

Financial statements

1. Consolidated profit and loss statement

(in thousands €)	31.03.2024	31.03.2023
Rental income	4,613	4,587
Rental-related expenses	-56	6
NET RENTAL INCOME	4,557	4,593
Recovery of rental charges and taxes normally payable by tenants on let properties	1,251	1,123
Rental charges and taxes normally payable by tenants on let properties	-1,251	-1,123
Other rental-related income and expenses	87	5
PROPERTY RESULT	4,644	4,598
Technical costs	-56	-83
Commercial costs	-118	-57
Charges and taxes on unlet properties	-74	-39
Property management costs	-248	-244
Other property charges	-34	-40
Property charges	-530	-464
OPERATING PROPERTY RESULT	4,114	4,134
General expenses	-284	-277
Other operating income and expenses	2	2
OPERATING RESULT BEFORE RESULT ON PORTFOLIO	3,832	3,859
Result on disposal of investment properties	409	0
Changes in fair value of investment properties	407	189
Other result on portfolio	-147	94
OPERATING RESULT	4,501	4,412
Financial income	1	0
Net interest charges	-707	-368
Other financial charges	-2	-1
Changes in fair value of financial instruments	493	-274
Financial result	-215	-644
RESULT BEFORE TAXES	4,286	3,498
Taxes	-22	-16
NET RESULT	4,264	3,482

(in thousands €)	31.03.2024	31.03.2023
NET RESULT	4,264	3,482
Note:		
• EPRA earnings	3,121	3,487
• Result on portfolio	669	283
• Changes in fair value of financial instruments	494	-274
• Taxes: deferred taxes	-13	-6
• Non-distributable result subsidiaries	-7	-8
Attributable to:		
• Shareholders of the parent company	4,264	3,482
• Minority interests	0	0

2. Result per share

	31.03.2024	31.03.2023
Number of shares entitled to dividend	5,078,525	5,078,525
Net result (€)	0.84	0.69
EPRA earnings (€)	0.61	0.69

3. Consolidated statement of comprehensive income

(in thousands €)	31.03.2024	31.03.2023
NET RESULT	4,264	3,482
Other components of comprehensive income (recyclable through income statement)	0	0
Changes in the effective part of fair value of authorised hedging instruments that are subject to hedge accounting	0	0
COMPREHENSIVE INCOME	4,264	3,482
Attributable to:		
• Shareholders of the parent company	4,264	3,482
• Minority interests	0	0

4. Consolidated balance sheet

Assets (in thousands €)	31.03.2024	31.12.2023
Non-current assets	311,234	310,143
Intangible assets	34	44
Investment properties	310,134	309,581
Other tangible assets	408	488
Non-current financial assets	655	28
Trade receivables and other non-current assets	3	2
Current assets	6,751	5,758
Assets held for sale	584	1,774
Current financial assets	148	470
Trade receivables	2,212	2,215
Tax receivables and other current assets	1,604	472
Cash and cash equivalents	307	429
Deferred charges and accrued income	1,896	398
TOTAL ASSETS	317,985	315,901

Shareholders' equity and liabilities (in thousands €)	31.03.2024	31.12.2023
SHAREHOLDERS' EQUITY	236,158	231,894
Shareholders' equity attributable to the shareholders of the parent company	236,158	231,894
Share capital	97,213	97,213
Share premium	4,183	4,183
Reserves	130,498	130,498
Net result of the financial year	4,264	0
Minority interests	0	0
LIABILITIES	81,827	84,007
Non-current liabilities	75,318	78,849
Non-current financial debts	74,805	78,190
• <i>Credit institutions</i>	74,451	77,800
• <i>Financial leasing</i>	354	390
Other non-current financial liabilities	0	188
Other non-current liabilities	176	146
Deferred tax - liabilities	337	325
Current liabilities	6,509	5,158
Provisions	269	269
Current financial debts	122	191
• <i>Credit institutions</i>	0	0
• <i>Financial leasing</i>	122	191
Trade debts and other current debts	858	796
Other current liabilities	601	580
Deferred income and accrued charges	4,659	3,322
TOTAL SHAREHOLDERS' EQUITY AND LIABILITIES	317,985	315,901