NEWS RELEASE

Sabra Health Care REIT, Inc., Publishes Sixth Annual Sustainability Report

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TUSTIN, Calif.--(BUSINESS WIRE)-- Sabra Health Care REIT, Inc. (“Sabra” or the “Company”) (Nasdaq: SBRA) today released its sixth annual Sustainability Report for fiscal year 2025.

The report highlights how Sabra is scaling successful pilot technologies into portfolio-wide initiatives, expanding solutions that improve care delivery and continuing to invest in resilient, efficient operations. Together with the Company's broader sustainability efforts, these initiatives reflect Sabra’s continued integration of sustainability into its business strategy, helping tenants and operators improve quality of life for residents, creating healthier environments for staff and strengthening the long-term resilience of its portfolio. Grounded in strong governance, environmental stewardship and disciplined execution, Sabra’s approach aligns sustainability with business priorities to support long-term value creation for stakeholders, all the while staying true to its belief that what happens inside its buildings matters most.

Commenting on the 2025 Sustainability Report, Rick Matros, Sabra’s CEO and Chair, said, "This report reflects the progress we've made in turning promising pilots into measurable outcomes. As we continue building on that momentum, we'll remain focused on practical innovations that strengthen our communities and our portfolio over the long term."

Key areas of progress in 2025:

- Advanced water conservation through successful AquaMizer and HydroPoint pilots, achieving 51% reductions in toilet water use and 31% reductions in irrigation water use. These initiatives are now being rolled out across the majority of our eligible managed senior housing properties.
- Deployed 110 autonomous floor-cleaning robots across nearly 99 million square feet, logging more than

24,500 hours by May 2026 while improving air quality, extending flooring life and allowing housekeeping staff to spend more time on deep cleaning and resident interaction.

- Achieved over 30% unit-level efficiency gains while reducing Scope 2 emissions, grid strain and operating costs by scaling over 250 inverter heat pump retrofits across three managed senior housing properties.
- Expanded DS Smart vital-sign technology across 35 managed assisted living communities, capturing more than 91,000 error-free vital readings and saving caregivers approximately 77 hours per month in documentation time.
- Advanced care platform interoperability by collaborating with technology vendors and electronic health record (EHR) providers to improve data sharing between systems, reducing documentation burden and software fatigue for caregivers.
- Launched a study with the Well Living Lab examining the relationship between falls and the built environment. Results are expected to be published in a peer-reviewed journal in 2026 and will help inform Sabra's future technology and facility design decisions.
- Maintained low employee turnoverof 3.4%, driven by competitive compensation and benefits, opportunities for professional growth and a workplace culture grounded in respect and appreciation.

Sabra’s 2025 Sustainability Report is available on the Company’s website: **sabrahealth.com/about/corporate-sustainability**

About Sabra

Sabra Health Care REIT, Inc., a Maryland corporation, operates as a self-administered, self-managed real estate investment trust (a "REIT") that, through its subsidiaries, owns and invests in real estate serving the healthcare industry throughout the United States and Canada.

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Source: Sabra Health Care REIT, Inc.