

**Media release - Ad hoc announcement pursuant to Art. 53 LR**

Zurich, 24 May 2023

**EPIC Suisse releases high level Q1 2023 numbers in line with majority shareholder's reporting obligations**

EPIC Suisse AG (the “Company” and “EPIC”, the consolidated group; SIX: EPIC), publishes today high-level figures<sup>1</sup> for the period 1 January 2023 to 31 March 2023 in parallel with its majority shareholder, Alrov Properties & Lodgings Ltd (the “Alrov Group”):

- Fair value of the portfolio as at 31 March 2023 totals CHF 1.52 billion split into Investment properties in operation at CHF 1'450 million (31 Dec 2022: CHF 1'448 million) and Investment properties under development / construction at CHF 66 million (31 Dec 2022: CHF 54 million)
- Total income (defined as rental income and other income) for Investment properties in operation for the 3-month period 2023 amounts to CHF 16.8 million (Q1 2022: CHF 15.6 million)
- Total bank debt as at 31 March 2023 is CHF 595 million (31 Dec 2022: CHF 596 million)
- The IFRS NAV stands at CHF 827 million as at 31 March 2023 (31 Dec 2022: CHF 818 million)

**Financial calendar**

Half-Year Report 2023:	21 August 2023
Selected high level numbers YTD 30 September 2023:	23 November 2023
Annual Report 2023:	25 March 2024
Annual General Meeting of Shareholders 2024:	25 April 2024

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**About EPIC Suisse AG**

EPIC Suisse AG is a Swiss real estate company with a high-quality property portfolio of about CHF 1.5 billion in market value. It has a sizeable development pipeline and a strong track record in sourcing, acquiring, (re)developing and actively managing commercial properties in Switzerland. EPIC's

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<sup>1</sup> In line with the Q1 / 3-month 2023 report published today by EPIC co-founder and majority shareholder Alrov Group on the Tel-Aviv Stock Exchange.



investment properties are mainly located in Switzerland's major economic hubs, specifically the Lake Geneva Region and the Zurich Economic Area. Listed on SIX Swiss Exchange since May 2022 (SIX ticker symbol EPIC; Swiss Security Number (Valorennummer) 51613168; ISIN number CH0516131684). More information: [www.epic.ch](http://www.epic.ch)

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