

ADVANCE TERRAFUND REIT

MONTHLY NEWSLETTER – March 2025

Investment activity

As at the end of March 2025 Advance Terrafund REIT owns 18 227 ha of farmland and 6.08 ha land in urbanized territories. During the month were bought 26.1 ha of farmland.

Sale of agricultural land

In March were sold 12.3 ha of agricultural land.

Leased agricultural land

The new agricultural year started on 01 October 2024. The expected rental revenues for the agricultural 2024-2025 are EUR 4 604 252, out of which in advance have already been collected 21.1%. For 2023-2024 were collected 87.5% from the due receivables and for 2022-2023 were collected 99.5%.

Agricultural year	Land, which could be leased*	Leased land in ha	Leased land as a %	Average rent in €/ha	Rent revenues in €	Collected rents in %
2023-2024	17 879	15 186	84.9%	303.18	4 604 252	21.1%
2022-2023	17 472	14 873	85.1%	329.30	4 897 689	87.5%
2021-2022	16 794	14 443	86.0%	286.35	4 135 594	99.5%

More information about the farmland portfolio is published on the website of the Company - <http://www.advanceterrafund.bg/en/land-banking/>.

Market statistics for March 2025

	Price in BGN	Date
Start price	3.180	04.03.2025
Last price	3.180	31.03.2025
Highest (max) price	3.250	10.03.2025
Lowest (min) price	3.140	28.03.2025
Average for the month	3.189	
Value change	-0.050	
Change in %	-1.55%	

Number of trade sessions	20
Monthly volume in €	203 900
Average daily volume in €	10 195
Market capitalization as of month-end in €	138 381 193

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This document contains information about the activity of Advance Terrafund REIT during the respective month, some of which may not be final for the month. The final data are duly reflected in the quarterly reports published by the company at www.x3news.com and www.advanceterrafund.bg.