



Titularizadora
COLOMBIANA

Titularizamos sueños para **Impulsar al país**

TORRE CENTRAL DAVIVIENDA



Monthly Report
February 2022



COP 451.439 Billion
Assets under management



9,92% AE
Profitability from the
Beginning
Oct. 2018 – Feb. 2022



COP 141.532 Billion
Financial indebtedness
(Capital)



85.893 m²
Managed area



6,02%***
Dividend Yield – Feb. 2022



6,24% AE
Weighted average cost of
debt.



98,60%
Economic Occupation
of portfolio



COP 822 million
Traded in secondary
market - Jan. –Feb 2022



33% < Lim. 40%
Financial indebtedness



0,96%**
Non-performing loans
February 2022



94%
Weighted average price
February 2022.



52.605
Outstanding TIN securities

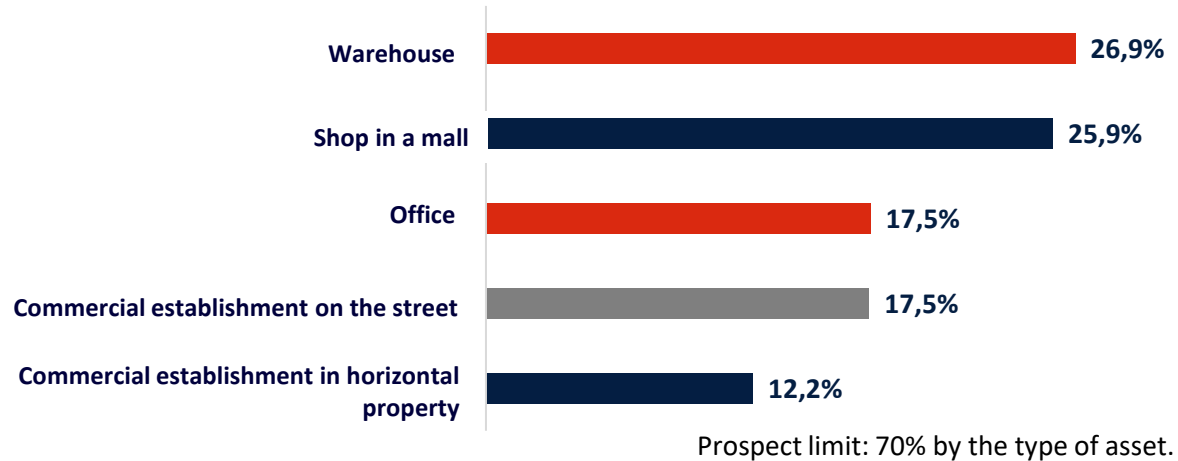
* Indicators as at February 28, 2022.

** Non performing loans on operating income of previous 12 months.

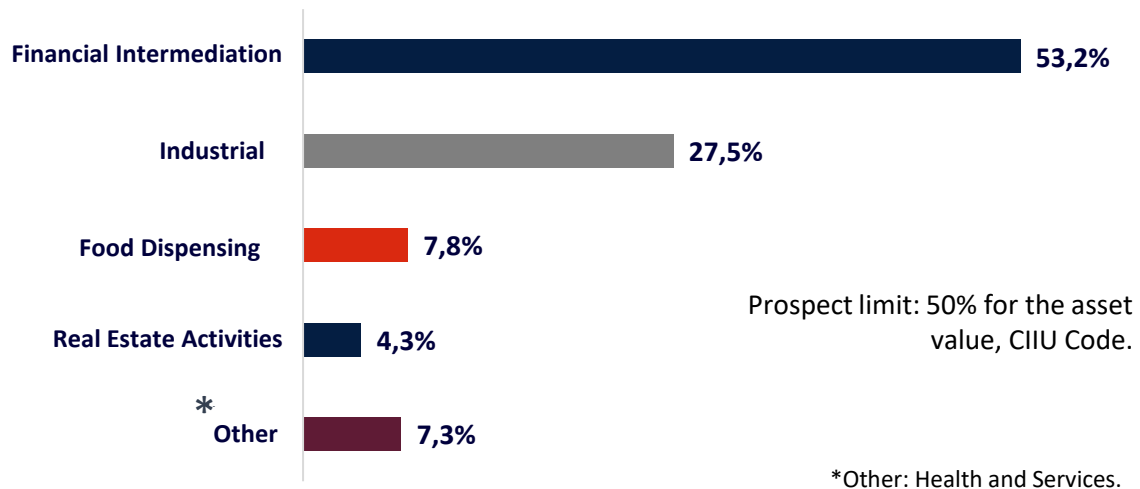
*** Yields distributed in the month on the average security value for the month.



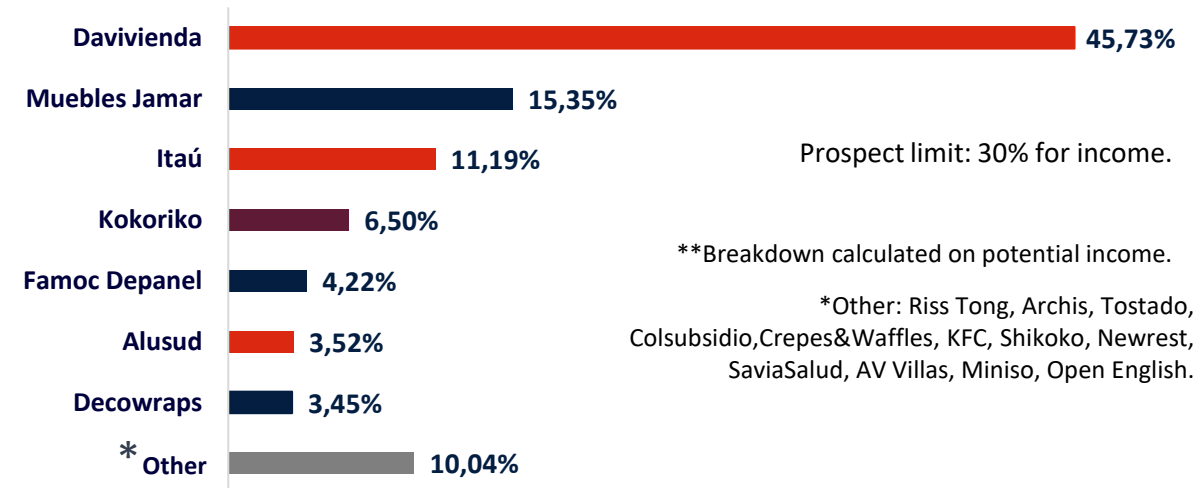
By Type of Real Estate Property



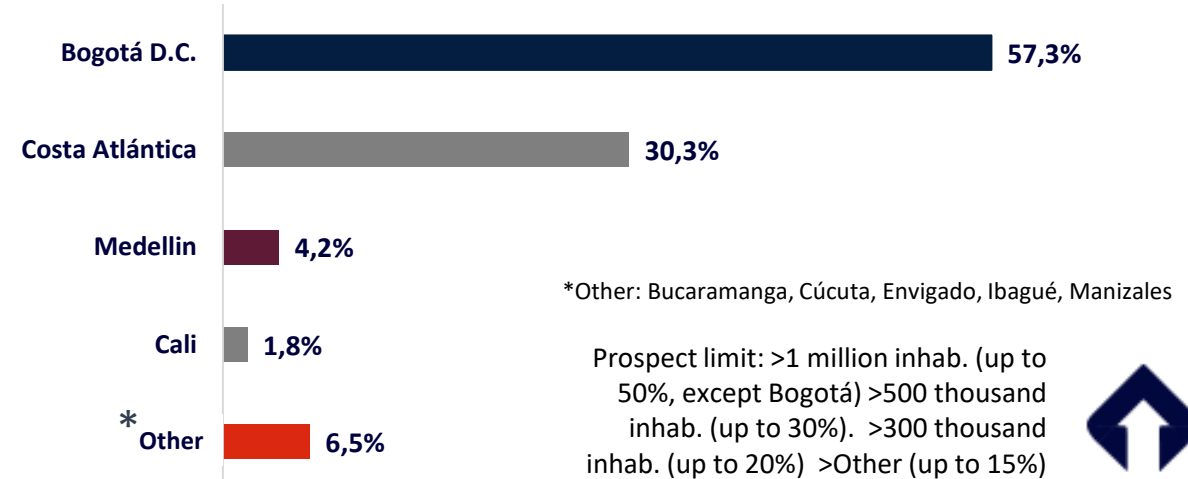
By Economic Sector



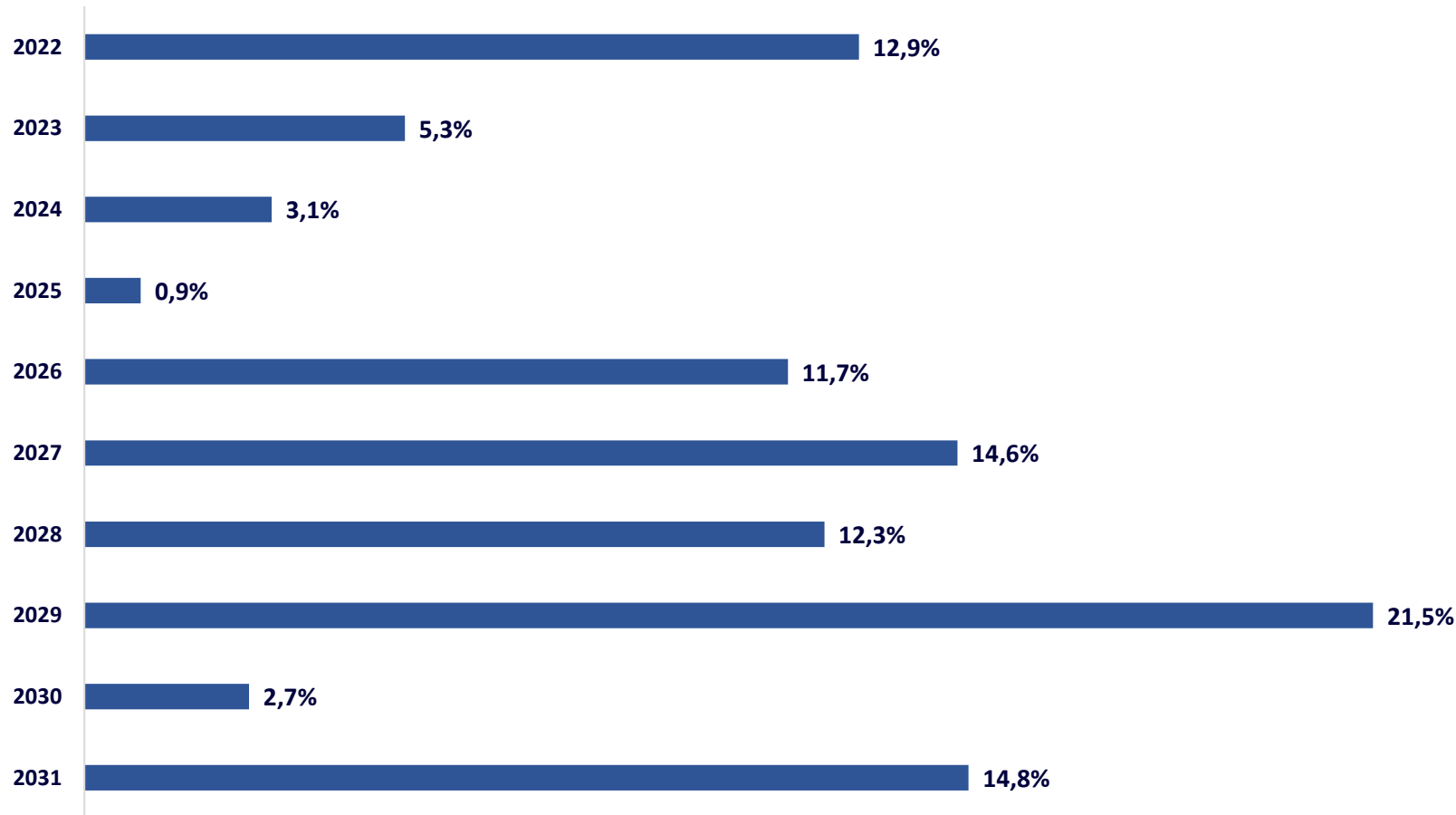
By Lessee**



By Geographic Location



Lease Contracts



1,39%
Economic Vacancy



30
No. Lessees



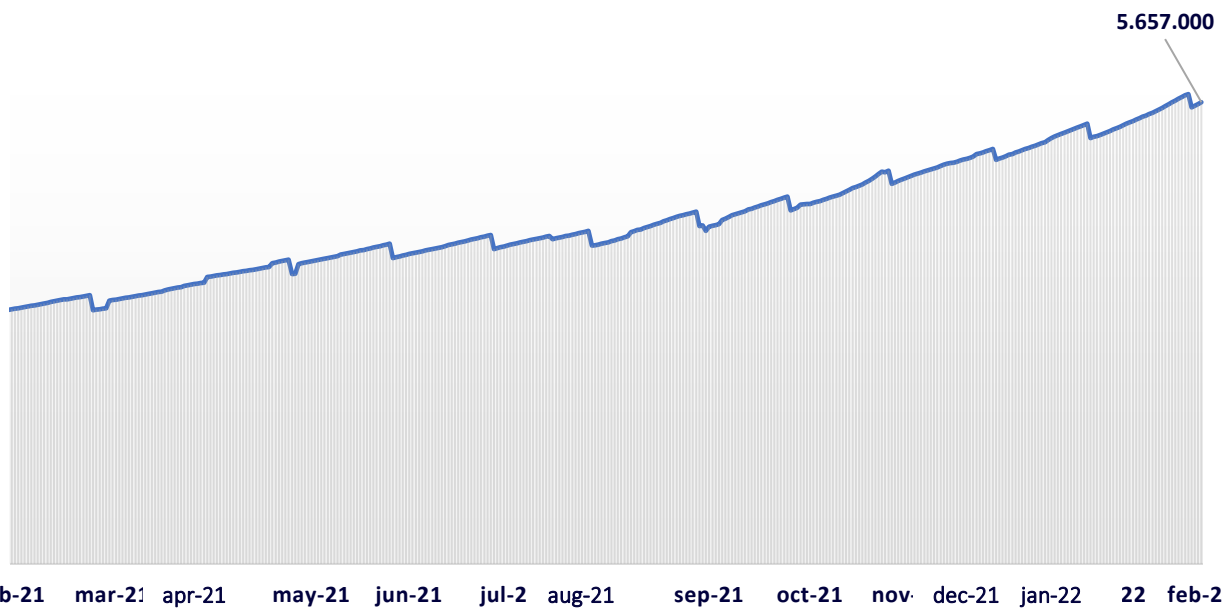
0,96%*
Non-performing Loans



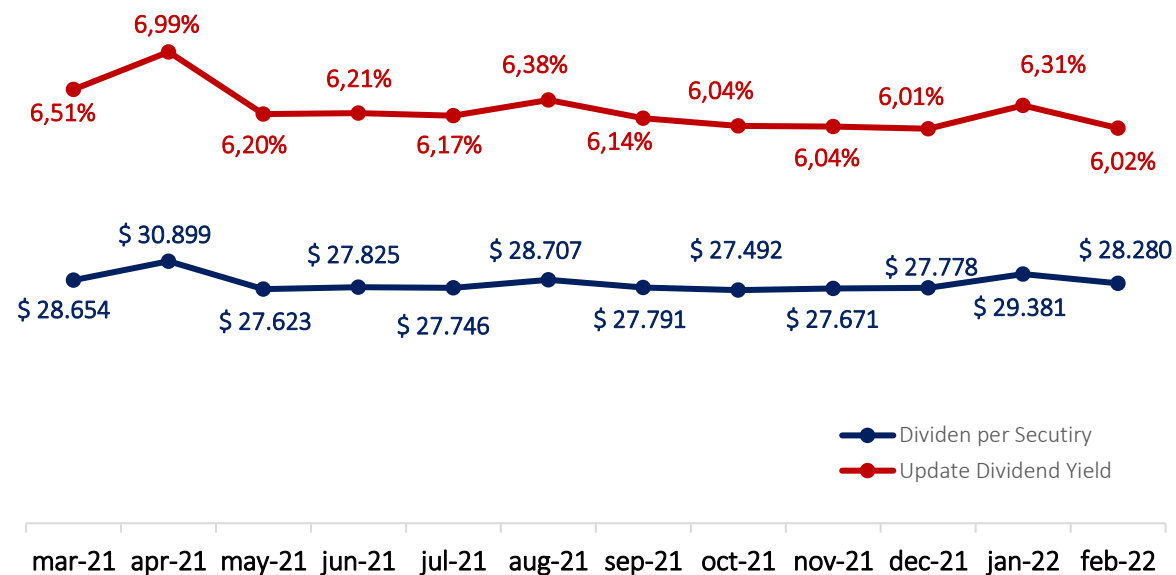
5,20 years
Weighted average of remaining time of lease contracts.

* Non performing loans on operating income of last twelve months.

TIN Security Value



Dividend Yields & Returns



5.657.000

Security Value on February 28, 2022.

7,27%

LTM Last increment Security Value vs \$5.273.486 (Security Value March 1, 2021)



6,02%

DY Previous month: February 2022

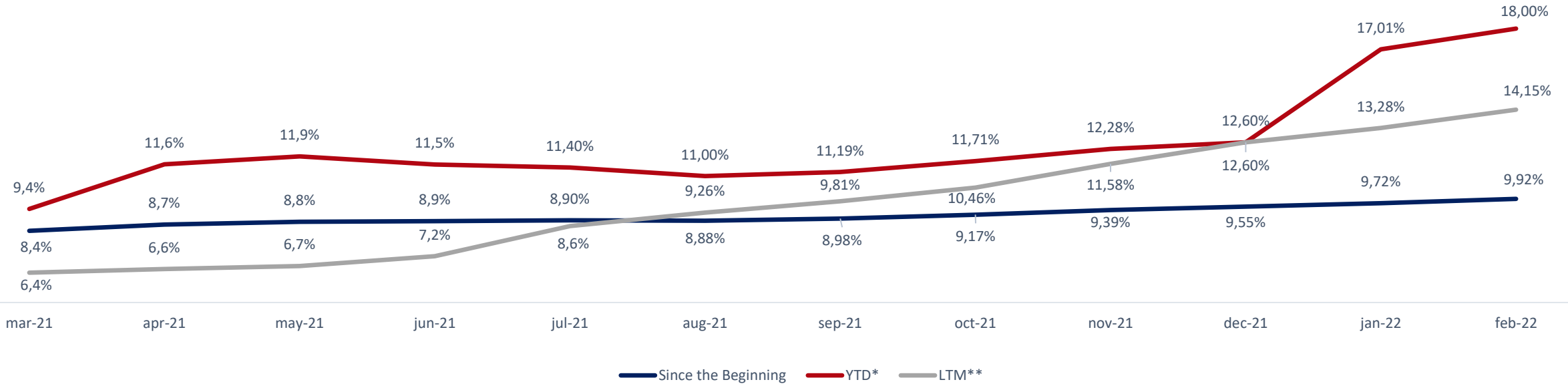


6,25%

LTM DY: 03/2021 – 02/2022



Rentabilidad



9,92% AE

Profitability Since the Beginning
October 2018 – February 2022



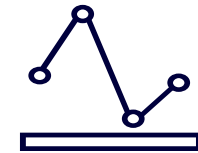
31%
For Mark-up in Price

69%
Due to Flow



14,15% AE

LTM Profitability:
March 2021 – February 2022



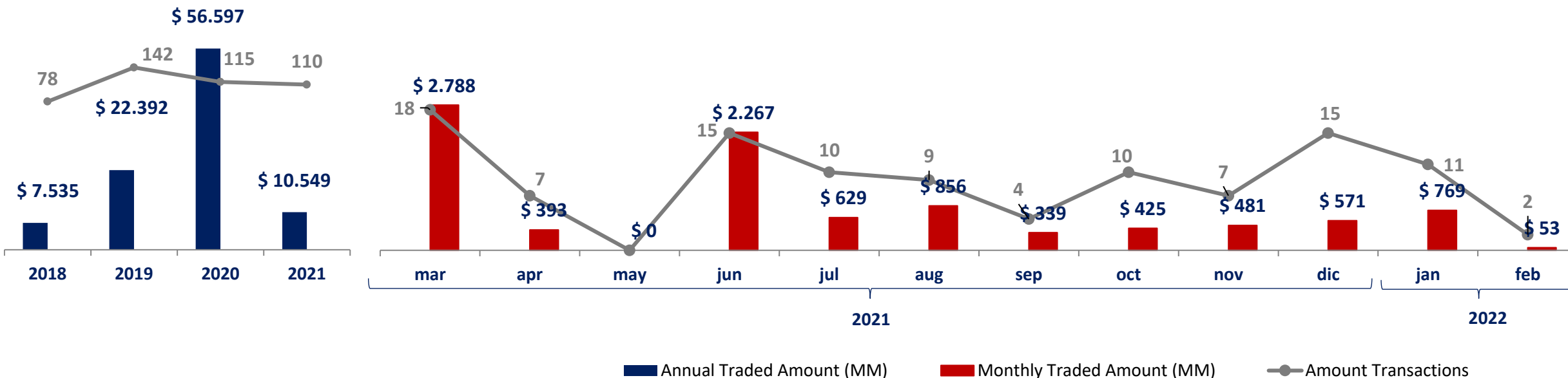
18% AE

Year-to-Date Profitability:
February 2022



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

Total Traded Amount (Millions)




COP 53 Million
 Traded / Month


COP 822 Million
 Traded / 2022

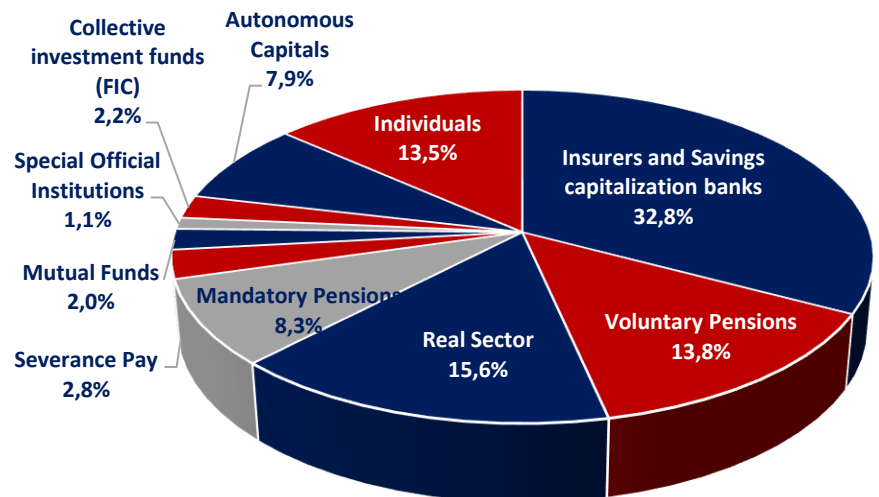
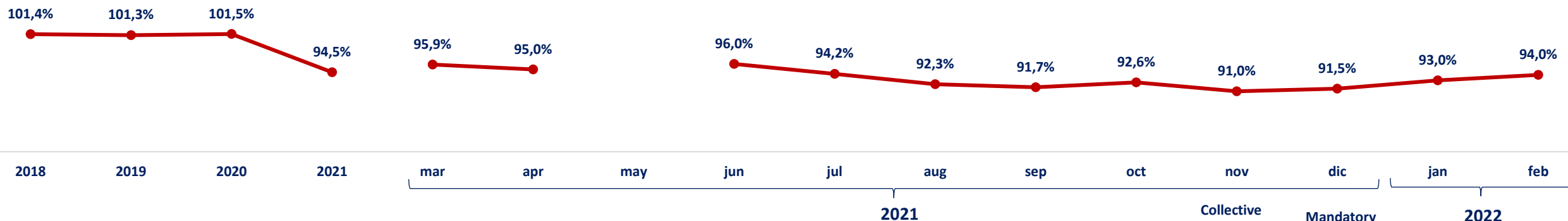

94%
 Price
 PP / Month


500
 TIN Securities
 Investors

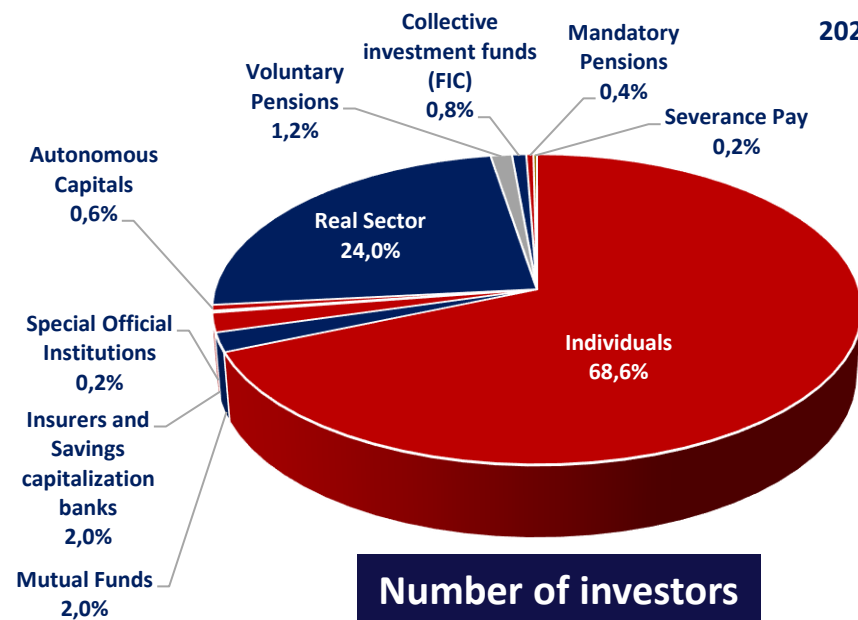

COP 2.6 Million
 Daily Average Traded
 /Month

* Figures corresponding to February 2022

Trade Price (Provider Price)



Investors per amount



Number of investors