

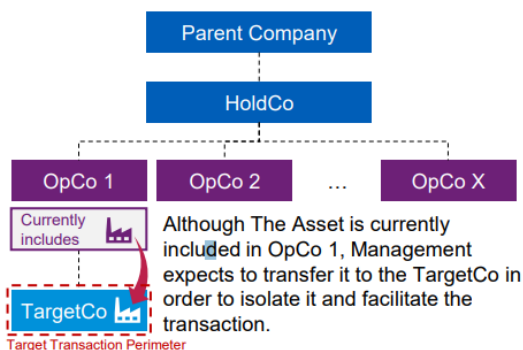
## Investment Opportunity - Project VIC1

Our client is a Spanish global company in the agri-food sector dedicated to the development and production of cereal-based products, for both retailers and food brand companies which is currently interested in selling one of its assets (hereinafter “The Asset”).

### Key aspects of the transaction

- The Asset: The specific target of the potential transaction is a biscuit factory owned by our client. Located in Spain in an area with unbeatable transport connections, includes a total area of 24.952 sqm, machinery and 6 lines of production, which enables a maximum production capacity of almost 41.6 thousand tn per year.
- Appraised value of the real estate property of approximately €6.5m based on a third party valuation(1).
- Currently operational: The asset is currently under operation and has an extended and proven operational track record.
- Additional production capacity: Current production levels would offer the opportunity to leverage on the cost structure to deliver additional profitability with higher volumes.
- Financial solvency: Absence of any bank financial indebtedness or obligation. Recurring WC cash generation,
- Experienced personnel: The transaction goal would be to sell the complete productive unit, including the current qualified personnel for the operation of the plant who perfectly know the operations and functioning of The Asset.
- Defensive sector with low volatility: The Spanish biscuits industry exhibits a strong growth profile with low dependency of the macroeconomic situation and a high concentration structure.
- Presence in on of the leading retailers in Spain: The business currently holds stable commercial agreements with some of the main food distributors in Spain, which currently guarantees revenues of an important part of the production.

### Simplified Corporate Structure



### Main Financials

