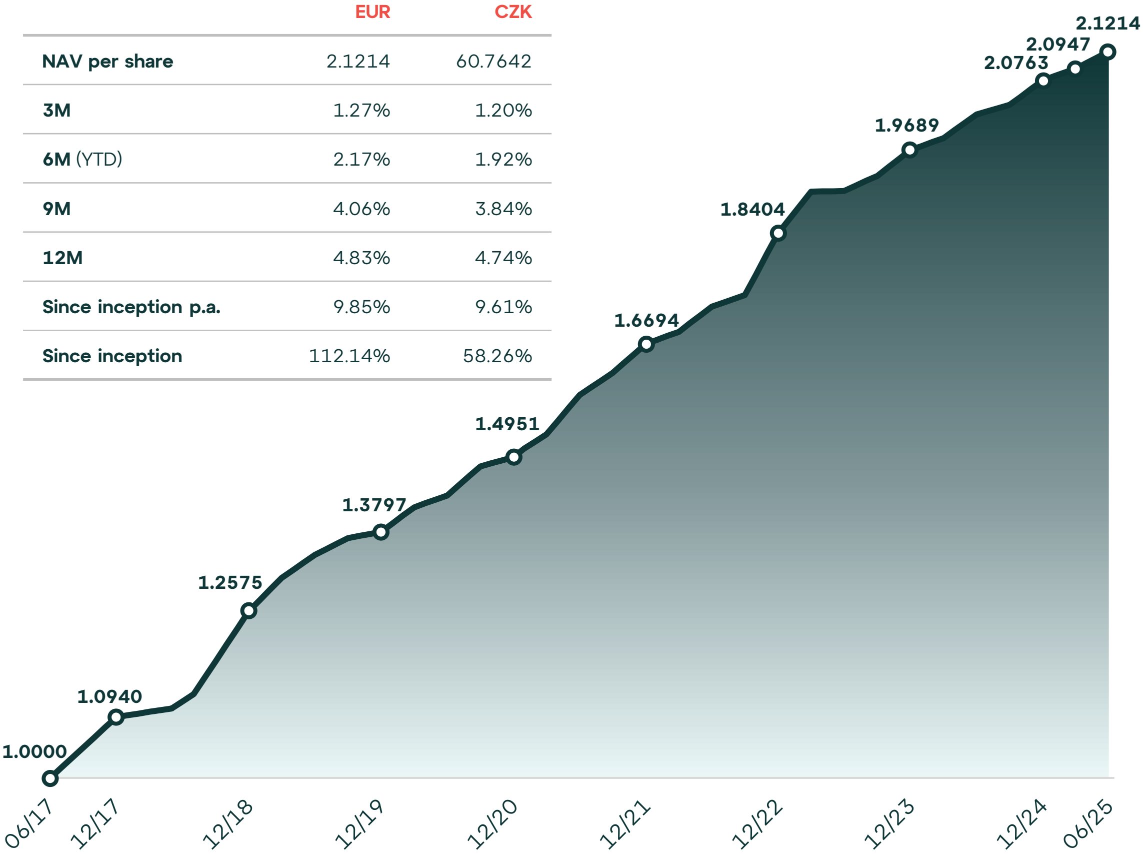
30.6.2025

WOOD & Co. Office Sub-Fund

	EUR	CZK
NAV per share	2.1214	60.7642
3M	1.27%	1.20%
6M (YTD)	2.17%	1.92%
9M	4.06%	3.84%
12M	4.83%	4.74%
Since inception p.a.	9.85%	9.61%
Since inception	112.14%	58.26%



EUR 511.90 M
Gross Asset Value (GAV)

EUR 254.86 M
Net Asset Value (NAV)

218 800 SQM
Gross Leasable Area (GLA)

EUR 38.13 M
Net Operating Income (NOI)

86.91%
Average Actual Occupancy

90%+
Average Targeted Occupancy

340
Number of Tenants

7.45%
Yield

EUR 2 338
GAV per SQM

4.21 years
WAULT

50.06%
LTV (incl. issued bonds)

The Greenline
Prague / Czech Republic

BBC 1, BBC 1+
Bratislava / Slovakia

Astrum BP
Warsaw / Poland

Green Point
Prague / Czech Republic

Lakeside Park 1 & 2
Bratislava / Slovakia

Aupark Tower
Bratislava / Slovakia

BBC 5
Bratislava / Slovakia

Hadovka Office Park
Prague / Czech Republic

Concept Tower
Warsaw / Poland

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Best RE funds

Winner of the ThePrime Awards

Best RE Investment fund for qualified investors 2024

Unless indicated otherwise, all figures are as of 30. 6. 2025. GAV and GAV per SQM is based on RICS valuation as of 31. 3. 2025. Presented graph is based on the EUR class of investment shares. Establishment of EUR class of investment shares: 30. 6. 2017; CZK class of investment shares: 30. 6. 2020.

General Terms for Investors

Currency	EUR, CZK
Target Long-Term Return	8% p.a.
Minimum Investment	EUR 125 000 or the EUR equivalent of CZK 1 million, if individually approved by the Fund's Administrator
Investment Horizon	Recommended minimum 5 years
Management Fee	1% p. a. of the Net Asset Value of the sub-fund
Subscription Fee	Maximum 3% of the invested amount, or individually
Performance Fee	10% out of performance of up to 10%; and 15% out of performance above 10%; high-water mark principle
Redemption Fee	3% up to 3 years; 2% up to 4 years; 1% up to 5 years; 0% thereafter

Fund Information

Auditor	Deloitte Audit s.r.o.
Regulator	Česká národní banka
Depositary	UniCredit Bank Czech Republic and Slovakia, a.s.
Valuator (RICS)	CBRE, Avison Young
Valuator (Equity)	TPA
Listing	Prague Stock Exchange
ESG Consultant	Green0meter

Contact

In case of any questions do not hesitate to contact the following members of our staff

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