2024

PRESENTATION FOR THE CAPITAL MARKET 3RD QUARTER

GAV YAM

The world's largest technology companies choose Gav-Yam

Total area **300,000** sqm, total revenue ILS 340 million

Revenue from these customers constitutes **35%** of Gav-Yam's representative revenue*

GAV YAM

* After completion of projects under development

Israel's largest defense companies choose Gav-Yam

KRATOS GENERAL MICROWAVE

Prime Minister's Office National Cyber Directorate

RAFAEL

MINISTRY OF DEFENCE

Elbit Systems™

Total area **80,000** sqm

Total revenue ILS **60** million

Revenue from these customers constitutes **6%** of Gav-Yam's representative revenue*

* After completion of projects under development

5 major deals in the shadow of war

Agreements executed for projects under development in the last year

GOOGLE

TOHA 2

ABOVEGROUND AREA

SQM **60,000**

ANNUAL REVENUE

ILS **115** MILLION

GENERAL MICROWAVE

GAV-YAM HEBREW CAMPUS

ABOVEGROUND AREA

SQM **8,000**

ANNUAL REVENUE

ILS **6** MILLION

GOVERNMENT COMPLEX

GAV-YAM HEBREW CAMPUS

ABOVEGROUND AREA

SQM **13,000**

ANNUAL REVENUE

ILS **15** MILLION

TECH COMPANY

GAV-YAM REHOVOT PARK #5

ABOVEGROUND AREA

SQM **10,000**

ANNUAL REVENUE

ILS **7** MILLION

DRIVENETS

GAV-YAM RAANANA PARK

ABOVEGROUND AREA

SQM **7,000**

ANNUAL REVENUE

ILS **9** MILLION

Annual revenue from these customers total ILS **152** million (ILS **83** million company's share).

Total aboveground area **98,000** sqm (**56,000** sqm company's share).

Government complex

Tenant

רשות שוק ההון, ביטוח וחיסכון
משרד האוצר

Aboveground leased area
13,000 sqm

Annual revenue
ILS 15 million

Project completion
Q4 2024

Figures 100% (Gav-Yam share 66%)

* The images are for illustration purposes only

The Google transaction

Tenant

Google

Aboveground leased area

60,000 sqm

Annual revenue

ILS 115 million
(shell-and-core level)

Date of completion of the project

Q4 2026

Data for 100% (Gav-Yam's share 50%)

Main activity

About Gav-Yam (Jan-Sep 2024)

1.2 million sqm
income-generating areas

360,000 sqm
areas under development

1.5 million sqm
income-generating areas
+ under development

450,000 sqm
Building rights available
for construction of income-generating properties

ILS **533** million
revenue from
leased property
(Jan-Sep 2024)

ILS **514** million
NOI
(Jan-Sep 2024)

ILS **11.5** billion
income-generating
property value

6.8% average return
for income-generating
property

ILS**710-720** million
annual revenue forecast
from income-generating
property

ILS **335** million
annual revenue forecast
from areas under
development

ILS **1.0** billion
annual revenue forecast
from income-generating
property + properties under

100%
of company properties
not pledged

* projected NOI for 2024 ILS 685-690 million

Main activity

About Gav-Yam (as of 30 Sep 2024)

ILS **3.3** billion
revenue backlog from leases without properties under development

ILS **1.5** billion
revenue backlog from leases for executed under development agreements

ILS **4.8** billion
forecast of revenue backlog from leases for income-generating properties + executed under development

400
customers

4.8 years
avg. duration of lease agreements without properties under development

8.0 years
avg. duration of lease agreements for properties under development

9.7%
real increase in leasing fees

4%
increase in same property NOI

GAV YAM

Main activity

About Gav-Yam (as of 30 Sep 2024)

ILS **306** million FFO for shareholders per management approach*	ILS **373** million net profit for shareholders	ILS **453** million cashflow from current activity	**56.4%** leverage
95% occupancy rate	**1.69%** weighted avg effective interest, index-linked	ILS **1.3** billion liquid assets	ILS **515** million credit facility
TASE-90 index TASE-125 index TASE-real estate index Starting Nov 2024**		Bond rating **ilAA** (Maalot)	ILS **4.5** billion equity for shareholders

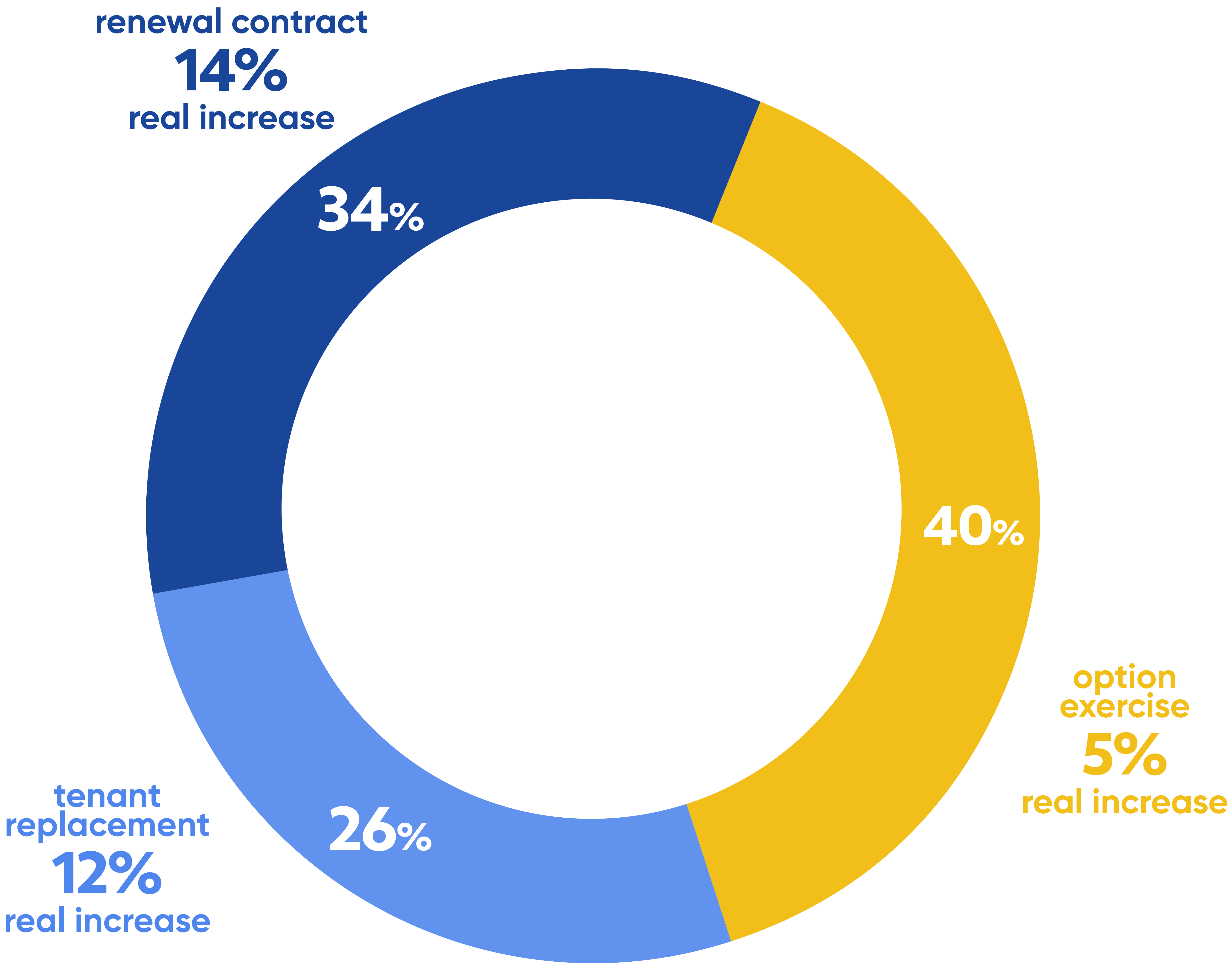
* FFO per Israel Securities Authority; see p. 15

** Company's entry onto the indices following sales of 8% of the company's shares by Property and Building Corp.

Main activity

Real increase in rent Jan-Sep 2024

- **95** lease agreements on total area of **110,000** sqm aboveground, generating ILS **91** million per year, with a real increase, in excess of the index increase (and offsetting TI) of **9.7%**.
- In Q3 2024, **27** lease agreements executed for a total area of **36,000** sqm aboveground, generating ILS **30** million per year, real increase, in excess of index increase (and offsetting TI) of **9.6%**.



* broken down by revenue

Main activity

Project completion - Jan-Sep 2024

GAV YAM RAANANA

Area

40,000 sqm

33,000 sqm underground

Total 51,000 sqm (company's share)

NOI

ILS 32 million

(company's share)

58% occupancy rate

Main activity

Under development as of 30 Sep 2024

- **9** projects under development, total area **360,000** sqm, total investment ILS **4.3** billion (ILS 3.4 billion without land), which generate ILS **335** million in additional representative annual revenue. Projected return from these projects **7.8%**.
- **Upon completion of the projects, Gav-Yam's properties will total 1.5 million sqm, which shall generate ILS 1.0 billion in annual revenue.***
- To date, the company has marketed **60%** of total aboveground area under development, Will generate additional income **190** million per year . Average lease period of agreements executed for projects under development **8.0** years (4.8 years in agreements on existing properties).
- During the first nine months of the year, the company invested ILS **1.0** billion in investment real estate, improvement of existing properties and development of new properties.

* excluding linkage differentials and property realizations.

Main activity

Realized properties

GAV YAM HOLON #2
(company's share)

Area

6,000 sqm aboveground
+ parking lot

Consideration

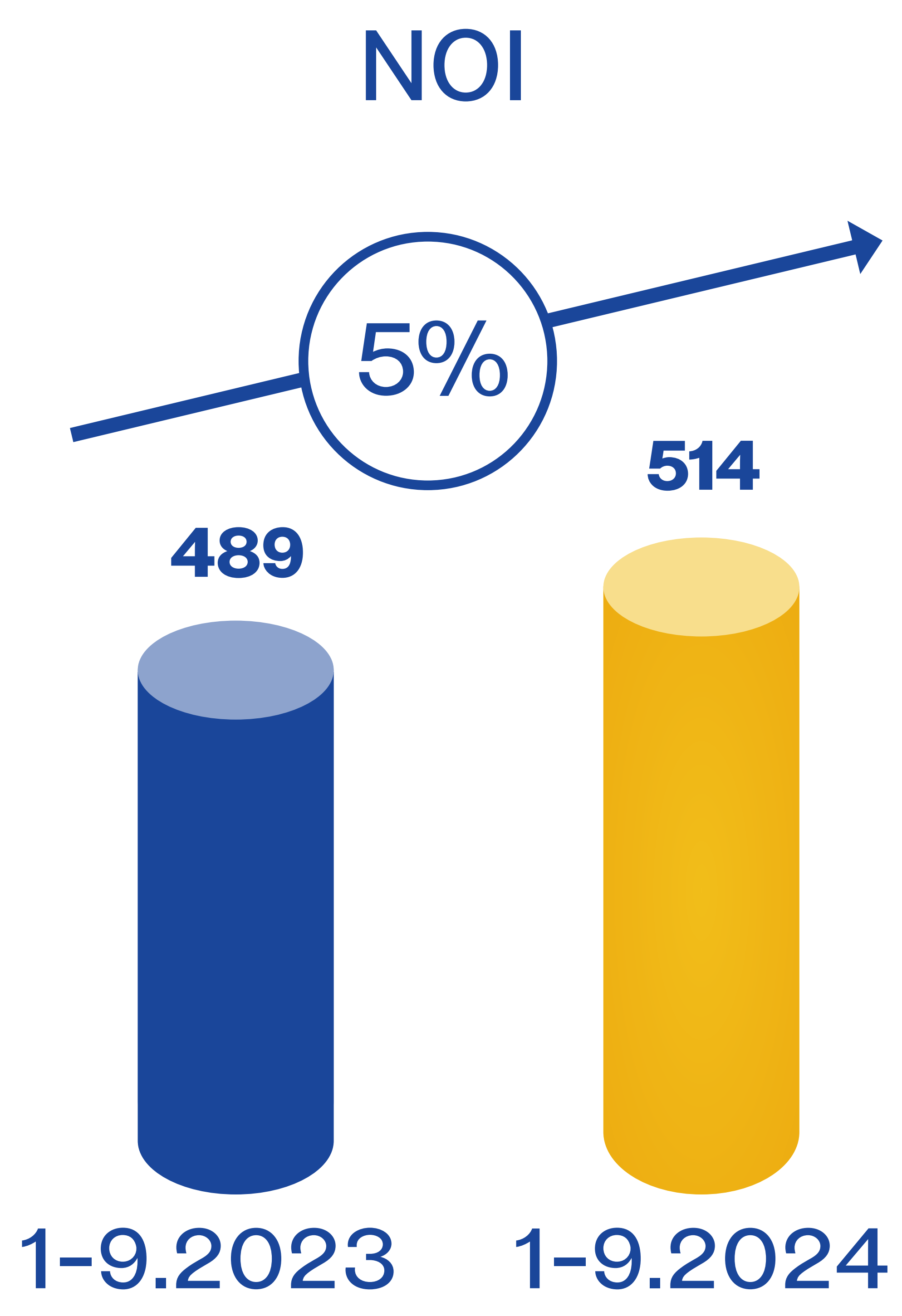
ILS 78 million

Main activity

NOI Jan-Sep 2024

	1-9.2024	1-9.2023	Increase	% change
NOI	**514**	**489**	**25**	**5%**

*figures in ILS millions



Projected NOI for 2024 ILS **685-690** million

The lower threshold in the forecast did not change, the upper threshold changed from ILS 705 million to ILS 690 million, mainly due to a delay of about one quarter in the occupancy of the Gav-Yam Holon #3 project and the Gav-Yam Hebrew project.

Main activity

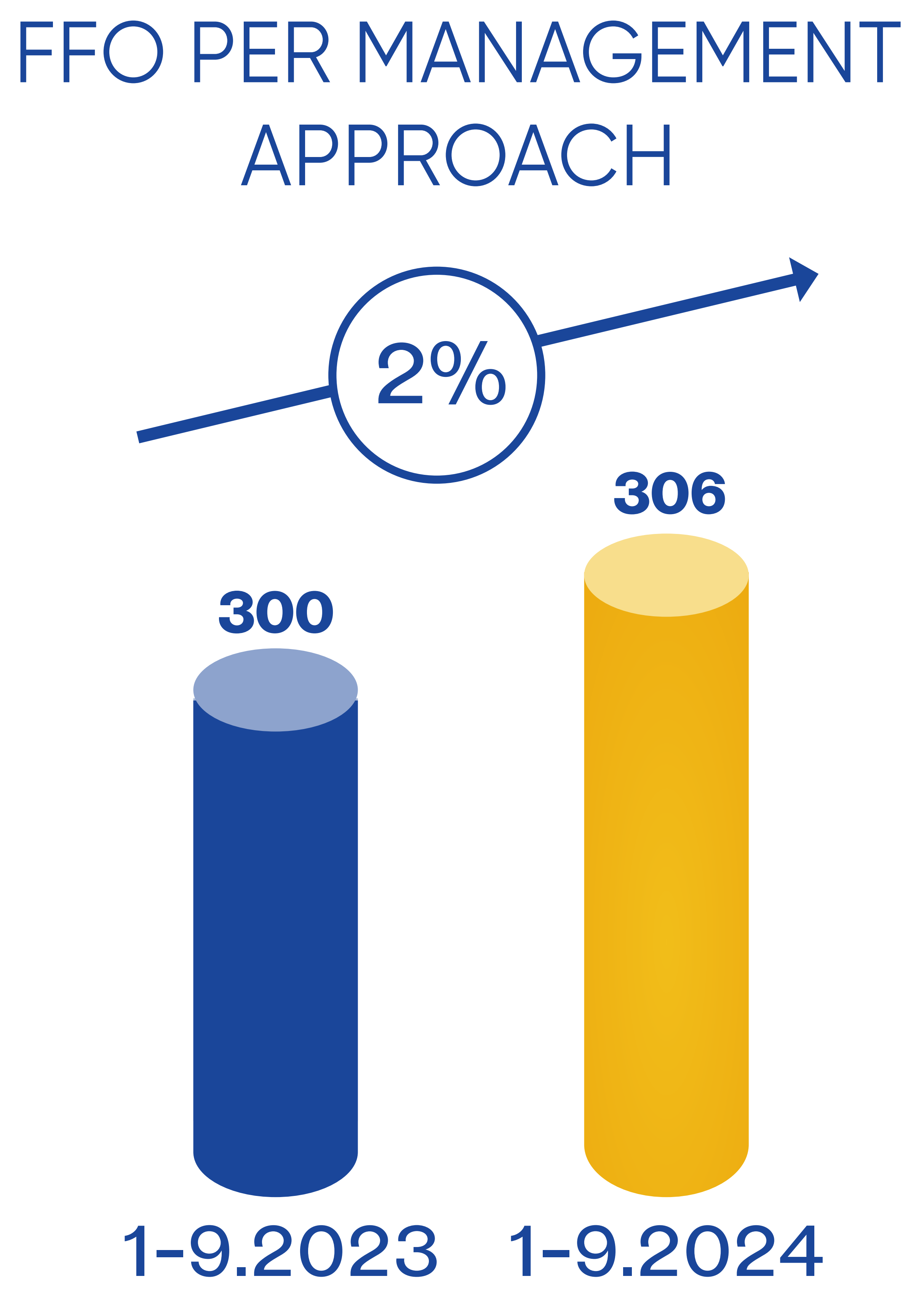
FFO Jan-Sep 2024

	1-9.2024	1-9.2023	Increase	% change
FFO PER MANAGEMENT APPROACH	**306**	**300**	**6**	**2%**
FFO PER ISRAEL SECURITIES AUTHORITY APPROACH	**158**	**177**	**(19)**	**(11%)**

*figures in ILS millions

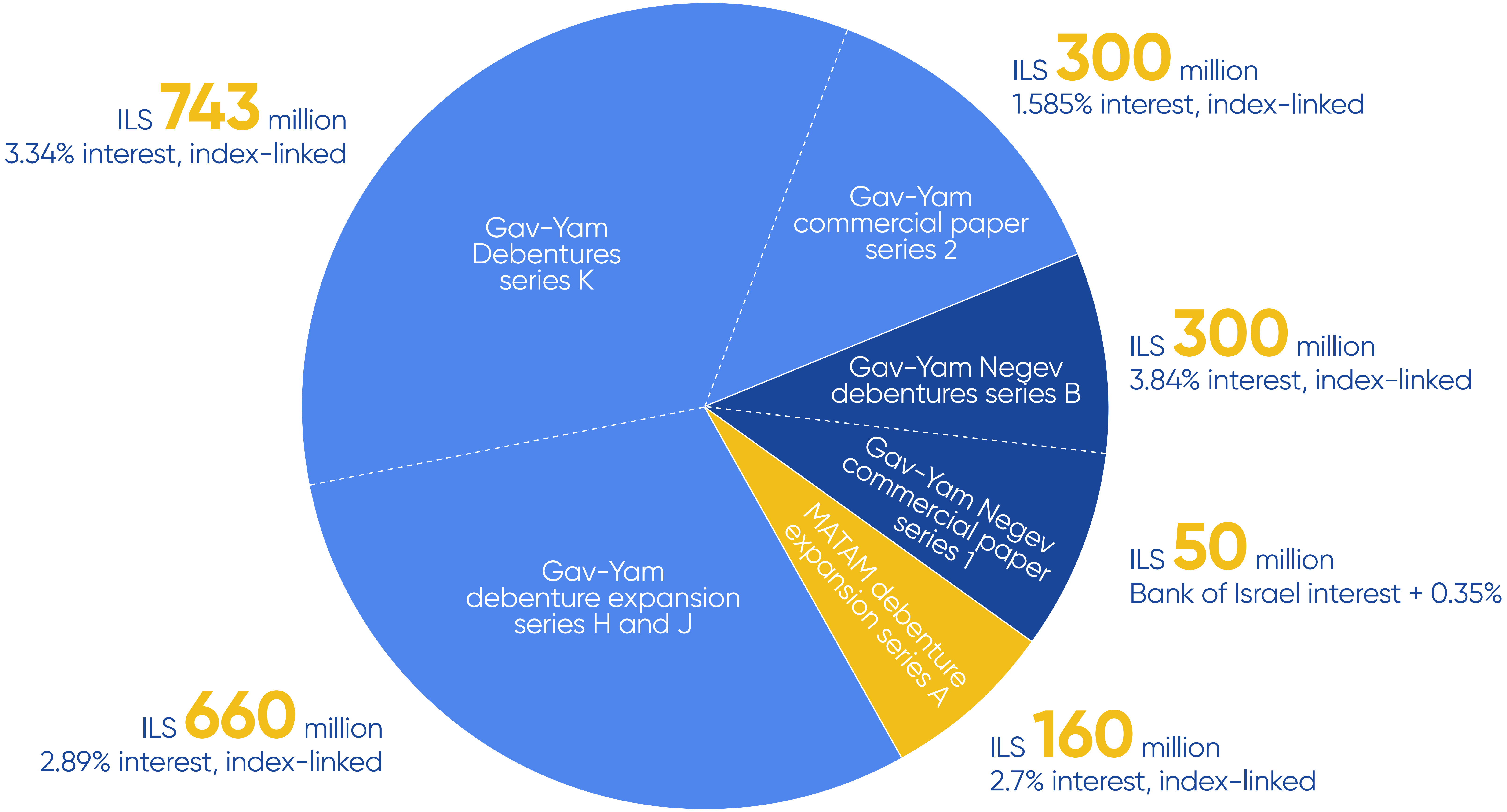
- Projected FFO, per management, for 2024 – ILS **395-405** million.

Lower threshold in forecast increased from ILS 390 million to ILS 395 million. Upper threshold did not change.



Debt Raising

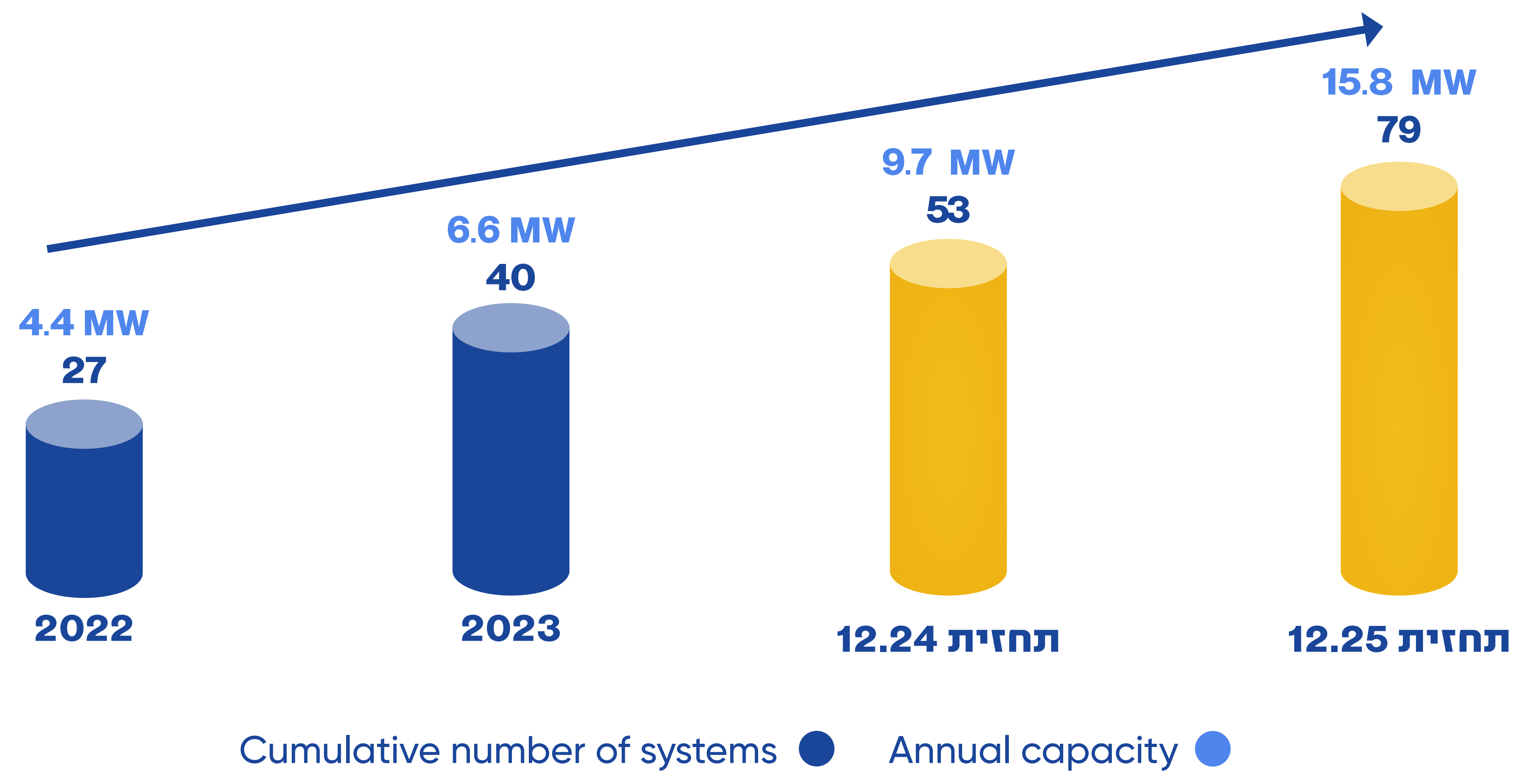
- In 2024, the company and its subsidiaries raised ILS **2.2** billion in debt, with a weighted avg. duration of **3.8** years, at a weighted avg. interest rate of **3**%, linked to the consumer price index.



PV installations

System status	Number of systems	System capacity (MW)	Construction cost (ILS millions)	Representative annual revenue (ILS million)	Annual return
Income-generating 30 Sep 2024	46	8.3	37.2	5.5	14.8%
In development	7	1.4	5.3	0.9	16%
Dec '24 forecast	53	9.7	42.5	6.4	14.9%
Dec '25 forecast	79	15.8	62.4	9.85	15.8%

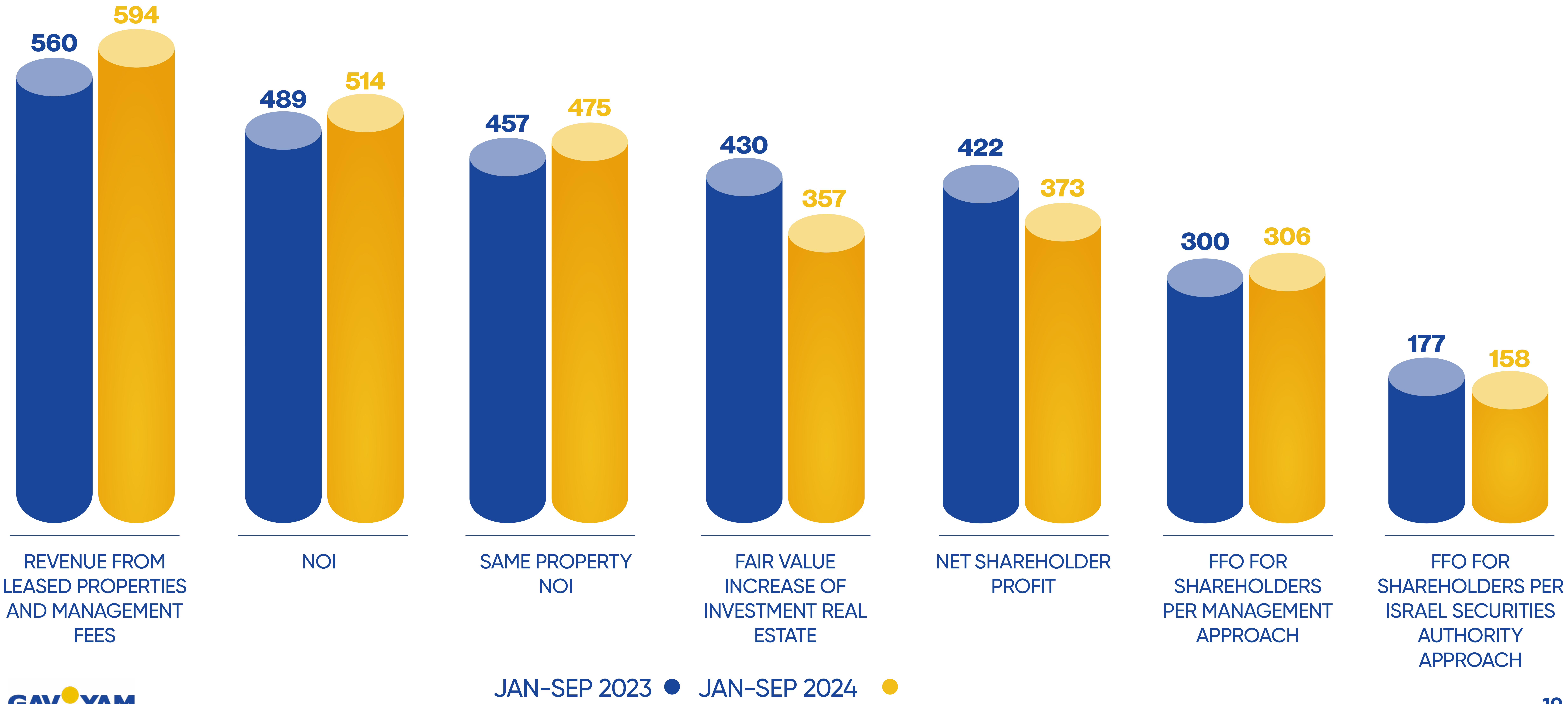
CUMULATIVE NUMBER OF SYSTEMS



FINANCIAL DATA

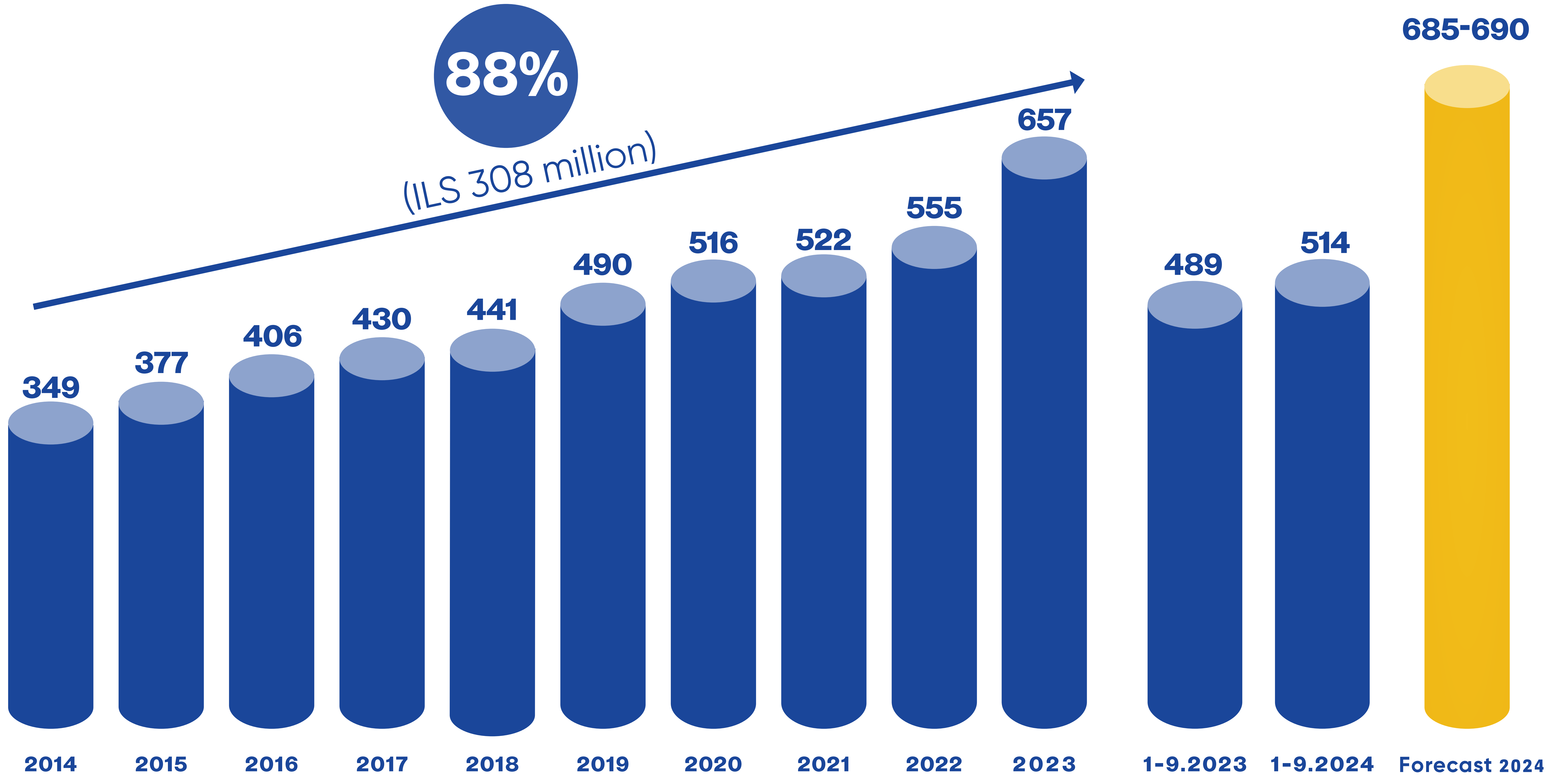
Financial data Jan-Sep 2024

(ILS millions)



Growth in NOI

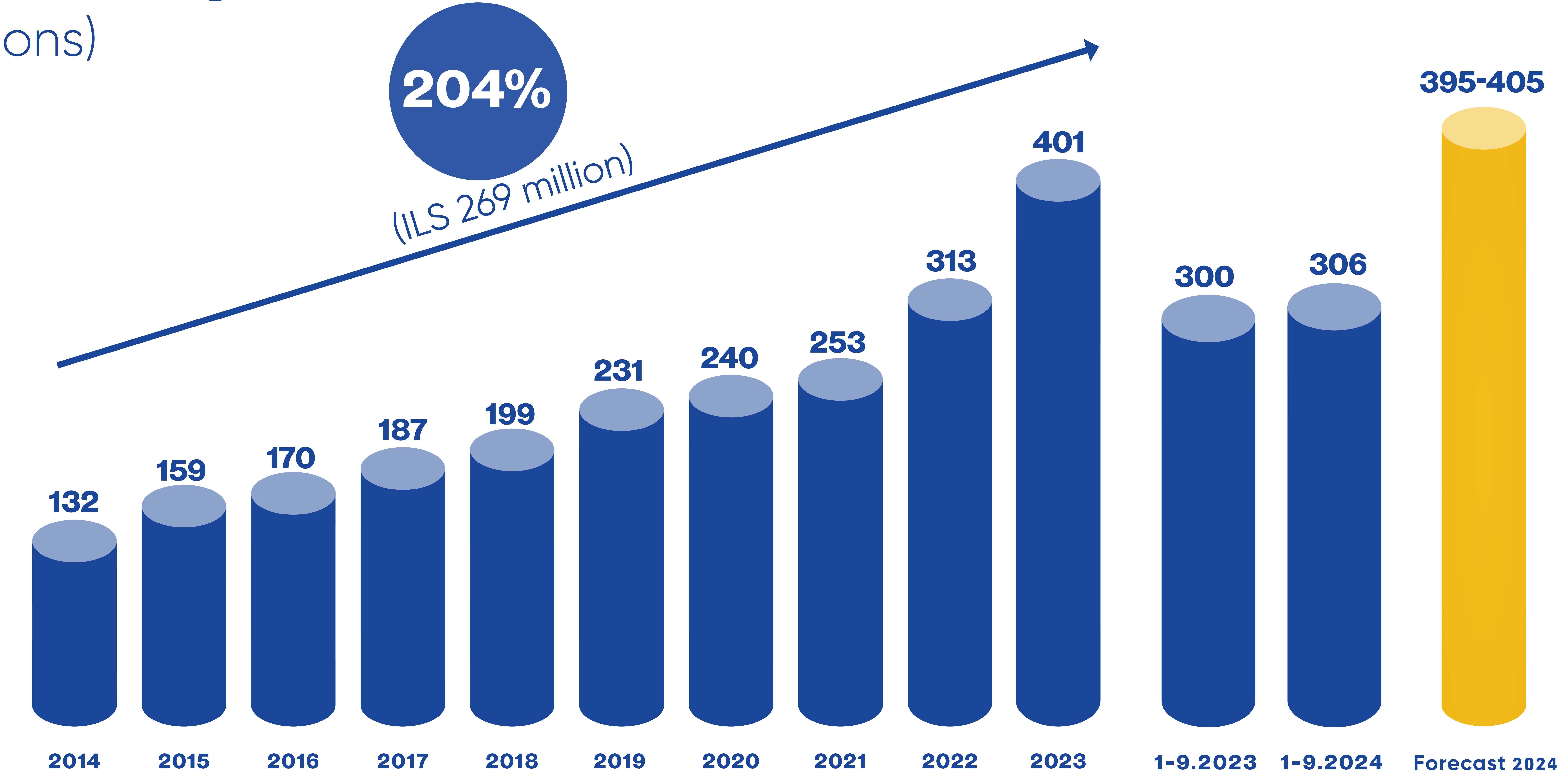
(ILS millions)



GAV YAM

Growth in FFO for shareholders per management Approach

(ILS millions)

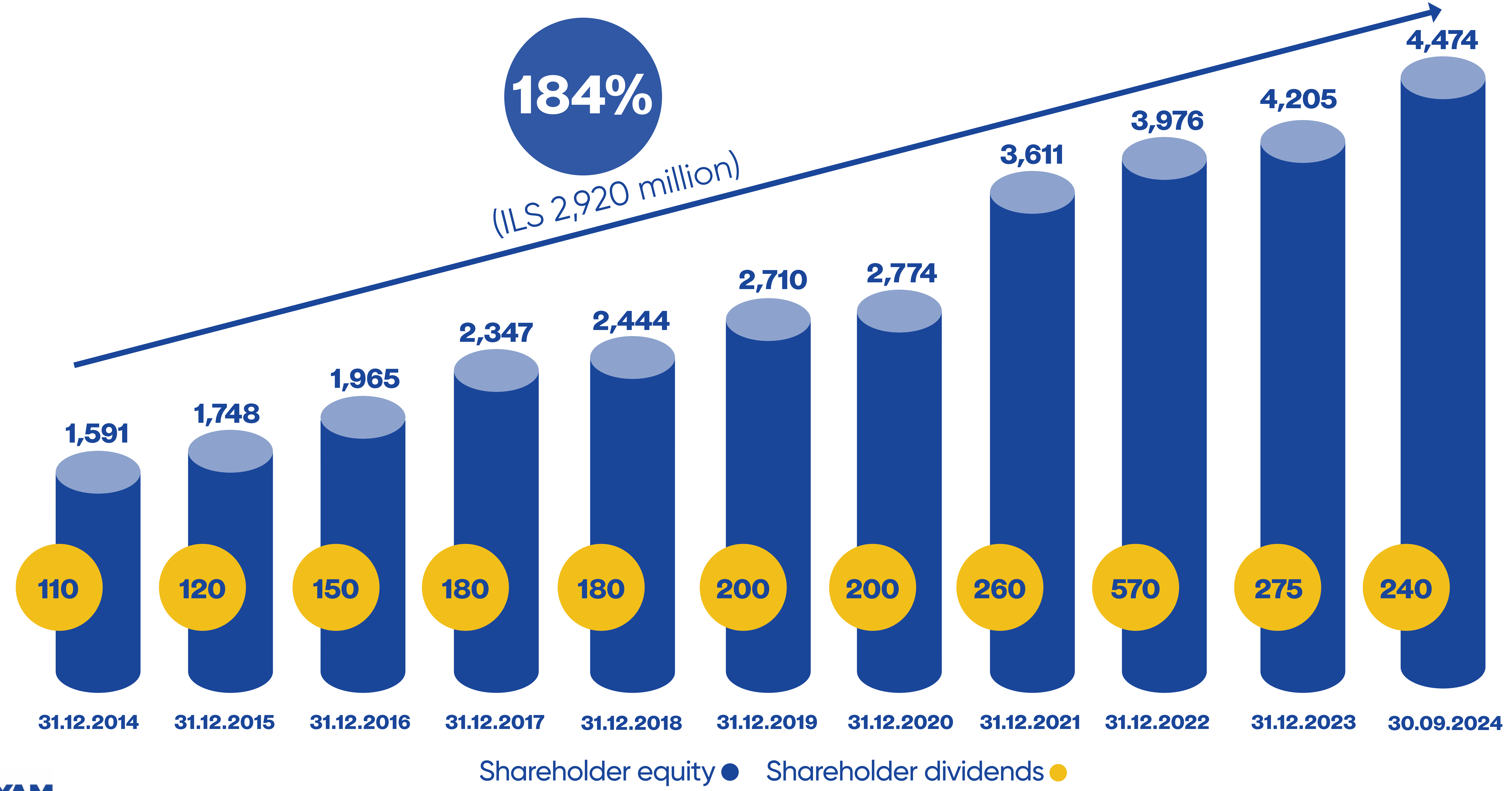


GAV YAM

* FFO per Israel Securities Authority approach see p. 14.

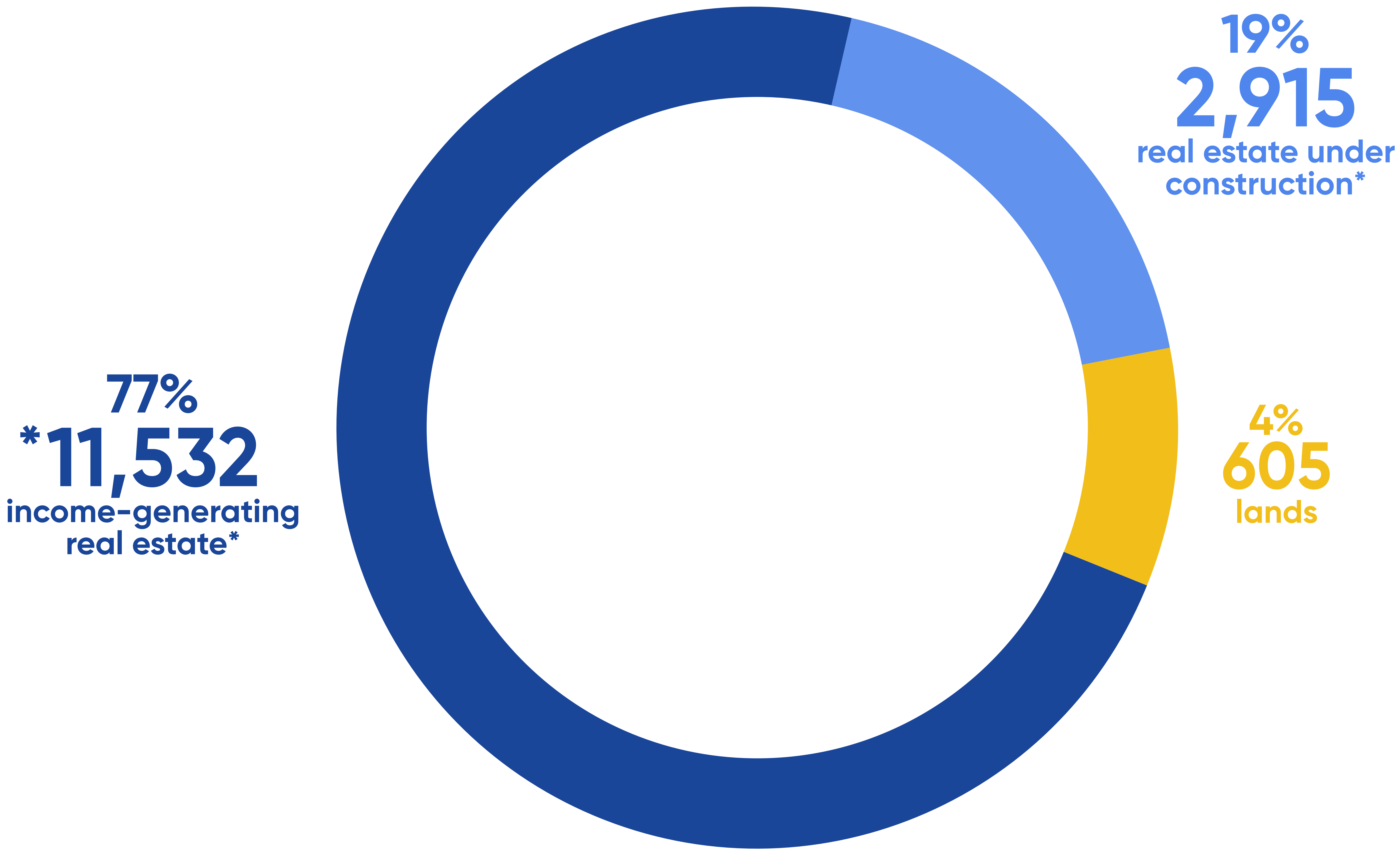
Shareholder equity

(ILS millions)



Distribution of real estate value for investment (ILS 15,052 million)

As of 30 sep 2024

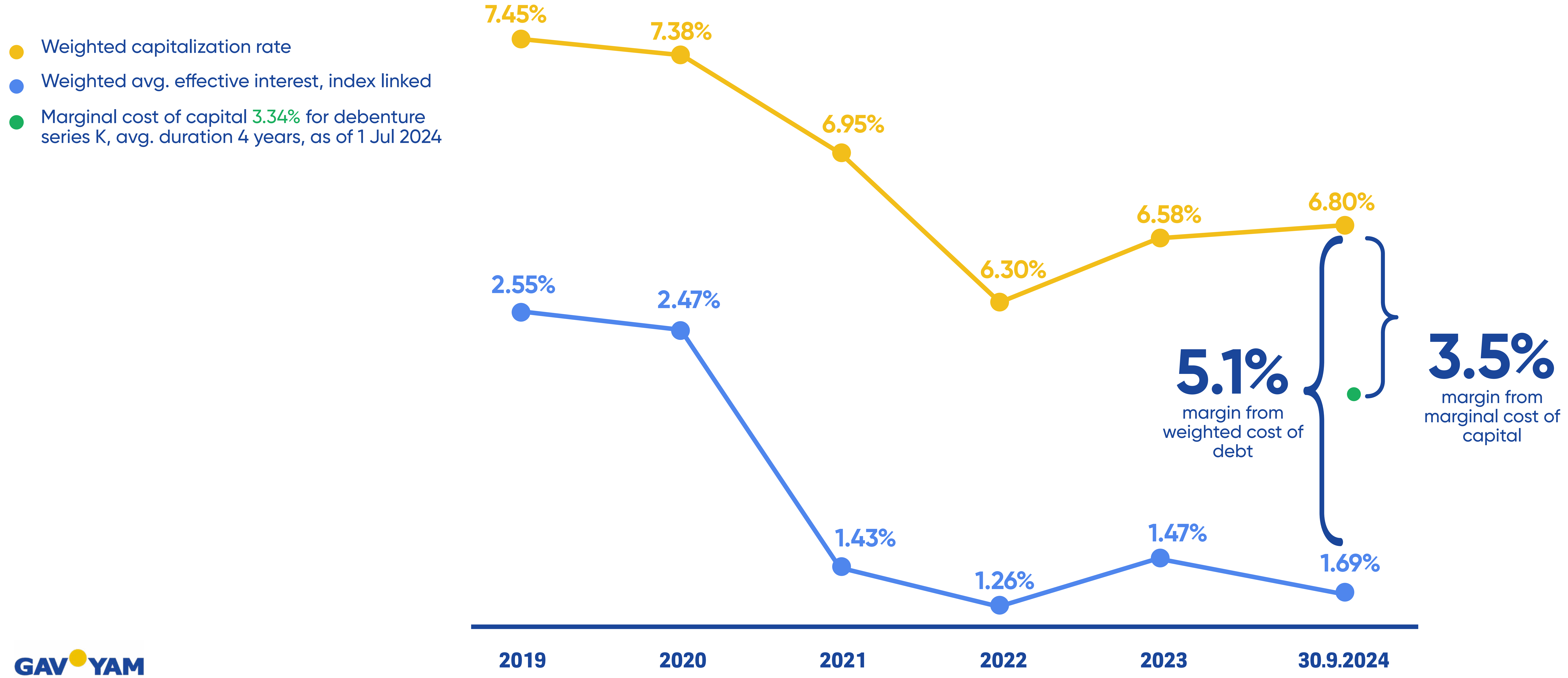


* Includes Gav-Yam Holon #2

Financial strength

Change in weighted capitalization relative to change in weighted interest rate for the company

As of 30 sep 2024

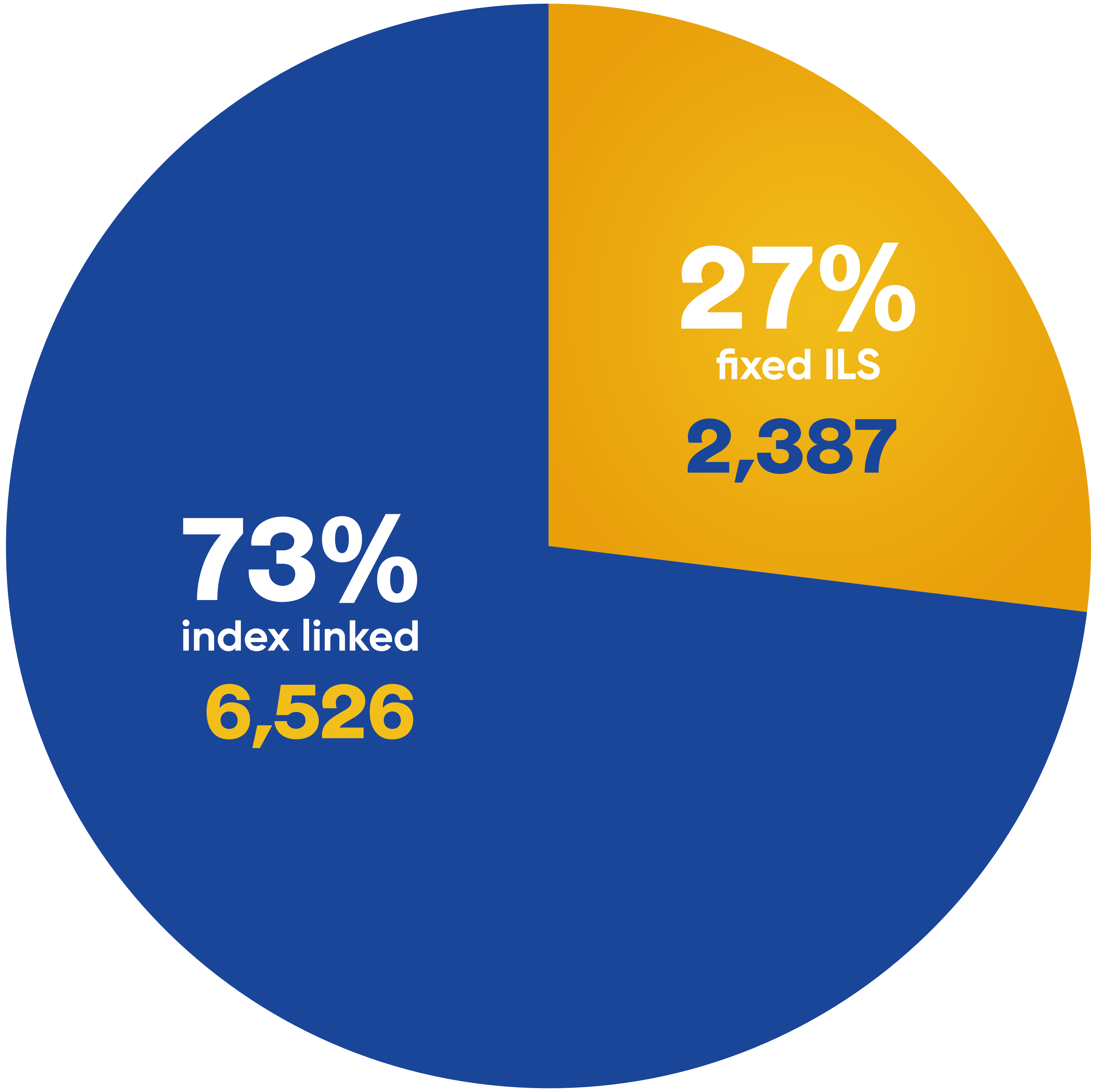


Gross financial debt (ILS 8,913 million)

As of 30 Sep 2024

1.69%
weighted effective interest, index-linked

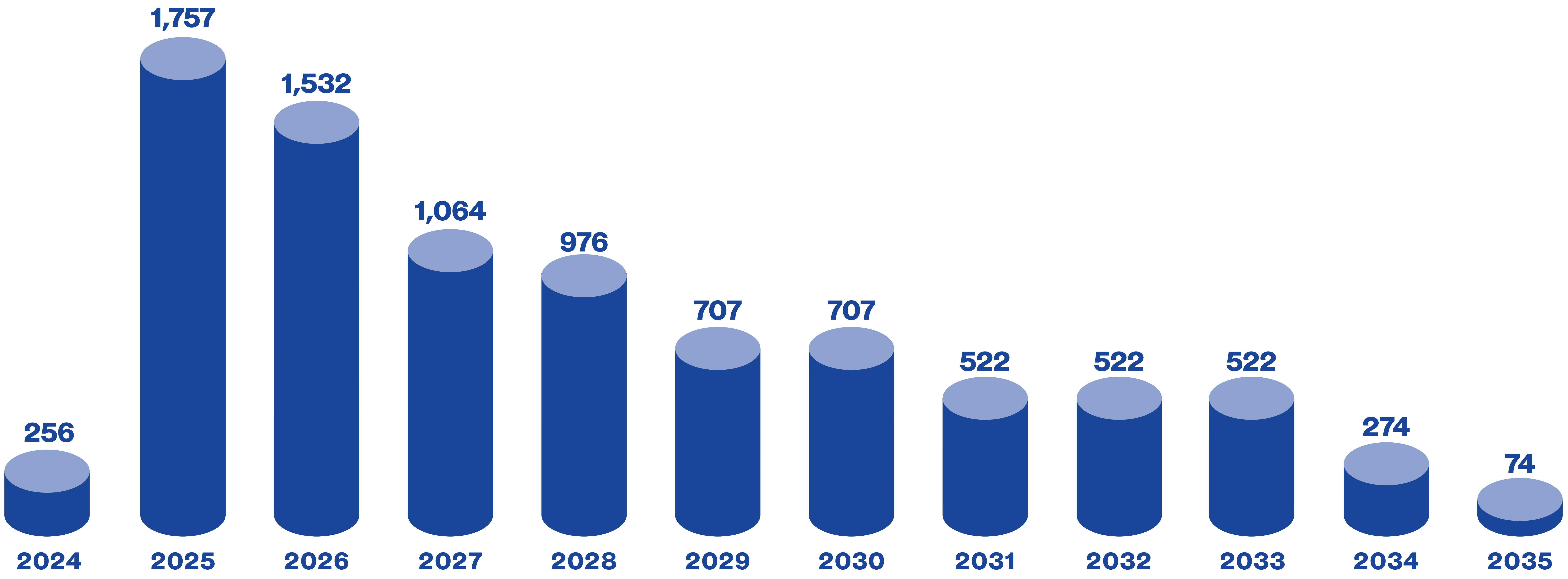
3.3
weighted duration in years



Debt principal repayment schedule

(ILS millions)

As of 30 Sep 2024



GAV YAM

Financial data
(ILS millions)

Consolidated

	1-9/2024	1-9/2023	Change in %
NOI	**514**	**489**	**5**
Same Property NOI	**475**	**457**	**4**
Fair value increase of investment real estate	**357**	**430**	**(17)**
Cashflows from current activity	**453**	**443**	**2**
Net financing expenses*	**234**	**189**	**24**
Tax expenses	**89**	**118**	**(25)**
Net profit for shareholders**	**373**	**422**	**(12)**
FFO for shareholders per management approach***	**306**	**300**	**2**
FFO for shareholders per Israel Securities Authority***	**158**	**177**	**(11)**

* Of this: costs of linkage differentials and change in fair value of financial sector, ILS 156 million, compared with ILS 127 million in corresponding period last year.

** Share attributed to shareholders (Matam 50.1%, Gav-Yam Negev 73.25%, Ramat Ilan 83.33%)

*** Share attributed to shareholders (Matam 50.1%, Gav-Yam Negev 73.25%).

Financial data
(ILS millions)

Consolidated

	30/9/2024	31/12/2023
Liquid Assets	**1,296**	**1,006**
Fair value of investment property of which:	**15,052**	**13,988**
Real estate under construction	**2,915**	**2,398**
Land	**605**	**608**
Income-generating real estate	**11,532**	**10,982**
Other properties	**620**	**433**
Total assets	**16,968**	**15,427**

Financial data
(ILS millions)

Consolidated

	30/9/2024	31/12/2023
Financial debt, gross	**8,913**	**7,911**
Other liabilities	**442**	**334**
Reserve for deferred taxes	**1,730**	**1,666**
Equity attributed to shareholders	**4,474**	**4,205**
Non-controlling rights *	**1,409**	**1,311**
Total equity and liabilities	**16,968**	**15,427**

* Share attributed to the company's minority shareholders (Matam 50.1%, Gav-Yam Negev 73.25%, Ramat Ilan 83.33%)

Financial data
(ILS millions)

Consolidated

	30/9/2024	31/12/2023
Investment real estate	**15,052**	**13,988**
Net financial debt	**7,617**	**6,905**
Leverage rate	**56.4%**	**55.6%**
Shareholder equity	**4,474**	**4,205**

Financial data
(ILS millions)

Standalone extended**

	1-9/2024	1-9/2023	Change in %
NOI	**411**	**399**	**3**
Same Property NOI	**383**	**370**	**4**
Fair value increase of investment real estate	**254**	**299**	**(15)**
Net financing expenses*	**215**	**177**	**21**
Tax expenses	**53**	**74**	**(28)**
Net profit	**373**	**422**	**(12)**
FFO to shareholders per management*	**306**	**300**	**2**
FFO to shareholders per Israel Securities Authority*	**158**	**177**	**(11)**

* Of this: costs of linkage differentials and change in fair value of financial sector, ILS 148 million, compared with ILS 122 million in corresponding period last year.

** Standalone extended = share attributed to shareholders (Matam 50.1%, Gav-Yam Negev 73.25%, Ramat Ilan 83.33%)

Financial data

(ILS millions)

Standalone extended**

	30/9/2024	31/12/2023
Liquid assets	**1,137**	**892**
Fair value of investment property of which:	**12,703**	**11,785**
Real estate under construction	**2,814**	**2,230**
Land	**455**	**458**
Income-generating real estate	**9,434**	**9,097**
Other properties	**579**	**383**
Total assets	**14,419**	**13,060**

GAV YAM

* Standalone extended = share attributed to shareholders (Matam 50.1%, Gav-Yam Negev 73.25%, Ramat Ilan 83.33%)

Financial data
(ILS millions)

Standalone extended**

	30/9/2024	31/12/2023
Financial debt, gross	**8,288**	**7,404**
Other liabilities	**266**	**99**
Reserve for deferred taxes	**1,391**	**1,352**
Equity	**4,474**	**4,205**
Total capital and liabilities	**14,419**	**13,060**

GAV YAM

* Standalone extended = share attributed to shareholders (Matam 50.1%, Gav-Yam Negev 73.25%, Ramat Ilan 83.33%)

INCOME-GENERATING PROPERTIES

19

HIGH-TECH PARKS

logistics and industry

16

cities

95%

occupancy rate

GAV YAM

Income-generating value (ILS 11,532 milion)

6.8% weighted ROI **1.2** million sqm

ILS **2,224** million*

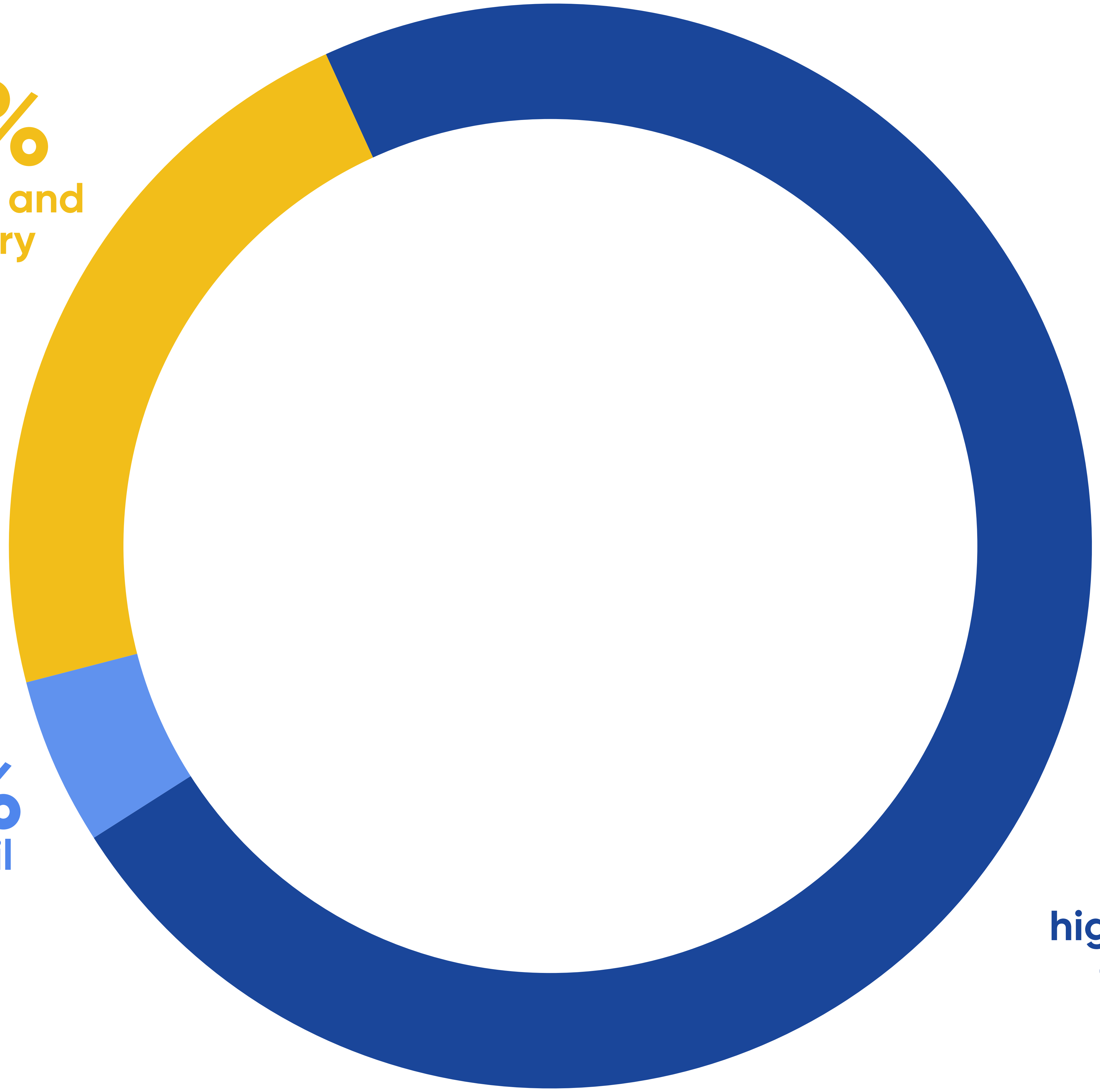
6.2% weighted average rate of return

253,000 sqm

ILS **531** million

8.0% weighted average rate of return

57,000 sqm



ILS **8,777** million*

6.8% weighted average rate of return

845,000 sqm

* Includes Gav-Yam Holon #2

Projects in development

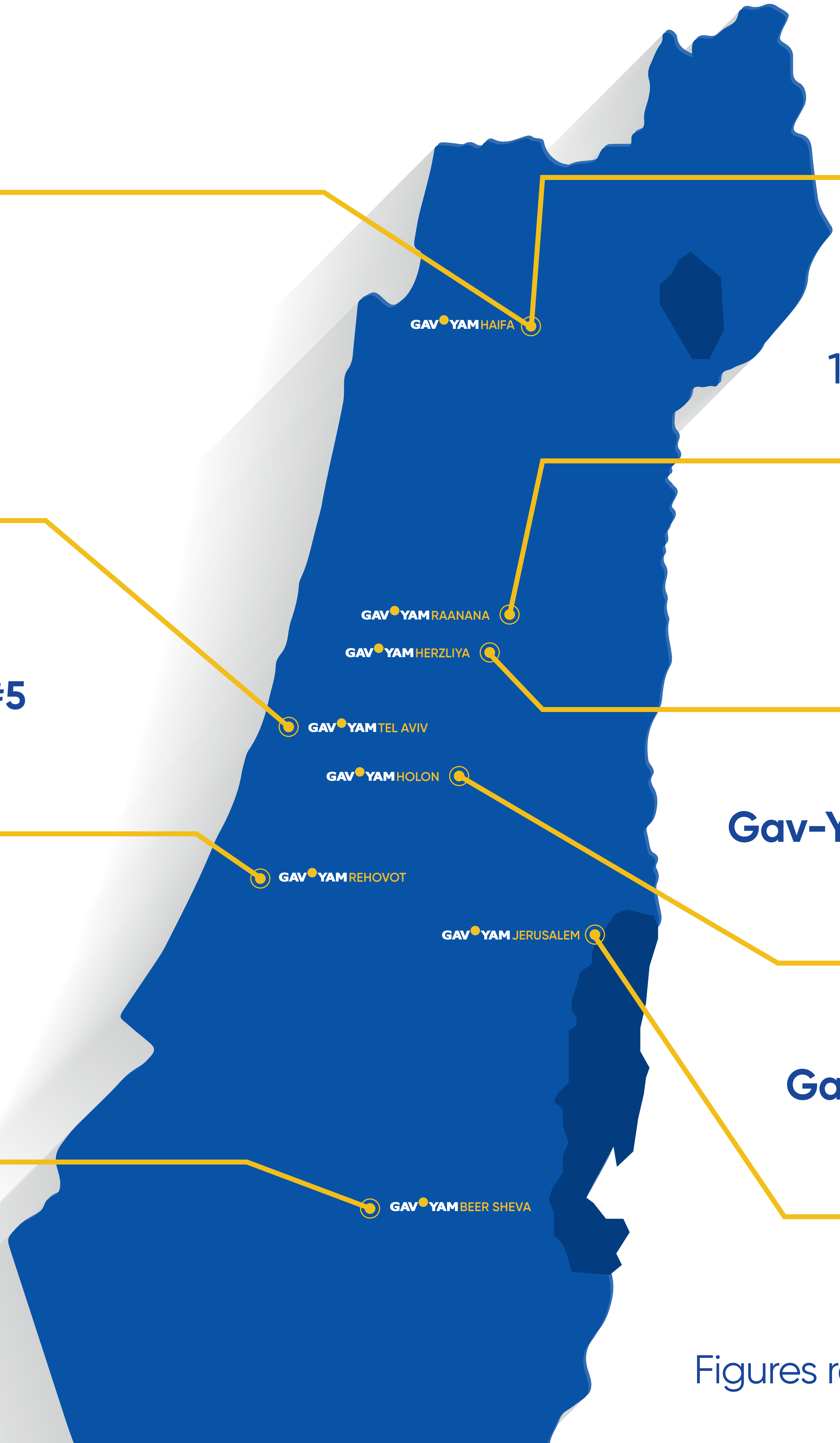
Total area of projects in development - 360,000 sqm consolidated, total investment of ILS 4.2 billion

Gav-Yam Haifa Bay #5
8,000 sqm
100% marketed

TOHA 2
101,000 sqm
38% marketed

GAV-YAM PARK REHOVOT #5
28,000 sqm
100% marketed

GAV-YAM PARK NEGEV #5
15,000 sqm
23% marketed



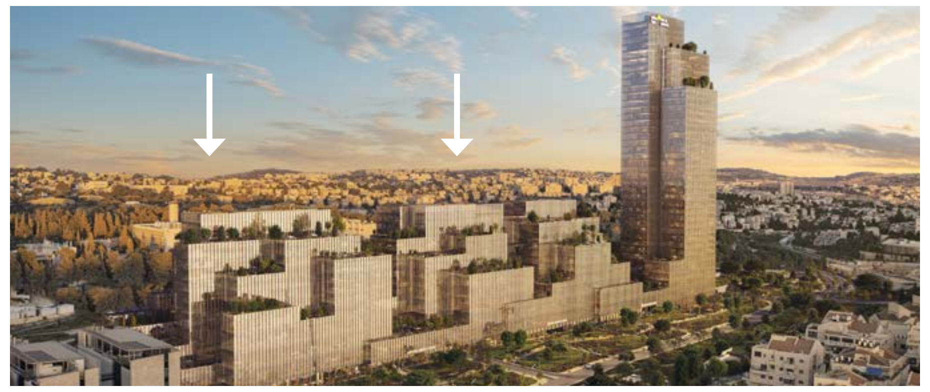
Matam East Towers #3
43,000 sqm
3% marketed

The server farm
14,000 sqm (at MW10 supply)
100% marketed

Gav-Yam O2
61,000 sqm
100% marketed

Gav-Yam Park Holon - Building #3
35,000 sqm
92% marketed

Gav-Yam Hebrew Campus #1,2
58,000 sqm
78% marketed



Figures represent company's consolidated share

Projects in development

Jan-september 2024

60% of the total aboveground areas of the projects under construction have been marketed

Consolidated

#	Project	Above-ground	Parking lot	Total	Holding rate	Total	Construction costs (including land)	Other costs as of 30 Sep 2024	Annual representative leasing revenue ILS millions	Rate of marketed aboveground area	Revenue for marketed aboveground area	Completion date
		Area (sqm thousands) - 100%				Consolidated area (sqm thousands)	In consolidated statements (ILS millions)					
1	Gav-Yam Park Holon – Building #3*	21	14	35	100%	35	325	13	19	92%	18	Q4/24
2	Gav-Yam Hebrew Campus #1,2	56	32	88	66%	58	724	232	48	78%	37	Q4/24
3	Gav-Yam Haifa Bay #5	8	-	8	100%	8	69	13	5	100%	5	Q4/24
4	Gav-Yam Park Negev #5	15	-	15	100%	15	113	67	9	23%	2	Q1/25
5	Gav-Yam Park Rehovot #5	24	15	39	72%	28	201	64	14	100%	14	Q1/25
6	Matam Park – Server Farms	-	14	14	100%	14	150	76	12	100%	12	Q3/27
7	Gav-Yam O2	39	22	61	100%	61	707	300	46	100%	46	Q2/26
8	Matam East Towers #3	30	13	43	100%	43	339	231	31	3%	1	Q4/26
9	TOHA 2	156	45	201	50%	101	1,650	982	150	38%	58	Q4/26
Total		349	155	504	-	363	4,278	1,978	334		193	

- Total construction costs without land cost ILS 3,379 million
- Addition of ILS 334 million to company revenue, of which ILS 193 million for marketed projects.

* Including building #4 parking.

Representative ROI 7.8%

GAV YAM

Projects in development

(ILS millions)

60% of the total aboveground areas of the projects under construction have been marketed

Standalone extended•

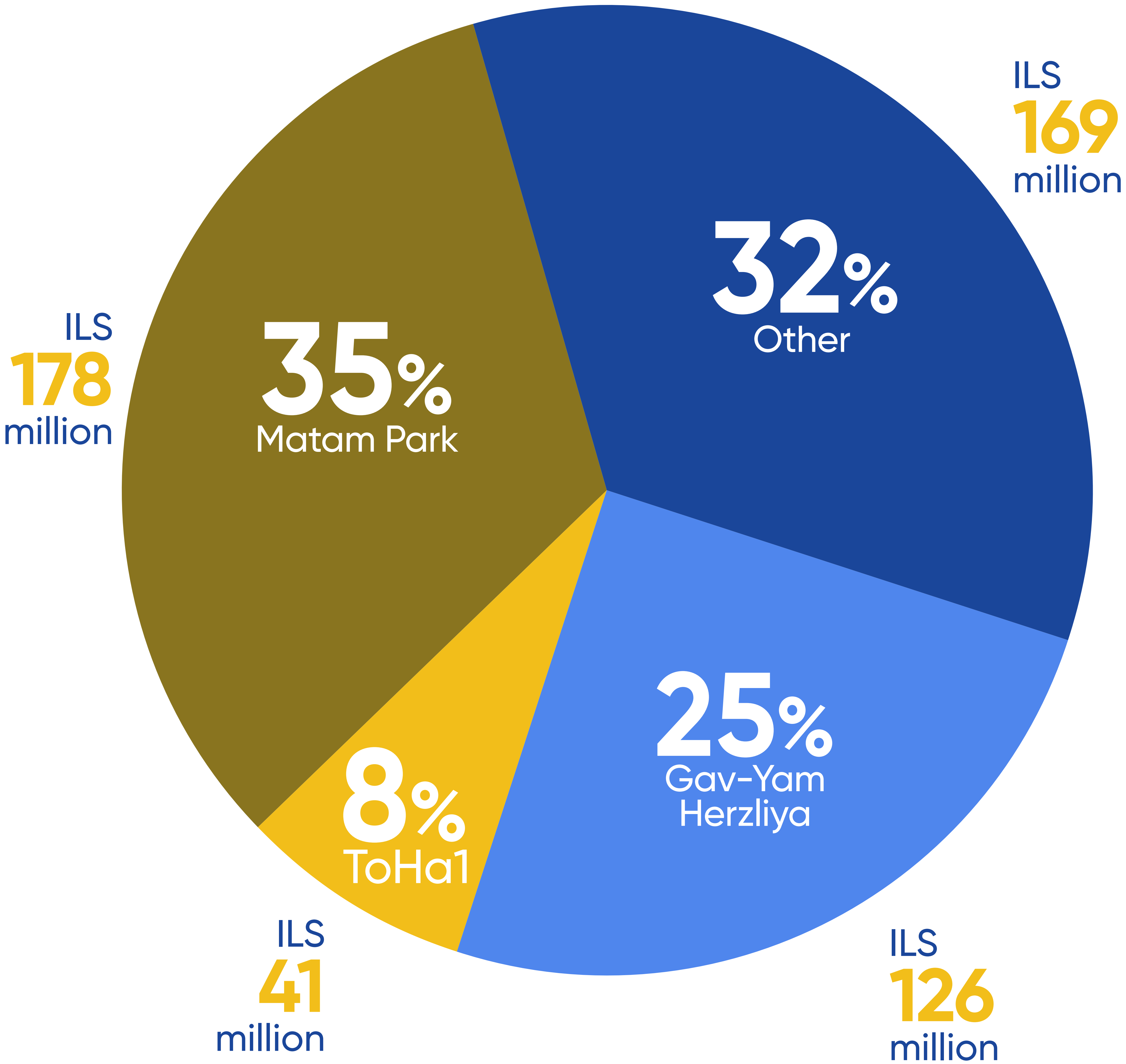
#	Project	Above-ground	Parking lot	Total	Construction costs (including land)	Balance of costs as of 30 Sep 2024	Annual representative leasing revenue ILS millions	Rate of marketed aboveground area	Revenue for marketed aboveground area	Completion date
		Area (sqm thousands) - 100%			In consolidated statements (ILS millions)					
1	Gav-Yam Park Holon – Building #3*	21	14	35	325	13	19	92%	18	Q4/24
2	Gav-Yam Hebrew Campus #1,2	37	21	58	724	232	48	78%	37	Q4/24
3	Gav-Yam Haifa Bay #5	8	-	8	69	13	5	100%	5	Q4/24
4	Gav-Yam Park Negev #5	11	-	11	83	50	7	23%	2	Q1/25
5	Gav-Yam Park Rehovot #5	17	11	28	201	64	14	100%	14	Q1/25
6	Matam Park – Server Farms	-	7	7	75	38	6	100%	6	Q3/27
7	Gav-Yam O2	39	22	61	707	300	46	100%	46	Q2/26
8	Matam East Towers #3	15	7	22	170	116	16	3%	1	Q4/26
9	TOHA 2	78	23	101	1,650	982	150	38%	58	Q4/26
Total		**226**	**105**	**331**	**4,004**	**1,808**	**311**		**187**	

- • Standalone extended = portion attributed to the shareholders (Matam 50.1%, Gav-Yam Negev 73.25%)
- •• Total construction costs without land cost ILS 3,152 million
- ••• addition of ILS 311 million to company revenue, of which ILS 186 million for marketed projects.

* Including building #4 parking.

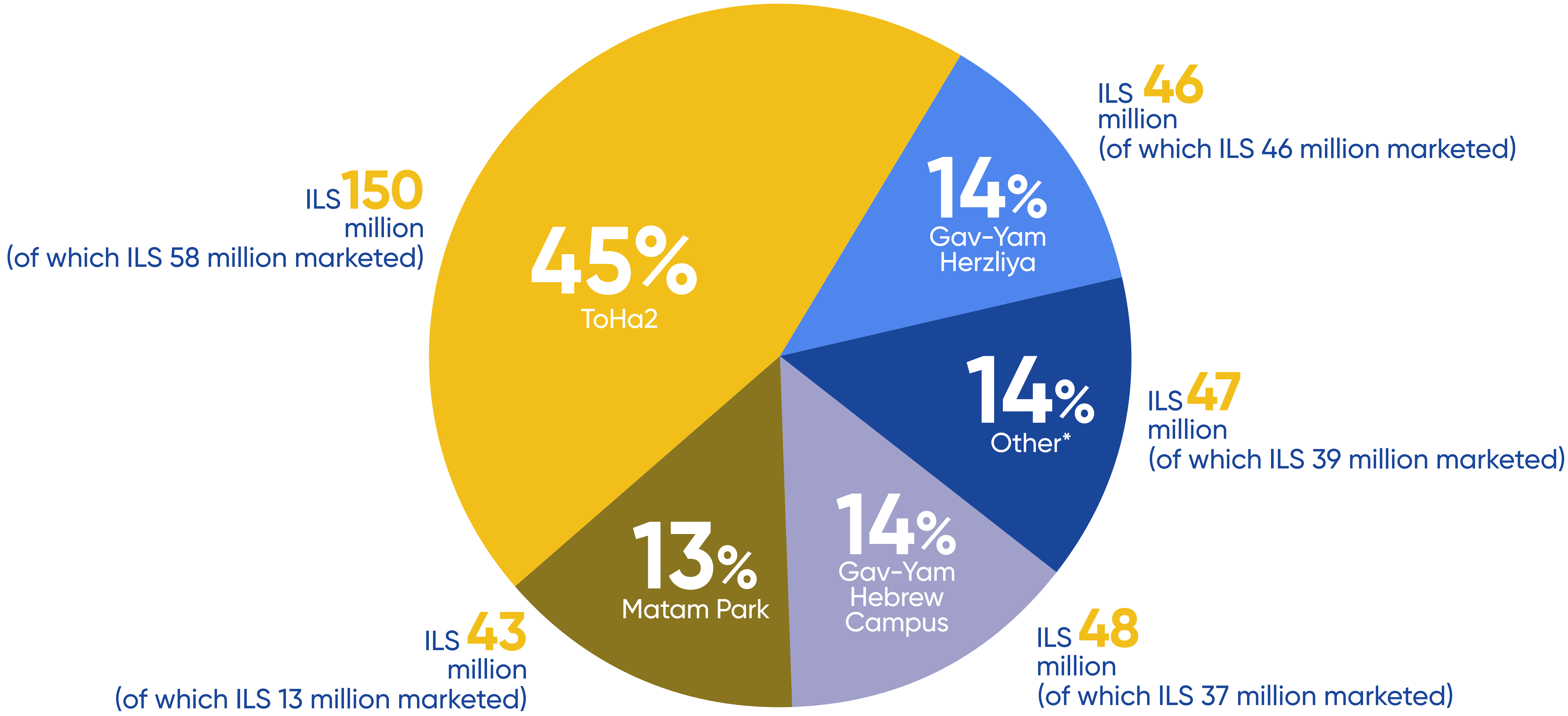
Representative ROI 7.7%

Segmented NOI from existing income-generating properties ILS 514 million Jan-Sep 2024



Segmented projected NOI from projects under development ILS 330 million per year

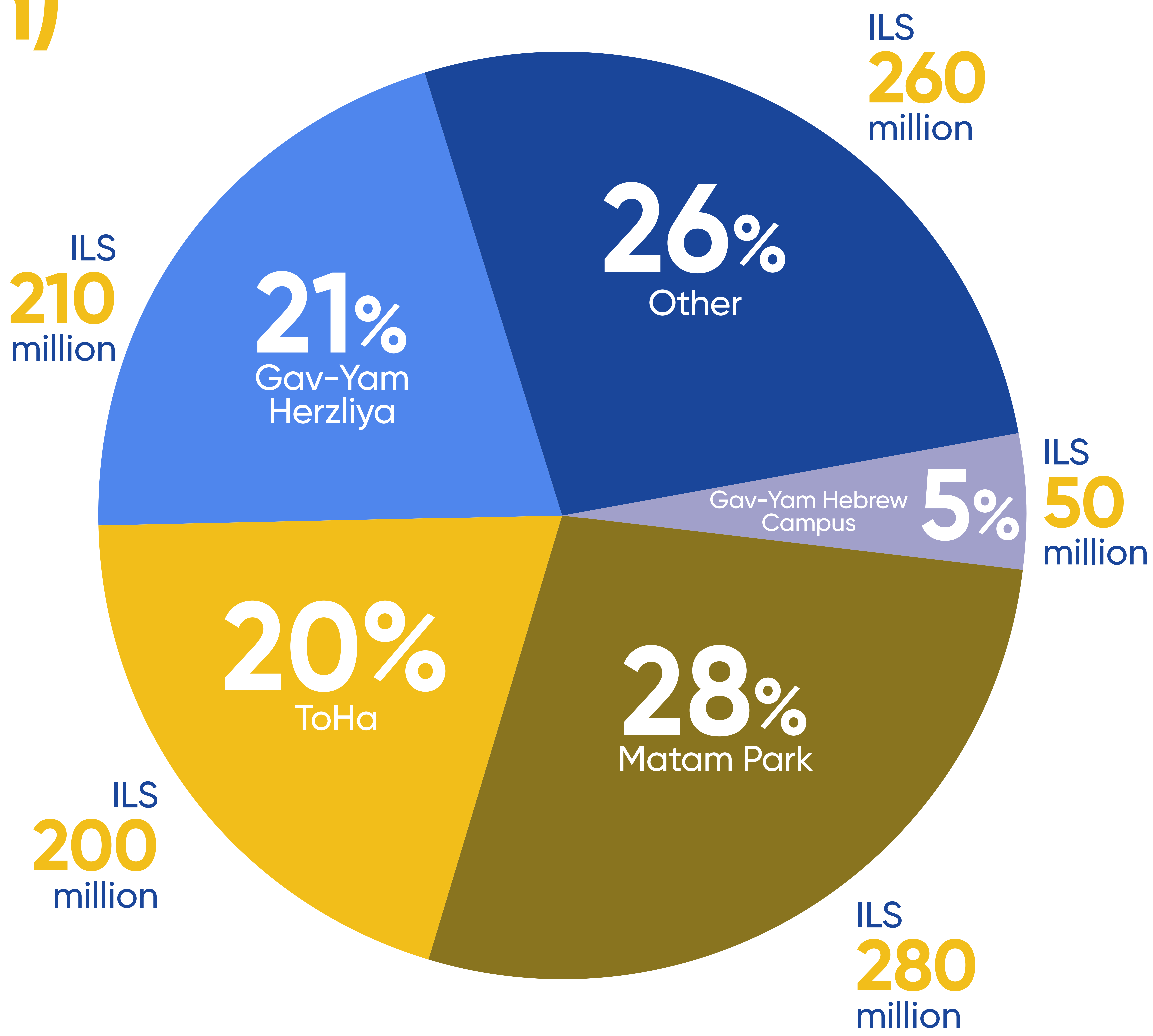
of which ILS 190 million in executed contracts



GAV YAM

* Gav-Yam Park Holon #3, Gav-Yam Haifa Bay #5, Gav-Yam Negev #5 and Gav-Yam Rehovot #5.

Segmented projected NOI after completion of projects under development ILS 1.0 billion per year (1.5 million sqm)



GAV YAM HOLON
Building #3

Area
35,000 sqm

of which
21,000 sqm
aboveground

Completion date
Q4 2024

Total cost
ILS 325 million

NOI
ILS 19 million

Return
5.8%

* The images are for illustration purposes only

GAV YAM HOLON Construction progress

GAV YAM HEBREW CAMPUS

Area
88,000 sqm
(58,000 sqm company's share)

of which
56,000 sqm
aboveground
(37,000 sqm company's share)

Completion date
Q4 2024

Total cost
ILS 724 million

NOI
ILS 48 million

Return
6.6%

* The images are for illustration purposes only

GAV YAM HEBREW CAMPUS

Construction progress

GAV YAM HAIFA BAY 5#

Building #5

Area

8,000 sqm

Completion date

Q4 2024

Total cost

ILS 69 million

NOI

ILS 4.8 million

Return

7.0%

* The images are for illustration purposes only

GAV YAM HAIFA BAY 5# Construction progress

GAV-YAM NEGEV 5

Area
15,000 sqm

Completion date
Q1 2025

Total cost
ILS 113 million

NOI
ILS 9 million

Return
8.0%

Figures are 100%
(Gav-Yam's share 73.25%)

23% marketed to international fund

* The images are for illustration purposes only


wework intel
NVIDIA
leidos
OPENING
2024
*3354

GAV YAM REHOVOT

Building #5

Area

39,000 sqm
(28,000 sqm company's share)

of which

24,000 sqm
aboveground
(17,000 sqm company's share)

Completion date

Q1 2025

Total cost

ILS 201 million

NOI

ILS 14 million

Return

7.0%

fully marketed to an international high tech company

* The images are for illustration purposes only

GAV YAM REHOVOT Construction progress

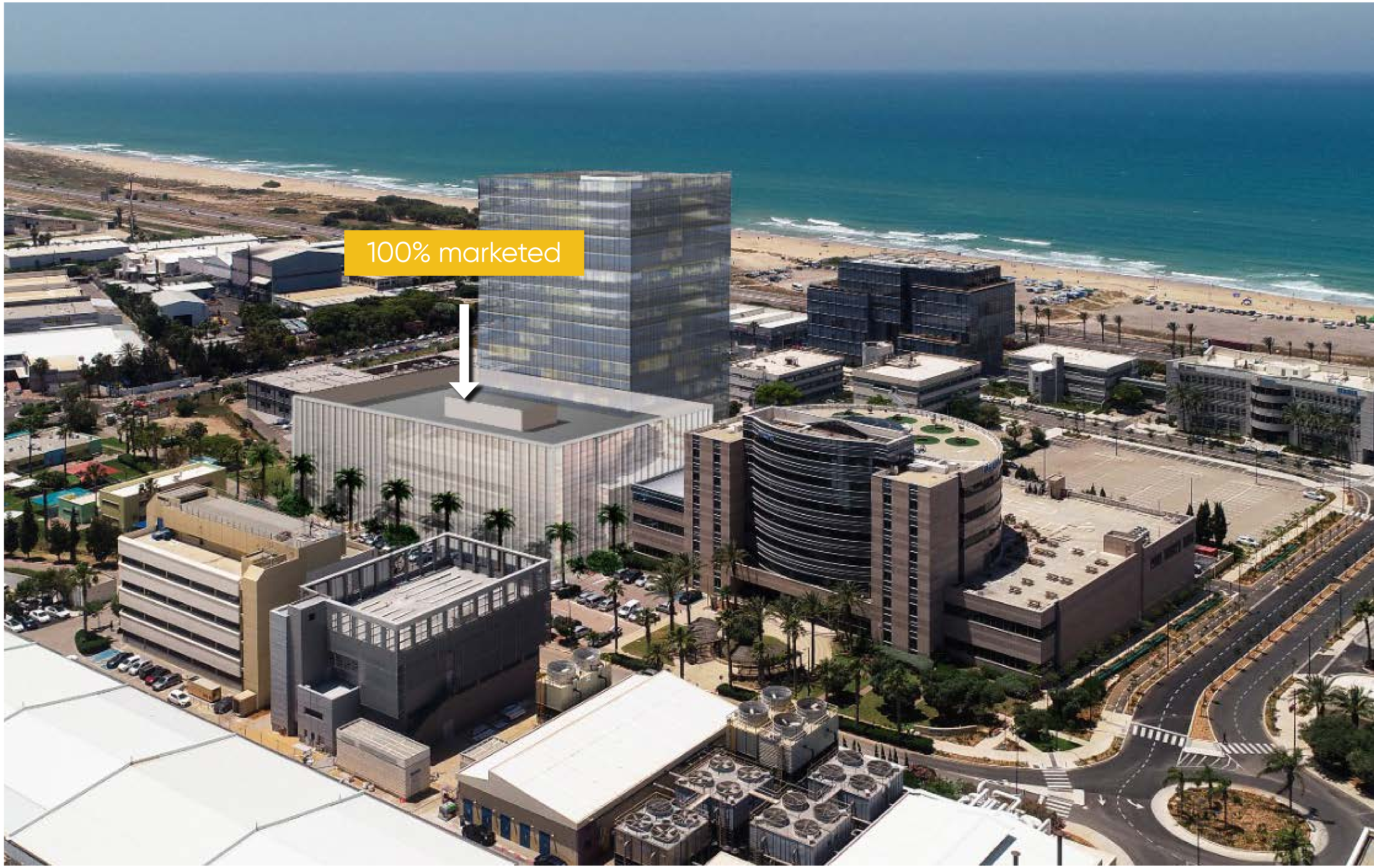
GAV YAM DATA CENTER

Area
14,000 sqm

Completion date
Q3 2027

Total cost
ILS 150 million

NOI
ILS 12 million



Figures are 100%
(Gav-Yam's share 50.1%)

Area
61,000 sqm

of which
39,000 sqm
aboveground

Completion date
Q2 2026

Total cost
ILS 707 million

NOI
ILS 46 million

Return
6.4%

* The images are for illustration purposes only

GAV YAM

Construction progress

GAV YAM MATAM

MATAM Towers East #3

Area

42,500 sqm

of which

29,500 sqm

aboveground

Completion date

Q4 2026

Total cost

ILS 339 million

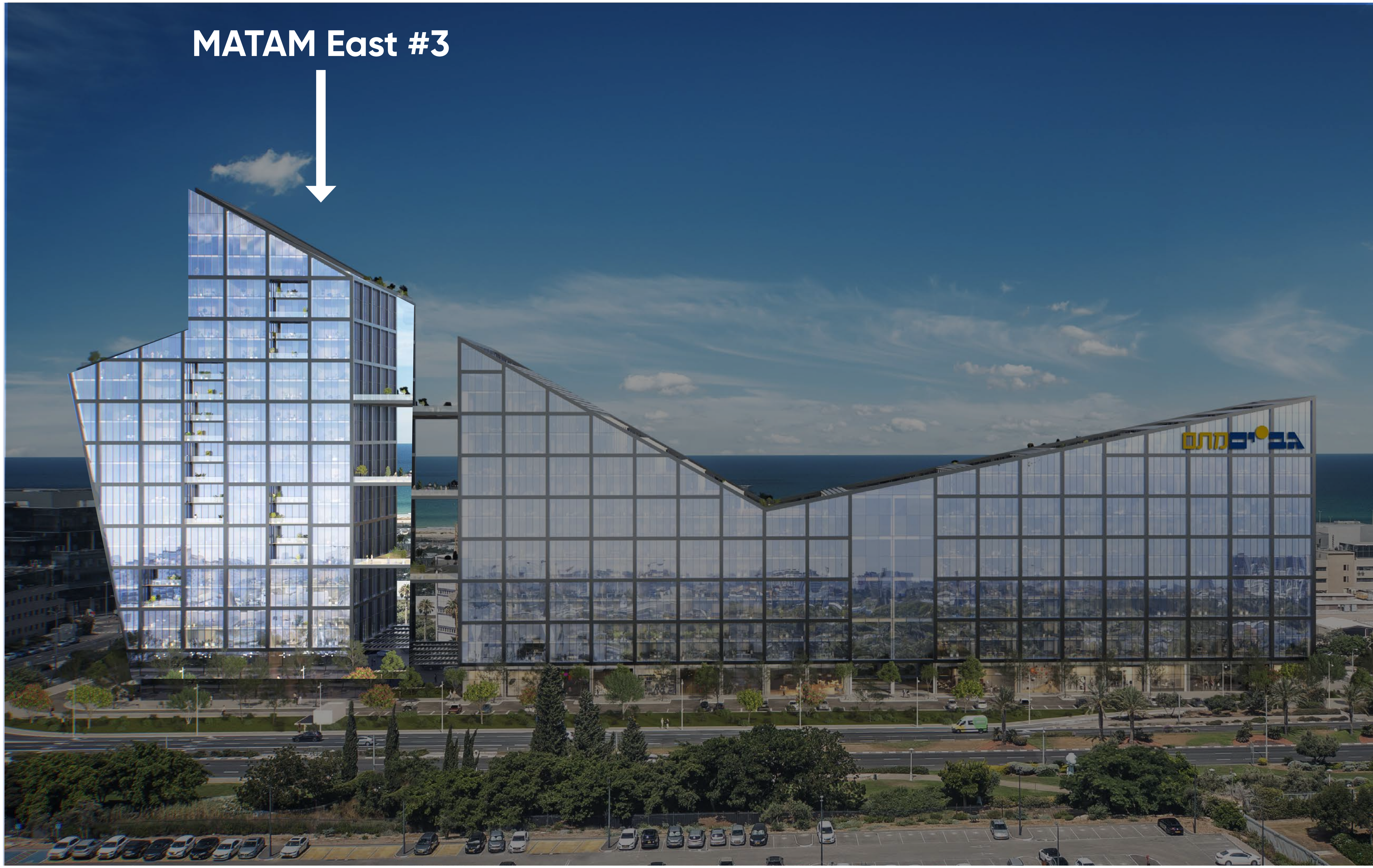
NOI

ILS 31 million

Return

9.1%

Figures are 100%
(Gav Yam's share 50.1%)



* The images are for illustration purposes only


Google
GE HealthCare

ToHaTwo

Area
201,000 sqm

of which
156,000 sqm
aboveground

Completion date
Q4 2026

Total cost
ILS 3.3 billion

NOI
ILS 300 million

Return
9.1%

Figures are 100%
(Gav Yam's share 50%)

* The images are for illustration purposes only

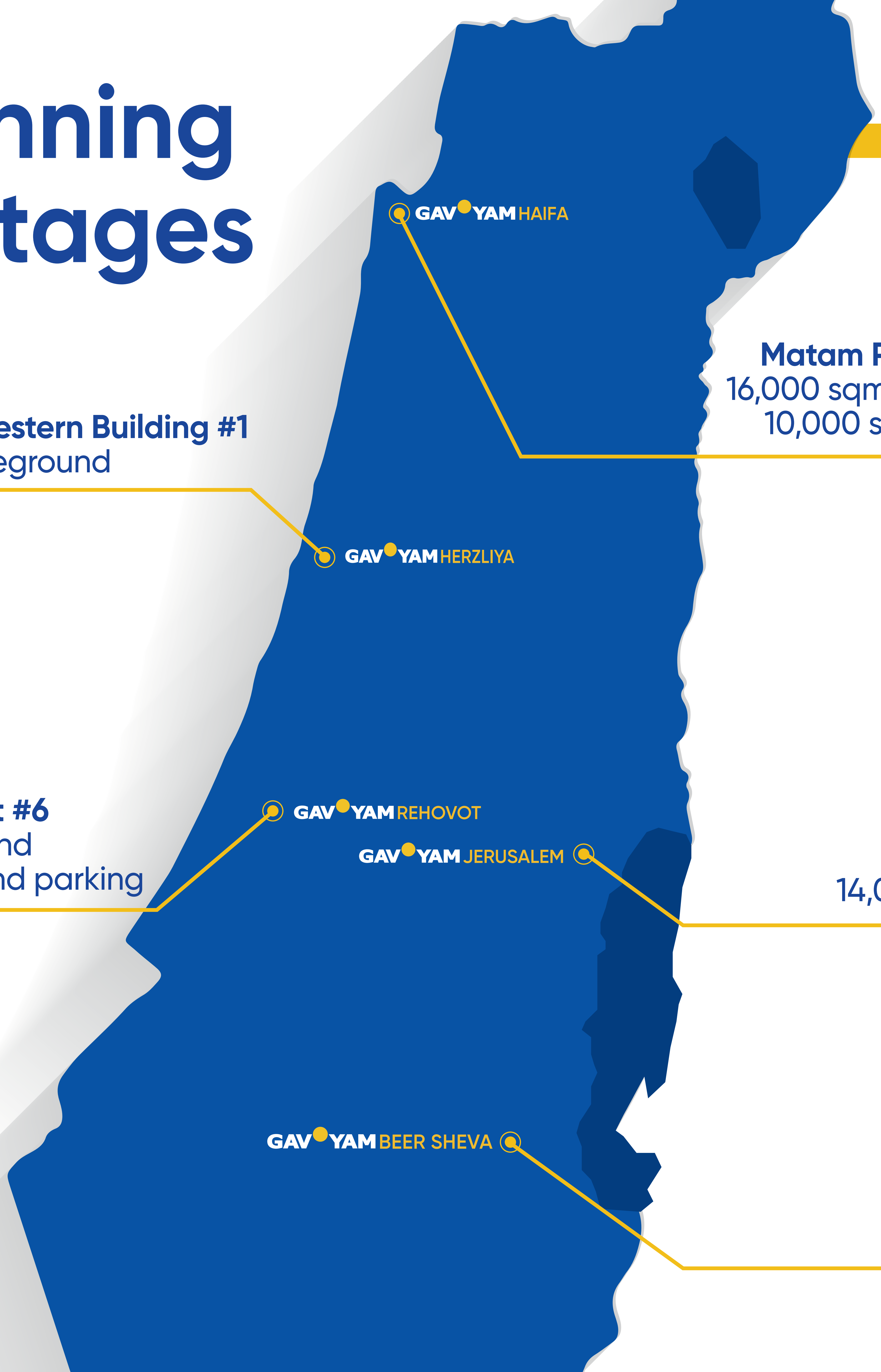
ToHaTwo Construction progress

ToHa

Gav-Yam and Amot are purchasing properties bordering the ToHa complex, in order to further develop and increase building rights in the complex, for purpose of constructing ToHa #3.

Projects at planning and licensing stages

Total 61000 m2



Matam Park Central #1
16,000 sqm aboveground
10,000 sqm parking lot

Herzliya North Western Building #1
11,000 sqm aboveground

Gav-Yam Park Rehovot #6
15,000 sqm aboveground
10,000 sqm underground parking

Gav-Yam Hebrew Campus #3
25,000 sqm aboveground
14,000 sqm underground parking

Gav-Yam Negev #6
17,000 sqm aboveground

GAV-YAM RESIDENTIAL

Residential properties

Total of 5,700 residential units

Acre
1,000 units

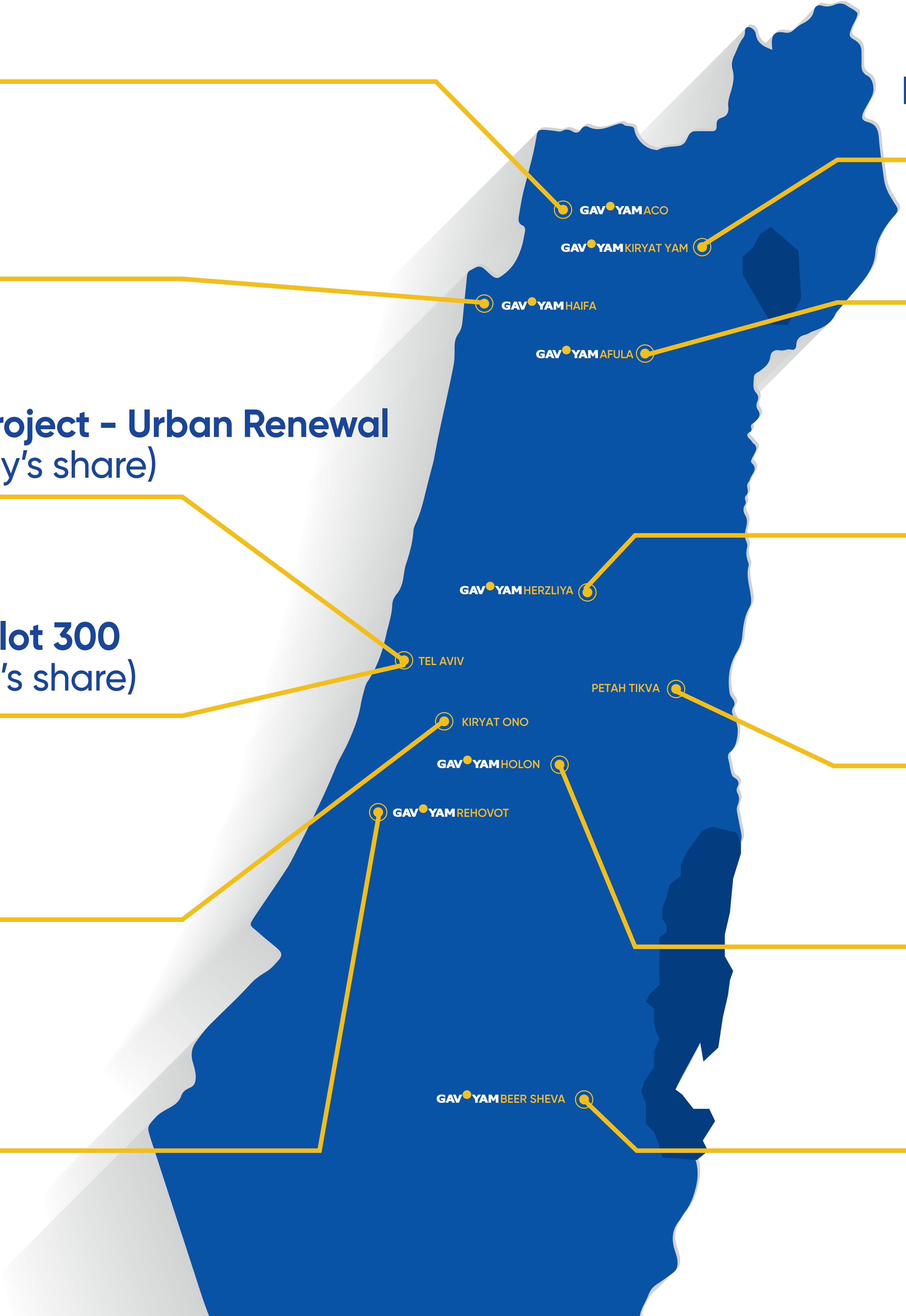
Matam-Lot 8001
350 units

Tel Aviv - Dafna Project - Urban Renewal
360 units (company's share)

Tel Aviv – TOHA – lot 300
50 units (company's share)

Kiryat Ono
160 units

Old Rehovot
400 units



Kiryat Yam – Urban Renewal
1,500 units

Afula
150 units

Herzliya North - Micro Units
400 units

Petah Tikva - Ramat Verber Urban Renewal
90 units (company's share)

Holon
1,000 units

Beer Sheva-Rental Housing
250 units

Residential

	Project/Town Building Plan	Residential units (company's share)
Urban renewal – construction and marketing:	Tel Aviv – Dafna – complex 505	102 (incl. 21 rental units)
	Kiryat Ono #1	48
Urban renewal - planning and licensing stage	Tel Aviv – Dafna – complex 501	171 (incl. 35 rental units)
	Tel Aviv – Dafna – complex 502	88 (incl. 18 rental units)
	Petach Tikvah – Ramat Verber	90
	Kiryat Yam #1 + #2	1500
Residential projects- planning and licensing stage	Tel Aviv – lot 300	50
	Herzliya North	400
	Old Rehovot	400
	Acre	1000
	Beer Sheva	250 rental units
	Holon	1,000
	Haifa – lot 8001	350
	Kiryat Ono #2	107
	Afula	150

Residential

	Under construction	Short term (1-2 years)	Mid term (3-4 years)	Long term (5 years +)
Projects	Complex 505 – Dafna	Complex 501 – Dafna	Complex 502 – Dafna	Kiryat Ono #1+#2
	Kiryat Ono #1	Herzliya North #1	Petach Tikva – Ramat Verber	Holon (parcel 21)
		Beer Sheva	Holon (parcel 27)	Old Rehovot
		Kiryat Ono #2	Afula	Herzliya North #2
		ToHa – lot 300		Lot 8001 (Matam)
Company's share	150 units of which 84 sold	880 units	570 units	4100 units

Total 5,700 units

GAV YAM

TEL AVIV - DAFNA

COMPLEX 505

Residential units

232, of which 124 for sale, 76 to the rights holders and 32 rental units

Retail

300 sqm

Projected revenue

ILS 827 million

Projected expenses

ILS 695 million

Projected profit

ILS 132 million

Projected profit, Gav-Yam's share

ILS 49 million*

Data for 100% (Gav-Yam's share 65%)

* The images are for illustration purposes only

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* After payment of consideration (by share allocation) for properties and construction for this project

GAV YAM HERZLIYA

Herzliya North #1

Units

300, total 15,000 sqm for marketing

* The images are for illustration purposes only

TEL AVIV

LOT 300

Joint project with equal share
between Gav-Yam and Amot

Units

50 units (company's share)

* The images are for illustration purposes only

TEL AVIV - DAFNA

COMPLEX 501

Units

391, of which 209 for sale,
128 for rights holders
and 54 for rent

Data for 100% (Gav-Yam's share 65%)

* The images are for illustration purposes only

KIRYAT ONO #2

Units

107 units

* The images are for illustration purposes only

GAV YAM

Forward-looking information

This presentation includes forecasts, assessments, estimates and other information relating to future events and matters, while there is uncertainty regarding the degree to which they might materialize and which are outside the company's exclusive control (forward-looking information).

The main facts and figures that served as the basis for this information relate to the current state of the company and its business, to the current state of company's areas of activity, fields of activity, and macroeconomic facts and data, all as known to the company at the time of preparing this presentation.

Materialization of forward-looking information shall be affected by the risk factors that characterize the company's activity, as well as developments in the economic environment and external factors that impact the company's activity, which cannot be projected and are naturally outside the company's control.