

**Heureka FinCo CZ a.s.**

**Interim Financial Statements  
for period ended 16 October 2019**

## Interim Statement of Comprehensive Income

For period from 27 September 2019 to 16 October 2019

In thousands of CZK

	Note	For period from 27 September 2019 to 16 October 2019
Services	7	(28)
<b>Profit (loss) from operations</b>		<b>(28)</b>
<b>Profit (loss) before income tax</b>		<b>(28)</b>
Income tax expenses		-
<b>Profit (loss) for the period</b>		<b>(28)</b>
<b>Total comprehensive income for the period</b>		<b>(28)</b>

The notes presented on pages 1 to 4 form an integral part of these interim financial statements.

## Interim Statement of Financial Position

As of 16 October 2019

In thousands of CZK

	Note	16 October 2019	27 September 2019
<b>Assets</b>			
Receivables for subscribed capital		-	1 400
Cash and cash equivalents	4	2 000	600
<b>Total current assets</b>		<b>2 000</b>	<b>2 000</b>
<b>Total assets</b>		<b>2 000</b>	<b>2 000</b>
<b>Equity</b>			
Share capital	5	2 000	2 000
Retained earnings		-28	-
<b>Total equity</b>		<b>1 972</b>	<b>2 000</b>
<b>Liabilities</b>			
Trade payables and other liabilities	6	28	-
<b>Total current liabilities</b>		<b>28</b>	<b>-</b>
<b>Total liabilities</b>		<b>28</b>	<b>-</b>
<b>Total equity and liabilities</b>		<b>2 000</b>	<b>2 000</b>

The notes presented on pages 1 to 4 form an integral part of these interim financial statements.

## Interim Statement of Changes in Equity

For the period ended 16 October 2019

*In thousands CZK*

	Share capital	Retained earnings	Total Equity
<b>Balance at 27 September 2019</b>	<b>2 000</b>	-	<b>2 000</b>
<i>Total comprehensive income for the period:</i>			
Profit or loss	-	(28)	(28)
<b>Balance at 16 October 2019</b>	<b>2 000</b>	<b>(28)</b>	<b>1 972</b>

The notes presented on pages 1 to 4 form an integral part of these interim financial statements.

## Interim Statement of Cash Flows

*In thousands of CZK*

	Note	For period from 27 September 2019 to 16 October 2019
<i>Net increase (decrease) in cash and cash equivalents</i>	4	1 400
<b>Cash and cash equivalents at beginning of the period</b>		<b>600</b>
Effect of exchange rate fluctuations on cash held		-
<b>Cash and cash equivalents at end of the period</b>		<b>2 000</b>

## Notes to the interim financial statements

### 1. Background

Heureka FinCo CZ a.s. (“Company”) was founded on 27 September 2019.

The Company is considering to issue bonds in the coming period and it is the main activity of the Company.

The financial year is set for a period ended 31 March 2020. Interim Financial Statements were prepared for period from 27 September 2019 to 16 October 2019.

#### *Registered office*

Karolinská 650/1,  
Karlín, 186 00 Prague 8,  
Czech Republic

*The sole shareholder of the Company as at 16 October 2019 is:*

	Interest in share capital		Voting rights	
	In thousands of CZK	%		%
Heureka Group a.s.	2 000	100		100
<b>Total</b>	<b>2 000</b>	<b>100</b>		<b>100</b>

*The shareholders of Heureka Group a.s. as at 16 October 2019 are:*

	Interest in share capital		Voting rights	
		%		%
EC Investments a.s.		40		40
BONAK a.s.		40		40
Rockaway e-commerce a.s.		20		20
<b>Total</b>		<b>100</b>		<b>100</b>

*Members of the Board of Directors and Supervisory Board as at 16 October 2019:*

#### *Members of the Board of Directors*

Tomáš Braverman (member)

Lukáš Gulík (member)

#### *Members of the Supervisory Board*

Michal Vodák (member)

## **2. Basis of preparation**

### **(a) Statement of compliance**

These interim financial statements have been prepared in accordance with international accounting standards (International Accounting Standards – IAS and International Financial Reporting Standards – IFRS), issued by International Accounting Standards Board (IASB), as adopted by the European Union.

Under IAS 34, these interim financial statements have been prepared in accordance with IAS 1.

The Company is considering the bond issue and for that reason these interim financial statements were prepared. The interim financial statements were prepared for the period from 27 September 2019 to 16 October 2019 in order to meet regulatory requirements connected with the bond issue.

The Board of Directors approved interim financial statements on 4 December 2019.

### **(b) Critical accounting estimates and assumptions**

The financial statements have been prepared on a going-concern basis using the historical cost method.

### **(c) Functional and presentation currency**

The Company's functional and presentation currency is Czech crown ("CZK").

### **(d) Use of estimates and judgments**

The preparation of financial statements in accordance with International Financial Reporting Standards requires the use of certain critical accounting estimates that affect the reported amounts of assets, liabilities, income and expenses. It also requires management to exercise judgement in the process of applying the Company's accounting policies. The resulting accounting estimates will, by definition, seldom equal the related actual values.

### **(e) Standards issued but not yet effective and recently issued accounting standards**

Standards issued but not yet effective and recently issued accounting standards are not expected to have any material impact on the Company's financial statements.

## **3. Significant accounting policies**

### **(a) Cash and cash equivalents**

Cash and cash equivalents comprise cash balances on hand and in banks, and short-term highly liquid investments with original maturities of three months or less.

### **(b) Non-derivative financial liabilities**

The Company has the following non-derivative financial liabilities: trade and other payables. Such financial liabilities are initially recognised at nominal value.

The Company derecognises a financial liability when its contractual obligations are discharged, cancelled or expire.

#### 4. Cash and cash equivalents

*in thousands CZK*

	16 October 2019	27 September 2019
Current accounts with banks	2 000	600
<b>Total</b>	<b>2 000</b>	<b>600</b>

Cash at bank at 16 October 2019 in amount of CZK 2 000 thousand (27 September 2019: CZK 600 thousand) represents cash paid by shareholders for subscribed capital before and after the registration in the Commercial Register.

Management of the Company considers the credit quality of these financial assets very high, given the fact that the current accounts are deposited with strong financial institution.

#### 5. Share capital

The authorised, issued and fully paid share capital as at 16 October 2019 consisted of 100 ordinary shares with a par value of CZK 20 000 each.

#### 6. Trade payables and other liabilities

*in thousands CZK*

	16 October 2019	27 September 2019
Estimated payables (notary services)	28	-
<b>Total</b>	<b>28</b>	<b>-</b>
<i>Current</i>	28	-
<b>Total</b>	<b>28</b>	<b>-</b>

#### 7. Services

*in thousands CZK*



	2019
Notary services	28
<b>Total</b>	<b>28</b>

#### 8. Risk management policies and disclosures

Financial instruments included in the Interim Statement of Financial Position include current accounts with banks. The Company assessed that its current activities do not imply any significant currency or liquidity risk.

## 9. Significant subsequent events

The Company's management is not aware of any material subsequent events that could have an effect on these interim financial statements as at 16 October 2019.

<p>Date:</p>  <p>4 December 2019</p>	<p>Signature of the authorised representative</p> <div style="display: flex; justify-content: space-around; align-items: center;"><div style="text-align: center;"> <p>Tomáš Braverman Member of the Board of Directors</p></div><div style="text-align: center;"> <p>Lukáš Gulík Member of the Board of Directors</p></div></div>
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**KPMG Česká republika Audit, s.r.o.**

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## **Independent Auditor's Report to the Shareholder of Heureka FinCo CZ a.s.**

### ***Opinion***

We have audited the accompanying interim financial statements Heureka FinCo CZ a.s. ("the Company"), prepared in accordance with International Financial Reporting Standards as adopted by the European Union, which comprise the statement of financial position as at 16 October 2019, and the statement of comprehensive income, the statement of changes in equity and the cash flow statement for the period from 27 September 2019 to 16 October 2019, and notes to the interim financial statements, including a summary of significant accounting policies and other explanatory notes.

In our opinion, the accompanying interim financial statements give a true and fair view of the financial position of the Company as at 16 October 2019, and of its financial performance and its cash flows for the period from 27 September 2019 to 16 October 2019 in accordance with International Financial Reporting Standards as adopted by the European Union.

### ***Basis for Opinion***

We conducted our audit in accordance with International Standards on Auditing (ISAs). Our responsibilities under those standards are further described in the Auditor's Responsibilities for the Audit of the Interim Financial Statements section of our report. We are independent of the Company in accordance with the ethical requirements that are relevant to our audit of the interim financial statements in the Czech Republic, and we have fulfilled our other ethical responsibilities in accordance with these requirements. We believe that the audit evidence we have obtained is sufficient and appropriate to provide a basis for our opinion.

### ***Emphasis of Matter – Purpose of the Interim Financial Statements***

We draw attention to Note 2 to the interim financial statements which states that the Company is considering a bond issue and for that reason these interim financial statements were prepared. The interim financial statements were prepared for the period from 27 September 2019 to 16 October 2019 in order to meet regulatory requirements connected with the bond issue. Our opinion is not modified in respect of this matter.





### ***Responsibilities of the Management and Supervisory Board for the Interim Financial Statements***

The management is responsible for the preparation and fair presentation of the interim financial statements in accordance with International Financial Reporting Standards as adopted by the European Union and for such internal control as the statutory body determines is necessary to enable the preparation of interim financial statements that are free from material misstatement, whether due to fraud or error.

In preparing the interim financial statements, the management is responsible for assessing the Company's ability to continue as a going concern, disclosing, as applicable, matters related to going concern and using the going concern basis of accounting unless the management either intends to liquidate the Company or to cease operations, or has no realistic alternative but to do so.

The Supervisory Board is responsible for overseeing the Company's financial reporting process.

### ***Auditor's Responsibilities for the Audit of the Interim Financial Statements***

Our objectives are to obtain reasonable assurance about whether the interim financial statements as a whole are free from material misstatement, whether due to fraud or error, and to issue an auditor's report that includes our opinion. Reasonable assurance is a high level of assurance, but is not a guarantee that an audit conducted in accordance with ISAs will always detect a material misstatement when it exists. Misstatements can arise from fraud or error and are considered material if, individually or in the aggregate, they could reasonably be expected to influence the economic decisions of users taken on the basis of these interim financial statements.

As part of an audit in accordance with ISAs, we exercise professional judgment and maintain professional skepticism throughout the audit. We also:

- Identify and assess the risks of material misstatement of the interim financial statements, whether due to fraud or error, design and perform audit procedures responsive to those risks, and obtain audit evidence that is sufficient and appropriate to provide a basis for our opinion. The risk of not detecting a material misstatement resulting from fraud is higher than for one resulting from error, as fraud may involve collusion, forgery, intentional omissions, misrepresentations, or the override of internal control.
- Obtain an understanding of internal control relevant to the audit in order to design audit procedures that are appropriate in the circumstances, but not for the purpose of expressing an opinion on the effectiveness of the Company's internal control.
- Evaluate the appropriateness of accounting policies used and the reasonableness of accounting estimates and related disclosures made by the statutory body.
- Conclude on the appropriateness of the statutory body's use of the going concern basis of accounting and, based on the audit evidence obtained, whether a material uncertainty exists related to events or conditions that may cast significant doubt on the Company's ability to continue as a going concern. If we conclude that a material uncertainty exists, we are required to draw attention in our auditor's report to the related disclosures in the interim financial statements or, if such disclosures are inadequate, to modify our opinion. Our conclusions are based on the audit evidence



obtained up to the date of our auditor's report. However, future events or conditions may cause the Company to cease to continue as a going concern.

- Evaluate the overall presentation, structure and content of the interim financial statements, including the disclosures, and whether the interim financial statements represent the underlying transactions and events in a manner that achieves fair presentation.

We communicate with those charged with governance regarding, among other matters, the planned scope and timing of the audit and significant audit findings, including any significant deficiencies in internal control that we identify during our audit.

Prague, 4 December 2019

A handwritten signature in blue ink, appearing to read 'M. Kocik', written over a light blue grid pattern.

Martin Kocík  
*Partner*

KPMG Česká republika Audit, s.r.o.