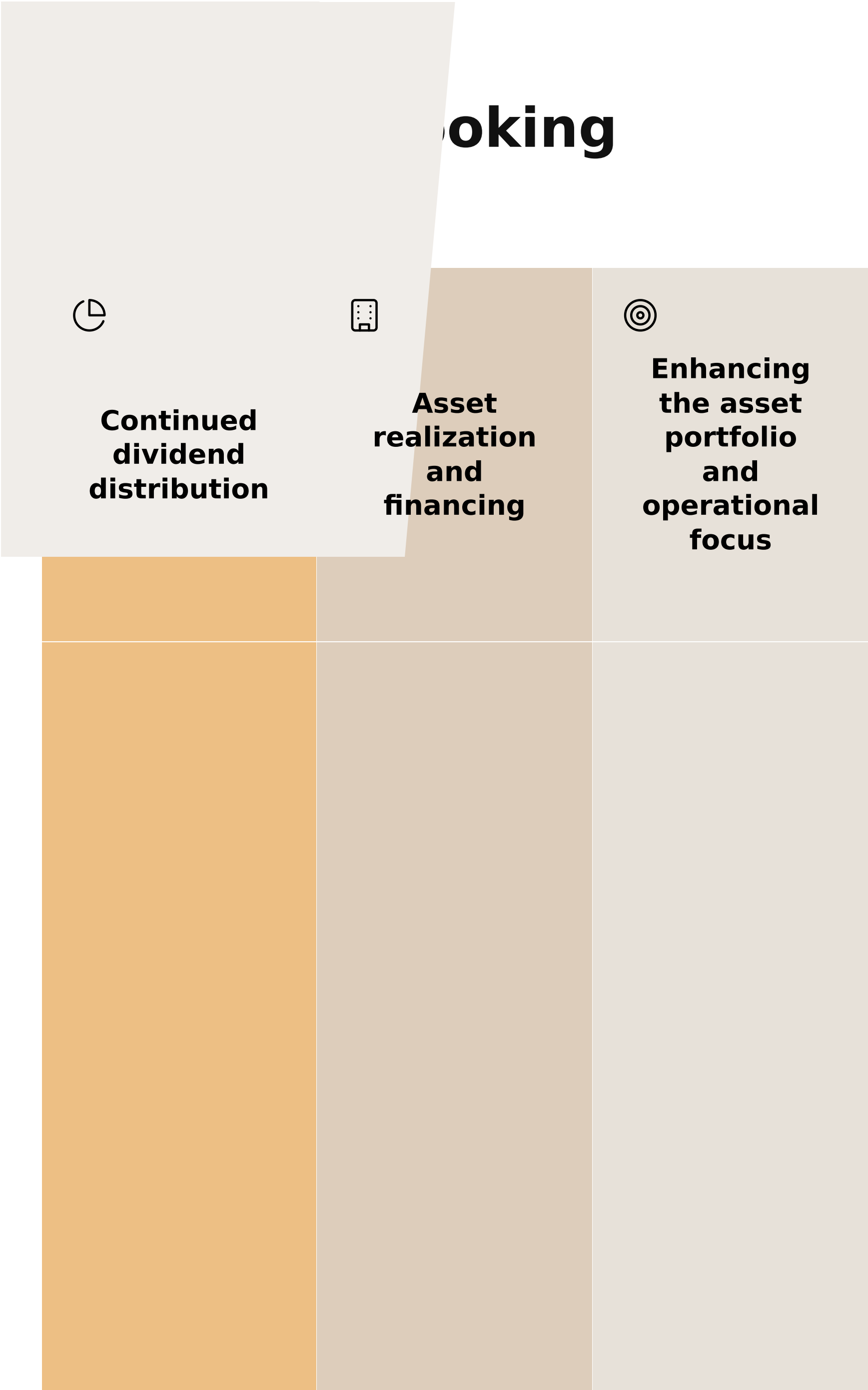


G City Investor Presentation



Results

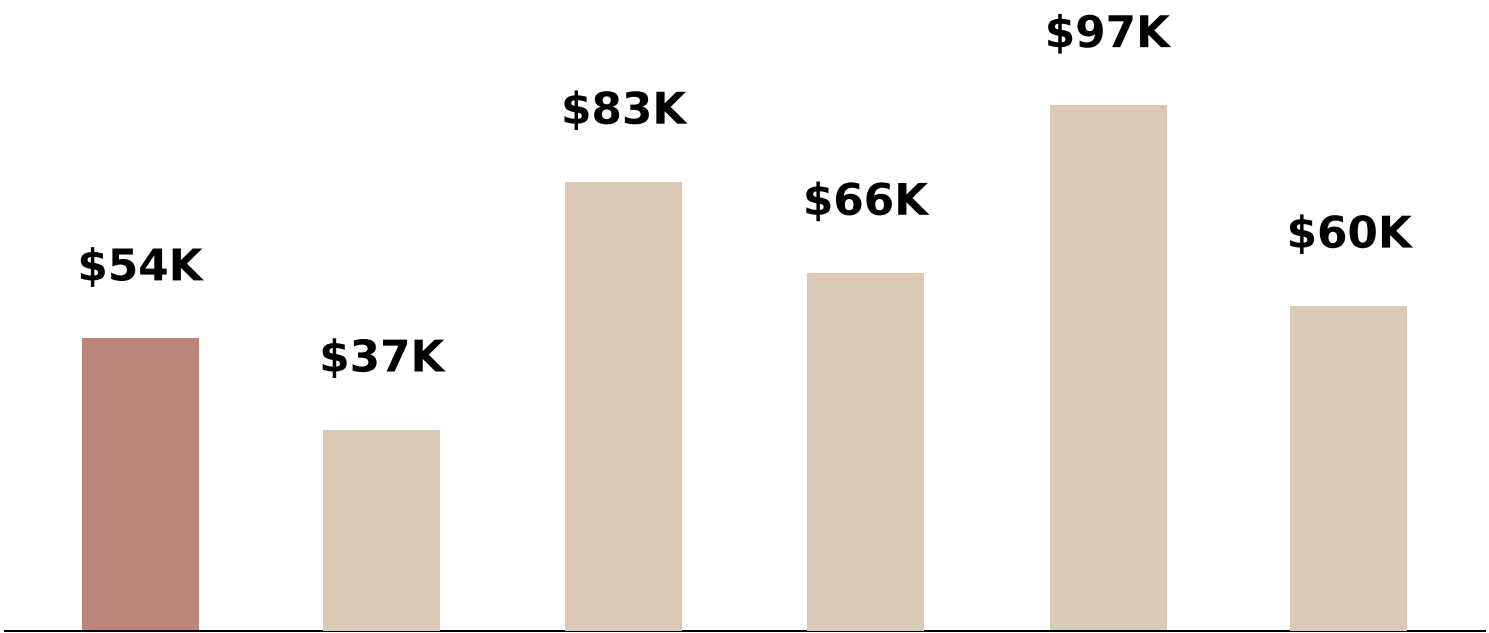
	Control in (86%) CITYCON	Profit of approx. 173 million Euro
x.	*by approx. 2.7%	Expected addition to annual FFO of approx. 49 million NIS



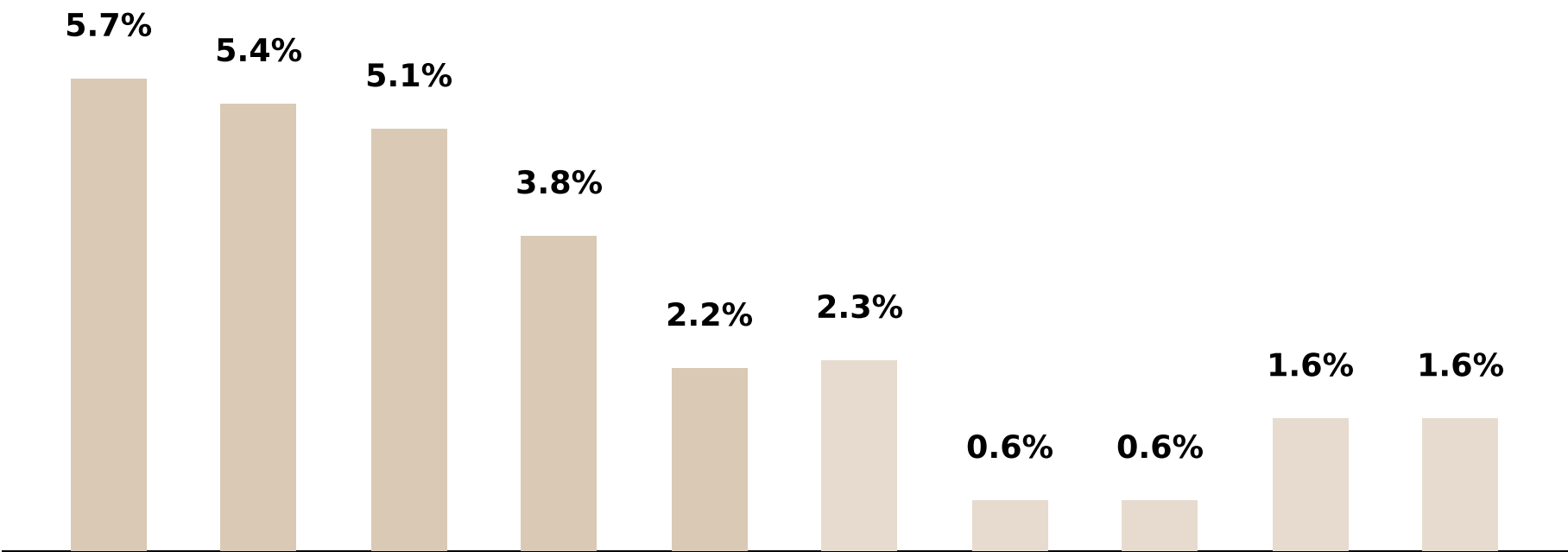
Why the Nordics?



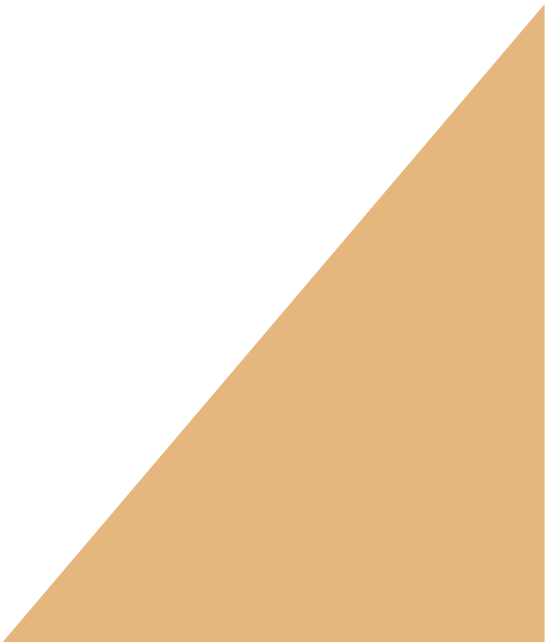
Why the Nordics?



Why the Nordics?



WHY CITYCON?



2

3.2%

106.1%

91.1%

15.7%

Identity

Card

CITYCON

127

MB

95.5

PM

100%

CITYCON in numbers

—

€ 3.8B

—

€ 209M

—

6.3%

—

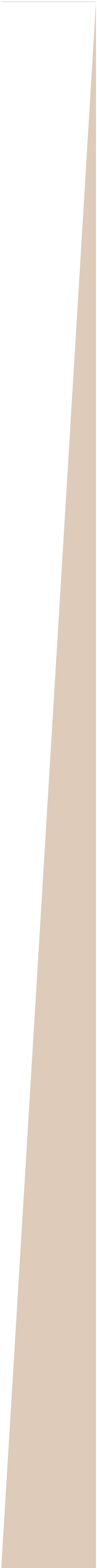
€ 8.45

—

44.9%

—

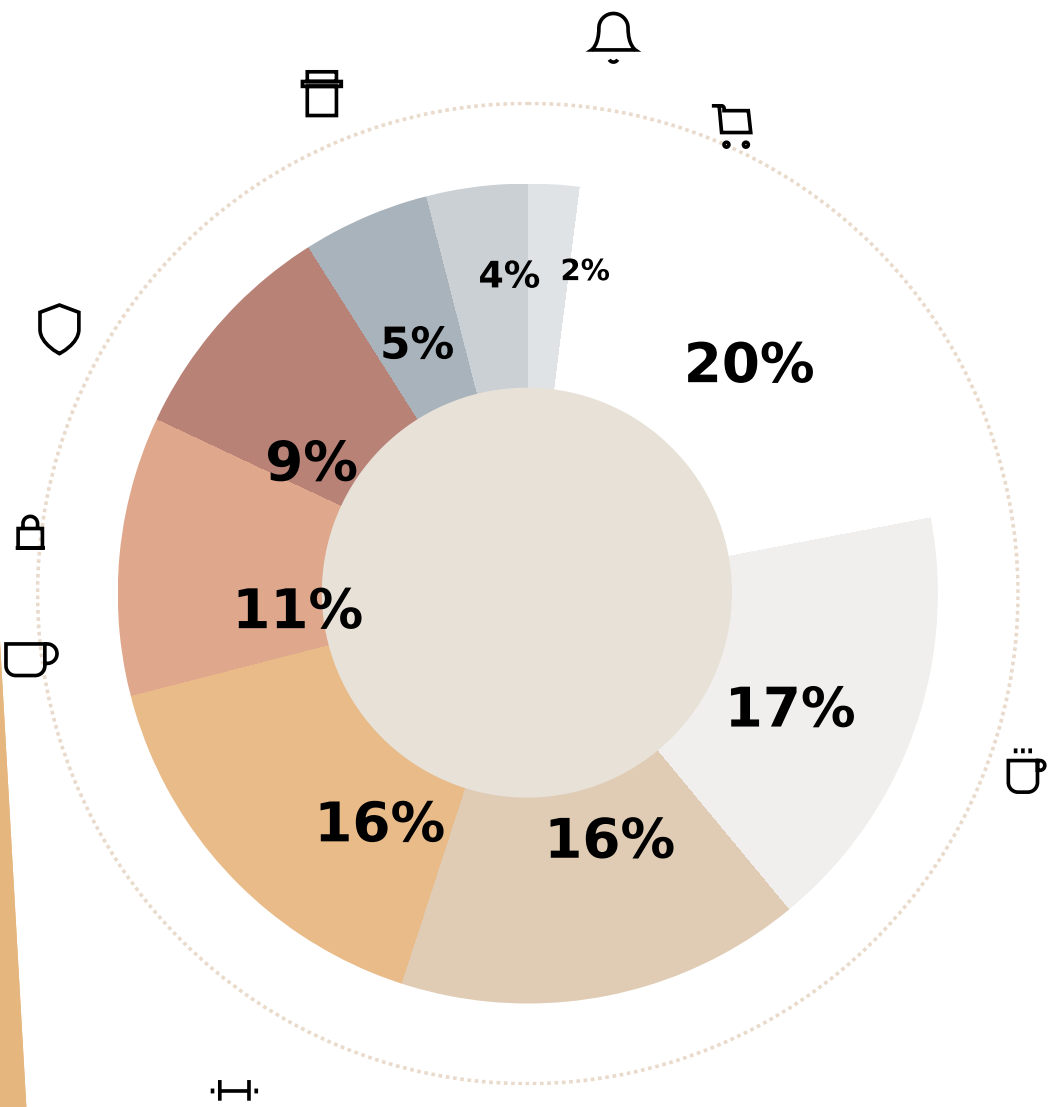
~95%



1 4 3 4

The urban centers of CITYCON

100% ~ 78%



CITYCON Tenant Mix

~50%

100%



The page contains only an image, apparently created using OCR, and it does not contain any readable text

Redemption Load (OCR)

