

(B) INVESTMENTS IN SHARES OF COMPANIES WITH THE EXCLUSIVE PURPOSE OF REAL ESTATE (NON-LISTED SHARES)									
A/A	DESCRIPTION OF SECURITIES	SURFACE IN SQM		ACQUISITION COST OF SECURITIES	CURRENT UNIT VALUE	CURRENT VALUE OF SECURITIES	% ON TOTAL INVESTMENTS	CURRENT USE OF PROPERTY	TENANTS (active as at 30.06.2024)
		LAND	BUILDING						
1	Shares of "SOLON KTIMITIKI MONOPROSOPHI ANONYMI ETAIREIA"			20.305.270	159,19	20.567.619	3,52%	As at 30.06.2024, TRASTOR R.E.I.C. held 100% of the share capital of "SOLON KTIMITIKI MONOPROSOPHI ANONYMI ETAIREIA" (i.e. 129.200 shares), which had full ownership of the property below, with fair value of € 20.151.000, based on the valuation report from P. Danos and Partners S.A..	
	Logistics, Patima, Aspropyrgos, Attica	30.269,28	24.109,34					Logistics	LOGISTICS SOLUTIONS S.A.
2	Shares of "FINEAS KTIMITIKI MONOPROSOPHI ANONYMI ETAIREIA"			13.548.706	163,47	14.565.236	2,49%	As at 30.06.2024, TRASTOR R.E.I.C. held 100% of the share capital of "FINEAS KTIMITIKI MONOPROSOPHI ANONYMI ETAIREIA" (i.e. 89.100 shares), which had full ownership of the property below, with fair value of € 14.016.000, based on the valuation report from P. Danos and Partners S.A..	
	Logistics, Kanali Mornou – Chasias-Kyriellou, Aspropyrgos, Attica	18.419,34	11.136,94					Logistics	THOMAIDIS S.A.
	Logistics, Peuka Spyridona, Aspropyrgos, Attica	11.739,43	4.910,74					Logistics	ALOCOP LTD
TOTAL INVESTMENTS - NOT LISTED IN A STOCK EXCHANGE (B)		60.428,05	40.157,02	33.853.976,31		35.132.856	6,01%		

(C) CASH DEPOSITS			
A/A	TYPE OF DEPOSITS	BALANCE	% OF TOTAL INVESTMENTS
1	Cash	120	0,00%
2	Cash Deposits	37.721.582	6,45%
3	Time Deposits	5.000.000	0,86%
4	Restricted Cash Deposits	4.433.560	0,76%
TOTAL CASH AND EQUIVALENTS (C)		47.155.263	8,07%
TOTAL INVESTMENTS (A + B + C)		584.549.119	100,00%

(D) RECEIVABLES, OTHER ASSETS & LIABILITIES		
A/A	TYPE	BALANCE
1	Receivables	17.627.261
2	Other assets	1.427.276
3	Liabilities	238.986.782

(E) TOTAL ASSETS % ANALYSIS				
	30.06.2024 Unaudited	31.12.2023 Audited	31.12.2022 Audited	
Total Assets according to IFRS	602.324.775	502.932.609	430.486.258	
Total property value	502.261.000	448.240.000	392.350.000	
% Property value on Total Assets	83,39%	89,13%	91,14%	
Total Investments in Securities (acquisition cost)	33.853.976	20.403.054	0	
% Investments in securities on Total Assets	5,62%	4,06%	0,00%	
Total Cash & Equivalents	47.155.263	17.534.642	26.636.700	
% Cash & Equivalents on Total Assets	7,83%	3,49%	6,19%	
Total Receivables and Other Assets	19.054.537	16.754.913	11.499.558	
% Total Receivables and Other Assets on Total Assets	3,16%	3,33%	2,67%	

NOTES:

- The Company has the full ownership on all properties, that are included in above table (A).
- The Company during 2024, purchased the properties numbered 52 & 53 of above Table (A).
- The Company during 2024 incorporated in its portfolio the property numbered 51 that resulted from the consolidation of the 100% subsidiary companies, namely "KYNOURIA KTIMITIKI MONOPROSOPHI ANONYMI ETAIREIA". The notarial deed merger agreement, as approved by the Greek Authorities, was registered by the Hellenic Business Registry, on 27.06.2024. The values presented in "Acquisition Value" column of the said properties, are the values on the date of purchase of the subsidiary company, plus purchases and additions until 27.06.2024.
- On the properties numbered 1 to 4, 7 up to 35, 37 up to 48 and 51 as at 30.06.2024 there is a property lien of total amount of € 332,630 thous., in favor of "Piraeus Bank S.A." and "Eurobank Bank S.A."
- The vacant areas of the Company's properties represent 10.2 % of the total area, 6,2% of which refers to properties numbered 33, 43 and 53. On these properties, the Company is implementing a program of upgrading activities, in the context of increasing the percentage of "green" properties in its portfolio, after which they will receive LEED or BREEAM certifications.
- The surfaces in sqm which are indicated above are in line with the Company's Fiscal Statement of Properties (E9).
- For the property No. 1, the indicated surface area represent the Company's ownership, which is 50% indiviso.
- The values as per column "Fair Value" of Table (A) have been provided from the independent valuers "CBRE Axies S.A." and "P. Danos and Partners S.A." as at 30.06.2024, according to the requirements of Law 2778/1999.
- The Financial Information (Receivables, Other Assets & Liabilities) of the above table (D), which are included in the above "Statement of Investments", may differ from the Interim Financial Statements which will be published.
- The amounts are presented in euro, rounded to the nearest unit.

Athens, July 30th 2024		
THE CHAIRMAN OF THE BOARD OF DIRECTORS	THE VICE CHAIRMAN OF THE BOARD OF DIRECTORS AND CHIEF EXECUTIVE OFFICER	THE FINANCE MANAGER
LAMBROS PAPADOPOULOS IDENTITY CARD NO. 700587	TASSOS KAZINOS IDENTITY CARD NO. 669747	IOANNIS LETSIOS IDENTITY CARD NO. AN162296

Deloitte.

TRUE TRANSLATION FROM THE ORIGINAL IN GREEK
Report of Agreed Upon Procedures on the Statement of Investments of "TRASTOR REAL ESTATE INVESTMENT COMPANY"
To the Board of Directors (hereinafter the Management) of the Company "TRASTOR REAL ESTATE INVESTMENT COMPANY"

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Purpose of this Agreed-Upon Procedures and Restriction on Use and Distribution

Our report is solely for the purpose of assisting the company "TRASTOR REAL ESTATE INVESTMENT COMPANY" (hereinafter the "Company"), to submit to the Hellenic Capital Market Commission the Statement of Investments (Annex A) for the sixth-month period ended as of June 30, 2024, in the context of its compliance with its obligations under the provisions of the article 25 of the Law 2778/1999 and the requirements of Decision No. 8/259/19.12.2002 of the Board of Directors of the Hellenic Capital Market Commission, as amended by the relevant decisions 10/566/26.10.2010 and 5/760/14.07.2016 (hereinafter the subject matter).

This report is not appropriate for any other purpose and is intended solely for the Management of the Company - therefore we do not assume any liability in connection with the performance of the following pre-agreed procedures to any third party other than the Company. Accordingly, this report is not to be used or distributed to any other party other than for information purposes only to the Hellenic Capital Market Commission.

This report is limited to what is referred above and does not extend to the Interim Financial Information prepared by the Company for the sixth-month period ended on June 30, 2024, for which we will issue a separate Review Report.

Management's Responsibilities

The Management of the Company has acknowledged that the agreed-upon Procedures are appropriate for the purpose of the assignment. Furthermore, the Management of the Company is responsible for the subject matter on which the agreed-upon procedures are performed.

Auditor's Responsibilities

We have conducted the agreed-upon procedures engagement in accordance with the International Standard on Related Services (ISRS) 4400 (revised) "Agreed-Upon Procedures Engagements". An agreed-upon procedures engagement involves our performing the procedures that have been agreed with the Management of the Company and reporting the findings, which are the factual results of the agreed-upon procedures conducted. We make no representation regarding the appropriateness of the agreed-upon procedures.

This agreed-upon procedures engagement is not an assurance engagement. Accordingly, we do not express an opinion or an assurance conclusion. Had we performed additional procedures, other matters might have come to our attention that would have been reported.

Professional ethics and quality management

We have complied with the ethical requirements of the Code of Conduct for Professional Auditors of the Board of International standards of Ethics for Auditors ("ΣΔΠΔΕ" Code) and with the ethical and independence requirements of Law 4449/2017, as well as Regulation (EU) 537/2014.

Our firm applies International Standard on Quality Control (ISQC) 1, Quality Control for Firms that Perform Audits and Reviews of Financial Statements, and other Assurance and Related Services Engagements, and accordingly, maintains a comprehensive system of quality control including documented policies and procedures regarding compliance with ethical requirements, professional standards and applicable legal and regulatory requirements.

Procedures and Findings

We have performed the procedures described below on the subject matter, as agreed with the Company's Management in the terms of the engagement dated 30 July 2024.

	Procedures	Findings
1.	We examined whether the information included in the Company's Statement of Investments for the sixth-month period ended as at June 30, 2024 is in accordance with the provisions of article 25 of Law 2778/1999, as in force and the decision 8/259/19.12.2002 of the Board of Directors of the Hellenic Capital Market Commission, as amended by the relative decisions 10/566/26.10.2010 and 5/760/14.07.2016.	The information included in the Company's Statement of Investments for the sixth-month period ended as of June 30, 2024 is in accordance with the provisions of article 25 of Law 2778/1999, as in force and the decision 8/259/19.12.2002 of the Board of Directors of the Hellenic Capital Market Commission, as amended by the relevant decisions 10/566/26.10.2010 and 5/760/14.07.2016.
2.	We examined whether the description of land & buildings, the location & address and the surface in sqm of the real estate properties as disclosed in column "Description of Property" in the Company's Statement of Investments agree with the respective data included in the valuation reports issued by the Independent Valuers, as at June 30, 2024 and / or with the respective data included in the latest submitted Statement of Properties (E9) of the Company.	The description of land & buildings, the location & address and the surface in sqm of the real estate properties as disclosed in column "Description of Property" in the Company's Statement of Investments agree with the respective data included in the valuation reports issued by the Independent Valuers, as at June 30, 2024 and / or with the respective data included in the latest submitted Statement of Properties (E9) of the Company.
3.	We examined whether the fair value of the real estate properties as disclosed in column "Fair Value" in the Company's Statement of Investments agrees to the valuation reports issued by the Independent Valuers, as at June 30, 2024.	The fair value of the real estate properties as disclosed in column "Fair Value" in the Company's Statement of Investments agrees to the valuation reports issued by the Independent Valuers, as at June 30, 2024.
4.	We examined whether the data disclosed in the "Current Value of Securities" field included in the Company's Statement of Investments agree with the net assets of the companies in which the Company has invested, as presented in the unaudited from us accounting records of the company for the sixth-month period ended June 30, 2024. For the purpose of determining the net assets of the companies, the fair value of their properties has been taken into account; as it has derived from the valuation reports issued by the Independent Valuers, as at June 30, 2024.	The data disclosed in the "Current Value of Securities" field included in the Company's Statement of Investments agree with the net assets of the companies in which the Company has invested, as presented in the unaudited from us accounting records of the company for the sixth-month period ended June 30, 2024. For the purpose of determining the net assets of the companies, the fair value of their properties has been taken into account; as it has derived from the valuation reports issued by the Independent Valuers, as at June 30, 2024.
5.	We examined whether the total "Fair value" of the real estate properties that is disclosed in the Company's Statement of Investments, agrees with the respective value of the investment property in the Company's unaudited accounting records for the sixth-month period ended June 30, 2024.	The total "Fair value" of the real estate properties that is disclosed in the Company's Statement of Investments, agrees with the respective value of the Investment Property in the Company's unaudited accounting records for the sixth-month period ended June 30, 2024.
6.	We examined whether the financial information included in the Company's Statement of Investments has been extracted from the unaudited accounting records maintained by the Company for the sixth-month period ended June 30, 2024.	The financial information that is included in the Company's Statement of Investments has been extracted from the unaudited accounting records maintained by the Company for the sixth-month period ended June 30, 2024.
7.	We verified the mathematical accuracy of the calculations of the Company's Statement of Investments.	We verified the mathematical accuracy of the calculations of the Company's Statement of Investments.

Athens, July 30th, 2024

The Certified Public Accountant

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