesta Americana Nuevo Vallarta Resort & Spa on May 31, 2025, after its transition from Wyndham Alltra; the current Posadas brand page lists it as Fiesta Americana Riviera Nayarit Resort & Spa. Posadas operates the property. No sale, reflag or brand exit was identified in the past twelve months.

WHO TO CONTACT

NAME	ROLE	EMAIL	PHONE	LI
Jaime Hernández M. L.	Associate, Nader, Hayaux & Goebel		+52 55 8920 3749	
Mauricio Curiel Peña	Apoderado General para Pleitos y Cobranzas y Actos de Administración, Constructora Paseo de los Cocoteros		+52 32 2226 8702	

MEXICO · DEVELOPER

56. Inmobiliaria Priar

POSADAS HOTELS	PIPELINE	COUNTRIES	PORTFOLIO
1	0	1	1 hotel

Inmobiliaria Priar, S.A. de C.V. is a Villahermosa–based Mexican real–estate company. Its municipal hospitality license identifies it as the holder of the Hotel One Villahermosa Centro establishment license and gives a fiscal address in the Guayabal district of Villahermosa.

PORTFOLIO

HOTEL	BRAND	LOCATION	REGION
one Villahermosa Centro	One Hotels	Villahermosa, Mexico	Mexico

SCALE

Its hotel operation is one 110–room property in Villahermosa, Mexico, under Posadas' one brand.

POSADAS RELATIONSHIP

Posadas lists one Villahermosa Centro as an administered hotel, with 110 rooms and an opening year of 2014. The municipal license names Inmobiliaria Priar as the hotel establishment's license holder; Posadas continues to market and take bookings for the hotel. No sale, reflag or brand exit was identified in the past twelve months.

WHO TO CONTACT

NAME	ROLE	EMAIL	PHONE	LI
José Carlos Azcárraga Andrade	CEO / Director General of Grupo Posadas	jandrade@sma.com.mx		in

MEXICO

57. Inmobiliaria Rarr

POSADAS HOTELS	PIPELINE	COUNTRIES	PORTFOLIO
1	0	1	1 hotel

Inmobiliaria Rarr, S.A. de C.V. is the Mexican legal entity tied to Fiesta Inn Celaya Galerías. A 2022 lodging-and-food contract with CODE Guanajuato identifies the company's contractual domicile at Av. La Cano 212, the hotel address, and names Juan José Contreras Aguilera as its representative.

PORTFOLIO

HOTEL	BRAND	LOCATION	REGION
Fiesta Inn Celaya Galerías	Fiesta Inn	Celaya, Mexico	Mexico

SCALE

Fiesta Inn Celaya Galerías is a 145-room hotel in Celaya, Guanajuato. Posadas lists it as managed in its 2021 annual report.

POSADAS RELATIONSHIP

Posadas' 2021 annual report lists Fiesta Inn Celaya Galerías as managed, with 145 rooms and 2019 as its opening year. Inmobiliaria Rarr invoices hotel stays from the property's address, and a 2022 state contract names the company as accommodation provider. The hotel uses Posadas contact channels. No sale, reflag or brand exit was identified in the past twelve months.

WHO TO CONTACT

NAME	ROLE	EMAIL	PHONE	LI
Adrián Correa Pérez	Director of Midscale & Economy Hotels	aperez@sma.com.mx		in
Areli Vazquez	Gerente de Ventas			in

MEXICO

58. Inversionistas Agapantos (JJG, S.A. de C.V.)

POSADAS HOTELS	PIPELINE	COUNTRIES	PORTFOLIO
1	0	1	1 hotel

Attribution to verify: Santiago municipal minutes tie Los Agapantos, S.A. de C.V. to the hotel's alcohol authorization, but do not connect it to JJG, S.A. de C.V.; the sponsor group's identity therefore remains unconfirmed.

Inversionistas Agapantos is listed with JJG, S.A. de C.V. as its legal entity. Santiago municipal minutes name Los Agapantos, S.A. de C.V. as the holder of the hotel's alcohol authorization.

PORTFOLIO

HOTEL	BRAND	LOCATION	REGION
Gamma Monterrey Rincón de Santiago	Gamma	Santiago, Mexico	Mexico

SCALE

The identified Posadas hotel is Gamma Monterrey Rincón de Santiago, an 81-room property in Santiago, Nuevo León, Mexico.

POSADAS RELATIONSHIP

El Financiero reported in July 2018 that Grupo Posadas would operate Hotel Gamma Rincón de Santiago, with operations expected to begin by the end of that year. Santiago municipal minutes in 2020 name Los Agapantos, S.A. de C.V. as holder of the hotel's alcohol authorization. The current Posadas website lists the Gamma hotel with 81 rooms. No sale, reflag or brand exit was identified in the past twelve months.

WHO TO CONTACT

NAME	ROLE	EMAIL	PHONE	LI
Tanya Luna	Directora de Ventas			in

MEXICO

59. José Gabriel Tommasi Martínez

POSADAS HOTELS	PIPELINE	COUNTRIES	PORTFOLIO
1	0	1	1 hotel

Attribution to verify: The official Posadas listing confirms the 122-room Isla Mujeres resort. Bloomberg's LEI entry instead identifies Corporativo Punta de Piedra S. de R.L. de C.V. with the trading/operating name IZLA HOTEL; the retrieved records do not tie that entity to José Gabriel Tommasi Martínez or Inspire Management, so the recorded sponsor identity is unconfirmed.

Corporativo Punta de Piedra S. de R.L. de C.V. is a Mexican sociedad de responsabilidad limitada de capital variable formed in 2006 and registered in Cancún. Its Bloomberg LEI entry lists IZLA HOTEL as its trading/operating name.

PORTFOLIO

HOTEL	BRAND	LOCATION	REGION
Devossion by Live Aqua Celebration Resort & Spa Isla Mujeres	Devossion	Isla Mujeres, Mexico	Mexico

SCALE

The Posadas–listed Isla Mujeres resort has 122 rooms and suites.

POSADAS RELATIONSHIP

Posadas currently markets Devossion By Live Aqua Celebration Resort & Spa Isla Mujeres as a 122–room resort. Aimbridge LATAM presents La Izla Resort/Izla Hotel in Isla Mujeres, and the Bloomberg LEI entry for Corporativo Punta de Piedra lists IZLA HOTEL as its trading/operating name. No sale, reflag or brand exit was identified in the past twelve months.

MEXICO · OWNER-OPERATOR

60. Landstar Hotels

POSADAS HOTELS	PIPELINE	COUNTRIES	PORTFOLIO
1	0	1	2 hotels

Landstar Hotels is a binational hotel owner and management company based in Ciudad Juarez, with more than 40 years of experience in construction, development, operation and management. Alberto Hernandez de Santiago is its CEO. The group also operates in the United States, including El Paso, Texas.

PORTFOLIO

HOTEL	BRAND	LOCATION	REGION
Gamma Ciudad Juárez	Gamma	Ciudad Juarez, Mexico	Mexico
Hampton Inn by Hilton Ciudad Juárez	Hampton by Hilton	Ciudad Juarez, Mexico	Mexico

SCALE

Landstar's identified hotel connections include Gamma Ciudad Juarez and Hampton Inn by Hilton Ciudad Juarez, Holiday Inn Express in downtown El Paso and Courtyard by Marriott in Laredo. Its planned Staybridge Suites in El Paso is an IHG project scheduled for completion in December 2026. Other identified brand companies are Hilton, IHG and Marriott.

POSADAS RELATIONSHIP

Landstar's site markets Gamma Ciudad Juarez (162 rooms) and provides a Landstar contact; Posadas lists the same property as Gamma. This indicates a Posadas brand affiliation operated by Landstar. Landstar also lists Hampton Inn by Hilton Ciudad Juarez. A Staybridge Suites project at 409 E. Missouri Avenue in El Paso is scheduled for completion on December 1, 2026. No sale, reflag or brand exit was identified in the past twelve months.

WHO TO CONTACT

NAME	ROLE	EMAIL	PHONE	LI
Alberto Hernández de Santiago	CEO and Director General	ahernandez@landstarhotels.com	+1 915 731 9994	
Elva López	Director de Ventas y Marketing (Director of Sales & Marketing)	elva@publycom.com.mx		
Ruben Hidrogo	Director de Desarrollo (Director of Development)			

MEXICO · FAMILY GROUP

61. León family (Huayacán)

POSADAS HOTELS	PIPELINE	COUNTRIES	PORTFOLIO
1	0	1	1 hotel

Hotel Huayacán was inaugurated in 2019 by the León Encinas family, described as Morelos entrepreneurs. FEMEL Bienes Raíces, S.A. de C.V. is the legal entity associated with the hotel; its privacy notice lists Tezontepec 200, Jiutepec, the hotel's address.

PORTFOLIO

HOTEL	BRAND	LOCATION	REGION
Huayacán Cuernavaca Curamoria Collection	Curamoria Collection	Jiutepec, Mexico	Mexico

SCALE

The Huayacán complex comprises a 40-room hotel and an event garden in Jiutepec. Its hotel portfolio comprises one property in Mexico.

POSADAS RELATIONSHIP

Posadas listed Huayacán Cuernavaca Curamoria Collection among its 2022 hotel openings. Posadas currently markets the property in Jiutepec under Curamoria Collection, and Huayacán's website routes direct reservations through Curamoria. No sale, reflag or brand exit was identified in the past twelve months.

WHO TO CONTACT

NAME	ROLE	EMAIL	PHONE	LI
Sergio Alejandro León Encinas	Shareholder (22.0339%), Femel Bienes Raices, S.A. de C.V.	sergio.leon@ocadoretail.com	+44 7506 473036	in
Claudia Eugenia León Encinas	Shareholder (55.9322%); Sole administrator, Femel Bienes Raices, S.A. de C.V.			
Guillermo León Encinas	Shareholder (22.0339%), Femel Bienes Raices, S.A. de C.V.			

MEXICO · PRIVATE OWNER

62. Mariano Carlos Rosales Ortiz

POSADAS HOTELS	PIPELINE	COUNTRIES	PORTFOLIO
1	0	1	1 hotel

Mariano Carlos Rosales Ortiz is an Oaxaca entrepreneur who promoted the Grand Fiesta Americana Oaxaca project and contributed the site at its 2017 groundbreaking. Compañía Operadora de Oaxaca, S.A. de C.V. is associated with the hotel at its Pino Suárez 702 address, where hotel billing identifies the company.

PORTFOLIO

HOTEL	BRAND	LOCATION	REGION
Grand Fiesta Americana Oaxaca	Grand Fiesta Americana	Oaxaca, Mexico	Mexico

SCALE

The documented portfolio is one hotel with 144 rooms in Oaxaca, Mexico: Grand Fiesta Americana Oaxaca.

POSADAS RELATIONSHIP

Posadas opened Grand Fiesta Americana Oaxaca in February 2020. Posadas' 2023 annual report classifies the 144-room hotel as administered by the company. Rosales promoted the project and contributed the site; Compañía Operadora de Oaxaca, S.A. de C.V. appears on hotel billing at the property address. No sale, reflag or brand exit was identified in the past twelve months.

WHO TO CONTACT

NAME	ROLE	EMAIL	PHONE	LI
Alin Rosales Escárcega	Shareholder (96.81%); Administrador único; Administrador único con poderes amplios, Compañia Operadora de Oaxaca, S.A. de C.V.			

MEXICO · OWNER-OPERATOR

63. Oliba Operadora Hotelera

POSADAS HOTELS	PIPELINE	COUNTRIES	PORTFOLIO
1	0	1	1 hotel

Oliba Operadora Hotelera, S.A. de C.V. is a Mexican hotel operating company associated with the property at Marigalante 184 in Boca del Río. The local business listing identifies the company behind Gamma Boca del Río Oliba.

PORTFOLIO

HOTEL	BRAND	LOCATION	REGION
HOTEL OLIBA Boca del Rio	Gamma	Veracruz, Mexico	Mexico

SCALE

The hotel portfolio is one property in Boca del Río. Its current hotel listing reports 75 rooms.

POSADAS RELATIONSHIP

Oliba Operadora was tied to Gamma Veracruz Boca del Río Oliba at Marigalante 184. Posadas describes Gamma as a franchise collection, and the local business listing connects Oliba Operadora with the hotel. The property is now offered as HOTEL OLIBA Boca del Rio, and a current listing identifies Gamma as its former name, indicating an exit from the brand; the exit date is unclear. No sale or brand exit within the past twelve months was identified.

WHO TO CONTACT

NAME	ROLE	EMAIL	PHONE	LI
Amado Monroy Páez	Shareholder (50%)		+52 55 8760 8947	in
José Olivella Ledezma	Administrador único			
Rosa María Obregón Bernal	Shareholder (50%)			

MEXICO · OWNER-OPERATOR

64. Operaciones Hoteleras de Ixtapan de la Sal

Owner on record: Operaciones Hoteleras de Ixtapan de la Sal, S.A. de C.V.

POSADAS HOTELS	PIPELINE	COUNTRIES	PORTFOLIO
1	0	1	1 hotel

The Mexican company was incorporated on October 31, 2012, with a stated business purpose covering hotels and integrated services. Its 2026 legal address is in Toluca, State of Mexico. The company is represented by Hugo Domínguez González, identified as its legal representative and Contralor.

PORTFOLIO

HOTEL	BRAND	LOCATION	REGION
Fiesta Americana Hacienda Ixtapan de la Sal	Fiesta Americana	Ixtapan de La Sal, Mexico	Mexico

SCALE

The company is associated with one 189-room resort in Ixtapan de la Sal, State of Mexico. The property previously operated as Ixtapan de la Sal Marriott Hotel & Spa and converted to Fiesta Americana in 2025.

POSADAS RELATIONSHIP

Fiesta Americana Hacienda Ixtapan de la Sal joined Posadas' portfolio effective April 1, 2025, replacing the Ixtapan de la Sal Marriott Hotel & Spa flag. It appears to be Posadas-managed: Fiesta Americana Travelty lists the hotel, and the hotel company's 2026 agreement gives a Posadas email as its property contact. No sale, reflag or brand exit was identified in the 12 months through September 2026.

WHO TO CONTACT

NAME	ROLE	EMAIL	PHONE	LI
Alicia Martínez Cárdenas	Reported family hotel co-owner, Martínez Cárdenas family hotel interests / Operaciones Hoteleras de Ixtapan de la Sal, S.A. de C.V. (entity shareholding not publicly verified)			
Marco Antonio Martínez Cárdenas	Reported family hotel co-owner, Martínez Cárdenas family hotel interests / Operaciones Hoteleras de Ixtapan de la Sal, S.A. de C.V. (entity shareholding not publicly verified)			
Ramón Martínez	Martínez Cárdenas family hotel co-owner; hotel principal associated with Ixtapan			
Rubén Martínez Cárdenas	Reported family hotel co-owner, Martínez Cárdenas family hotel interests / Operaciones Hoteleras de Ixtapan de la Sal, S.A. de C.V. (entity shareholding not publicly verified)			

MEXICO · DEVELOPER

65. Operadora Angelópolis

POSADAS HOTELS	PIPELINE	COUNTRIES	PORTFOLIO
1	0	1	1 hotel

Mariano Carlos Rosales Ortiz was identified as the principal investor and owner of Grand Fiesta Americana Puebla Angelópolis at its 2016 inauguration. He acquired the site in 2010, and construction began in 2014. The hotel is associated with Operadora Angelópolis, S.A. de C.V.

PORTFOLIO

HOTEL	BRAND	LOCATION	REGION
Grand Fiesta Americana Puebla Angelópolis	Grand Fiesta Americana	Puebla, Mexico	Mexico

SCALE

The identified portfolio comprises one 168-room hotel in Puebla, Mexico: Grand Fiesta Americana Puebla Angelópolis.

POSADAS RELATIONSHIP

Posadas' 2023 annual report lists Grand Fiesta Americana Puebla Angelópolis as a 168-room property opened in 2016 under an "Administrado" contract, indicating brand management. A 2026 public record continues to link Operadora Angelópolis with the property. No sale, reflag or brand exit was identified in the past twelve months.

WHO TO CONTACT

NAME	ROLE	EMAIL	PHONE	LI
Aaron Eduardo Masri Bazbaz	President	am@dimeco.com		in

MEXICO · OWNER-OPERATOR

66. Operadora Central de Inmuebles, S.A. de C.V

POSADAS HOTELS	PIPELINE	COUNTRIES	PORTFOLIO
1	0	1	1 hotel

Operadora Central de Inmuebles, S.A. de C.V. is a Mexican corporate entity with a fiscal address in Monterrey. Its RFC is OCI071114P47, and it is associated with One Monterrey Tecnológico.

PORTFOLIO

HOTEL	BRAND	LOCATION	REGION
one Monterrey Tecnológico	One Hotels	Monterrey, Mexico	Mexico

SCALE

One Monterrey Tecnológico has 126 rooms. A February 2026 invoice for Fiesta Inn Express Monterrey Centro also names the company and the same RFC; that establishes an invoicing link, not that the company sponsors that hotel.

POSADAS RELATIONSHIP

Posadas lists One Monterrey Tecnológico as a managed hotel opened in 2018, with 126 rooms. A 2025 hotel invoice names Operadora Central de Inmuebles as the payee. A February 2026 invoice for Fiesta Inn Express Monterrey Centro shares its RFC but does not establish that hotel's owner. No sale, reflag or brand exit was identified in the past twelve months.

MEXICO · OWNER-OPERATOR

67. Operadora Desdar

POSADAS HOTELS	PIPELINE	COUNTRIES	PORTFOLIO
1	0	1	1 hotel

Operadora Desdar, S.A. de C.V. is a Mexican hotel operating company with an address in Chihuahua, Chihuahua. It is listed as the employer in a 2025 federal labor filing.

PORTFOLIO

HOTEL	BRAND	LOCATION	REGION
one Chihuahua Norte	One Hotels	Chihuahua, Mexico	Mexico

SCALE

The documented hotel portfolio is one 126-room property: One Chihuahua Norte in Chihuahua, Mexico.

POSADAS RELATIONSHIP

Posadas' 2023 annual report lists One Chihuahua Norte as administrado, with 126 rooms and a 2021 date. A 2024 hotel invoice names Operadora Desdar, S.A. de C.V. as creditor, supporting its role as the hotel sponsor; Posadas administers the property. No sale, reflag or brand exit was identified in the past twelve months.

WHO TO CONTACT

NAME	ROLE	EMAIL	PHONE	LI
Hector Valles Alvelais	President of the Board of Directors			in
Guillermo Enrique Valdez y Valdes	Shareholder at incorporation			

MEXICO · OWNER-OPERATOR

68. Operadora Empresarial Corregidora de Querétaro

Owner on record: Operadora Empresarial Corregidora de Querétaro, S.A. de C.V

POSADAS HOTELS	PIPELINE	COUNTRIES	PORTFOLIO
1	0	1	1 hotel

Operadora Empresarial Corregidora de Querétaro, S.A. de C.V. is a Querétaro–based hotel company identified as the employer and payee for one Querétaro Centro Sur.

PORTFOLIO

HOTEL	BRAND	LOCATION	REGION
one Querétaro Centro Sur	one Hoteles	Santiago de Queretaro, Mexico	Mexico

SCALE

The identified operation is one 126–room hotel in Querétaro, Mexico. Posadas' annual report lists the property under an administrado contract.

POSADAS RELATIONSHIP

Posadas' 2016 and 2022 annual reports list one Querétaro Centro Sur as a 2014 opening under an administrado contract, with 126 rooms. The hotel's 2025 group quote names the company as payee. Posadas manages the hotel. No sale, reflag or brand exit was identified in the past twelve months.

WHO TO CONTACT

NAME	ROLE	EMAIL	PHONE	LI
Benjamin Clariond Reyes Retana	Presidente			
Vivianne Clariond Domene	Tesorero	vclariond@axiomaproyectos.mx		in

MEXICO · OWNER-OPERATOR

69. Operadora Empresarial de Churubusco

POSADAS HOTELS	PIPELINE	COUNTRIES	PORTFOLIO
1	0	1	1 hotel

Operadora Empresarial de Churubusco, S.A. de C.V. was founded in 2006 and is headquartered in Monterrey, Nuevo León. It is the legal company named for Fiesta Inn Monterrey Fundidora.

PORTFOLIO

HOTEL	BRAND	LOCATION	REGION
Fiesta Inn Monterrey Fundidora	Fiesta Inn	Monterrey, Mexico	Mexico

SCALE

The company has one hotel in Mexico: Fiesta Inn Monterrey Fundidora in Monterrey, with 155 rooms. Posadas manages the property.

POSADAS RELATIONSHIP

Posadas' 2023 annual report lists Fiesta Inn Monterrey Fundidora as administered, with 2007 as the year associated with the property. The current Posadas hotel roster lists 155 rooms. Operadora Empresarial de Churubusco is the hotel's legal contracting company. No sale, reflag or brand exit was identified in the past twelve months.

WHO TO CONTACT

NAME	ROLE	EMAIL	PHONE	LI
Juan Jesús López Razgados	General Manager / Legal Representative, Operadora Empresarial de Churubusco			

MEXICO · OWNER-OPERATOR

70. Operadora Empresarial Derramadero, S.A. de C.V

POSADAS HOTELS	PIPELINE	COUNTRIES	PORTFOLIO
1	0	1	1 hotel

Operadora Empresarial Derramadero, S.A. de C.V. is a Mexican hotel-sector company associated with Hotel One in Saltillo. Its headquarters are listed in San Pedro Garza García, Nuevo León.

PORTFOLIO

HOTEL	BRAND	LOCATION	REGION
one Saltillo Derramadero	One Hotels	Saltillo, Mexico	Mexico

SCALE

One documented hotel in Saltillo, Mexico: one Saltillo Derramadero, listed with 120 rooms in Posadas' 2023 annual report.

POSADAS RELATIONSHIP

Posadas lists one Saltillo Derramadero as an administered hotel, with 120 rooms, opened in 2009; the structure is brand-managed. No sale, reflag or brand exit was identified in the past twelve months.

WHO TO CONTACT

NAME	ROLE	EMAIL	PHONE	LI
Federico Clariond Domene	Director General, Grupo Clariond Domene / Aldabra		+52 81 8280 0894	in

MEXICO · OWNER-OPERATOR

71. Operadora Hotelera Banco Chinchorro, S.A. de C.V

POSADAS HOTELS	PIPELINE	COUNTRIES	PORTFOLIO
1	0	1	1 hotel

Operadora Hotelera Banco Chinchorro, S.A. de C.V. is a Cancún–based Mexican hotel company. It is the invoicing entity identified at One Cancún Centro.

PORTFOLIO

HOTEL	BRAND	LOCATION	REGION
one Cancún Centro	One Hotels	Cancun, Mexico	Mexico

SCALE

Its confirmed hotel operation is One Cancún Centro in Cancún, a 126–room property.

POSADAS RELATIONSHIP

Posadas lists One Cancún Centro as managed ("Administrado") and dates its opening to 2014. The official hotel page lists it under the one brand, and the sponsor issued an invoice for the property in November 2025. No sale, reflag or brand exit was identified in the past twelve months.

MEXICO · OWNER-OPERATOR

72. Operadora Hotelera Camino Real

POSADAS HOTELS	PIPELINE	COUNTRIES	PORTFOLIO
1	0	1	1 hotel

Operadora Hotelera Camino Real, S.A. de C.V. is a Mexican hotel company based in Colima. Its Gamma Colima Garden business is invoiced under RFC OHC1108082LA.

PORTFOLIO

HOTEL	BRAND	LOCATION	REGION
Gamma Colima Garden	Gamma	Colima, Mexico	Mexico

SCALE

Posadas' annual report lists one Gamma franchise in Colima with 91 rooms; the brand's hotel page also lists 91 rooms.

POSADAS RELATIONSHIP

Posadas lists Gamma Colima Garden in Colima as a 91-room franchise opened in 2022. The hotel's 2025 invoice is issued by Operadora Hotelera Camino Real, S.A. de C.V., identifying it as the billing operating company. No sale, reflag or brand exit was identified in the past twelve months.

WHO TO CONTACT

NAME	ROLE	EMAIL	PHONE	LI
Eduardo A' de Lima	President, EDL Hospitality	eduardo@edlhospitality.com	+52 1 33 1487 1555	in

MEXICO · OWNER-OPERATOR

73. Operadora Hotelera La Raza

POSADAS HOTELS	PIPELINE	COUNTRIES	PORTFOLIO
1	0	1	1 hotel

Operadora Hotelera La Raza, S.A. de C.V. is the Mexican company identified as the razón social and sponsor associated with One Ciudad de México La Raza. Posadas manages the hotel under a separate operating relationship.

PORTFOLIO

HOTEL	BRAND	LOCATION	REGION
one Ciudad de México La Raza	One Hotels	Mexico City, Mexico	Mexico

SCALE

The identified portfolio comprises one 123-room hotel in Mexico City, under Posadas' One brand.

POSADAS RELATIONSHIP

Posadas manages One Ciudad de México La Raza, a 123-room hotel in Mexico City. Posadas lists the relationship from 2018 in its annual hotel schedule, which classifies the property as administered. The Posadas hotel directory continues to list the property at Circuito Interior Av. Río Consulado 130. No sale, reflag or brand exit was identified in the past twelve months.

WHO TO CONTACT

NAME	ROLE	EMAIL	PHONE	LI
Carlos Eder Villanueva Rodriguez	Shareholder at incorporation; General manager			
Patricia Carballido Perales	Shareholder at incorporation; Sole administrator			

MEXICO · OWNER-OPERATOR

74. Operadora Hotelera Placar 30

POSADAS HOTELS	PIPELINE	COUNTRIES	PORTFOLIO
1	0	1	1 hotel

Operadora Hotelera Placar 30, S.A. de C.V. is a Mexican hotel company. A government-hosted invoice for one Playa del Carmen lists its address at Cerrada Hacienda de los Morales 20, Miguel Hidalgo, Mexico City.

PORTFOLIO

HOTEL	BRAND	LOCATION	REGION
one Playa del Carmen	one Hoteles	Playa del Carmen, Mexico	Mexico

SCALE

The confirmed portfolio is one 108-room hotel in Playa del Carmen, Mexico: one Playa del Carmen.

POSADAS RELATIONSHIP

Posadas lists one Playa del Carmen in Playa del Carmen; its filings identify One Playa del Carmen Centro as an administered hotel, with 108 rooms and a 2010 opening. The property invoice names Operadora Hotelera Placar 30, while Posadas classifies the hotel as managed. No sale, reflag or brand exit was identified in the past twelve months.

MEXICO

75. Operadora MX

POSADAS HOTELS	PIPELINE	COUNTRIES	PORTFOLIO
1	0	1	1 hotel

Attribution to verify: Operadora MX, S.A. de C.V. is directly tied to Fiesta Inn Playa del Carmen as the hotel-services invoicing entity. That confirms the property connection, but the available records do not establish that it is the sponsor signing or driving the Posadas agreement, or the ultimate asset owner.

Operadora MX, S.A. de C.V. is a Mexican hotel company tied to Fiesta Inn Playa del Carmen. Its hotel–services invoice identifies an address in Solidaridad, Quintana Roo.

PORTFOLIO

HOTEL	BRAND	LOCATION	REGION
Fiesta Inn Playa del Carmen	Fiesta Inn	Playa del Carmen, Mexico	Mexico

SCALE

The identified property is Fiesta Inn Playa del Carmen, a 129–room hotel in Mexico.

POSADAS RELATIONSHIP

Posadas' 2016 annual report records Fiesta Inn Playa del Carmen as a 2016 opening; its 2023 annual report classifies the hotel as administrado (managed) and lists 129 rooms. A 2016 hotel invoice names Operadora MX, S.A. de C.V. as issuer. No sale, reflag or brand exit was identified in the past twelve months.

MEXICO · OWNER-OPERATOR

76. Operadora Paraíso 7373

POSADAS HOTELS	PIPELINE	COUNTRIES	PORTFOLIO
1	0	1	1 hotel

Operadora Paraíso 7373, S.A. de C.V. is a Cuernavaca–based Mexican hotel company that issues guest invoices for Gamma Cuernavaca Puerta Paraíso.

PORTFOLIO

HOTEL	BRAND	LOCATION	REGION
Gamma Cuernavaca Puerta Paraíso	Gamma	Cuernavaca, Mexico	Mexico

SCALE

One identified property: Gamma Cuernavaca Puerta Paraíso in Mexico, with 102 rooms.

POSADAS RELATIONSHIP

Gamma Cuernavaca Puerta Paraíso is a Posadas franchise; Posadas records it as open in 2017. Operadora Paraíso 7373 issues guest invoices under the hotel name, consistent with an owner–operated franchise. No sale, reflag or brand exit was identified in the past twelve months.

WHO TO CONTACT

NAME	ROLE	EMAIL	PHONE	LI
Josué Escobar Castañeda	Gerente De Operaciones			in

MEXICO · OWNER-OPERATOR

77. Operadora Peninsular

POSADAS HOTELS	PIPELINE	COUNTRIES	PORTFOLIO
1	0	1	1 hotel

Operadora Peninsular, S.A. de C.V. is the company issuing hotel invoices at Calle 57 No. 513, Centro, Mérida, Yucatán. Its invoices identify the Gamma Mérida el Castellano and use RFC OPE830907A12.

PORTFOLIO

HOTEL	BRAND	LOCATION	REGION
Gamma Mérida el Castellano	Gamma	Merida, Mexico	Mexico

SCALE

The confirmed hotel operation is one 160-room Gamma property in Mérida, Mexico.

POSADAS RELATIONSHIP

Posadas lists Gamma Mérida el Castellano in Mérida in its Gamma portfolio. Operadora Peninsular, S.A. de C.V. invoices room charges at the hotel under its own RFC, tying it to the property's operating business. No sale, reflag or brand exit was identified in the past twelve months.

WHO TO CONTACT

NAME	ROLE	EMAIL	PHONE	LI
Esther Montiel Gómez Trejo	General Manager			in

MEXICO · OWNER-OPERATOR

78. Operadora Perione

POSADAS HOTELS	PIPELINE	COUNTRIES	PORTFOLIO
1	0	1	1 hotel

Operadora Perione, S.A. de C.V. is a Mexican hotel company established in 2018 and based in San Andrés Cholula, Puebla. Its business address and commercial name tie it to the one Puebla Angelópolis Periférico hotel.

PORTFOLIO

HOTEL	BRAND	LOCATION	REGION
one Puebla Angelópolis Periférico	One Hotels	Puebla, Mexico	Mexico

SCALE

The hotel portfolio comprises one property in Mexico: one Puebla Angelópolis Periférico, with 126 rooms.

POSADAS RELATIONSHIP

Posadas lists and books one Puebla Angelópolis Periférico under its one brand. Operadora Perione issues guest-room invoices for the hotel. The operating agreement type is unclear. No sale, reflag or brand exit was identified in the past twelve months.

WHO TO CONTACT

NAME	ROLE	EMAIL	PHONE	LI
Manuel Francisco Arzápalo Galeazzi	Sole Administrator			in
Jose Angel Sanchez Gonzalez	Shareholder (1%) at incorporation			

MEXICO · OWNER-OPERATOR

79. Operadora Quemarq

POSADAS HOTELS	PIPELINE	COUNTRIES	PORTFOLIO
1	0	1	1 hotel

Operadora Quemarq, S.A. de C.V. is a Mexican corporate hotel sponsor tied to the operation of one Querétaro Aeropuerto in El Marqués. The company is identified as an employer in Querétaro.

PORTFOLIO

HOTEL	BRAND	LOCATION	REGION
one Querétaro Aeropuerto	One Hotels	Querétaro , Mexico	Mexico

SCALE

One confirmed hotel, one Querétaro Aeropuerto in El Marqués, Querétaro, with 126 rooms. It is in Mexico and carries Posadas' one brand.

POSADAS RELATIONSHIP

Posadas manages one Querétaro Aeropuerto in El Marqués. Posadas' 2023 annual report lists the hotel as opened in 2013 and its contract as managed. Hotel invoices name Operadora Quemarq, S.A. de C.V. as the entity to which payment is owed. No sale, reflag or brand exit was identified in the past twelve months.

WHO TO CONTACT

NAME	ROLE	EMAIL	PHONE	LI
Benito Bua Delgado	Shareholder; President, board of directors			
Mario Fernando Montes de Oca Herrerias	Shareholder; Manager			
Arturo Genaro Diaz Barroso	Shareholder; Treasurer, board of directors			
Gerardo Arturo Peña Dueñas	Shareholder			

MEXICO · OWNER-OPERATOR

80. Operadora Turistica Victoria

POSADAS HOTELS	PIPELINE	COUNTRIES	PORTFOLIO
1	0	1	1 hotel

Operadora Turística Victoria, S.A. de C.V. is a Querétaro–based hotel company with a registered address at Boulevard Bernardo Quintana 4050, the address associated with Grand Fiesta Americana Querétaro. The company's documented hotel activity is tied to this property.

PORTFOLIO

HOTEL	BRAND	LOCATION	REGION
Grand Fiesta Americana Querétaro	Grand Fiesta Americana	Queretaro City, Mexico	Mexico

SCALE

The identified portfolio comprises one hotel, Grand Fiesta Americana Querétaro, with 173 rooms in Mexico.

POSADAS RELATIONSHIP

Posadas lists Grand Fiesta Americana Querétaro as opened in 2003 and under an administered contract in its 2023 annual report, dating the managed relationship to 2003. The report lists 173 rooms. PROFEPA's 2025 register associates Operadora Turística Victoria with the hotel. No sale, reflag or brand exit was identified in the past twelve months.

WHO TO CONTACT

NAME	ROLE	EMAIL	PHONE	LI
Roberto Ruiz Rubio	Principal Owner / Operator, Fomento Queretano		+52 442 329 3845	
Luis Edmundo Orta Vidal	Gerente general, Empresalia Oficinas Corporativas (corporate campus; not hotel owner/GM)			
Sergio Rene Galvan	Gerente General, Grand Fiesta Americana Querétaro		+52 442 159 8955	

MEXICO · OWNER-OPERATOR

81. Operadora Turística Las Rosas

POSADAS HOTELS	PIPELINE	COUNTRIES	PORTFOLIO
1	0	1	1 hotel

Operadora Turística Las Rosas, S.A. de C.V. is a Mexican hotel sponsor based at Chapalita 1470 in Guadalajara, Jalisco. Its connection to One Guadalajara Expo is documented from the hotel's opening in 2017.

PORTFOLIO

HOTEL	BRAND	LOCATION	REGION
one Guadalajara Expo	One Hotels	Guadalajara, Mexico	Mexico

SCALE

Its verified hotel portfolio is One Guadalajara Expo in Mexico, a 126-room property. No other hotel brand company is established in its portfolio.

POSADAS RELATIONSHIP

Posadas has administered One Guadalajara Expo in Guadalajara since it opened on February 7, 2017; Posadas reported 126 rooms. Operadora Turística Las Rosas is identified on the hotel's invoices, while Posadas is the hotel administrator. No sale, reflag or brand exit was identified in the past twelve months.

MEXICO

82. Paseo Tec Developer

POSADAS HOTELS	PIPELINE	COUNTRIES	PORTFOLIO
1	0	1	1 hotel

Attribution to verify: Paseo Tec/Tec Monterrey is not linked to Fiesta Inn Toluca Centro in the retrieved records. Hotel invoices name Operadora de Hoteles y Moteles de Toluca, S.A. de C.V., and Posadas classifies the property as administered. Those facts do not establish Paseo Tec as sponsor or identify the hotel's ultimate owner.

Operadora de Hoteles y Moteles de Toluca, S.A. de C.V. is the Mexican legal entity named on hotel transactions at Allende 124, Toluca.

PORTFOLIO

HOTEL	BRAND	LOCATION	REGION
Fiesta Inn Toluca Centro	Fiesta Inn	Toluca, Mexico	Mexico

SCALE

Its identified hotel connection is an 85-room Fiesta Inn in Toluca.

POSADAS RELATIONSHIP

Posadas' 2023 annual report lists Fiesta Inn Toluca Centro as administered, with 85 rooms and a 2009 start year. Posadas' current hotel directory continues to list it. The local legal entity is named on hotel invoices. No sale, reflag or brand exit was identified in the past twelve months.

WHO TO CONTACT

NAME	ROLE	EMAIL	PHONE	LI
Francisco Caceres	Director de Administración, Altea Desarrollos	francisco.caceres@alteadesarrollos.com		
Luis Vogel	Director de Proyectos Inmobiliarios, Altea Desarrollos	luis.vogel@alteadesarrollos.com		

MEXICO · OWNER-OPERATOR

83. Profit Rentabilidad Operativa

POSADAS HOTELS	PIPELINE	COUNTRIES	PORTFOLIO
1	0	1	3 hotels

Hotel Olmeca Plaza was founded more than 30 years before the 2022 Gamma opening by engineer Jorge Pérez Cruz. A June 2026 Tabasco labor-conciliation bulletin lists PROFIT RENTABILIDAD OPERATIVA, S.A. DE C.V. alongside Hotel Gamma, tying the legal company to the branded property.

PORTFOLIO

HOTEL	BRAND	LOCATION	REGION
Gamma Villahermosa Centro Histórico	Gamma	Villahermosa, Mexico	Mexico
Hotel Urban Express	Independent	Villahermosa, Mexico	Mexico

SCALE

The Olmeca Plaza group reported 3 properties and 252 rooms in 2022: Gamma (72), Olmeca Plaza (80) and Urban Express (100). Urban Express closed in March 2026, leaving 2 active hotel operations and 152 rooms on the available operating record. All are in Villahermosa; the other hotels are independent.

POSADAS RELATIONSHIP

Gamma Villahermosa Centro Histórico opened on 1 April 2022 as a 72-room Gamma franchise in the right wing of the Olmeca Plaza building; the left wing continued as the independent 80-room Hotel Olmeca Plaza. At launch, Omar Medina Espinoza was Gamma Villahermosa's director general. The group's 100-room independent Urban Express closed in March 2026 with no reopening date reported. No sale, reflag or brand exit was identified in the twelve months to September 2026.

WHO TO CONTACT

NAME	ROLE	EMAIL	PHONE	LI
Jorge A. Pérez Saldaña	Director / Principal	jorge@enrenta.net		

MEXICO

84. Promotora Granba / Granja Family

POSADAS HOTELS	PIPELINE	COUNTRIES	PORTFOLIO
1	0	1	1 hotel

Promotora Granba, S.A. de C.V. is the Mexican company invoicing hotel guests at Gamma Orizaba Grand Hotel de France. The hotel and company invoices give the property address as Av. Oriente 6 A 186, Centro, Orizaba, Veracruz. The hotel dates to the late nineteenth century.

PORTFOLIO

HOTEL	BRAND	LOCATION	REGION
Gamma Orizaba	Gamma	Orizaba, Mexico	Mexico

SCALE

One confirmed hotel: Gamma Orizaba Grand Hotel de France in Orizaba, Mexico, with 91 rooms. No other hotel brand company is identified in the confirmed portfolio.

POSADAS RELATIONSHIP

Posadas records Gamma Orizaba as a 2019 franchise with 91 rooms. The hotel officially opened under Gamma in 2020 after a two-year restoration. Promotora Granba is named on hotel guest invoices in May 2026, consistent with continued operation of the franchise. No sale, reflag or brand exit was identified in the past twelve months.

WHO TO CONTACT

NAME	ROLE	EMAIL	PHONE	LI
Nicolás Granja Bautista	Principal Owner / Executive			
Alfonso Granja	Associated with Hotel Gamma Orizaba			
Alfonso Granja Bautista	Principal Owner			

MEXICO

85. Promotora Turística Vaera

POSADAS HOTELS	PIPELINE	COUNTRIES	PORTFOLIO
1	0	1	1 hotel

Promotora Turística Vaera, S.A. de C.V. is a Veracruz–based company. Municipal records identify it with the Fiesta Inn Malecón business at General Figueroa 68.

PORTFOLIO

HOTEL	BRAND	LOCATION	REGION
Fiesta Inn Veracruz Malecón	Fiesta Inn	Veracruz, Mexico	Mexico

SCALE

The documented portfolio is one 92–room hotel in Veracruz, Mexico: Fiesta Inn Veracruz Malecón.

POSADAS RELATIONSHIP

Promotora Turística Vaera is identified with the Fiesta Inn Malecón hotel business in Veracruz. Posadas lists Fiesta Inn Veracruz Malecón as managed, with an operating year of 2001 and 92 rooms. No sale, reflag or brand exit was identified in the past twelve months.

WHO TO CONTACT

NAME	ROLE	EMAIL	PHONE	LI
Javier Antonio Ruiz Anitua	Shareholder (25%); Tesorero del Consejo de Administración			in
Francisco Jose Ruiz Anitua	Shareholder (25%); Vocal del Consejo de Administración			
Maria Esther Ruiz Anitua	Shareholder (25%); Vocal del Consejo de Administración			
Valentin Manuel Ruiz Anitua	Shareholder (25%); Secretario del Consejo de Administración			

MEXICO · FAMILY GROUP

86. Ruiz Family (Héctor Daniel Ruiz Rosiles)

POSADAS HOTELS	PIPELINE	COUNTRIES	PORTFOLIO
1	0	1	3 hotels

The group's 2018 municipal filing says Inmobiliaria Ruiz Souza, S.A. de C.V. was founded in 1980; Héctor Daniel Ruiz Rosiles identified himself as its owner and legal representative. A deed cited in that filing records Héctor Ruiz Souza granting his son general administrative power in 2014. The family developed and operated hotels and commercial properties in Zapopan.

PORTFOLIO

HOTEL	BRAND	LOCATION	REGION
Fiesta Inn Guadalajara Periférico Poniente	Fiesta Inn	Zapopan, Mexico	Mexico

SCALE

The known Zapopan cluster comprises Fiesta Inn Guadalajara Periférico Poniente (142 rooms), One Periférico Poniente (125) and Hotel SR (100): 3 hotels and 367 rooms. One is also a Posadas brand.

POSADAS RELATIONSHIP

Posadas manages Fiesta Inn Guadalajara Periférico Poniente in Zapopan; its 2023 annual report lists the hotel as administered from 2019, with 142 rooms. Inmobiliaria Ruiz Rosiles, S.A. de C.V. is identified as the hotel's legal provider. The same family cluster includes One Periférico Poniente, also a Posadas brand, and Hotel SR. No sale, reflag or brand exit was identified in the 12 months to September 2026.

WHO TO CONTACT

NAME	ROLE	EMAIL	PHONE	LI
Héctor Daniel Ruiz Rosiles	Documented owner and legal representative of Inmobiliaria Ruiz Souza	hruiz@inmruizsouza.com	+52 33 3189 5565	
Jesús Carlos Lara Osorio	Apoderado and administrador general único; signed as Gerente General, Inmobiliaria Ruiz Rosiles, S.A. de C.V.	jlara@inmruizsouza.com		

MEXICO

87. Soluciones Hoteleras Integrales

POSADAS HOTELS	PIPELINE	COUNTRIES	PORTFOLIO
1	0	1	1 hotel

A 2023 public-sector invoice for a stay at One Silao names Soluciones Hoteleras Integrales S.A. de C.V. as payee and gives its address at the hotel site in Silao, Guanajuato.

PORTFOLIO

HOTEL	BRAND	LOCATION	REGION
one Silao	One Hotels	Silao, Mexico	Mexico

SCALE

The verified hotel footprint is One Silao, a 126-room hotel in Silao, Mexico, managed by Posadas.

POSADAS RELATIONSHIP

Posadas' 2023 annual report lists One Silao, Silao, as managed, with a 2014 year entry and 126 rooms. The hotel's official One page continues to market it under the One brand. No sale, reflag or brand exit was identified in the past twelve months.

WHO TO CONTACT

NAME	ROLE	EMAIL	PHONE	LI
Pedro Abraham Mora Weber	Presidente del Consejo de Administración			

MEXICO · DEVELOPER

88. The One Inmobiliaria / Ideeo 4.0

POSADAS HOTELS	PIPELINE	COUNTRIES	PORTFOLIO
1	0	1	1 hotel

The One Inmobiliaria / Ideeo 4.0 is associated with Inmobiliaria Ideeo One Express, S.A. de C.V. and Enfoque Rentable, S.A. de C.V. Lodging invoices for One Acapulco Diamante identify each company as the invoice issuer at different dates. The hotel-linked business address is in Acapulco de Juarez, Guerrero.

PORTFOLIO

HOTEL	BRAND	LOCATION	REGION
one Acapulco Diamante	One Hotels	Acapulco, Mexico	Mexico

SCALE

One Posadas hotel is documented: One Acapulco Diamante in Acapulco, with 126 rooms. The documented footprint is in Mexico.

POSADAS RELATIONSHIP

Posadas lists One Acapulco Diamante as an administrado hotel from 2018, indicating a brand-managed arrangement. The hotel has 126 rooms. Lodging invoices for the property named Inmobiliaria Ideeo One Express in 2021 and Enfoque Rentable in 2025 as invoice issuers. No sale, reflag or brand exit was identified in the past twelve months.

WHO TO CONTACT

NAME	ROLE	EMAIL	PHONE	LI
Jaime Ramos Cuevas	Director de Proyectos, The One Inmobiliaria MX	cjaime@netflix.com		
Miguel Velázquez	Director de Construcción, The One Inmobiliaria MX	miguel.velazquez@ideeo.mx		
Juan Sebastián Estrada Hernández	Director Ejecutivo, Ideeo 4.0	juan.estrada@ideeo.mx		

MEXICO · FAMILY GROUP

89. Torrallardona–Mijares family

POSADAS HOTELS	PIPELINE	COUNTRIES	PORTFOLIO
1	0	1	1 hotel

The Gran Hotel Ancira was built beginning in 1909, opened in 1912, and was owned by its founder, Fernando Ancira, before the Torrallardona family acquired it. A 2010 local report named Isabel Torrallardona de Mijares and son Ignacio as the hotel's owners at that time. Hotel receipts identify Compañía Explotadora de Inmuebles Monterrey, S.A. de C.V. at the Gran Hotel Ancira address.

PORTFOLIO

HOTEL	BRAND	LOCATION	REGION
Gamma Monterrey Gran Hotel Ancira	Gamma	Monterrey, Mexico	Mexico

SCALE

The family's hotel portfolio comprises one hotel, the 253-room Gran Hotel Ancira in Monterrey, Mexico, operating as a Posadas Gamma franchise.

POSADAS RELATIONSHIP

Posadas records Gamma Monterrey Gran Hotel Ancira as a 253-room franchise in 2015. Hotel receipts identify Compañía Explotadora de Inmuebles Monterrey at the property's address. No sale, reflag or brand exit was identified in the past twelve months.

WHO TO CONTACT

NAME	ROLE	EMAIL	PHONE	LI
Guillermo Teran C.	General Manager (Gerente General)	gt@hotel-ancira.com		in
Ignacio Mijares Torrallardona	Last publicly identified Director General; reported owner/principal of Gran Hotel Ancira, CIA Explotadora de Inmuebles Monterrey, S.A. de C.V.	i.mijares@xaasmexico.com		in

MEXICO

90. Banorte

POSADAS HOTELS	PIPELINE	COUNTRIES	PORTFOLIO
0	1	1	1 hotel

Attribution to verify: A 2018 report ties a Hotel One proposal in Vado del Río to Grupo Posadas, but not to Banorte or Fideicomiso 1447. Posadas's current official ONE directory lists 48 hotels and no Hermosillo property; the trust's link to the brand project remains unverified.

Banorte is recorded as owner, while Fideicomiso 1447 is identified as the asset owner for the proposed Hermosillo project. The party controlling or sponsoring the trust is not established.

PORTFOLIO

HOTEL	BRAND	LOCATION	REGION
Unnamed Vado del Río Hotel (ONE Hotels Hermosillo)	ONE Hotels · pipeline	Hermosillo, Mexico	Mexico

SCALE

The proposed ONE Hotels development in Hermosillo is described as a 126-room project. Posadas lists 48 one hotels in Mexico; this brand network is not established as Banorte's portfolio.

POSADAS RELATIONSHIP

A 2018 report described a planned Hotel One in Vado del Río as belonging to Grupo Posadas, without naming Banorte or Fideicomiso 1447. Fideicomiso 1447 is identified as asset owner of a 126-room pre-construction ONE Hotels project in Hermosillo. Posadas's official directory lists no Hermosillo ONE hotel. No sale, reflag or brand exit was identified in the past twelve months.

WHO TO CONTACT

NAME	ROLE	EMAIL	PHONE	LI
Carlos Hank González	President of the Board of Directors, Grupo Financiero Banorte			in
Héctor Martín Ávila Flores	Director General Jurídico y Fiduciario, Grupo Financiero Banorte			
José Marcos Ramírez Miguel	Director General, Grupo Financiero Banorte; member of the Board of Directors			
Juan Carlos Díaz Arelle	Representative of Fideicomiso 1447 de Invex			in

MEXICO · DEVELOPER

91. Inmobiliaria One Asesoría y Administración

Owner on record: Inmobiliaria One Asesoría y Administración, S.A. de C.V.

POSADAS HOTELS	PIPELINE	COUNTRIES	PORTFOLIO
0	1	1	1 hotel

Inmobiliaria One Asesoría y Administración, S.A. de C.V. is a Mexican corporation established on 12 August 2021 and headquartered in Mexico City. GLEIF classifies its direct and ultimate accounting-consolidation parent as natural persons. The company owns the property where Live Aqua Centro Histórico is being built and borrowed MXN 160 million to finance construction.

PORTFOLIO

HOTEL	BRAND	LOCATION	REGION
Live Aqua Centro Histórico	Live Aqua · pipeline	Mexico City, Mexico	Mexico

SCALE

Its identified hotel portfolio is one 90-room Live Aqua project under development in Mexico City.

POSADAS RELATIONSHIP

Inmobiliaria One owns the hotel site. Posadas will administer and operate Live Aqua Centro Histórico, a 90-room project planned for Mexico City. In January 2026, Inmobiliaria One secured MXN 160 million in construction financing. August 2026 reporting still described the hotel as forthcoming. No sale, reflag or brand exit was identified in the past twelve months.

MEXICO · DEVELOPER

92. Municipality of Tampico

Owner on record: Municipality of Tampico (land owner via concession to IDEURBAN/Serur family)

POSADAS HOTELS	PIPELINE	COUNTRIES	PORTFOLIO
0	1	1	1 hotel

IDEURBAN is a Mexico City real-estate and urban-development firm founded in 1974 by civil engineer David Serur. Architect José Serur leads the group and was identified in 2026 as director general of Grupo IDEURBAN. Tampico owns the proposed hotel's land; the city discussed a concession to the private developers, while IDEURBAN drives the project.

PORTFOLIO

HOTEL	BRAND	LOCATION	REGION
Fiesta Americana Tampico	Fiesta Americana · pipeline	Tampico, Mexico	Mexico

SCALE

IDEURBAN develops real estate, mixed-use projects and urban-planning schemes in Mexico. Its Posadas pipeline includes the proposed 142-room Fiesta Americana in Tampico; the project remains pre-operational.

POSADAS RELATIONSHIP

In May 2025, IDEURBAN CEO José Serur announced the Fiesta Americana Tampico project with Posadas. Tampico owns the site; the city discussed a possible 20-year concession and a 7% share of hotel profits, with terms still under discussion. As of September 2026, technical studies and feasibility review remained outstanding. No sale, reflag or brand exit was identified in the past twelve months.

OWNER RANKING

Caribbean

1 owners with 3 open Posadas hotels and 0 pipeline projects, ranked by hotels with Posadas.

#	OWNER GROUP	HOTELS	OPEN	PIPELINE	COUNTRIES
1	BG Hotels (Berger Family)	3	3	0	Dominican Rep., Mexico

CARIBBEAN · DOMINICAN REP., MEXICO · FAMILY GROUP

1. BG Hotels (Berger Family)

POSADAS HOTELS	PIPELINE	COUNTRIES	PORTFOLIO
3	0	2	3 hotels

BG Hotels is the Mallorca-based hotel platform associated with Grupo Berger and the Berger family. A 2022 industry report described it as family-owned, chaired by the founder's widow, and led by Pedro Morell; Tania Berger was identified as president in May 2025. Its direct BG Hotels operation is concentrated in Mallorca and Ibiza, with Posadas-managed resort projects in the Caribbean and Mexico.

PORTFOLIO

HOTEL	BRAND	LOCATION	REGION
Devossion by Live Aqua Playa del Carmen	Devossion	Playa del Carmen, Mexico	Mexico
Fiesta Americana Funeeq Punta Cana	Fiesta Americana	Punta Cana, Dominican Republic	Caribbean
Live Aqua Punta Cana (Solo Adultos)	Live Aqua	Uvero Alto, Dominican Republic	Caribbean

SCALE

BG Hotels' official booking site lists six Balearic hotels whose published capacities total 1,521 rooms. The Berger/Posadas portfolio also includes Live Aqua in the Dominican Republic and projects in Punta Cana and Playa del Carmen. The group spans Spain, the Dominican Republic and Mexico.

POSADAS RELATIONSHIP

The Berger group has partnered with Posadas since 2021, when Live Aqua Beach Resort Punta Cana began operating under the Live Aqua brand. Posadas also manages the adjacent Fiesta Americana Funeeq Punta Cana project and a Berger-acquired Playa del Carmen hotel identified as Devossion by Live Aqua. Posadas' official page still describes Funeeq as upcoming. No sale, reflag or brand exit was identified in the past twelve months.

WHO TO CONTACT

NAME	ROLE	EMAIL	PHONE	LI
Pedro Morell Verd	Director General Adjunto (Deputy General Manager), Berger Group Hotels	p.morell@bghotels.com		
Blanca Marques	Directora Administración, Berger Group Hotels	b.marques@bghotels.com	+34 607 81 70 44	
Jaime Ducoing	Director De Proyecto Live Aqua Fiesta Americana Funneq		+52 998 131 3073	

APPENDIX

Hotels without an identified owner

2 Posadas hotels in the directories are held by condominium unit owners or by a party the sources on file do not name. Unit owners are never treated as the owner; the developer or pool operator that sponsors the brand agreement is the party still to be identified, so these hotels have no owner page.

HOTEL	BRAND	LOCATION	REGION	HELD BY
one Mazatlán	One Hotels	Mazatlan, Mexico	Mexico	Not identified
Grand Fiesta Americana Chapultepec	Grand Fiesta Americana	Mexico City, Mexico	Mexico	Not identified