PRESS RELEASE

PRELIOS: BOD APPROVES INTERIM RESULTS AT 30 SEPTEMBER 2014

3Q 2013 INCOME STATEMENT HAS BEEN RECLASSIFIED WITH THE PURPOSE TO REPORT DATA ON A LIKE FOR LIKE BASIS, INCLUDING THE EFFECTS OF THE DGAG TRANSACTION, ALSO INCLUDING THE DISPOSAL OF THE REAL ESTATE ASSET PORTFOLIO AND THE RELATED RESIDENTIAL MANAGEMENT PLATFORM

REVENUES FROM SERVICES GROW IN LINE WITH TARGET

GROUP EBIT IMPROVED AGAINST BUSINESS PLAN TARGET, UP 31% VS. THE SAME PERIOD OF LAST YEAR, DRIVEN BY MANAGEMENT PLATFORM GROWTH

ROS[1] OF MANAGEMENT PLATFORM AT 17%, IMPROVING COMPARED TO THE SAME PERIOD OF THE PREVIOUS YEAR

CONFIRMED FOCUS ON COST CONTROL

- MANAGEMENT PLATFORM REVENUES AT 50.5 €/MLN (48.8 €/MLN AT 30 SEPTEMBER 2013)
- EBIT OF MANAGEMENT PLATFORM[2] POSITIVE FOR 8.7 €/MLN (5 €/MLN AT 30 SEPTEMBER 2013)
- GROUP EBIT[3] EQUAL TO -6.2 €/MLN VS. -9 €/MLN RECORDED IN THE SAME PERIOD OF 2013
- EBIT OF INVESTMENT ACTIVITIES[4] NEGATIVE FOR 6.3 €/MLN (-5.5 €/MLN AT SEPTEMBER 2013)
- GROUP NET RESULT AT -48.4 €/MLN (-44.2 €/MLN AT SEPTEMBER 2013[5])
- NET FINANCIAL POSITION NEGATIVE FOR 197.2 €/MLN (-199.1 €/MLN AT 31 AUGUST 2014)
- PROPERTIES DISPOSED FOR 375.7 €/MLN, FOR A VALUE ON A PRO RATA BASIS FOR PRELIOS EQUAL TO 90.1 €/MLN, AND AT VALUES IN LINE WITH BOOK VALUE (303.6 €/MLN AT 30 SEPTEMBER 2013, THE PRO-RATA VALUE OF WHICH WAS EQUAL TO 46.5 €/MLN)

BUSINESS DEVELOPMENT ACTIVIES ARE PROGRESSING

- FORTRESS GROUP AND PRELIOS - AS OPERATING PARTNER, AND THEREFORE WITHOUT ANY OWN EQUITY COMMITMENT - ENTERED INTO AN AGREEMENT BASED ON AN EXCLUSIVITY PERIOD WITH UNICREDIT FINALIZED TO THE NEGOTIATION OF THE DISPOSAL

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1 Return On Sales, EBIT/Sales, not including (Holding) G&A costs.

2 Management platform EBIT indicates income generated through fund management operations, specialised real estate services (Integra and agency), services connected with NPL management (credit servicing), net of general and administrative expenses (G&A), for 8.6 million euro (-8.6 million euro at 30 September 2013). Including (Holding) G&A costs, the value at 30 September 2014 is equal to +0.1 million euro (-3.5 million euro in the same period of 2013).

3 Amount made up of EBIT plus net income from equity investments and income from shareholder loans, adjusted for restructuring costs and property writedowns/revaluations. This indicator does not exclude the impairment loss of NPL portfolio (equal to 1.3 million euro in the first nine months of 2014 and 4.6 million euro in the same period of 2013).

4 EBIT of investment activities indicates the value generated by the Group through its investments in funds and investment companies. The indicator does not include the impairment loss of NPL portfolio (equal to 1.3 million euro in the first nine months of 2014 and 4.6 million euro in the same period of 2013).

5 Such variation is attributable to the positive results of the operations while being impacted by the negative performance of the investment activities, beside writedowns determined by the independent appraisers and preliminary deeds of transfer –that had been partially included in the plan with different time scale – for about 243 million euro – and the 2013 data includes, among other things, a positive effect of about 40 million euro deriving from the Corporate loan rescheduling.

OF UCCMB NON PERFORMING LOANS AND OF A SIGNIFICANT PORTFOLIO OF NPL. IF THE PROCEDURE IS SUCCESSFULLY COMPLETED, PRELIOS COULD RECORD A SIGNIFICANT GROWTH IN SERVICE ACTIVITIES

HOWEVER, CONSIDERING THE COLLABORATION RECENTLY STARTED, THE COMPANIES DEEMED APPROPRIATE NOT TO CONTINUE THE SPECIFIC VALUATIONS AND NEGOTIATIONS ON POSSIBLE INTEGRATIONS BETWEEN THEIR RESPECTIVE OPERATING COMPANIES

- A STRATEGIC AGREEMENT HAS BEEN ENTERED INTO WITH iCORE GLOBAL TO PROVIDE REAL ESTATE SERVICES TO CORPORATE CLIENTS WORLDWIDE

- ESTABLISHMENT OF PRELIOS EUROPE, A FUND RAISING PLATFORM TO ATTRACT INTERNATIONAL CAPITALS

Milan, 5 November 2014 – The Board of Directors of Prelios S.p.A., held on today's date, examined and approved the consolidated results at 30 September 2014 (unaudited).

Group performance at 30 September 2014

The Group reported **consolidated revenues** equal to **51.1 million euro** (53.1 million euro at 30 September 2013), almost entirely made up of **Italian and foreign management platform revenues** for **50.5 million euro** (48.8 million euro at September 2013). The management platform, Group core business, confirmed the revenue recovery achieved in the first semester, reverting the trend with respect to the two previous years that had recorded a sharp decline. This growth is also attributable to the first results of the intensive business development activity carried out during the year, that is estimated to generate the most significant results for the Group during 2015, concurrently with the various finalized initiatives becoming fully operational and the completion of those still underway.

The Group EBIT[6] is negative for 6.2 million euro (improving vs. -9 million at 30 September 2013) and is made up as follows:

- **Management platform operations** record a **positive result for 8.7 million euro** (5 million euro at September 2013). **Also including G&A costs for 8.6 million euro, the result remains at breakeven at 0.1 million euro** against a loss of -3.5 million euro at 30 September 2013;

- **Investment activities,** i.e. what has been generated by Prelios through its equity investments in funds and companies that hold real estate assets and Non Performing Loans, **are negative for 6.3 million euro** (-5.5 million euro at 30 September 2013).

The **net result for the period is negative for 48.4 million euro** compared to the result at 30 September 2013 that was negative for 44.2 million euro and included, among other things, the positive effect of about 40 million euro deriving from the Corporate loan rescheduling. The net result was largely determined by items that are not part of the ordinary operation, namely:

- real estate writedowns, equal to 23.6 million euro (in line with -21.2 million euro at June 2014, and decreasing vs. -29 million euro at September 2013) and impairment test on NPL portfolios equal to -1.3 million euro (-0.7 million euro at June 2014 and decreasing vs. -4.6 million at September 2013)

6 EBIT indicates the value made up of EBIT plus net income from equity investments and income from shareholder loans, adjusted for restructuring costs and property writedowns/revaluations. The value does not include the impairment loss of the NPL portfolio (equal to 1.3 million euro in the first nine months of 2014 and 4.6 million euro in the same period of 2013).

- restructuring costs, with a negative impact for 2.3 million euro, recording a decrease vs. -6.0 million euro in September 2013. Such data substantially includes bad debts referred to participated Funds, attributable to the approval of new business plans or to debt restructuring plans.

Real estate asset sales [7] in the first nine months of 2014 **amounted to 375.7 million euro, for a pro rata amount for Prelios equal to 90.1 million euro** (303.6 million euro at 30 September 2013, the pro rata amount of which was equal to 46.5 million euro). Real estate transactions were carried out at values substantially in line with book value, as it occurred in September 2013. In particular**,** in **Germany sales amounted to 304 million euro (266.8 million euro** at 30 September 2013), **Italy sales amounted to 71.7 million euro**[8] (36.8 million at 30 September 2013[9]), while in **Poland**, no sales were made, as in the same period of last year**.**

Consolidated net equity was positive for 122.8 million euro and the **net equity for the period was positive for 120.4 million euro**, recording a variation against the previous year of 189.5[10] million euro, substantially due for 236.5 million euro to the capital increase following to the automatic implementation of the compulsory early repayment of "2013-2019 Prelios Convertible Loan", partially offset by the net result for the period negative for 48.4 million euro.

The net financial position[11] was negative for 197.2 million euro (-199.1 million euro at 31 August 2014 and -388.4 million euro at 31 December 2013), and benefited from the positive effects deriving from the aforementioned capital increase and conversion of the convertible loan.

Performance of the Business Divisions at 30 September 2014[12]

ITALY

The **EBIT** of Management Platform and Investment Activities in Italy at 30 September 2014 is **positive for 1.9 million euro**, against a negative value of 4.6 million euro in the same period of 2013. In particular, the Ebit was positively impacted by the **Management Platform, the Company core business, for 7.3 million euro** (5 million at 30 September 2013), but was negatively impacted for 5.4 million euro by investment activities (negative for 9.6 million euro in the corresponding period of the past year).

In particular, as regards the performance and perspectives of each service of the domestic management platform, the following should be noted among other things:

- **(Prelios SGR) Fund Management** reported **revenues for 15.4 million euro** (16.5 million euro in the same period of 2013) and an **EBIT positive for 5.9 million euro** (6.9 million euro at 30 September 2013). This decrease is primarily due to the exit of Fund Spazio Industriale from the portfolio under management and to a change in the fees relating to the Funds for which debt restructuring plans are underway. With regard to the activity for the development of new projects started by the new management, the Company established three new ordinary real estate funds (Fund "PAI – Parco Agroalimentare Italiano", Fund

7 The value is determined by summing up the sales of properties realised by the consolidated companies, the 100% sales of the properties of affiliated companies, joint ventures and funds in which the Group has a holding of at least 5% at 30 June 2014.
8 inclusive of 63.9 million referable to Funds /SPVs declared under stop loss.
9 inclusive of 11.9 million referable to Funds / SPVs declared under stop loss.
10 This value does not include the positive effects of the occurred transaction of conversion of the "2013-2019 Prelios Convertible Loan".
11 Excluding receivables for shareholder loans.
12 It should be noted that the results indicated in this paragraph (net of restructuring costs and property writedowns/revaluations) are referable to the result of service activities as well as of investment activities and including income of shareholder loans, while not including the relevant G&A/holding costs).

“IGEA” and Fund “Primo RE”) and acquired the management of a fourth fund, destined to social housing activities (ASCI “Abitare Sostenibile Centro Italia”), currently managing 26 funds. Moreover, as already disclosed to the market, in the reference period Prelios SGR entered into an important commercial agreement with SecondCap Ltd, – a company authorized by FCA in London that manages a platform for the transactions on the secondary market of closed-end funds – with the purpose of increasing the liquidity of investments in the reserved real estate funds under the SGR management. The Company internal growth perspectives will focus not only within the framework of traditional real estate funds (for example, the assets of social security funds and pension funds, contributions by the public, instrumental assets) but also within the framework of «innovative» funds (for example, social housing, school building, credit funds, infrastructures) and of the new investment structures (for example, Sicafs, Sicavs, SIFs, SIIQs).

- **Prelios Credit Servicing** (the Group company operating in NPL management) recorded **revenues for 6.2 million euro** (6.4 million euro at September 2013). **The EBIT is negative for 0.5 million euro**, substantially improving vs. -2.5 million euro at 30 September 2013. The increase is attributable to cost control thanks to the restructuring plan completed at the end of the prior year that entailed a saving of about 2 million euro under item labour cost and a slight reduction of structural costs. The collections[13] of non performing loans were equal to 36.3 million euro vs. 69 million euro at 30 September 2013. The decline in revenues due to collections has been more than offset by the increase in revenues related to the new business and to one-off activities that generated success fees.

- **Prelios Integra** recorded **revenues for 14 million euro**, recording an increase vs. 11.1 million euro in the same period of 2013. This increase is mainly due to the increase in Third Party management services and in global servicing activities. **The EBIT** is **positive for 1.4 million euro**, recording an increase vs. 1.2 million euro at 30 September 2013. In the first nine months of 2014 the Company managed real estate assets corresponding to over 2,900 lease contracts and increased substantially the number of new contracts. The most important contracts closed in the last period include the project management of some real estate projects under development and/or under appraisal, technical services for a lot of the LTF (Turin-Lyon railway line), important framework agreements relating to the assets of some among the most important Italian entities in the energy, banking and utilities sector. Moreover, during the last quarter, the Company was S.O.A. certified by the Company Bentley SOA S.p.A. for the following categories: OG 1 Class VIII, OS 28 Class V, OS 30 Class IV bis and OS 3 Class II.

- **Prelios Agency** recorded **revenues 2.4 million euro** (1 million euro in the same period of last year) with an **EBIT that is improving, negative for 0.5 million euro** (-2.8 million euro at 30 September 2013). The improvement is primarily due to the effects of the activity underlying the new mandates of renegotiation of the lease contracts, of the sales made in relation to various assets and, above all, to the stipulation of a preliminary deed of transfer of an important portfolio to an international investor. In the last quarter (4Q) the results of the activity carried out in the first nine months will be consolidated and are also expected to be positively impacted by EBIT. In the nine months of 2014 the Company leased about 68,000 sq m. (31,000 sq m at September 2013), for a total value of about 9 million euro (2 million euro in the nine months of 2013). In the period of reference the value brokered by Prelios Agency amounted to about 34 million euro against about 26 million euro at September 2013. The results are also positively impacted by the benefits deriving from the cost control action that started in 2013 and from the process for the restructuring and

13 The value is determined by summing the NPL collections made by consolidated companies, 100% collections of associated companies and joint ventures participated by the Group.

strategic repositioning of the commercial offering, that led the Company to focus on an exclusive basis on the institutional agency service as well as on international operators.

- **Prelios Valuations** (the Group company operating in the sector of appraisal of single properties and real estate assets for office/light industrial and residential use, specialised in valuation services to banks) **recorded revenues for 3.1 million euro** (2.8 million euro at 30 September 2013) with an **EBIT positive for 0.4 million euro** (positive for 0.4 million euro at September 2013*).* During the period, the Company was awarded a contract following to a tender called for by Bank of Italy for the *Asset Quality Review* of the portfolios of the leading Italian banks, within the framework of the comprehensive assessment activities carried out by the ECB. Prelios Valuations also consolidated its position in the sector of appraisals for banks by two important framework agreements: the first was stipulated with Unicredit for retail loans (15-20,000 appraisals) while the second was stipulated with another of the leading Italian banks for business and corporate loans. Finally, the company strengthened its positioning also in the sector of second level audits of independent appraiser valuations.

GERMANY

The German services platform revenues at 30 September 2014 are equal to 9.6 million euro (10.7 million euro at 30 September 2013) as a result of the reduction of some fees following to the transfer of some commercial properties and the consequent decrease in assets under management. **The EBIT was positive for 2.2 million euro** (2.9 million at 30 September 2013).

Following to the transfer to Buwog (100% owned by Austrian Group Immofinanz) of the German real estate asset portfolio called DGAG – which transaction was disclosed and closed in the first semester 2014 -, Prelios Group is further focusing its operations in Germany on the high value added “premium” segment of shopping centers and highstreet retailing.

POLAND

The revenues recorded by the management platform in Poland were positive for 0.2 million euro (0.4 million euro at September 2013), while the **EBIT remained stable, negative for 0.3 million euro**. It should be noted that the results mentioned above reflect the substantial conclusion of the process for the sale of the portfolio of properties under development, while the city-planning improvement of some areas still included in the portfolio is under completion.

Events occurred after the closing of the period

COLLABORATION AGREEMENT WITH FORTRESS GROUP

In July, after a long due diligence phase, Fortress (as investor) and Prelios (as Operating Partner and, therefore, without any own equity commitment) – following to the stipulation of a collaboration agreement – submitted a non-binding offer for the acquisition and management of a significant portfolio of critical non performing loans originating from UniCredit Credit Management Bank (UCCMB), specialized in non performing loans.

On 24 October Unicredit granted the exclusivity to Fortress - Prelios alliance finalized to the negotiation of the transfer of UCCMB in a reasonable short time. The agreements, currently under negotiation, envisage the creation of a partnership – for a ten-year time frame – for the management of the bank NPL service.

If the procedure is successfully completed, Prelios may record a significant growth in service activities.

Also in relation to the above, recalling that from the beginning of 2014 – as already disclosed to the market – contacts were made with the well known private equity international Fund Fortress Investment Group Ltd, shareholder controlling the companies Torre SGR S.p.A. and Italfondiario S.p.A., for the valuation of the feasibility and the interest in possible integrations between the two companies, it was deemed appropriate – for the time being – not to continue the specific valuations and negotiations, considering, on the one hand, that Prelios and Fortress have started a structured collaboration within the framework of the aforesaid UCCMB transaction and, on the other, that Prelios is a reference player also for other leading international investors interested in making investments through the purchase of real estate assets and non performing loans and with which the Company is starting a collaboration aimed at undertaking the relevant management.

STRATEGIC AGREEMENT WITH iCORE GLOBAL

On 7 October, as announced to the market, Prelios entered into a **strategic agreement with iCORE Global**, a US-based important player in real estate services, for the collaboration between the two companies at world level. As a result of this agreement, Prelios Integrated Services, the Group strategic business unit that through operating companies provides a comprehensive range of real estate services (property and project management, valuations, brokerage, agency and administrative management) will have direct access to over 63 countries worldwide and will be able to provide to corporate clients the services of iCORE Global, an American company operating in the real estate services worldwide, like brokerage, landlord and tenant representation.

ESTABLISHMENT OF PRELIOS EUROPE

On 29 October Prelios entered into a preliminary agreement finalized to the acquisition of 80% of Negentropy Capital Partners LLP, a London-based asset manager operating under the supervision and regulation of FCA. Such transaction will allow to create **Prelios Europe**, thus setting up in a very short time an **AIFMD-compliant European platform** capable to carry out fund raising activities, by collecting capitals from foreign investors who want to invest in Italy. Moreover, thanks to this platform, Prelios will be able to structure products in order to facilitate investments by Italian institutional investors in foreign countries.

Business outlook

Prelios – confirming the strategic objective of repositioning itself as “pure management company” – with the purpose of improving operations and maintaining business continuity, has identified a number of initiatives to be implemented, some of which have been already completed while others are still underway.

The actions and projects already identified are progressing in the meantime, in particular:

- Holding company cost rationalization and control, with greater autonomy for operating companies and disposal of the investment portfolio;

- cash flow mitigation actions, that are expected to be completed by the end of this year, with the purpose of fostering a better relation between inflows and outflows;

- revenue increase through the implementation of the projects included in the business development pipeline;

- evaluation of possible disposals of portfolio assets.

From the operations viewpoint, 2014 is expected to be a transition year, during which the management will be focused on the actions required to achieve the objectives to be defined in the new 2014-2016 Business Plan, by strengthening business development, in particular with regard to services, in line with the strategy of converting the Group into a pure management company.

2015 corporate events calendar

The calendar of Board's and Shareholders' Meetings scheduled for 2015 is reported below:

- **04 - 19 March 2015:** Board's Meeting to review Consolidated and Company Draft Financial Statements at 31 December 2014.
- **08 April – 13 May 2015:** Shareholders' Meeting to approve 2014 Financial Statements (one call).
- **06 – 14 May 2015:** Board's Meeting to review Interim Report at 31 March 2015.
- **27 July – 07 August 2015:** Board's Meeting to review the Half-Year Report at 30 June 2015.
- **04 - 12 November 2015:** Board's Meeting to review Interim Report at 30 September 2015.

Once the dates of the Board's and Shareholders' Meetings above referred to are defined, the Company will promptly disclose them to the market.

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On today's date, the Interim Report at 30 September 2014 is made available to the public at the Company's offices in Milan, Viale Piero e Alberto Pirelli 27, at the offices of Borsa Italiana S.p.A. and on the Information Portal at www.1info.it. The same documents will be also available on the Company's website at www.prelios.com, *Investors* section.

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The Financial Reporting Officer of Prelios S.p.A. Dr. Marco Andreasi, certifies - pursuant to art. 154-bis, par. 2, of the Consolidated Finance Act (Italian Legislative Decree 58/1998) - that the accounting information contained in this press release corresponds to the Company's underlying documentary records, books of account and accounting entries.

This press release, and in particular, the section "Business outlook", contains forecast statements. These forecasts are based on the current estimates and projections of the Group in relation to future events and, by their nature, these are subject to inherent risk and uncertainty elements. The actual results could be significantly different from those contained in said forecasts due to several factors, including a continuous volatility and a further deterioration of capital and stock markets, any change in macroeconomic conditions and in the economic growth, and any other change in business conditions, in addition to other factors, the majority of which is not under the Group's control.

This press release contains references to the following primary alternative performance indicators for the purposes of better evaluating the Prelios Group operating performance: (i) the EBIT, which is determined from the operating result to which the result from investments shall be added, and income from shareholder loans net of restructuring costs and property writedowns/revaluations and of the impairment loss of the NPL portfolio; (ii) the EBIT determined by the operating result to which the result from equity investments is added as well as the value of the net income from shareholder loan adjusted for restructuring costs and real estate writedowns/revaluations; (iii) the net financial position, represented by gross financial debt less cash and other cash equivalents and other current financial receivables. The aforementioned alternative performance indicators have not been audited by the independent auditors.

In compliance with CONSOB Communication 6064291 of 28 July 2006, the statements attached hereto have not been audited by the independent auditors Reconta Ernst & Young S.p.A.

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For further information:
Prelios Press Office Tel. +39/02/6281.41571
pressoffice@prelios.com
Prelios Investor Relations Tel. +39/02/62.81.4104
ir@prelios.com
www.prelios.com

1) PRELIOS GROUP - Reclassified Consolidated Income Statement

(Euro/milion)	SEPTEMBER 2014		SEPTEMBER 2013	
Consolidated revenues:	51.1		53.1	
of which services	*50.5*		*48.8*	
of which others	*0.6*		*4.3*	
Management platform: operating result before restructuring costs, impairment and property writedowns/revaluations	8.7		5.1	
Holding: operating result before restructuring costs and property writedowns/revaluations	(8.6)		(8.6)	
Total Management Platform & Holding: Operating result	**0.1**		**(3.5)**	
Investment activities: operating result before restructuring costs and property writedowns/revaluations	(7.2)		(5.8)	
Investment activities: net income from equity investments before restructuring costs and property writedowns/revaluations	(3.3)	(6.3)	(6.4)	(5.5)
Investment activities: income from shareholder loans (*)	4.2		6.7	
Investment activities: loss from NPL portfolio valuation	(1.3)		(4.6)	
Total Investment Activities: Operating result	**(7.6)**		**(10.1)**	
Operating result	**(7.5)**		**(13.6)**	
Financial expenses	(16.3)		10.1	
Profit (loss) before restructuring costs, property writedowns/revaluations and income taxes	**(23.8)**		**(3.5)**	
Restructuring costs	(2.3)		(6.0)	
Property writedowns/revaluations	(23.6)		(29.0)	
Result before taxes	**(49.7)**		**(38.5)**	
Income taxes	(3.2)		(6.8)	
Net income (loss) from continuing operations	**(52.9)**		**(45.3)**	
Minority interests	0.6		0.4	
Consolidated net income/(loss) before discontinued operations	**(52.3)**		**(44.9)**	
Net income (loss) from discontinued operations	3.9		0.7	
Consolidated net income/(loss)	**(48.4)**		**(44.2)**	

(*) This amount consists mostly of interest income on financial receivables due from associates and *joint ventures* .

2) PRELIOS GROUP - Reclassified Consolidated Balance Sheet

(Euro/milion)	SEPTEMBER 2014	DECEMBER 2013
Fixed assets	**334.7**	**353.2**
of which investments in real estate funds and investment companies and shareholder loans granted (1)	*272.6*	*290.5*
of which goodwill	*56.4*	*56.4*
Net working capital	**19.8**	**14.7**
Discontinued operations	**29.5**	**26.4**
Net invested capital	**383.9**	**394.3**
Equity	**122.8**	**(66.3)**
of which group equity	120.4	(69.1)
Provisions	**63.9**	**71.2**
Net financial position from operating activities	**197.2**	**388.4**
Liabilities relating to discontinued operations	**0.0**	**1.0**
Total covering net invested capital	**383.9**	**394.3**

(1) The item includes equity investments in associates, joint ventures and other equity investments (158.0 million euro), receivables for shareholder loans (94.2 million euro), investments in real estate funds (11.7 million euro, recognised among "Other financial assets" in the consolidated balance sheet) and junior notes (9.8 million euro, recognised among "Other financial assets" in the consolidated balance sheet). The figures for September 2014 and December 2013 include provisions for equity investment writedowns of 1.1million euro and 12.6 million euro respectively.

3) PRELIOS GROUP - Consolidated Income Statement

(amounts in thousands of Euro)

	01.01.2014-09.30.2014	01.01.2013-09.30.2013
Revenues from sales and services	51,095	53,075
Changes in inventories of work in progress, semi-finished and finished products	(190)	(271)
Other income	5,402	6,321
TOTAL OPERATING REVENUES	**56,307**	**59,125**
of which with related parties	*20,471*	*31,039*
of which non-recurring events	*1,497*	-
Raw and consumable materials used (net of change in inventories)	(1,334)	(2,922)
Personnel costs	(25,785)	(30,016)
Depreciation, amortization and impairment	(536)	(999)
Other costs	(38,866)	(42,367)
TOTAL OPERATING COSTS	**(66,521)**	**(76,304)**
of which with related parties	*(2,297)*	*(2,122)*
of which non-recurring events	*(3,899)*	*(6,094)*
OPERATING RESULT	**(10,214)**	**(17,179)**
Net income from equity investments of which:	(26,010)	(38,128)
of which with related parties	*(26,006)*	*(38,216)*
of which non-recurring events	*125*	*119*
- portion of result of associates and *joint ventures*	*(24,598)*	*(37,770)*
- gains on equity investments	*160*	*459*
- losses on equity investments	*(1,572)*	*(817)*
Financial income	5,051	48,110
of which with related parties	*4,255*	*7,452*
Financial expenses	(18,468)	(31,405)
of which with related parties	*(462)*	*(4,517)*
RESULT BEFORE INCOME TAXES	**(49,641)**	**(38,602)**
Income taxes	(3,167)	(6,773)
NET INCOME (LOSS) FROM CONTINUING OPERATIONS	**(52,808)**	**(45,375)**
of which attributable to minority interests	(592)	(416)
Net income (loss) from discontinued operations	**3,860**	**726**
of which with related parties	*8,664*	*11,522*
CONSOLIDATED RESULT FOR THE PERIOD	**(48,356)**	**(44,233)**

4) PRELIOS GROUP - Consolidated Balance Sheet

(amounts in thousands of Euro)

ASSETS	09.30.2014	12.31.2013
NON-CURRENT ASSETS		
Property, plant and equipment	888	1,031
Intangible assets	60,488	60,714
Investments	157,237	169,180
of which held for sale	*3,294*	*3,294*
Other financial assets	23,026	24,189
Deferred tax assets	9,460	11,070
Other receivables	99,434	115,980
of which with related parties	*94,188*	*110,675*
TOTAL NON-CURRENT ASSETS	**350,533**	**382,164**
CURRENT ASSETS		
Inventories	47,125	48,406
Trade receivables	31,962	35,055
of which with related parties	*15,914*	*22,230*
Other receivables	25,619	23,560
of which with related parties	*8,540*	*7,516*
Cash and cash equivalents	63,454	85,609
Tax receivables	4,860	6,453
TOTAL CURRENT ASSETS	**173,020**	**199,083**
DISCONTINUED OPERATIONS	**29,450**	**27,781**
of which with related parties	*25,050*	*18,800*
TOTAL ASSETS	**553,003**	**609,028**
EQUITY	**09.30.2014**	**12.31.2013**
GROUP EQUITY		
Share capital	426,432	189,888
Other reserves	(13,117)	(14,529)
Retained earnings	(244,513)	88,366
Net income (loss) for the year	(48,356)	(332,838)
TOTAL GROUP EQUITY	**120,446**	**(69,113)**
MINORITY INTERESTS	**2,323**	**2,778**
TOTAL EQUITY	**122,769**	**(66,335)**
LIABILITIES	**09.30.2014**	**12.31.2013**
NON-CURRENT LIABILITIES		
Bank borrowings and payables to other financial institutions	251,697	465,101
of which with related parties	-	*149,876*
Other payables	876	915
Provisions for future risks and expenses	35,937	39,269
Deferred tax provision	3,211	1,723
Employee benefit obligations	10,124	10,255
Tax payables	-	1,464
TOTAL NON-CURRENT LIABILITIES	**301,845**	**518,727**
CURRENT LIABILITIES		
Bank borrowings and payables to other financial institutions	9,046	8,988
of which with related parties	*6,576*	*6,576*
Trade payables	50,218	48,116
of which with related parties	*3,722*	*3,720*
Other payables	42,782	52,529
of which with related parties	*18,756*	*18,746*
Provisions for future risks and expenses	15,832	32,615
of which with related parties	*1,157*	*12,623*
Tax payables	10,511	11,983
of which with related parties	*1,080*	*1,080*
TOTAL CURRENT LIABILITIES	**128,389**	**154,231**
LIABILITIES RELATING TO DISCONTINUED OPERATIONS	**0**	**2,405**
TOTAL LIABILITIES	**430,234**	**675,363**
TOTAL LIABILITIES AND EQUITY	**553,003**	**609,028**