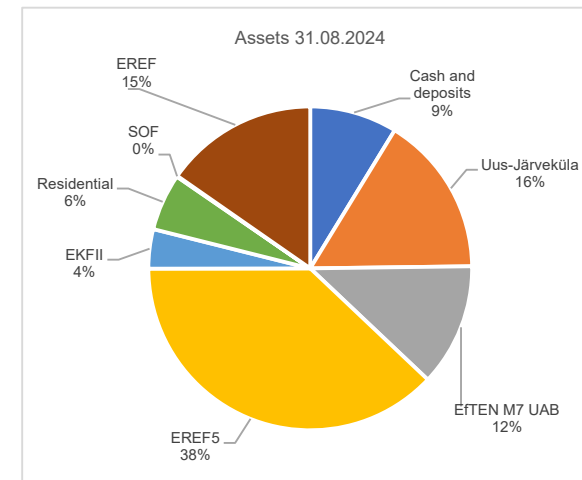




INCOME STATEMENT	08.24	07.24	Δ MOM	YTD24	YTD23	YoY
<i>€ in thousands</i>						
Interest income from loans	31	31	0	246	250	-1%
Other interest income	17	21	-4	164	85	
Dividend income	0	0	0	260	352	
Interests and dividends total	48	52	-4	670	687	-3%
Profit / loss from the fair value changes of long-term investments	-11	9	-20	-67	-888	
Other financial income / expenses	0	0	0	5	0	
Total financial profit / loss	37	61	-24	607	-201	-403%
Management fees	-9	-9	0	-74	-72	
Regulatory expenses	-1	-2	1	-20	-26	
Other general expenses	-3	-4	1	-44	-71	
General expenses total	-13	-15	2	-137	-169	-19%
NET PROFIT	23	46	-22	470	-370	

BALANCE SHEET	31.08.24	31.12.23	YTD%
<i>€ in thousands</i>			
Cash and cash equivalents	720	5 731	-87%
Deposits	1 564	1 795	-13%
Interest receivables	935	711	31%
Other current receivables	0	0	
Current assets total	3 218	8 238	-61%
Subsidiaries	927	1 054	
Associates	10 040	5 126	
Other long-term financial investments	6 627	6 175	
Long-term loan receivables	5 668	5 668	0%
Assets total	26 480	26 260	1%
Short-term liabilities	13	3	
Liabilities total	13	3	
Paid-in capital	25 466	25 466	0%
Undistributed profit	1 001	791	27%
Net Asset Value total	26 468	26 257	0,8%
Liabilities and NAV total	26 480	26 260	1%



CASH-FLOW STATEMENT	08.24	07.24	Δ MOM	YTD24	YTD23
General expenses	-13	-15	2	-137	-169
Changes in working capital	8	-8		15	11
Cash flows in operating activities	-5	-23	18	-122	-159
Acquisition of subsidiaries	0	0		0	0
Acquisition of associates	0	0		0	0
Acquisition of other financial assets	-4 778	0		-6 751	-6 536
Sale of other financial assets	0	0		1 675	4 500
Loans given	0	0		0	-1 019
Loans repaid	0	0		0	0
Interests received	12	15		187	143
Dividends received	0	0		260	352
Cash flows in investing activities	-4 767	15	-4 782	-4 630	-2 560
Paid-in capital	0	0		0	0
Distributions	0	0		-260	-1 035
Cash flows in financing activities	0	0	0	-260	-1 035
Cash-flows total	-4 772	-8	-4 764	-5 011	-3 754
Cash balance at the beginning of period	5 492	5 500		5 731	8 769
Increase/decrease	-4 772	-8	-4 764	-5 011	-3 754
Cash balance at the end of period	720	5 492		720	5 016

Assets	31.08.24	Cash	Loan balance	Interest receivable	Loan term	Interest rate	Purchase price	Fair value	% in equity	Accum.	
										Profit / loss	Δ, %
<i>€ thousands</i>											
Cash and deposits	2 314	2 283		31							
Uus-Järveküla	4 298		3 519	732	18.08.25	8,0%	2	47	80,0%	777	22%
EFTEN M7 UAB	3 248		2 149	172	28.02.27	4,0%	723	927	100,0%	542	19%
EFTEN Real Estate Fund 5	10 040						8 935	10 040	36,5%	1 104	12%
EFTEN Kinnisvarafond II	1 041						963	1 041	0,7%	123	13%
EFTEN Residential Fund	1 504						1 472	1 504	4,2%	63	4%
EFTEN Special Opportunity Fund	24						24	24	1,2%	0	-2%
EFTEN Real Estate Fund	4 058						4 497	4 058	2,0%	244	5%
Total	26 527	2 283	5 668	935			16 616	17 641		2 852	
NAV	08.24	07.24	06.24	05.24	04.24	03.24	02.24	01.24	12.23		
NAV per share	10,66	10,65	10,63	10,61	10,70	10,61	10,62	10,59	10,57		
Change in NAV	0,1%	0,2%	0,2%	-0,9%	0,9%	-0,1%	0,3%	0,2%			

