

ADVANCE TERRAFUND REIT

MONTHLY NEWSLETTER – March 2026

Investment activity

As at the end of March 2026 Advance Terrafund REIT owns 18 110 ha of farmland and 6.08 ha land in urbanized territories. During the month were bought 35.1 ha of farmland.

Sale of agricultural land

In March were sold 26.8 ha farmland.

Leased agricultural land

On 1 October 2025 the new business year began. The expected rental revenues for the agricultural 2025-2026 are EUR 4 488 779, out of which in advance have already been collected 21.1%. For 2024-2025 were collected 82.5% from the due receivables and for 2023-2024 were collected 99.4%.

Agricultural year	Land, which could be leased	Leased land in ha	Leased land as a %	Average rent in EUR/ha	Rent revenues in EUR	Collected rents in %
2025-2026	17 747	15 084	85.0%	297.58	4 488 779	21.1%
2024-2025	17 726	15 390	86.8%	301.80	4 644 620	82.5%
2023-2024	17 498	14 899	85.1%	328.96	4 901 018	99.4%

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 2026

Advance Terrafund REIT	Price in EUR	Date
Start price	1.380	02.03.2026
Last price	1.390	31.03.2026
Highest (max) price	1.410	02.03.2026
Lowest (min) price	1.330	19.03.2026
Average for the month	1.384	
Value change	0.015	
Change in %	1.09%	

Number of trade sessions	21
Monthly volume in EUR	196 890
Average daily volume in EUR	9 376
Market capitalization as of month-end in EUR	118 303 026

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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.