

SAINT CROIX HOLDING IMMOBILIER SOCIMI, S.A.
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In accordance with the provisions of article 228 of the revised text of the law of the stock market, the company, **SAINT CROIX HOLDING IMMOBILIER, SOCIMI, S.A.** ("SCHI" or the "company") announces the following:

SIGNIFICANT EVENT

On July 25, 2019, the Board of Directors of the Company took place, in which, among other resolutions, the results of the Company on June 30, 2019 were approved. The presentation of results as at June 30, 2019 is attached. The most relevant aspects of it are summarized below:

- Total revenues amounted to 9,321,071 euros, which represents an increase of +8.65% compared to the same period of the 2018 fiscal year.
- The Net Operating Income is positive for an amount of 8,388,956 euros higher than the previous year by + 8.45%.
- Ebitda is positive and amounts to 8,144,717 euros, which implies an increase of +8.07% with respect to that of fiscal year 2018.
- The Company has registered its real estate assets at acquisition cost net of amortization and impairment as of June 30, 2019 being 346,801,402 euros. At that date, the valuation of its assets (GAV), based on that made by CBRE Valuation Advisory, S.A. at the end of the 2018 financial year, amounted to 481,063,828 euros compared to 459,306,773 euros (December 31, 2018), which means an increase in the GAV of +4.73%.
- The valuation of its real estate assets assumes the existence, as of June 30, 2019, of latent capital gains not recorded in the net equity of the Company or in its results for an amount of 134,262,787 euros.
- The net result as of June 30, 2019 amounted to 6,630,319 euros, representing an increase of +37.33% with respect to the previous year, that is, a net profit of 1.49 euros per share compared to 1,08 euros for the same period of the 2018 fiscal year.
- The portfolio of leases as of June 30, 2019 amounts to 94,465,712 euros, with the WAULT of 6.12.
- During the year 2019, investments were made in the amount of 26,773,999 euros, as well as divestments amounting to 4,632,931 euros in terms of cost.

- As of June 30, 2019, the Company's real estate assets have an occupancy rate of 90.05% with a NAV of 428,955,552 euros, an LTV of 17.36% and a net return on assets of 4.46 %.

Madrid, July 25, 2019.

Yours faithfully,

Mr. Marco Colomer Barrigón
Chairman y Chief Executive Officer