

GALIL CAPITAL RE SPAIN, SOCIMI, S.A.

7 de noviembre de 2023

En virtud de lo previsto en el artículo 17 del Reglamento (UE) nº 596/2014 sobre abuso de mercado y en el artículo 227 de la Ley 6/2023, de 17 de marzo, de los Mercados de Valores y de los Servicios de Inversión, y disposiciones concordantes, así como en la Circular 3/2020 del segmento BME Growth de BME MTF Equity (BME MTF Equity), sobre información a suministrar por empresas incorporadas a negociación en el segmento BME Growth de BME MTF Equity (la “**Circular 3/2020 del BME MTF Equity**”), en sus redacciones vigentes, Galil Capital Re Spain, SOCIMI, S.A. (“**Galil Capital**” o la “**Sociedad**”), pone en conocimiento del mercado la siguiente

OTRA INFORMACIÓN RELEVANTE

Mediante la presente, se pone en conocimiento del mercado la presentación corporativa elaborada por la Sociedad dirigida a los actuales accionistas y, en su caso, a potenciales inversores.

En cumplimiento de lo dispuesto en la Circular 3/2020 del BME MTF Equity se deja expresa constancia de que la información comunicada por la presente ha sido elaborada bajo la exclusiva responsabilidad de la Sociedad y sus administradores.

Quedamos a su disposición para cuantas aclaraciones consideren oportunas.

Atentamente,



D. Jerry Zwi Mandel
Presidente del consejo de administración de
Galil Capital Re Spain, SOCIMI S.A.

GALIL CAPITAL RE SPAIN, SOCIMI, S.A.

7 November 2023

Pursuant to the provisions of article 17 of Regulation (EU) no. 596/2014 on market abuse and article 227 of Law 6/2023 of 17 March on Securities Markets and Investment Services, and related provisions, as well as in Circular 3/2020 of the BME Growth segment of BME MTF Equity (BME MTF Equity), on information to be provided by companies listed for trading on the BME Growth segment of BME MTF Equity (the "**BME MTF Equity Circular 3/2020**"), in its current versions, Galil Capital Re Spain, SOCIMI, S.A. ("**Galil Capital**" or the "**Company**"), hereby informs the market of the following

OTHER RELEVANT INFORMATION

The market is hereby informed of the corporate presentation prepared by the Company for current shareholders and, if applicable, potential investors.

In compliance with the provisions of BME MTF Equity Circular 3/2020, it is hereby expressly stated that the information provided herein has been prepared under the sole responsibility of the Company and its directors.

We remain at your disposal for any further clarification you may require.

Yours faithfully,



Mr. Jerry Zwi Mandel
Chairman of the Board of Directors of
Galil Capital Re Spain, SOCIMI S.A.

Galil
Capital
RE Spain
SOCIMI,
S.A.



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7 November 2023

Disclaimer - Future Looking Statement

Certain information set forth in this presentation contains “forward-looking information”, including “future oriented financial information” and “financial outlook”, under applicable securities laws (collectively referred to herein as forward-looking statements). Except for statements of historical fact, information contained herein constitutes forward-looking statements and includes, but is not limited to, the (i) projected financial performance of the Company; (ii) the expected development of the Company’s business; (iii) execution of the Company’s vision and growth strategy; (iv) sources and availability of third-party financing for the Company’s projects; (v) completion of the Company’s projects that are currently underway, in development or otherwise under consideration; (vi) renewal of the Company’s current customer, supplier and other material agreements; and (vii) future liquidity, working capital, and capital requirements.

These statements are not guarantees of future performance and undue reliance should not be placed on them. Such forward-looking statements necessarily involve known and unknown risks and uncertainties, which may cause actual performance and financial results in future periods to differ materially from any projections of future performance or result expressed or implied by such forward-looking statements.

Although forward-looking statements contained in this presentation are based upon what management of the Company believes are reasonable assumptions, there can be no assurance that forward-looking statements will prove to be accurate, as actual results and future events could differ materially from those anticipated in such statements. The Company undertakes no obligation to update forward-looking statements if circumstances or management’s estimates or opinions should change except as required by applicable securities laws. The reader is cautioned not to place undue reliance on forward-looking statements.

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Overview of GCRE Spain

Overview of GCRE*

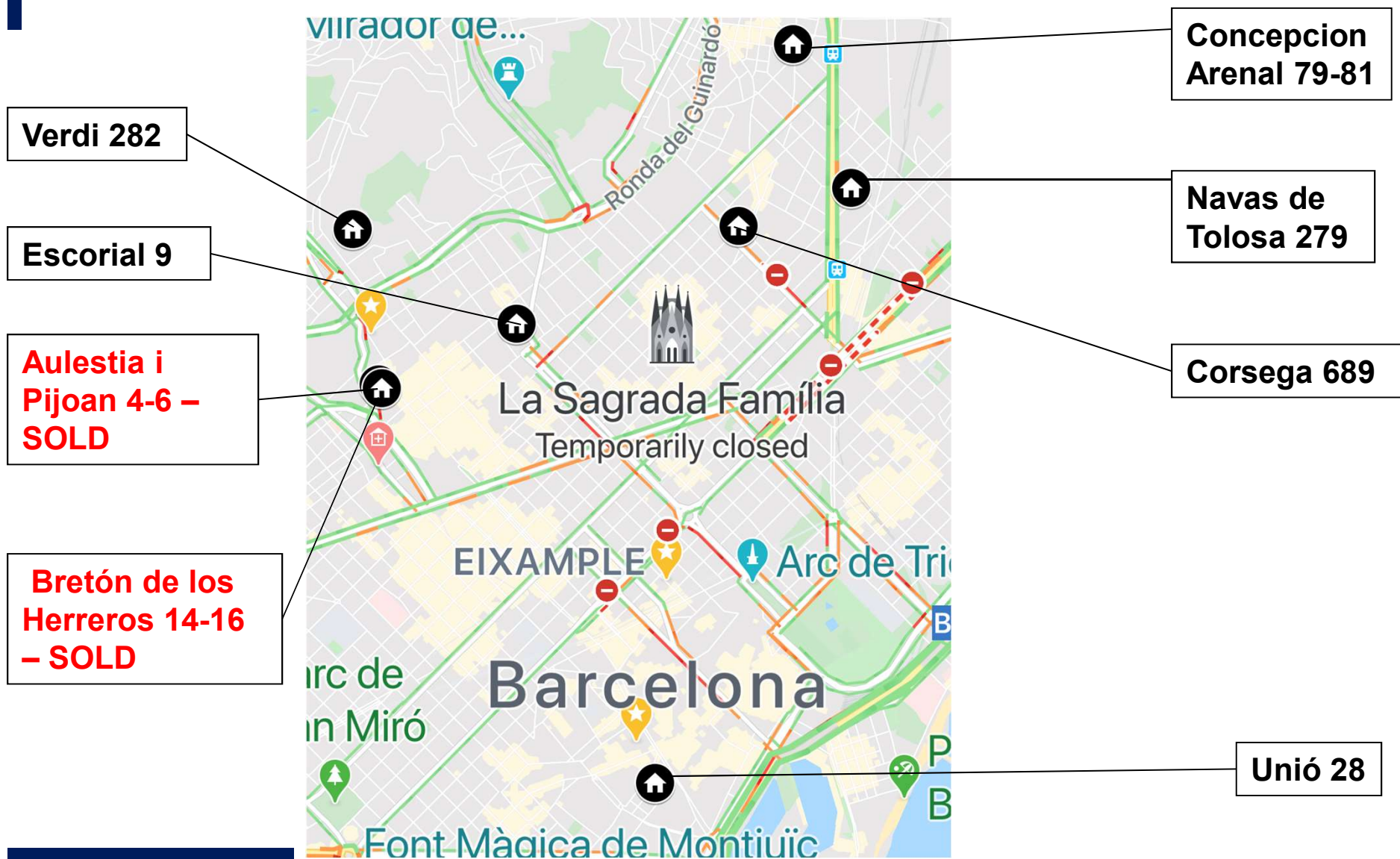
- Founded in December 2015. First Investment in May 2016
- Structured as SOCIMI (similar to US REIT)
- Shares listed on the BME Growth (Spain)
- Focus on Barcelona and Madrid Residential Buildings
- Hold properties for 3+ years, remodel interior of units and improve buildings, as needed, to be able to increase rents and make units more attractive for resale in the future
- Owns 7 residential buildings (6 in Barcelona and 1 in Madrid)*:
 - Approx. 10,709 M2 constructed area
 - 115 viviendas and 15 locales
- All 7 residential buildings owned 3+ years (SOCIMI min hold requirement)
- 4 residential buildings without mortgages (including early repayments of 2 mortgages in 2023)*
- **GCRE**, via a wholly owned subsidiary, GALIL RE NAQUERA 1 S.L.U. (“GALIL NAQUERA”), owns an industrial property in Valencia. The industrial property is comprised of 5 separate modules with an aggregate constructed area of approx. 52,103 M2, on a parcel of 83,749 M2.

Overview of GCRE - Cont'd *

- On 20 December 2022, GCRE completed the sale of 3 buildings (2 buildings in Barcelona and 1 building in Madrid) for aggregate sale price of Eur 18,296,600. In 2022, GCRE also sold 13 individual units in 2 buildings for an aggregate sale price of EUR3,234,650.
- In H1-2023, GCRE sold 3 individual units at Granada 12, Madrid (aggregate sale price of EUR 860,000), and in October 2023, GCRE sold 1 unit at Granada 12, Madrid for EUR 310,000.
- On 6 June 2023, GCRE Shareholders approved the following issues (among other issues):
 - Total cash dividend of EUR 3,246,206 for FY2022 (of which EUR 2,005,719 was distributed on 2 March 2023 and EUR1,236,487 was distributed on 22 June 2023).
 - Reduction of social capital from EUR 10.00/share to EUR 1.85/share, which will increase the available reserve by EUR22,320,372.
- In August 2023 and October 2023, GCRE fully repaid its mortgages for the buildings located at Unio 28, and Corsega 689, respectively, using cash available.
- In H1-2023, GCRE made cash distributions to its shareholders totaling EUR4,559,626 comprised of dividend and issued premium. On 2 November 2023, GCRE announced the cash distribution of AVAILABLE RESERVE (return of invested capital) of EUR2.75 per share (approx. aggregate amount of EUR7,531,414) to be paid on 9 November 2023.

Overview of Portfolio

Barcelona: 8 Residential Buildings Owned



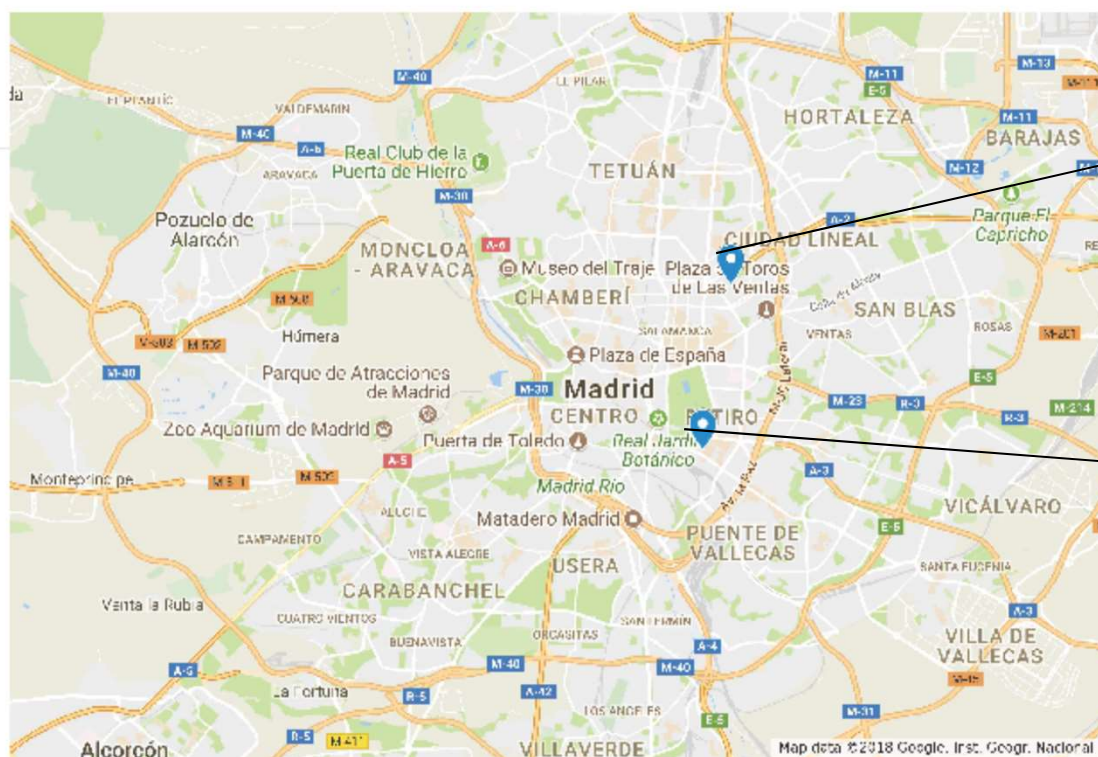
Overview of Portfolio

Madrid (inside M30) – 1 Residential Buildings Owned

MADRID OWNED PROPERTIES

MADRID OWNED PROPERTIES

Calle de Granada, 12
Calle de Béjar, 23



**Bejar 23
– SOLD**

Granada 12

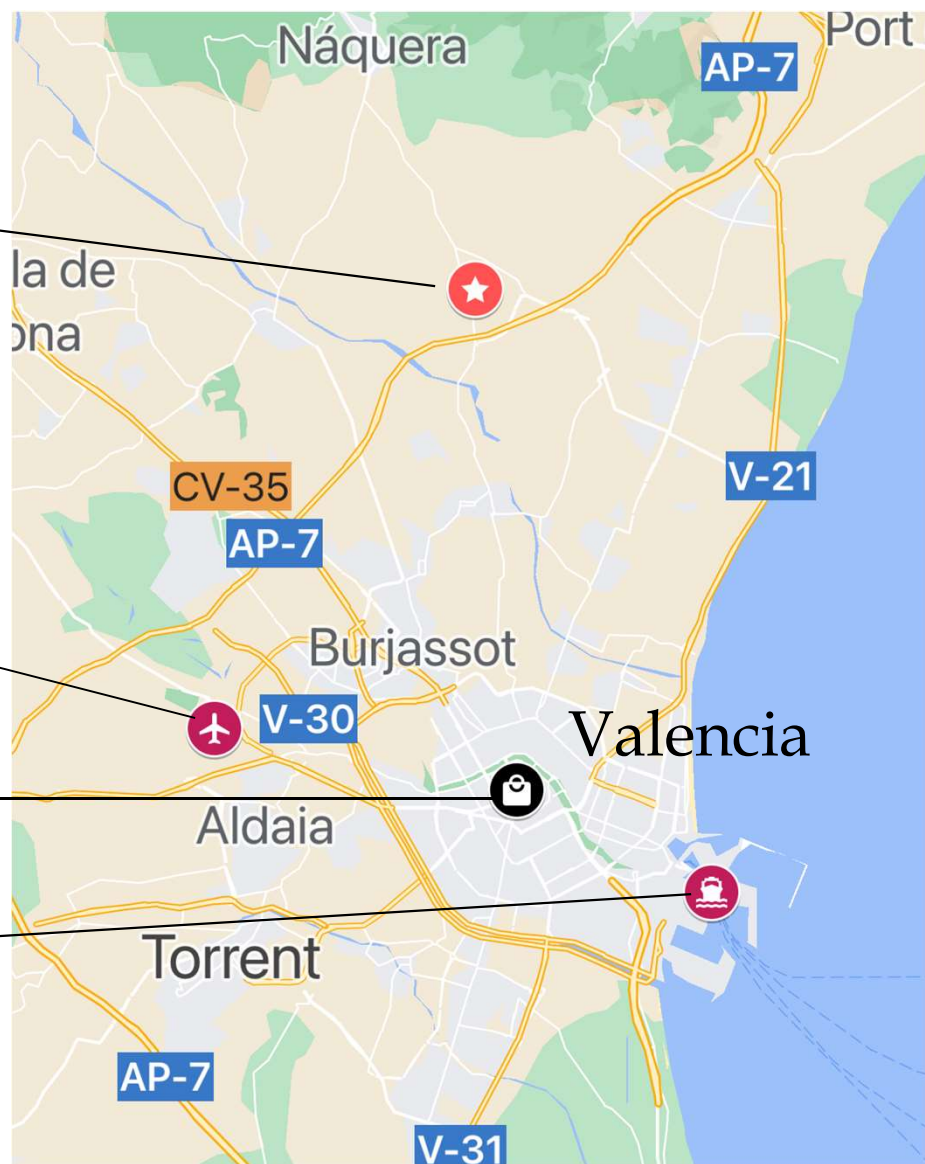
Overview of Portfolio

Valencia – 1 Industrial Property Owned

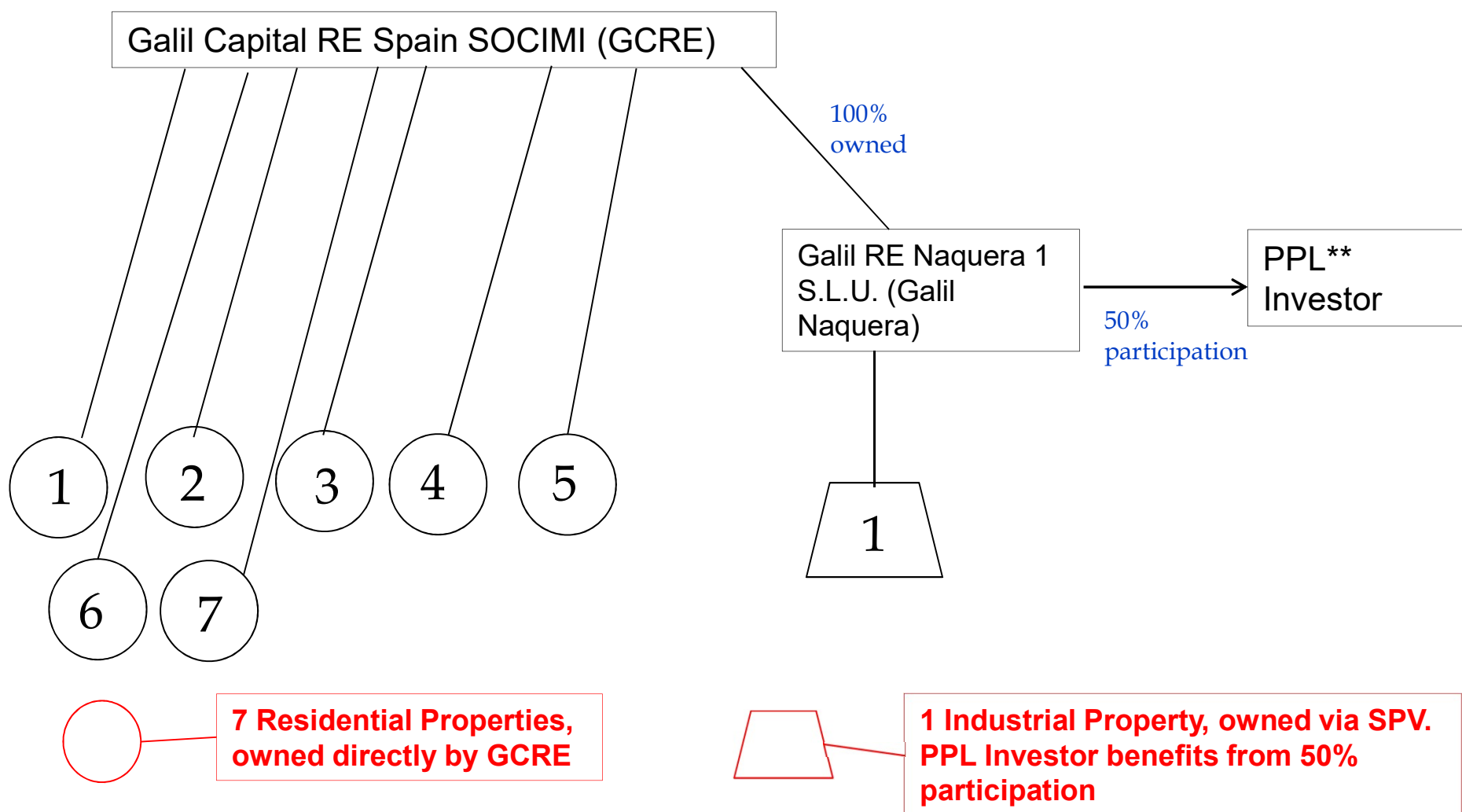
Industrial Property -
located at Calle
Tramuntana 1, Naquera
(Valencia).

Distance & Drive Time to Property:

- 16 minutes to
Valencia airport (20
km)
- 24 minutes to
Central Market of
Valencia (22 km)
- 35 minutes to Port of
Valencia (38 km)



GCRE Structure*



Galil Capital RE Spain SOCIMI, S.A. ("GCRE")

<u>Owned Properties</u>	<u># of Properties (1)</u>	<u>Date Purchased</u>	<u>Built Area (M2) - Catastro</u>	<u>Number of Viviendas</u>	<u>Number of Locales</u>	<u>Mortgage</u>
<u>Barcelona</u>						
Unio 28 (100%)	1	05-May-16	1,787	12	4	No
Corsega 689 - DIVISION HORIZONTAL (15 units out of 16 units) (1)	15	2-Feb-17	1,451	14	1	No
Escorial 9 (100%)	1	17-Jul-18	1,603	14	2	Yes
Verdi 282 (100%)	1	20-Jul-18	851	13	2	No
Navas de Tolosa 279 (100%)	1	16-May-19	707	10	1	No
Concepcion Arenal 79-81 (100%)	1	16-Dec-19	2,873	24	3	Yes
Total Owned Barcelona			9,272	87	13	
<u>Madrid</u>						
Granada 12 - DIVISION HORIZONTAL (30 units out of 56 units) (2)	30	06-Mar-17	1,437	28	2	Yes
Total Owned Madrid			1,437	28	2	
GRAND TOTAL			10,709	115	15	
(1) Corsega 689 - sold 1 vivienda						
(2) Granada 12 - sold 16 viviendas						

Galil RE Naquera 1 - Industrial Property

Galil RE Naquera 1, S.L. (“Galil Naquera”)

Galil Capital RE Spain SOCIMI, S.A. (“GCRE”), via a wholly owned subsidiary, **GALIL RE NAQUERA 1 S.L.U. (“GALIL NAQUERA”)**, completed the purchase of an Industrial property in Naquera (Valencia) on 29 April 2021.

The property is located at Calle Tramuntana 1, Naquera (Valencia). The property is comprised of 5 separate modules with an aggregate constructed area of approx. 52,103 M2, on a parcel of 83,749 M2 (the “Property”).

Total purchase price paid – EUR9,000,000 for the property + closing costs + EUR370,000 for legal rights (later sold to Sopena for EUR176,000). As of 31 December 2022, the Property had an appraised value (RICS) of **EUR15,420,000**.

GALIL NAQUERA has signed or been assigned 3 lease agreements:

- Sopena –started paying rent on 1 May 2021.
- Comotex – started paying rent on 18 February 2022
- Solenza Energy – paid EUR29,385 in FY2022 (Sopena receives credit up to EUR42,000 per annum)

Total FY2022 Rent Income – EUR1,075,049. H1-2023 Rent Income – EUR557,215.

Galil Naquera received a participation loan with a 50% participation of net income and future capital gains.

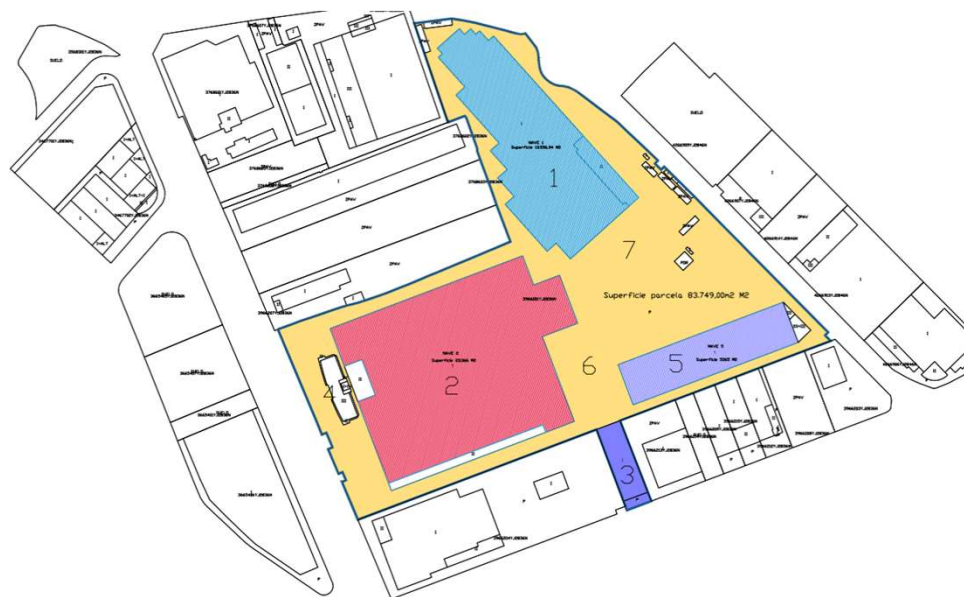
Galil RE Naquera 1, S.L. ("Galil Naquera")

Industrial Property

Module	Constructed Area M2	Status	Description
Module 1	13,557	Leased	Industrial
Module 2	28,742	Leased	Industrial
Module 3	1,305	Leased	Industrial
Module 4	2,578	75% Vacant	Office building
Module 5	5,921	Leased	Industrial
TOTAL	52,103		

The property is comprised of 5 separate modules with an aggregate constructed area of approx. 52,103 M2, on a parcel of 83,749 M2.

Vacant land (areas 6 & 7) – allows for the construction of additional space.

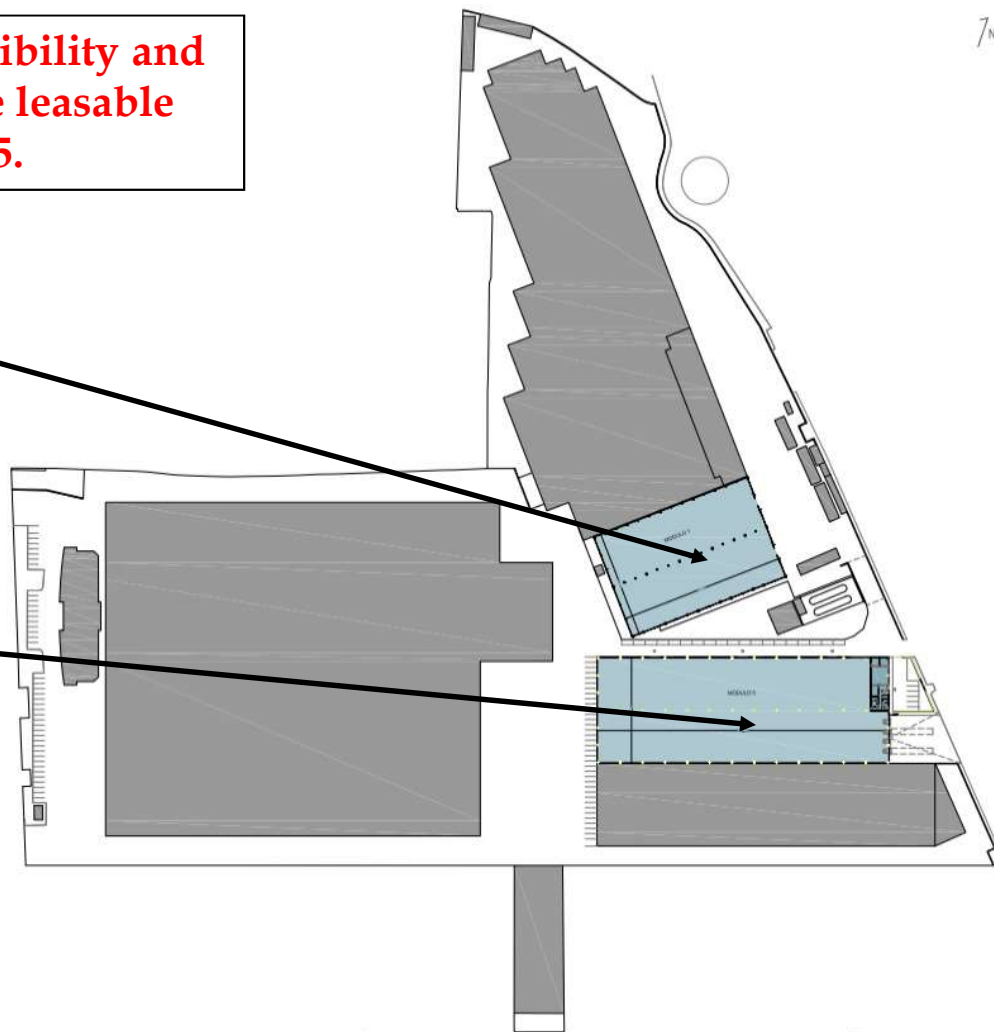


Industrial Property

Galil Naquera is analyzing the possibility and economic viability of expanding the leasable areas next to module 1 and module 5.

Modulo 1 – approx. 3,200 M2, will be constructed as expansion of existing module and expected to be leased to existing tenant of modulo 1.

Modulo 5 – approx. 5,600 M2, will be constructed as an independent logistic facility and expected to be leased to a new tenant.



Galil RE Naquera 1, S.L. - Funding

Financing Type	Amount (EUR)	Main terms
GCRE Shareholders' Loan ("IBL")	2,450,000	<ul style="list-style-type: none"> • Senior to Participating Loan • 2.5% fixed annual interest
Participating Loan ("PPL")	2,450,000	<ul style="list-style-type: none"> • Subordinated to GCRE IBL • Guarantees performance of existing tenant • Variable interest - benefits 50% of annual net income and 50% of future capital gains • 2.5% fixed annual interest
Bank Mortgage	5,400,000 (4,925,986 as of 30 June 2023)	<ul style="list-style-type: none"> • Borrowed on 5 April 2022 • 12 year maturity • 1.85% fixed annual interest • Paid in monthly installments

Sold Properties

2023* Sold Properties

- In H1-2023, GCRE sold 3 individual units at Granada 12, Madrid (aggregate sale price of EUR 860,000)
- In October 2023, GCRE sold 1 unit at Granada 12, Madrid for EUR 310,000.
- Aggregate Sale Price of 2023* sold properties – EUR 1,170,000.
- **GCRE** fully repaid the mortgages underlying the 2023 sold properties

2022 Sold Properties

- On 20 December 2022, **GCRE** completed the sale of 3 buildings (2 buildings in Barcelona and 1 building in Madrid) for aggregate sale price of EUR 18,296,600:
 - Breton de Los Herreros 14-16, Barcelona
 - Aulestia I Pijoan 4-6, Barcelona
 - Bejar 23, Madrid
- In 2022, **GCRE** sold 12 individual units at Granada 12, Madrid (aggregate sale price of EUR 2,920,650)
- In 2022, **GCRE** sold 1 individual unit at Corsega 689, Barcelona (sale price of EUR 314,000)
- Aggregate Sale Price of 2022 sold properties – EUR 21,531,250
- Book Value of 2022 sold properties – EUR 14,195,232
- Capital Gain from 2022 sold properties – EUR 7,336,018
- **GCRE** fully repaid the mortgages underlying the 2022 sold properties

GCRE Debt Position as of 30 June 2023

GCRE Debt Position - Update

- GCRE fully repaid the mortgages underlying the 2022 and 2023* sold properties
- On 21 August 2023, GCRE fully repaid the mortgage underlying Unio 28, Barcelona – EUR640,653. The mortgage Interest rate (Euribor+2.50%) increased to 6.697% on 31 July 2023.
- On 17 October 2023, GCRE fully repaid the mortgage underlying Corsega 689 – EUR739,807. The mortgage Interest rate (Euribor+1.80%) increased to 4.63% on 16 December 2022, and was expected to further increase on 16 December 2023.
- In Q2-2023, negotiated with 2 banks a temporary discount on the interest rates of the mortgages obtained from these banks, until the next interest rate reset date.

GCRE Debt Position As of 30 June 2023

A	B	C	D	E	F	G	H	I
<u>Financial</u>	<u>Maturity Date</u>	<u>Original</u>	<u>Principal</u>	<u>Contractual</u>	<u>Loan</u>	<u>Loan</u>	<u>Interest</u>	<u>Building</u>
		<u>Principal</u>	<u>Amount as of</u>		<u>Interest</u>	<u>Interest</u>		
					<u>Rate</u>	<u>Rate after</u>		
<u>Institution</u>		<u>Amount</u>	<u>30-JUNE-2023</u>	<u>Interest Rate</u>	<u>before temporary</u>	<u>discount *</u>	<u>Savings</u>	
					<u>reduction</u>			
					<u>(14 AUG</u>			
					<u>2023)</u>			
Sabadell	31-Jul-31	€ 1,100,000	€ 633,760	Euribor + 2.50%	6.697%	6.70%	ALL	Unio 28 (fully repaid 21AUG23)
Bankinter	06-Mar-37	€ 2,926,000	€ 1,454,350	Euribor + 2.25%	5.780%	5.43%	0.35%	Granada 12 (1st)
Bankinter	04-Nov-41	€ 1,000,000	€ 595,490	Euribor + 1.90%	6.060%	?		Granada 12 (2nd) (was 4.53% before discount until 4 NOV 2023)
Bankinter	16-Dec-39	€ 1,000,000	€ 750,233	Euribor + 1.80%	4.630%	4.28%	ALL	Corsega 689 (fully repaid 17OCT23)
Abanca	01-Mar-35	€ 1,900,000	€ 1,541,295	Euribor + 1.80%	4.818%	4.25%	0.57%	Escorial 9
Abanca	01-May-36	€ 2,100,000	€ 1,804,782	Euribor + 1.80%	5.334%	4.25%	1.08%	Concepcion Arenal 79-81
TOTAL		€ 10,026,000	€ 6,779,910					
TOTAL Excluding 2 fully repaid mortgages			€ 5,395,917					
<u>GALIL RE NAQUERA 1 SL</u>								
<u>Financial</u>	<u>Maturity Date</u>	<u>Original</u>	<u>Principal</u>	<u>Interest Rate</u>	<u>Loan</u>	<u>Loan</u>	<u>Interest</u>	<u>Building</u>
		<u>Principal</u>	<u>Amount as of</u>		<u>Interest</u>	<u>Interest</u>		
					<u>Rate</u>	<u>Rate after</u>		
<u>Institution</u>		<u>Amount</u>	<u>30-JUNE-2023</u>		<u>before temporary</u>	<u>discount</u>	<u>Savings</u>	
					<u>reduction</u>			
					<u>(14 AUG</u>			
					<u>2023)</u>			
Sabadell	31-Mar-34	€ 5,400,000	€ 4,960,237	1.85% fixed	1.850%	1.850%	-	Naquera Industrial Property
GRAN TOTAL		€ 15,426,000	€ 11,740,147					

* Effective Interest Rate as of 6 November 2023

4 buildings without mortgage: Verdi 282, Navas de Tolosa 279, Unio 28 and Corsega 689.

Rent Income Analysis

H1-2023 Rent Income (in thousands of euros)

<u>Owned Properties</u>	<u>Date Purchased</u>	<u>H1-2022 Rent Income</u>	<u>H1-2023 Rent Income</u>	<u>FY2023/ FY2022</u>	<u>Comments</u>
<u>Barcelona</u>					
Unio 28 (100%)	05-May-16	€ 53,244	€ 73,491	38%	Principal Unit leased and started paying rent 18-NOV-2022
Breton de Los Herreros 14-16 (100%)	19-Oct-16	€ 80,500	€ -		Sold on 20 DEC 2022
Aulestia I Pijoan 4-6 (100%)	19-Oct-16	€ 87,492	€ -		Sold on 20 DEC 2022
Corsega 689 - DIVISION HORIZONTAL	2-Feb-17	€ 49,210	€ 59,263	20%	Sold 1 unit on 18 May 2022
Escorial 9 (100%)	17-Jul-18	€ 74,744	€ 90,689	21%	
Verdi 282 (100%)	20-Jul-18	€ 44,331	€ 51,659	17%	
Navas de Tolosa 279 (100%) (incl Torre Malet)	16-May-19	€ 35,169	€ 39,042	11%	
Concepcion Arenal 79-81 (100%)	16-Dec-19	€ 102,464	€ 111,521	9%	
<u>Madrid</u>					
Granada 12 - DIVISION HORIZONTAL	06-Mar-17	€ 99,593	€ 117,097	18%	Sold 12 units 2022, sold 3 units in H1-2023
Bejar 23 (100%)	27-Dec-17	€ 107,409	€ -		Sold on 20 DEC 2022
TOTAL Residential (excluding Breton, Aulestia and Bejar)		€ 458,755	€ 542,762	18%	
<u>Industrial Proeprty Valencia (Naquera)</u>	29-Apr-21	€ 470,285	€ 557,215	18%	1 tenant started paying rent in mid-FEB 2022
GRAND TOTAL - RENT INCOME		€ 1,204,441	€ 1,099,977		

Consolidated Rent Income (excluding 3 buildings sold in DEC 2022) increased 18% in H1-2023 vs. H1-2022, due to continued improvement in leasing operations

Semi-Annual Rent Income (in thousands of euros)

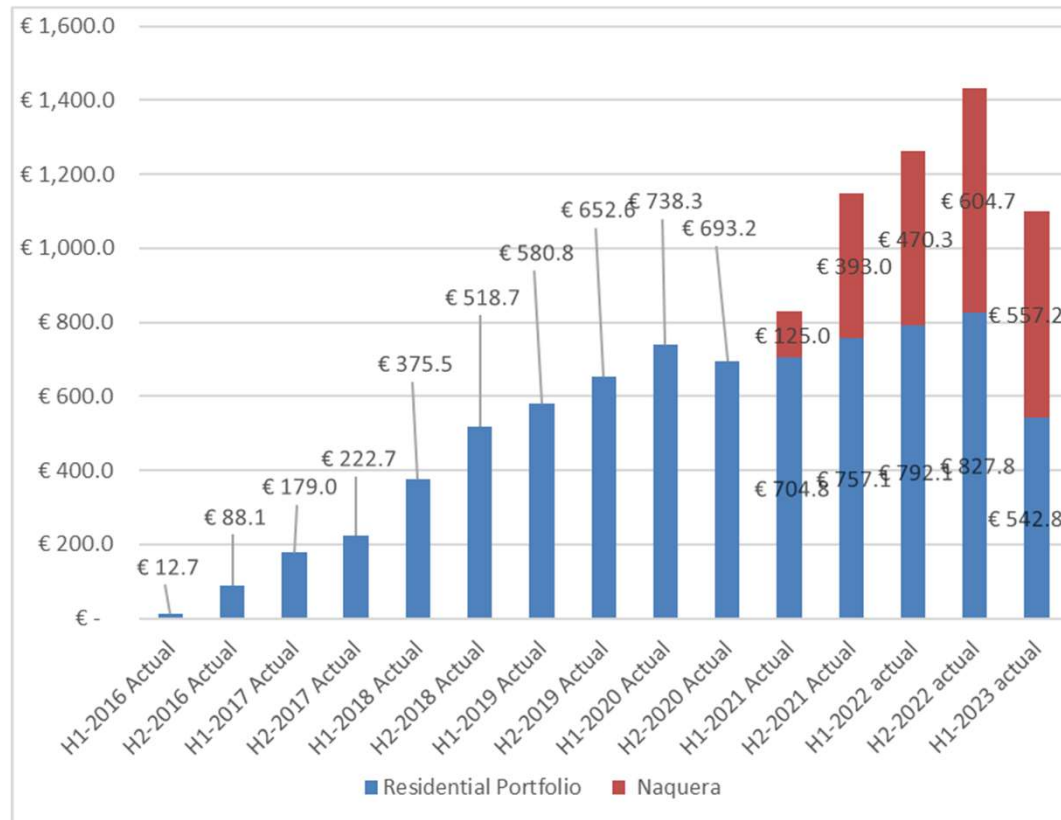
Verdi & Escorial
17 & 20 JUL 2018

Bejar
27 DEC 2017 - SOLD
20DEC2022

Corsega
2 FEB & Granada
6 MAR 2017

AUL & BRET
19 OCT
2016 - SOLD 20
DEC 2023

Unio
5 May 2016



Naquera
29 April 2021

Concepcion Arenal
16 DEC 2019
No rent income in
FY2019.
EUR94,137 in H1-
2020

Navas de Tolosa
16 MAY 2019

In EUR Thousands	FY2016	FY2017	FY2018	FY2019	FY2020	FY2021	FY2022
Consolidated Rent Income	€ 101	€ 402	€ 894	€ 1,233	€ 1,433	€ 1,980	€ 2,695
% increase YoY		298%	123%	38%	16%	38%	36%

Financial Statements Review

30 June 2023 Limited Review Consolidated Financial Statements (IFRS)

We publish our consolidated H1 and annual consolidated accounts in accordance to IFRS guidelines. In addition, we also publish our individual annual accounts in accordance to Spanish GAAP which are mandatory by Spain Tax Authorities.

Spanish GAAP Accounts

- Investment properties are recorded at cost.
- Required by:
- Hacienda (Taxes)
 - SOCIMI (dividend calculations)

IFRS Accounts

- Investment properties are recorded at fair market value (RICs).
- NAV (IFRS) – better indication of theoretical share value
- Does not have tax implications or affect dividend calculations

**30 June 2023 Limited Review
Consolidated Financial Statements
(IFRS)**

**English Translation for Convenience
Purposes**

**FMV of Properties is based on RICs
Valuations from 31 DEC 2022**

30 June 2023 Consolidated Financial Statements (IFRS) English Translation for Convenience Purposes

Balance Sheet - Assets - IFRS (Expressed in Euros)

Assets		Notes	30/06/2023	31/12/2022
Non- current				
Investment Property at FMV (RICs)	Property, plant and equipment		2,506	2,506
	Investment property	3	46,000,500	46,123,000
	Long-term investments	5.1	253,817	195,034
	Non-current Assets		46,256,823	46,320,539
Current				
Reclassified back to Investment Property	Non-current assets held for sale	4	-	642,000
	Trade and other receivables	5.1	237,272	365,224
	Customers		158,350	290,281
	Current tax asset	8	78,922	74,943
	Short- termn Investment	5.1	60,198	105,140
	Prepayments for current assets		-	10,426
	Cash and cash equivalents		12,716,696	16,979,907
Current Assets			13,014,166	18,102,698
Total Assets	Total Assets		59,270,988	64,423,238

Notes 1 to 18 are an integral part of these intermediate financial statements for the period ended June 30, 2023

30 June 2023 Consolidated Financial Statements (IFRS) English Translation for Convenience Purposes

Balance Sheet - Equity and Liabilities – IFRS (Expressed in Euros)

Equity and liabilities	Notes	30/06/2023	31/12/2022
Equity	7		
Share capital		5,066,288	27,386,960
Share premium		13,703	1,317,420
Reserves in parent companies		32,786,733	12,938,002
Reserves in Consolidated Companies		3,198,752	3,084,156
Own shares and equity holdings		(282,782)	(289,650)
Retained earnings		280,121	897,958
Total Equity		41,062,815	45,334,846
Liabilities			
Non-current			
Non-current provisions	10	3,105,000	3,105,000
Debt with financial institutions	5.2	10,850,227	11,439,840
Other financial liabilities	5.2	2,786,058	2,795,864
Total Non- current liabilities		16,741,285	17,340,704
Corriente			
Non-current provision		-	7,182
Short- term borrowings		1,041,721	1,220,015
Debt with financial institutions	5.2	889,920	1,075,933
Other financial liabilities	5.2	151,801	144,082
Trade and other payables	5.2 y 6	425,167	520,492
Personnel (salaries payables)		105,776	489,166
Tax, Social Security and Government entities	8	319,392	31,326
Total current Liabilities		1,466,889	1,747,689
Total Liabilities		18,208,174	19,088,392
Total equity and liabilities		59,270,988	64,423,238

Notes 1 to 18 are an integral part of these intermediate financial statements for the period ended June 30, 2023

Equity Capital
raised

Provision made
for PPL Investor

Long term Debt
with banks

Short term Debt
with banks

30-JUN-2023

30.7% Total Liabilities /
Total Assets

30 June 2023 Consolidated Financial Statements (IFRS) English Translation for Convenience Purposes

Income Statement – IFRS (Expressed in Euros)

	Continuing activities	Notes	30/06/2023	30/06/2022
Rent Income:	Revenue	9	1,099,976	1,204,441
	Other revenue		1,052	1,438
	Change in fair value of investment property	3 y 9	(120,384)	(468,283)
	Employee benefits expense		(1,050)	(4,377)
	General and administrative expense	9	(510,398)	(537,275)
	Other taxes	9	(59,247)	(73,682)
	Other operating expenses	9	(1,283)	(75)
	Impairment losses and changes in trading operations	5 y 9	(30,791)	-
	Depreciation of fixed assets		-	(2,655)
	Impairment and gains/(losses) on disposal of fixed assets	3	57,441	(31,108)
	Other results		2,649	1,189
OPERATING INCOME	Operating profit		437,964	89,613
	Finance cost	5.2.1	(197,821)	(245,238)
	Finance income	4.1	39,978	-
	Profit before tax from continuing activities		280,121	(155,625)
PRE-TAX INCOME	Profit after tax from continuing activities		280,121	(155,625)
	Resultado consolidado		280,121	(155,625)

Notes 1 to 18 are an integral part of these intermediate financial statements for the period ended June 30, 2023

Cash Distributions to Shareholders

Cash Distributions to Shareholders

Cash Distributions *			WASPP	€ 10.5900		
Date	Cash / Share	% of WASPP	Dividend	Issued Premium	Reserva Voluntaria	Total Cash Distribution
02-Mar-23	€ 0.74000	6.99%	€ 0.7400	€ -	€ -	€ 2,005,719
23-Mar-23	€ 0.48100	4.54%	€ -	€ 0.4810	€ -	€ 1,317,420
22-Jun-23	€ 0.45625	4.31%	€ 0.45625	€ -	€ -	€ 1,236,487
09-Nov-23	€ 2.75000	25.97%	€ -	€ -	€ 2.7500	€ 7,531,414
Aggregate Cash Distributions	€ 4.42725	41.81%	€ 1.1963	€ 0.4810	€ 2.7500	€ 12,091,040

Weighted Average Share Purchase Price of Investor who fully subscribed to FEB-2019 Rights Offering = **EUR10.59** ("WASPP")