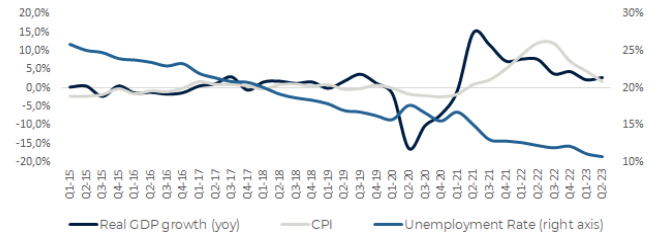


Main Economic Indicators

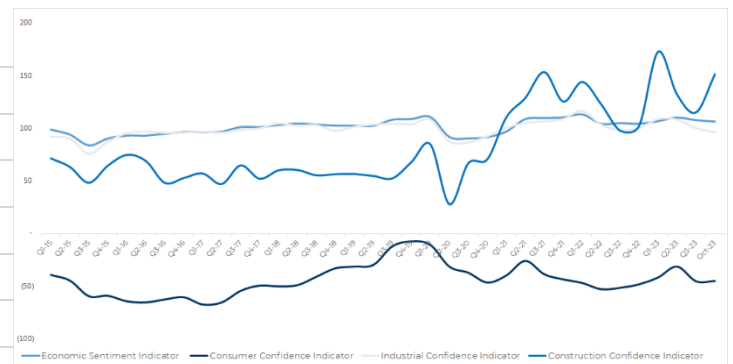
%	2020	2021	2022	Q1 23	Q2 23
Real GDP growth (yoy)	-8,8	8,4	6,1	1,8	2,9
Unemployment Rate	17,6	14,8	12,4	11,2	11,0
Consumer Price Index	-1,2	1,2	9,6	4,6	1,8



Rating Agency	Fitch	Moody's	S&P
Date	June 2023	September 2023	October 2023
GR Credit Rating	BB+	Ba1	BBB-
Outlook	Stable	Stable	Stable

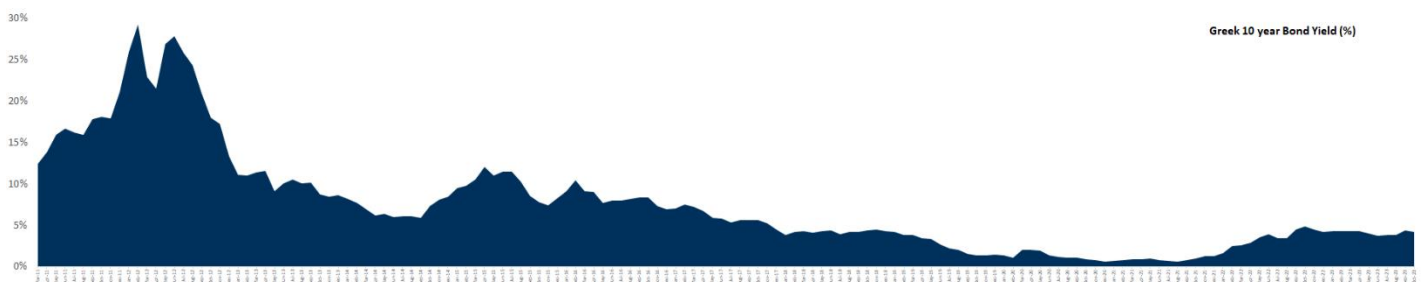
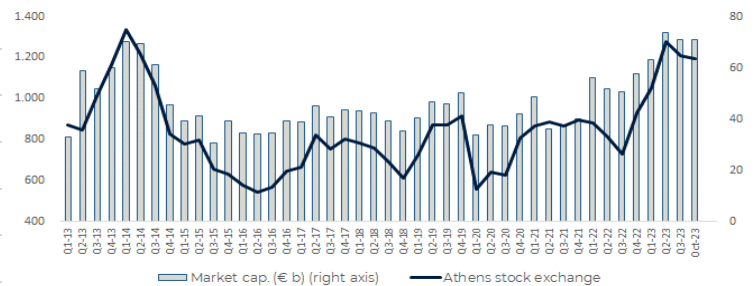
Sentiment/Confidence Indicators

	Oct 23	Sep 23	Oct 22
Economic Sentiment Indicator	106,4	107,7	99,0
Consumer Confidence Indicator	-44,7	-45,0	-57,9
Industrial Confidence Indicator	96,5	100,5	95,9
Construction Confidence Indicator	151,5	115,2	110,4
Retail Trade Confidence Indicator	112,8	124,3	103,5
Service Sector Confidence Indicator	104,7	109,5	98,9



Financial Markets

	Oct 23	Sep 23	Oct 22
Athens Stock Exchange (ASE)	1.193,1	1.209,34	874,27
Market Cap ASE (b €)	71,1	70,9	54,7
Greek 10year Bond Yield (%)	4,14	4,34	4,87
€/\$ exchange rate	1.0619	1.0594	0.9914
€/£ exchange rate	0.87366	0.86458	0.86115



Main Deals – October 2023

Investor (Buyer)	Asset	Amount	Seller	Description
Trade Estates	Commercial	€110m	Reds SA	Acquisition of "Smart Park", one of the largest retail parks in Greece. The park is located in Spata, Attica, on a land plot of approximately 91,000sqm. The leasable area of about 50,592sqm is fully leased to major retail companies in Greece.
Trastor	Warehouse	€7,02m	-	Acquisition of a three-storey building, with basement cold rooms and storage areas, erected on a land plot, within the industry zone of Mandra, Attica. The warehouse is located on a land plot of 19,301sqm and has a surface of 17,060sqm. Estimated transaction yield: 8.5%, Transaction price/GBA: c. €410
-	Industrial Land Plot	€3,7m	Unibios	Agreement for the acquisition of a 15,763sqm industrial building located within a land plot of 31,000sqm in Volos. Estimated transaction yield: 9.5%, Transaction price/GBA: c. €235
-	Industrial Building	€1,1m	Noval Property	Acquisition of an industrial building of a built area of 3,850sqm located in a land plot of 9,737sqm in Ioannina. Estimated transaction yield: 8.5%, Transaction price/GBA: c. €285
-	Industrial Building	€5,5m	Premia Properties	Acquisition of an industrial building of an area 10,591sqm, formerly used as a factory, located within a land plot of 10,751sqm in Elaionas, Attica. Estimated transaction yield: 8%, Transaction price/GBA: c. €520
Noval Property	Land	€0,43m	-	Acquisition of a land plot of 378,22sqm in Marousi, Attica, which will be merged with an existing property, forming a total plot of 10.542sqm. The company is currently developing a brand-new office building, planned to obtain Gold level LEED certification. Transaction Price/Land sqm: c. €1,124

Sources: Elstat, Eurostat, Bank of Greece, The Foundation for Economic & Industrial Research, Ered, Helix and HCMC

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