

## STRATEGIC OBJECTIVES

- ✓ Increasing the efficiency of the asset management aiming to increase the value and quality of the assets under management;
- ✓ Increasing the performance of the listed portfolio
- ✓ Increasing the private equity investments

## TYPE OF THE INVESTMENT COMPANY

EVERGENT Investments is a Retail Investors Alternative Investment Fund (R.I.A.I.F.) authorized by the Financial Supervisory Authority with the Authorization no. 101 of June 25, 2021.

## MANAGEMENT

The company is self-managed in a unitary system, by a Board of Directors.

*Executive management:*

Claudiu Doros – President and CEO

Catalin Iancu – Vicepresident and Deputy CEO

(FSA authorization no. 59 of April 5, 2021)

## IDENTIFICATION DATA

FSA Register no.: PJR09FIAIR/040003

Bucharest Stock Exchange: EVER; ISIN: ROSIFBACNOR0

Bloomberg FIGI: BBG000BMN556

Reuters RIC: ROEVER.BX

LEI: 254900Y1O0025N04US14

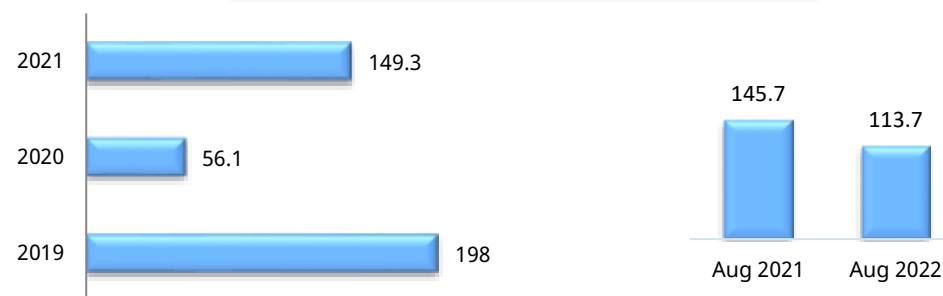
## CONTACT

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e-mail: office@evergent.ro; website: www.evergent.ro

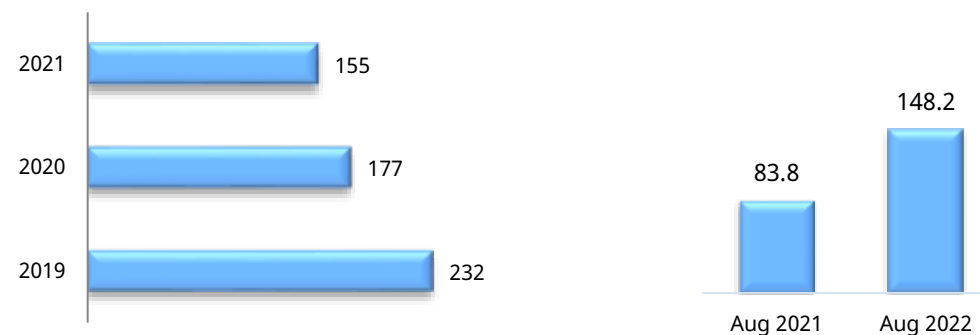
SHAREHOLDERS	Residents weight in share capital %	Non-residents weight in share capital %	Total shareholders
Individuals	38.2	0.4	5,744,173
Corporate	44.7	16.7	160
TOTAL	82.9	17.1	5,744,333

### Net result (million RON)



The net result consists of the net profit / (net loss) and the net gain from the sale of assets reflected in the retained earnings - accounting treatment in accordance with IFRS 9.

### Investments in securities (million RON)



# Assets under management

## VALUES / STRUCTURE

Number of shares	961.753.592	
	RON	EUR*
Fair value	0.1	0.02
Share Capital	96,175,359.2	19,787,133
Market cap	1,216,618,294	250,307,231
Total Assets	2,445,103,571	503,055,976
Net Assets Value	2,286,285,393	470,380,700

\*EUR/RON = 4.8605 (www.bnr.ro)

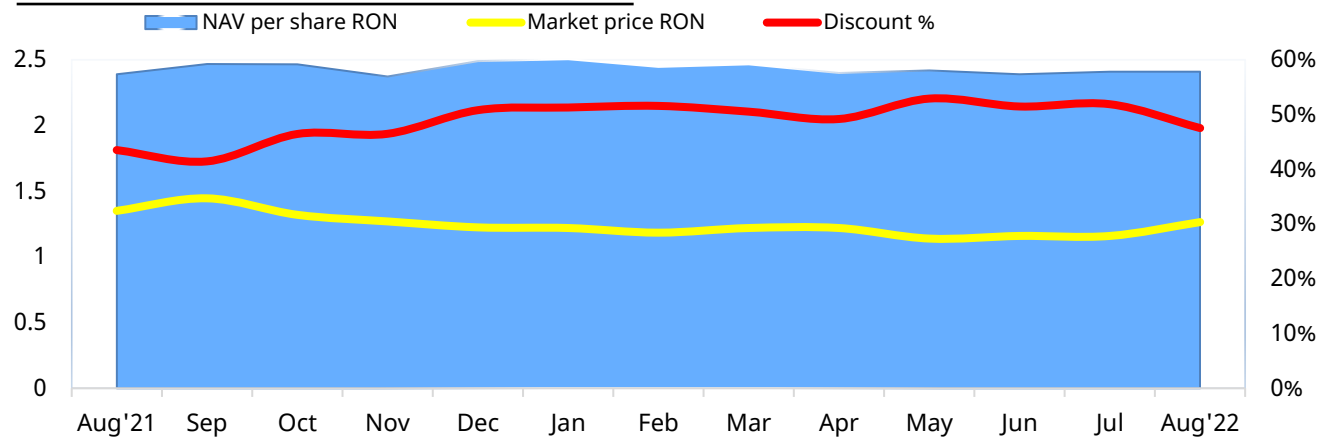
RON/share	Jun 2022	Jul 2022	Aug 2022
NAV/share*	2.3891	2.4099	2.4099
Price EVER	1.1600	1.1600	1.2650
Discount %	51	52	48

\*\* The number of shares used in the calculation of the NAV/share [948,717,932] has resulted by decreasing from the total number of shares the shares acquired under the ongoing buyback program / public share buyback offer (according to the applicable regulations).

ASSETS STRUCTURE	% of total assets
Shares. of which	81.5
• listed	71.9
• unlisted	9.6
Non – UCITS Securities (fund units)	12.5
Monetary instruments (deposits. cash)	3.3
Other assets	2.7

SECTOR EXPOSURE (share portfolio)	% of total assets
Financial	41.9
Energy	18.4
Manufacturing	8.4
Real estate	6.7
Other	6.1

TOP COMPANIES	Weight > 1% of total assets
BANCA TRANSILVANIA	36.1
ROMGAZ	13.8
AEROSTAR	7.0
BRD	3.5
OMV PETROM	2.9
PROFESSIONAL IMO PARTNERS	2.5
AGROINTENS	2.2
STRAULESTI LAC ALFA	2.2
EVER IMO	1.9
EVERLAND	1.8
NUCLEARELECTRICA	1.6
TRANSILVANIA INVESTMENTS	1.2
MECANICA CEHLAU	1.0
TOTAL	77.7



## PERFORMANCE / RISK INDICATORS

Returns: EVER NAV/share. EVER share. BET FI

Returns on August 2022 (%)	EVER Share	BET-FI	EVER NAV/share
1 M	9.05	1.78	0.00
3 M	10.96	2.55	-0.41
6 M	6.75	3.59	-1.48
12 M	-6.30	-1.02	0.86

## Risk Analysis (1Y. daily series): EVER share / BET-FI

Indicator	EVER share	BET-FI
Annualized volatility (%)	27.68	15.22
Beta	1.04	1.00

✓ The 20-day VaR (historical method) on total assets exposed to market risk is 13,57%, within the internal limit approved for the market risk profile assumed - medium risk (25%).

# Private Equity Investments

## EVERGENT Investments Group



### EVER IMO – Bucuresti, ownership 100%

- ✓ Preparing a new real estate project in the North of the Capital, Intrarea Straulesti
- ✓ Preparation for Documentation for Detail Urbanism Plan and Building Permit in progress



### “ATRIA URBAN RESORT”

developed by Straulesti Lac Alfa SA – ownership 50%

- ✓ Location: Bucharest, 242 Soseaua Chitilei, sector 1
- ✓ 1381 apartments. land of 9 ha. 4 development phases
- ✓ Phase 1 (160 apartments): finished and sold
- ✓ Phase 2 (398 apartments): execution works completed
  - about 77% of the apartments are sold and 1% are pre-contracted
- ✓ Phase 3: Building Permit obtained



### “VERANDA MALL”

developed by Professional IMO Partners SA - indirect ownership 37%

- ✓ Location: Bucharest, 23 Ziduri Mosi street, sector 2
- ✓ Occupancy rate – 98% (contracts)



### “BLUEBERRIES FARM EXTENSION” -

developed by Agointens SA - ownership 100%

- ✓ Location: Vistea and Mandra villages in Brasov county; Popesti village in Arges county
- ✓ Construction of “Cold Warehouse” at Vistea farm



### “MECANICA CEHLAU” Piatra Neamt - ownership: 73%

- ✓ Manufactures and sells agricultural machines for working the soil. seeding, crop maintenance



### “IASI REAL ESTATE PROJECT”

developed by Everland SA - ownership 100%

- ✓ Location: Iasi. 2 Primaverii street
- ✓ Zonal Urbanism Plan obtained

