

The Group of AB INVL Baltic Real Estate was established on 29 April 2014 through a split-off of some assets from AB Invalda INVL.

INVL Baltic Real Estate seeks to profit from investments in commercial real estate by ensuring the growth of leasing income. Subsidiaries of INVL Baltic Real Estate have invested in office, warehouse and manufacturing properties in Lithuania and Latvia. As of 31 December 2015, group companies held real estate with an area of about 59,876 sq. m. On 1 October 2015 the company acquired 6,400 sq. m. of commercial premises at Gyneju St. 14 in Vilnius including 0.26 hectare of land and 1,683 sq. m. of parking areas.

On 17 August 2015 the company was merged into its parent entity, the shares of which were included on the Baltic Secondary List of the NASDAQ Vilnius exchange on 4 June 2014. The company's shares were added to the NASDAQ Vilnius Baltic Secondary list on 16 September 2015.



**IBC Class A
Business Centre:**
GBA 11,400 m²



**IBC Class B
Business Centre:**
GBA 11,300 m²



**Office building in
Vilniaus Street:**
GBA 9,800 m²



Vilnius Gates:
GBA 8,100 m²



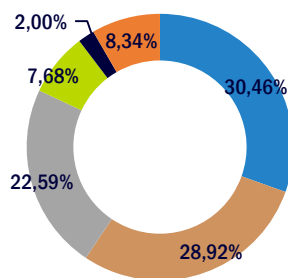
**Žygis Business
Centre:**
GBA 3,200 m²



**Dommo
Business Park:**
GBA 12,800 m²



**Office and warehouse
premises in Kirtimai:**
GBA 3,000 m²



- UAB LJB Investments
- Irena Ona Mišeikienė
- UAB Lucrum investicija
- Alydas Banys
- Indrė Mišeikytė
- Other shareholders

Votes as of 31 December 2015

Balance sheet items, million EUR	31 December 2014	31 December 2015
Gross building area managed	51,776 sq. m	59,876 sq. m
Gross leasable area managed	42,076 sq. m	48,476 sq. m
Value of real estate	33.85	51.75
Carrying amount of the loans granted for companies in Latvia	4.11	-
Long-term prepayments under sublease agreement	0.82	0.82
Cash	0.36	0.39
Other assets	0.47	1.55
TOTAL ASSETS	39.61	54.51
Borrowings from credit institutions	15.29	17.75
Borrowings from Invalda INVL	5.21	6.86
Payables for Gyneju str.	-	5.62
Deferred income tax liability	3.57	4.04
Other payables	1.05	1.65
TOTAL LIABILITIES	25.12	35.92
EQUITY	14.49	18.59
Equity per share	0.34 EUR	0.43 EUR
Income statement items, million EUR	29.04.2014-31.12.2014	01.01.2015-31.12.2015
Revenue	3.51	5.69
<i>of which, rent income from owned premises</i>	1.74	2.96
<i>of which, rent income from subleased premises</i>	1.10	1.65
<i>of which, other revenue</i>	0.67	1.08
Investment property revaluation	0.04	2.17
Profit before tax	0.50	4.58
Net profit	0.43	4.10