


Progress report

Issuer:	Enghave Brygge Invest ApS				
Progress report period:	2023-06-30 Akvariet (Commercial plot)				
Info:	Volume (frame): 203m (budget) Maturity (due date): Projected exit time Q3 2025 extended from Q4 2024				
Status permit/agreements:	<ul style="list-style-type: none"> • Zoning plan: Yes • Construction permit: New plan – want to demolish old building and build a completely new building. City planner is positive. • Contractor agreement: Simultaneously with new planning. <p>Comments: We expect to demolish old property during Q3-Q4 2023 and construction period to start in Q2 2024 (August 2023).</p>				
Status financials:	<ul style="list-style-type: none"> • Construction loan: Under negotiation but on hold until new plan is finalized. • Advance payments: Not until a sale of the project has been agreed. <p>Comments:</p>				
Project timeline: Actual vs plan	Construction Infrastructure	Actual Est. 8/23 – 10/24 n/a	Plan	Deviation	New plan Q2 2024 – Q3 2025
Project costs: Actual vs budget	Projected	Actual n/a	Budget -180	Deviation.	Will provide new budget when city has approved the concept.
Other information:	<p>Cash on blocked account: none</p> <p>Comments to deviations: awaiting final budget when turnkey is contracted.</p> <p>It has finally been agreed with the owner of the land on which the property stands, that we can buy the land and thereby improve the financial attractiveness of the project. Timetable during Q3 2023.</p>				
Visuals (pictures)	<p>Entrance of the building</p>  <p>Look into the property</p>				

