

### **Nine-month Financial Report 2020**

We wish to announce that the Company's Board of Directors approved on 01/12/2020 the Nine-Month Financial Report for 2020. The information provided in the Report is not audited by the Company's Auditors. The results are within the estimates of the Board of Directors in the Profit Warning announced on 30/09/2020.

The Financial Report will not be sent to the shareholders but the Interim Condensed Consolidated Statement of Profit and Loss and Other Comprehensive Income and the Interim Condensed Consolidated Statement of Financial Position will be published in "Haravgi" newspaper on 03/12/2020.

The full text of the Nine Month Financial Report is available free of charge at the Company's Registered Office, 13, Limassol Avenue, 5th Floor , 2112 Aglantzia, Tel.: 22818222 and is posted on the websites of the Company ([www.demetra.com.cy](http://www.demetra.com.cy)) and of the Cyprus Stock Exchange ([www.cse.com.cy](http://www.cse.com.cy)).

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Adaminco Secretarial Limited  
Secretary of Demetra Holdings Plc

Attachment:

1. **DEMETRA - Nine-Month Financial Report**

**Regulated**

Publication Date: 03/12/2020

## DEMETRA INVESTMENTS

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### INTERIM CONDENSED CONSOLIDATED STATEMENT OF PROFIT AND LOSS AND OTHER COMPREHENSIVE INCOME for the period 1 January 2020 to 30 September 2020

	Nine months ended 30 September	
	2020	2019
	€	€
<b>Income</b>		
Income from dividends	380,797	701,258
Income from interest	151,170	162,101
Income from rents	1,134,406	879,767
Profit from financial assets	-	6,489,474
	<b>1,666,373</b>	8,232,600
Operating expenses	(1,355,817)	(1,477,094)
Loss from financial assets	(1,990,270)	-
Reversal of expected credit losses	10,469	264,086
Finance costs	(251,061)	(240,751)
(Provision) / Reversal of provision for share in loss from affiliates	(59,927)	34,845
Share in profit from affiliates	8,403,579	-
<b>Profit before taxation</b>	<b>6,423,346</b>	6,813,683
Taxation	(27,442)	(11,208)
<b>Net profit for the period</b>	<b>6,395,904</b>	6,802,475
<b>Other comprehensive expenses</b>		
<i>Amounts to be classified in the consolidated profit or loss account in future periods</i>		
Share in loss from affiliates	(588,280)	-
<b>Total income for the period</b>	<b>5,807,624</b>	6,802,475
<b>Net profit attributable to:</b>		
Shareholders of the Company	6,395,904	6,802,475
<b>Profit per share - cents</b>	<b>3,20</b>	3,40
<b>Total profit attributable to:</b>		
Shareholders of the Company	5,807,624	6,802,475
<b>Total income per share - cents</b>	<b>2,90</b>	3,40

## DEMETRA INVESTMENTS

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### INTERIM CONDENSED CONSOLIDATED STATEMENT OF FINANCIAL POSITION as at 30 September 2020

	30 September 2020 €	31 December 2019 €
<b>ASSETS</b>		
<b>Non-current assets</b>		
Intangible fixed assets	1.538.921	1.590.565
Investments to affiliates	206.896.815	199.084.037
Immovable property for investment	33.320.192	32.646.596
Receivables from affiliates	11.380.510	11.230.249
Deferred taxation	300.708	300.708
<b>Total non-current assets</b>	<b>253.437.146</b>	<b>244.852.155</b>
<b>Current assets</b>		
Inventories	7.255.133	7.223.619
Other receivables	133.862	119.882
Financial assets at fair value through profit and loss	13.574.734	15.565.135
Bank deposits	8.000	842.032
Cash and cash equivalents	1.416.942	2.537.297
Current tax claims	18.913	26.739
<b>Total current assets</b>	<b>22.407.584</b>	<b>26.314.704</b>
<b>Total assets</b>	<b>275.844.730</b>	<b>271.166.859</b>
<b>NET POSITION AND LIABILITIES</b>		
<b>Equity</b>		
Share capital	140.000.000	140.000.000
Reserves	123.473.160	117.668.057
<b>Total equity</b>	<b>263.473.160</b>	<b>257.668.057</b>
<b>Long-term liabilities</b>		
Long-term loans	7.255.831	9.902.172
<b>Total long-term liabilities</b>	<b>7.255.831</b>	<b>9.902.172</b>
<b>Current liabilities</b>		
Current instalments of long-term loans	1.840.426	483.410
Provision for losses of affiliates	2.483.182	2.423.255
Trade and other creditors	792.131	689.965
<b>Total current liabilities</b>	<b>5.115.739</b>	<b>3.596.630</b>
<b>Total equity and liabilities</b>	<b>275.844.730</b>	<b>271.196.859</b>
<b>Net asset per share - cents</b>	<b>131.74</b>	<b>128.83</b>

## DEMETRA INVESTMENTS

### INTERIM CONDENSED CONSOLIDATED STATEMENT OF CASH FLOWS for the period 1 January 2020 to 30 September 2020

	Nine months ended 30 September	
	2020	2019
	€	€
<b>Cash flow from operating activities</b>		
Profit before taxation	6.423.346	6.813.683
Adjustment for:		
Depreciation of intangible fixed assets	70.151	62.739
Loss/(profit) from disposal and revaluation of financial assets at fair price through profit and loss	1.990.270	(6.489.474)
Loss from sale of fixed assets	1.970	-
Provision / (reversal of provision) for share in loss from affiliates	59.927	(34.845)
Share in profit from affiliates	(8.403.579)	-
Reversal of expected credit losses	(10.363)	(261.095)
Interest of loans payable	243.617	135.618
<b>Net cash flow before changes in working capital</b>	<b>375.339</b>	<b>226.626</b>
Decrease / (Increase) in inventories	(31.514)	280.349
(Increase) / decrease in other receivables	(13.980)	85.809
Net purchases and sales of financial assets at fair value through profit and loss	131	(49.304.026)
Increase in receivables from affiliates	(150.261)	(147.138)
Decrease in bank deposits	844.395	10.785.827
Increase / (decrease) in trade and other creditors	102.166	(165.436)
Purchase of immovable property for investment	(673.596)	(194.738)
<b>Cash from / (for) operating activities</b>	<b>452.680</b>	<b>(38.432.727)</b>
Tax paid	(19.616)	(9.362)
<b>Net cash from / (for) operating activities</b>	<b>433.064</b>	<b>(38.442.089)</b>
<b>Cash flow from investing activities</b>		
Purchase of intangible fixed assets	(20.477)	(52.536)
<b>Net cash flow for investing activities</b>	<b>(20.477)</b>	<b>(52.536)</b>
<b>Cash flow from financing activities</b>		
Proceeds from new loans	-	10.500.000
Repayment of loans	(1.532.942)	(84.761)
<b>Net cash (for) / from financing activities</b>	<b>(1.532.942)</b>	<b>10.415.239</b>
<b>Net decrease in cash and cash equivalents</b>	<b>(1.120.355)</b>	<b>(28.079.386)</b>
<b>Cash and cash equivalents at beginning of period</b>	<b>2.537.297</b>	<b>30.989.211</b>
<b>Cash and cash equivalents at end of period</b>	<b>1.416.942</b>	<b>2.909.825</b>

## DEMETRA INVESTMENTS

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### INTERIM CONDENSED CONSOLIDATED STATEMENT OF CHANGES IN EQUITY for the period 1 January 2020 to 30 September 2020

	Share capital €	Exchange difference reserve €	Negative goodwill reserve €	(Accumulated Loss)/ Accumulated Profit €	Total equity €
Balance as at 1 January 2019	140.000.000	319.437	-	(16.550.956)	123.768.481
Profit for the period	-	-	-	6.802.475	6.802.475
Balance as at 30 September 2019	140.000.000	319.437	-	(9.748.481)	130.570.956
Balance as at 1 January 2020	140.000.000	319.767	119.850.066	(2.501.446)	257.668.057
Profit for the period	-	-	-	6.3958.904	6.395.904
Other total cost for the period	-	-	-	(588.280)	(588.280)
Other transactions with shareholders	-	-	-	(2.521)	(2.521)
Balance as at 30 September 2020	140.000.000	319.437	119.850.066	3.303.657	263.473.160