



Titularizamos sueños para **Impulsar al país**

TORRE CENTRAL DAVIVIENDA



Monthly Report
January 2025



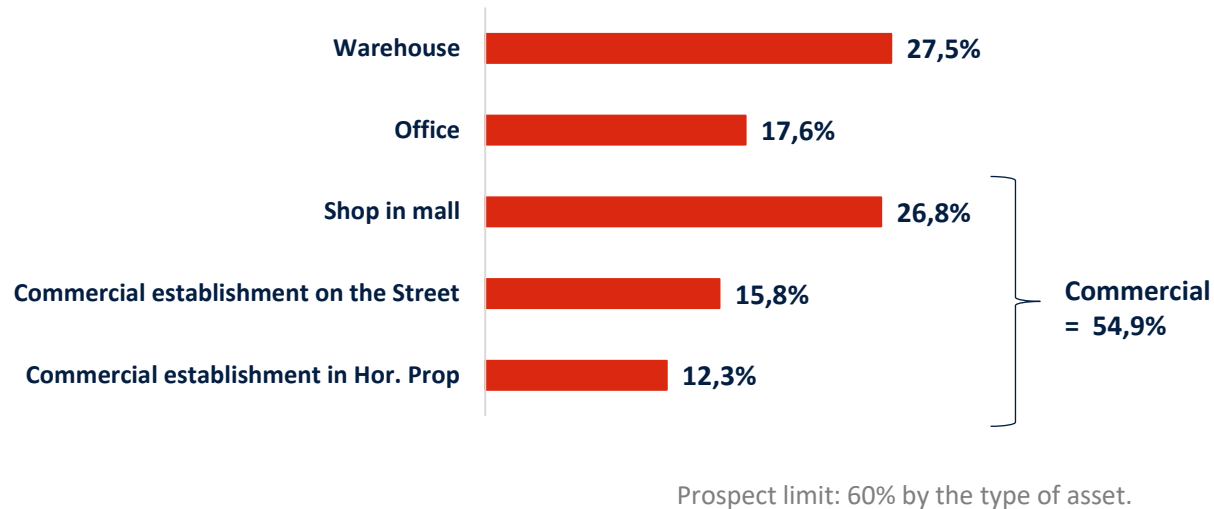
Indicators as at September 31, 2024.

** Outstanding lease balance on operating income of previous 12 months.

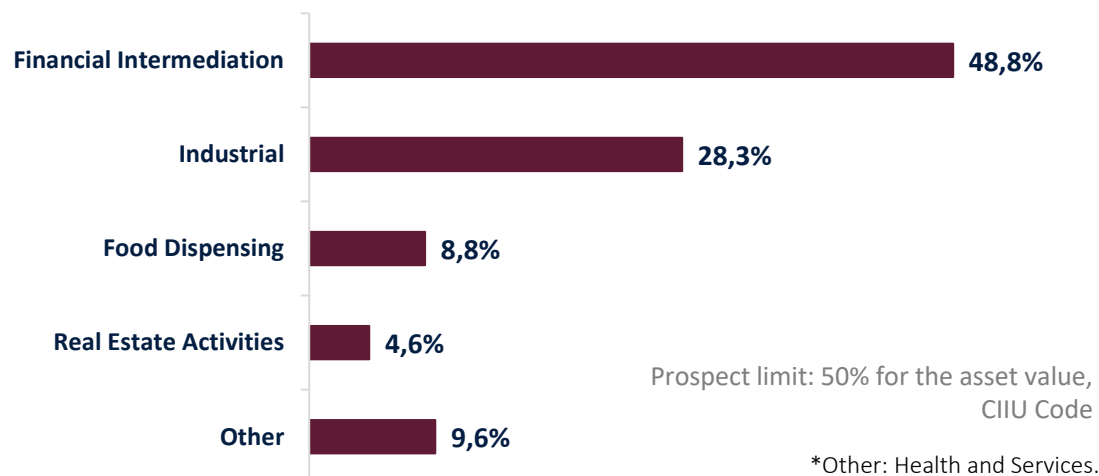
*** Yields distributed average Year to date. Yield distribution in the month on the average security value for the month. LTM: Last 12 Months



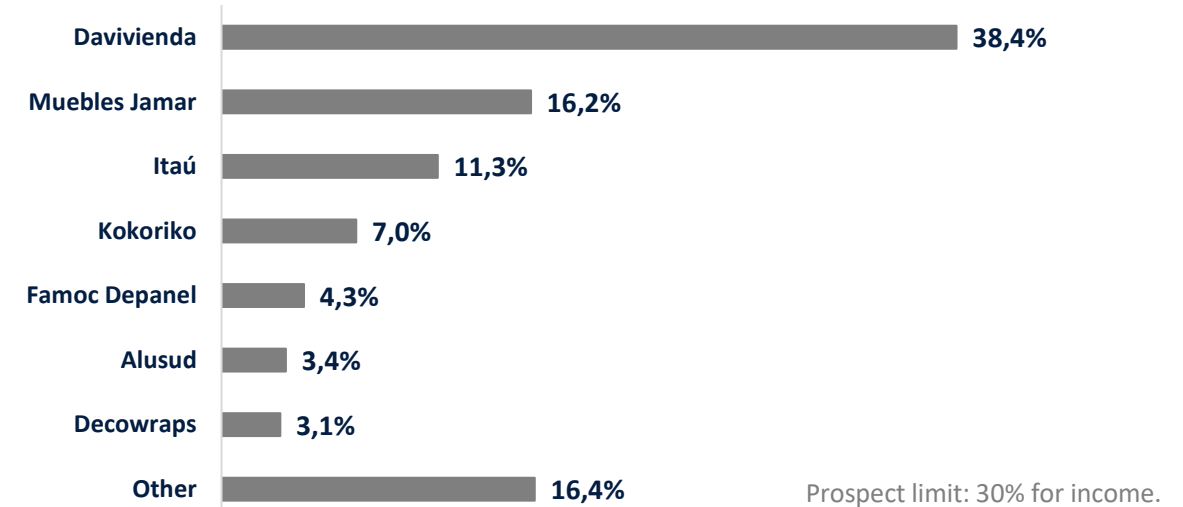
By Type of Real Estate Property



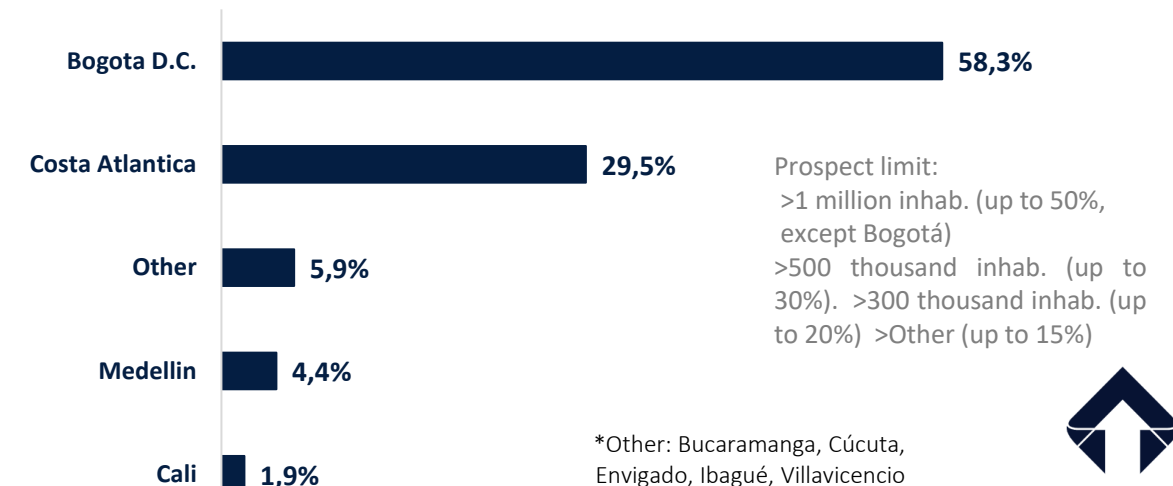
By Economic Sector



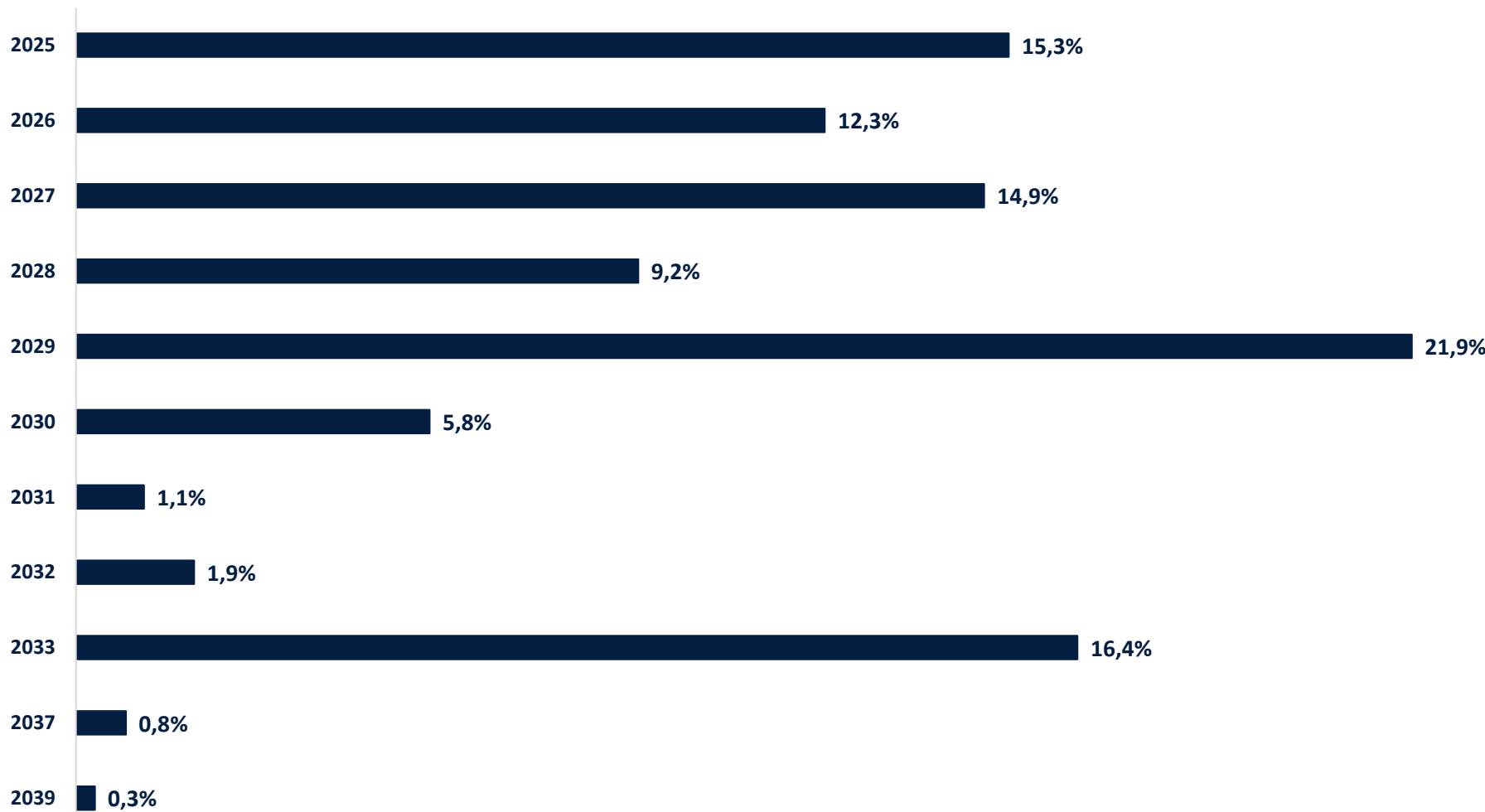
By Lessee**



By Geographic Location



Lease Contracts



2,72%
Economic Vacancy



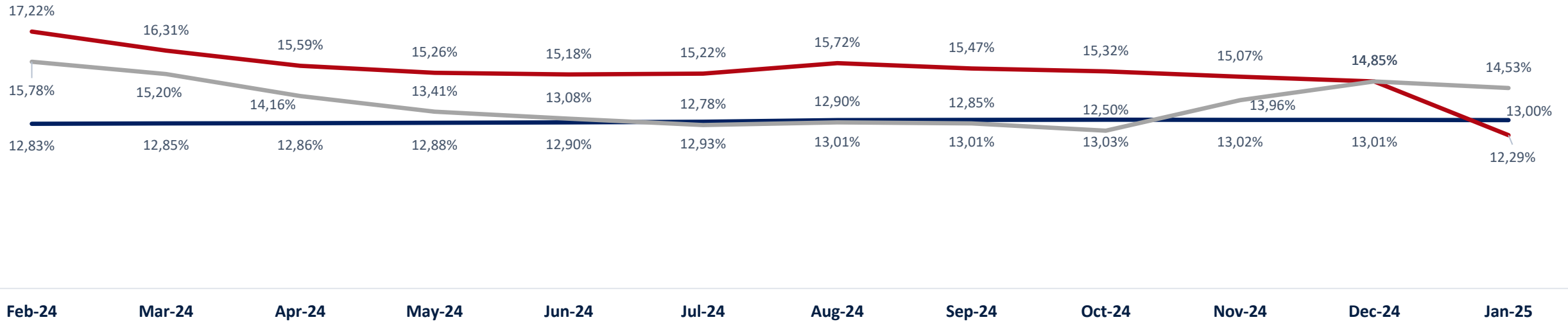
39
No. Lessees



4,14 years
Weighted average of
remaining time of lease
contracts.



Return



— Since the Beginning — YTD* — LTM**



13,00% AE

Return Since Inception

October 2018 – January 2025

56,6%
Capital Appreciation

43,4%
Cash Flow Yield



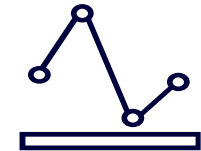
14,53% E.A.

LTM Return:

Feb. 2024 – Jan. 2025

62,1%
Capital Appreciation

37,9%
Cash Flow Yield



12,29% E.A.

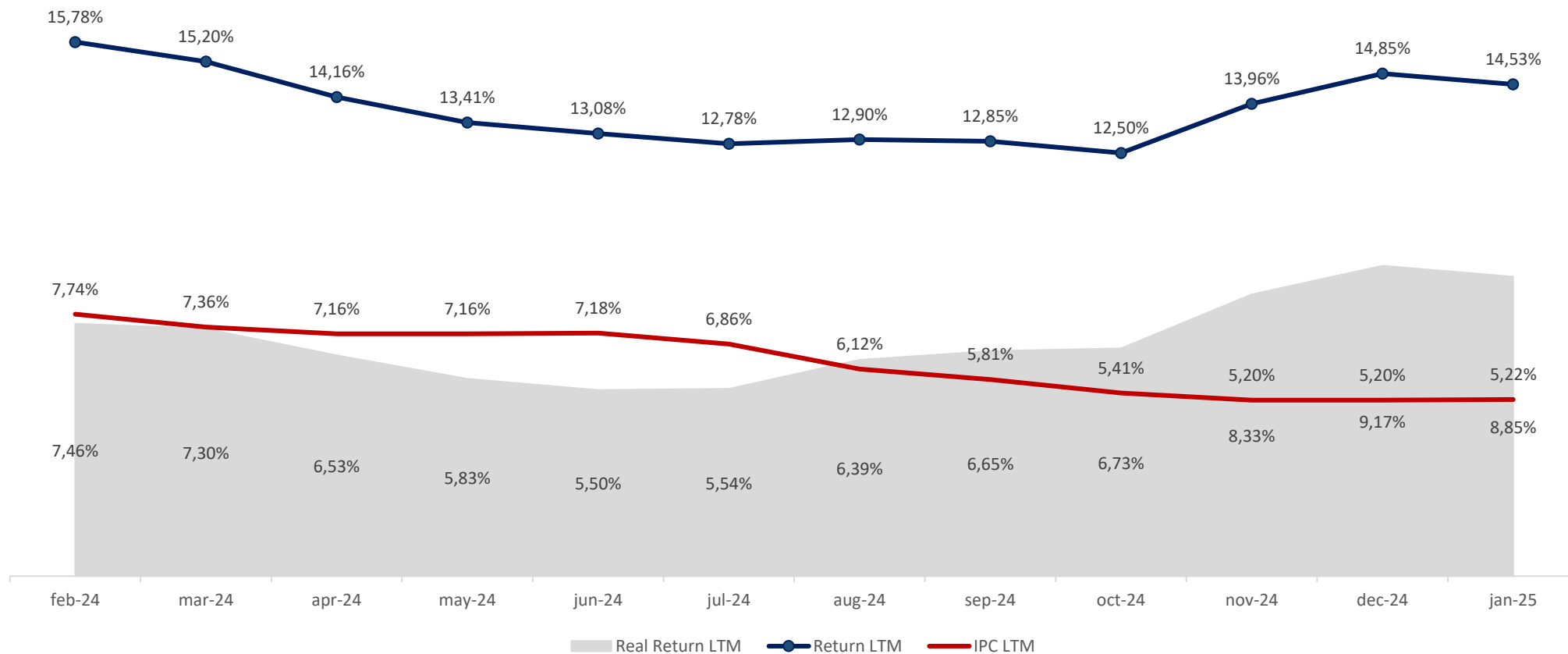
Year-to-Date Return:

Jan. 2025

* YTD: Year-to-date
** LTM: Last 12 Months



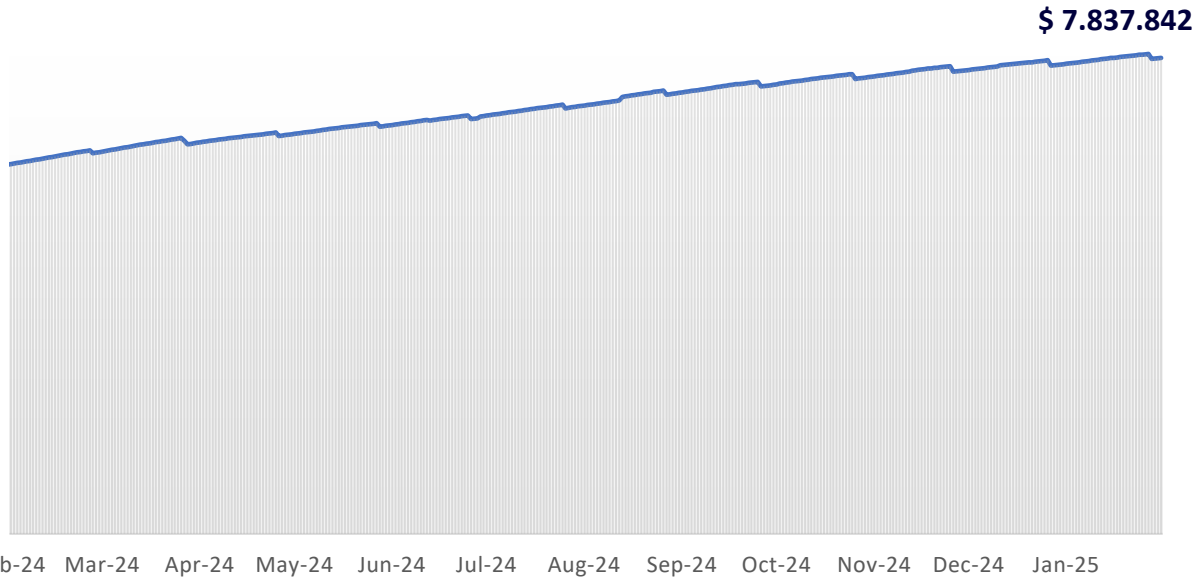
Return LTM



* LTM: Last 12 Months



TIN Security Value



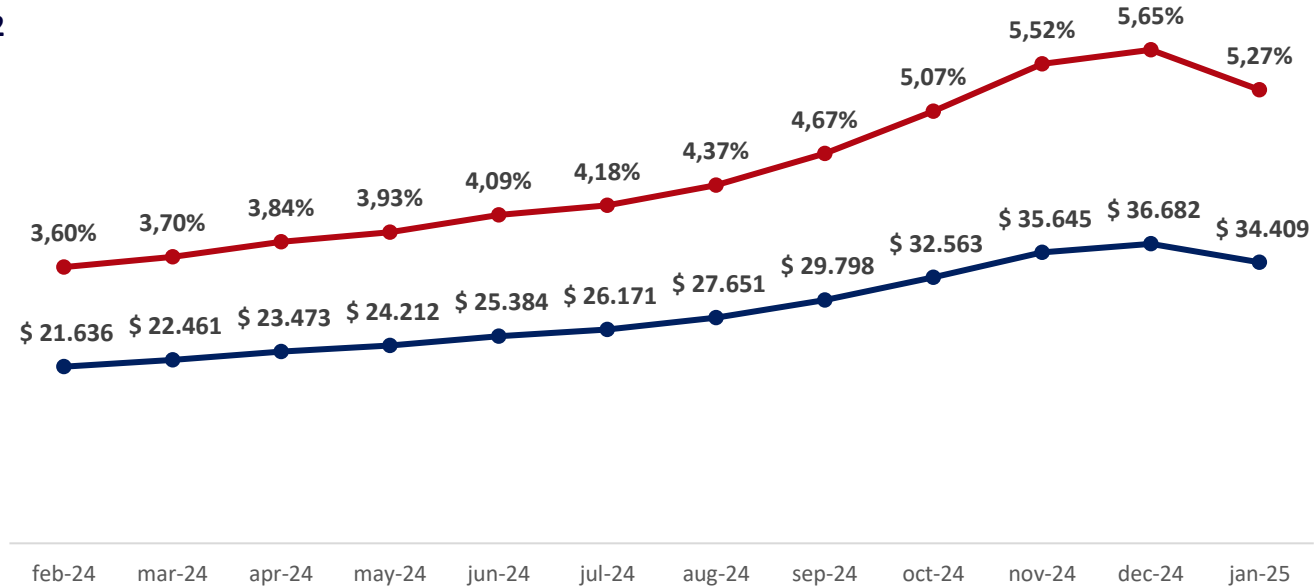
7.837.842

Security Value on January 31, 2025.

9,45%

LTM Security Value's Increase
\$ 7.161.036 (Security Value Feb. 1, 2024)

Dividend Yields & Returns



● Dividend per Security
● Update Dividend Yield



4,49%

Average DY LTM:
02/2024 – 01/2025



5,27%

Average DY YTD:
01/2025

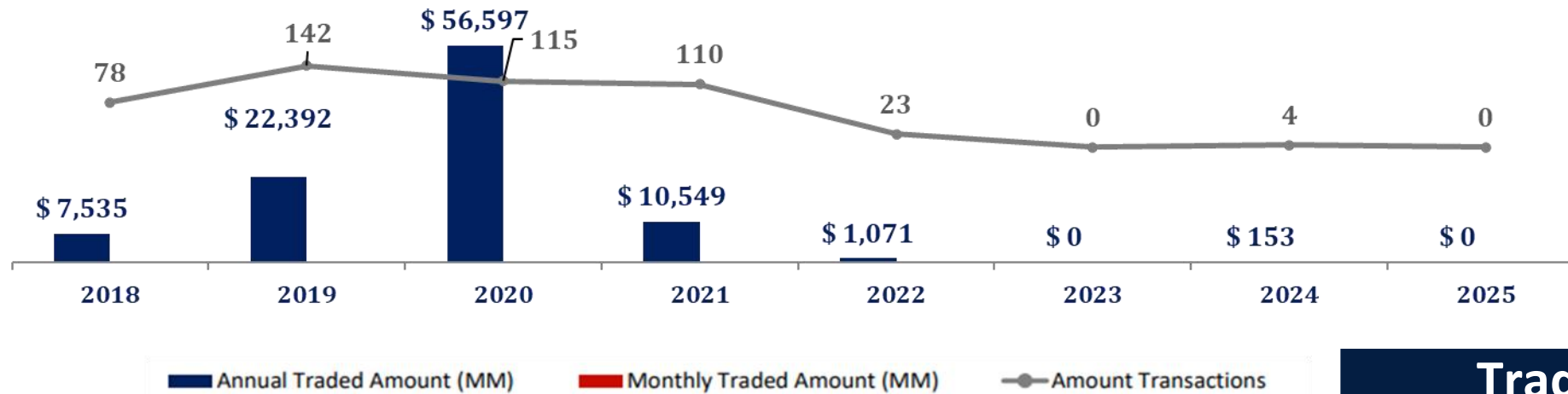


5,27%

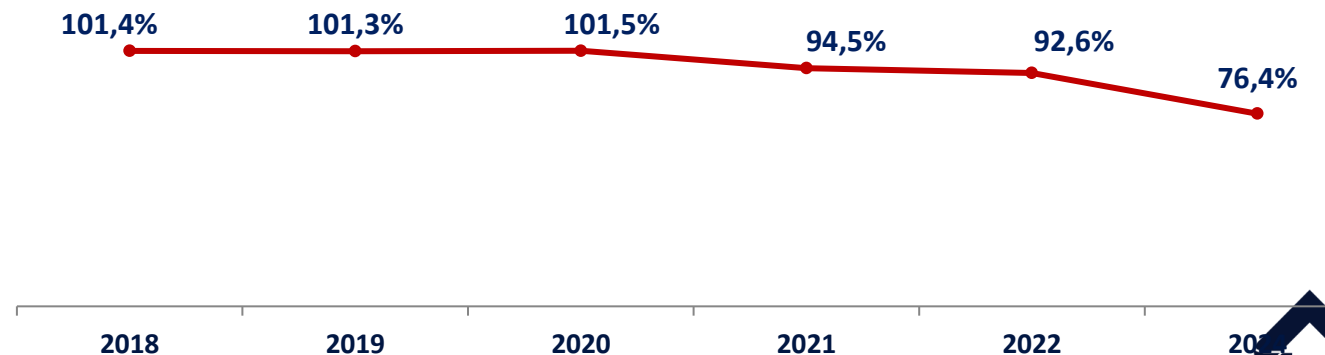
DY Previous month:
01/2025



Total Traded Amount (COP Millions)



Trade Price (weighted average)*



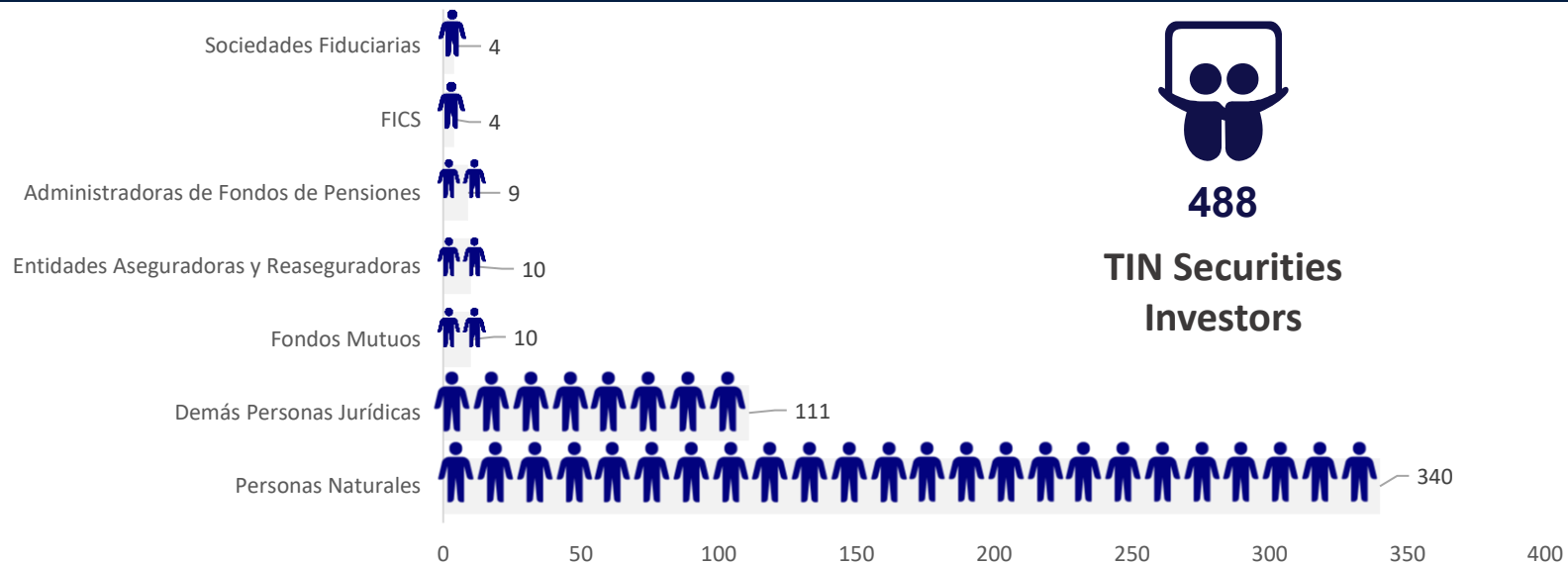
99,48%
Valuation Price**



52.605
Outstanding TIN securities



*WAP: Weight average price
** Precia's valuation Price Jan 31 2025



Number of investors

Investors per amount

