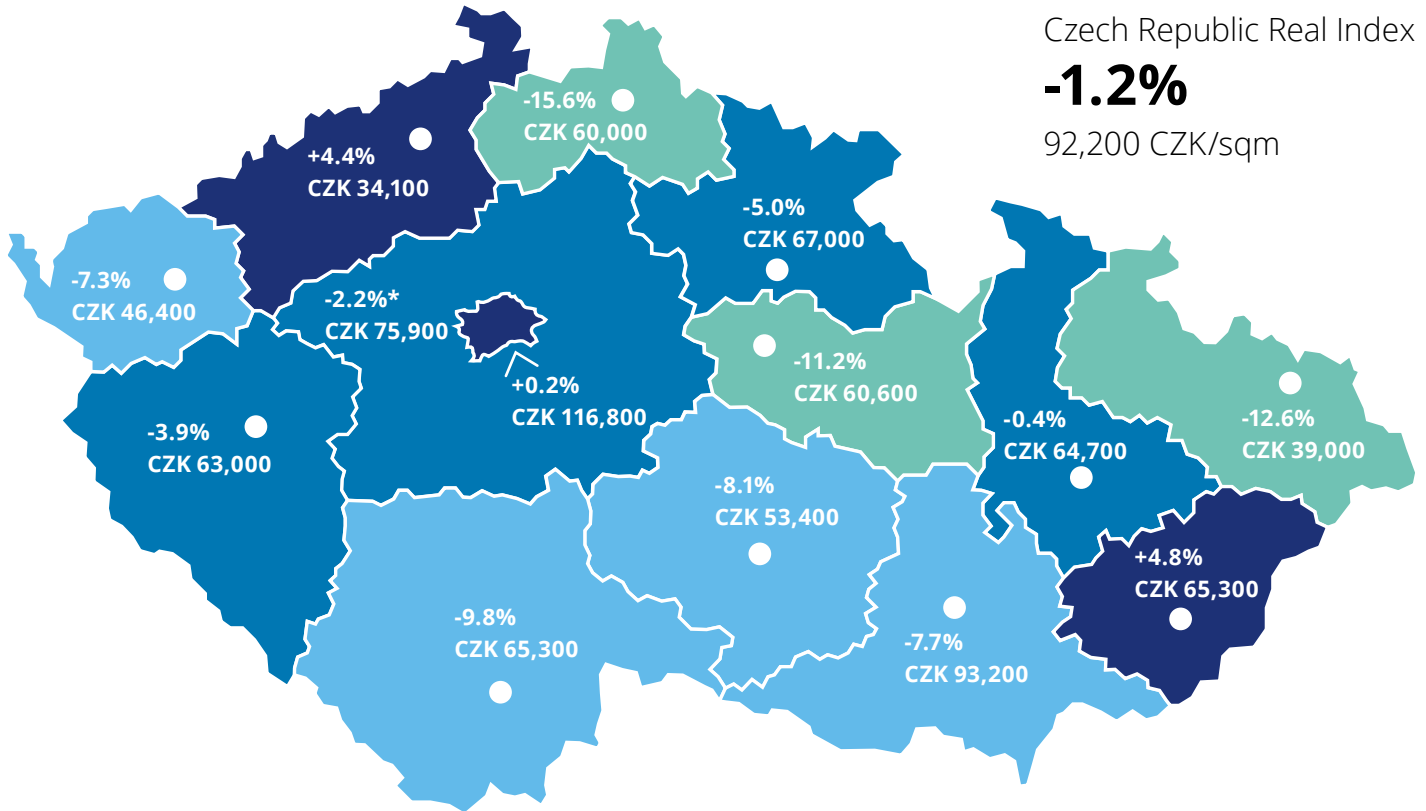


Deloitte Real Index Q1 2023

Actual prices of apartments sold in the CR



Czech Republic Real Index
-1.2%
 92,200 CZK/sqm

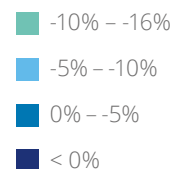
Czech Republic Real Index

represents the change in the average price percentage denoting the apartments sold in the regional capitals compared to the previous period (Q4 2022).

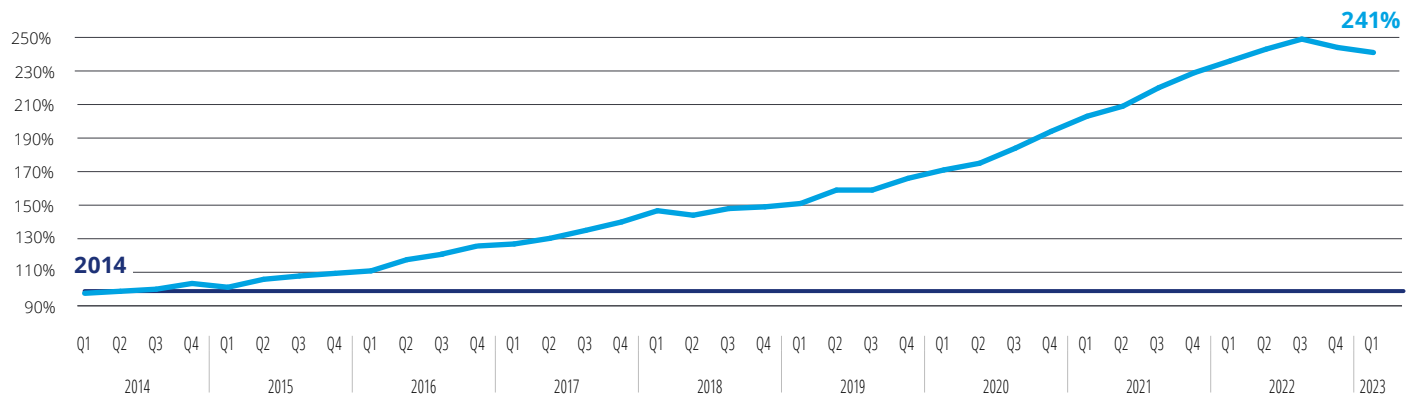
Price per sq m in the reviewed quarter for the sales completed in the regionals capitals.

The data concerns the sales of apartments incorporated in the land registry in the form of purchase contracts.

* Average for the towns of Benešov, Beroun, Kladno and Mladá Boleslav and the districts of Prague-East and Prague-West.



Development of the actual apartment sales prices index in Prague and regional capitals



— Realised sales price
 — Average realised sales price for the whole of 2014 = 100%
 All the prices include VAT



Average price, aggregate transaction volume and the number of sales in the reviewed period Q1 2023 per segment in Prague and regional capitals



Development projects

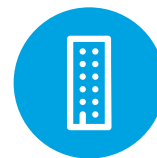
105,900 CZK/sqm
 CZK 17.3 billion
 sales 2,692
 (of which 2,060 first sales)

first sales **103,900 CZK/sqm**
 re-sales **112,500 CZK/sqm**
 apartments marked as sold by developers **135,000 CZK/sqm**



Brick houses

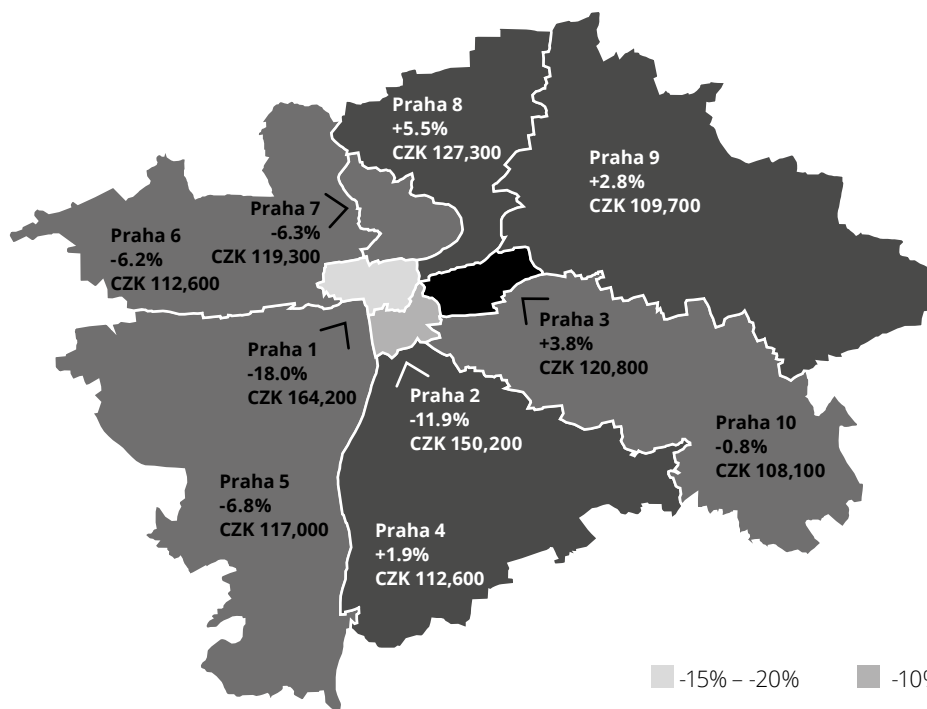
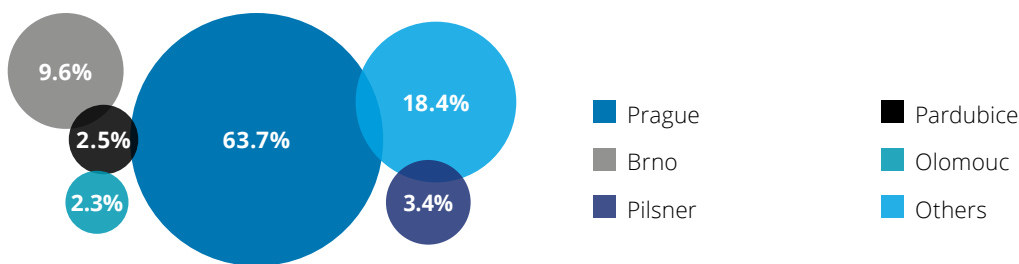
88,900 CZK/sqm
 CZK 6.3 billion
 sales 1,174



Prefab. apartment buildings

71,800 CZK/sqm
 CZK 6.5 billion
 sales 1,605

Structure of the apartment sales volume in Q1 2023



Prague Real Index

+0,2%

116,800 CZK/sqm

Prague Real Index

represents the change in the average price percentage denoting the apartments sold compared to the previous period (Q4 2022).

Price per sq m in the reviewed quarter for the sales completed.

The data concerns the sales of apartments incorporated in the land registry in the form of purchase contracts.



Average price, aggregate transaction volume and the number of sales in the reviewed period Q1 2023 per segment in Prague



Development projects

121,500 CZK/sqm
 CZK 12.2 billion
 1,660 sales
 (of which 1,262 first sales)

first sales **119,400 CZK/sqm**
 re-sales **128,300 CZK/sqm**
 apartments marked as sold by developers **157,000 CZK/sqm**



Brick houses

119,100 CZK/sqm
 CZK 3.9 billion
 548 sales



Prefab. apartment buildings

99,900 CZK/sqm
 CZK 3.1 billion
 549 sales