BUUS JENSEN
Statsautoriserede
Revisorer

Telecom Infrastructure Partners (Denmark) ApS

Ladegårdsvej 2, 7100 Vejle

Company reg. no. 43 24 37 64

Annual report

1 January - 31 December 2023

The annual report was submitted and approved by the general meeting on the 9 July 2024.

Michael Baltzer Kristiansen
Chairman of the meeting

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REVISORGRUPPEN DANMARK

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Notes:
- To ensure the greatest possible applicability of this document, IAS/IFRS English terminology has been used.
- Please note that decimal points have not been used in the usual English way. This means that for instance DKK 146.940 means the amount of DKK 146,940, and that 23,5 % means 23.5 %.

Management's statement

Today, the Managing Director has approved the annual report of Telecom Infrastructure Partners (Denmark) ApS for the financial year 1 January - 31 December 2023.

The annual report has been prepared in accordance with the Danish Financial Statements Act.

I consider the chosen accounting policy to be appropriate, and in my opinion, the financial statements give a true and fair view of the financial position of the Company at 31 December 2023 and of the results of the Company's operations for the financial year 1 January – 31 December 2023.

The Managing Director consider the conditions for audit exemption of the 2023 financial statements to be met.

Further, in my opinion, the Management's review gives a true and fair review of the matters discussed in the Management's review.

We recommend that the annual report be approved at the Annual General Meeting.

Vejle, 9 July 2024

Managing Director

Michael Baltzer Kristiansen

Practitioner's compilation report

To the Shareholder of Telecom Infrastructure Partners (Denmark) ApS

We have compiled the financial statements of Telecom Infrastructure Partners (Denmark) ApS for the financial year 1 January - 31 December 2023 based on the company's bookkeeping and on information you have provided.

These financial statements comprise income statement, balance sheet, statement of changes in equity, notes and a summary of significant accounting policies.

We performed this compilation engagement in accordance with International Standard on Related Services 4410 (Revised), Compilation Engagements.

We have applied our expertise in accounting and financial reporting to assist Management in the preparation and presentation of these financial statements in accordance with the Danish Financial Statements Act. We have complied with relevant requirements under the Danish Act on Approved Auditors and Audit Firms and International Ethics Standards Board for Accountants' International Code of Ethics for Professional Accountants (IESBA Code) including principles of integrity, objectivity, professional competence and due care.

These financial statements and the accuracy and completeness of the information used to compile them are your responsibility.

Since a compilation engagement is not an assurance engagement, we are not required to verify the accuracy or completeness of the information you provided to us to compile these financial statements. Accordingly, we do not express an audit opinion or a review conclusion on whether these financial statements are prepared in accordance with the Danish Financial Statements Act.

Copenhagen, 9 July 2024

BUUS JENSEN
State Authorised Public Accountants
Company reg. no. 16 11 90 40

Michael Markussen
State Authorised Public Accountant
mne34295

Company information

The company	Telecom Infrastructure Partners (Denmark) ApS Ladegårdsvej 2 7100 Vejle

Company reg. no.	43 24 37 64
Established:	4 May 2022
Domicile:	Vejle
Financial year:	1 January - 31 December

Managing Director	Michael Baltzer Kristiansen
Auditors	BUUS JENSEN, Statsautoriserede revisorer
Parent company	Nile Finco S.à r.l.

Management´s review

Description of key activities of the company

The key activities of the company is the acquistion of mobile telecommunications site property rights and assets. Under each agreement, the company acquires the right to receive rental income under the lease with mobile network operator.

The company is a member of the Telecom Infrastructure Partners group of companies, whose immediate parent company is based in Luxembourg.

Development in activities and financial matters

The gross loss for the year totals DKK -2.637.000 against DKK -2.122.000 last year. Income or loss from ordinary activities after tax totals DKK -8.793.000 against DKK -3.902.000 last year. Management considers the results for the year to be as expected based on the increase in staff and investment activities.

The company has received capital contributions from its shareholder, Nile Finco S.á.r.l. for a total of DKK 25.559.000. The contributions have been recognized directly on the equity.

Income statement

All amounts in DKK.

Note		1/1 - 31/12 2023	4/5 - 31/12 2022
	Gross profit	**-2.636.633**	**-2.122.055**
1	Staff costs	-5.750.973	-1.773.548
2	Depreciation, amortisation, and impairment	-319.284	0
	Operating profit	**-8.706.890**	**-3.895.603**
	Other financial income	5.841	0
3	Other financial expenses	-92.179	-6.479
	Pre-tax net profit or loss	**-8.793.228**	**-3.902.082**
	Tax on net profit or loss for the year	0	0
	Net profit or loss for the year	**-8.793.228**	**-3.902.082**
	Proposed distribution of net profit:		
	Allocated from retained earnings	-8.793.228	-3.902.082
	Total allocations and transfers	**-8.793.228**	**-3.902.082**

Balance sheet at 31 December

All amounts in DKK.

Assets

Note		2023	2022
	Non-current assets		
	Acquired site property rights	21.847.812	0
	Total intangible assets	21.847.812	0
	Other fixtures, fittings, tools and equipment	82.473	0
	Total property, plant, and equipment	82.473	0
	Total non-current assets	**21.930.285**	**0**
	Current assets		
	Trade receivables	273.604	0
	Other receivables	1.446.086	271.723
	Prepayments	358.918	154.873
	Total receivables	2.078.608	426.596
	Cash and cash equivalents	7.864.211	6.701.758
	Total current assets	**9.942.819**	**7.128.354**
	Total assets	**31.873.104**	**7.128.354**

Balance sheet at 31 December

All amounts in DKK.

Equity and liabilities

Note		2023	2022
	Equity		
	Share capital	40.000	40.000
	Retained earnings	20.950.936	4.185.456
	Total equity	**20.990.936**	**4.225.456**
	Liabilities other than provisions		
	Trade payables	4.550.745	0
	Total long term liabilities other than provisions	4.550.745	0
	Trade payables	1.845.850	313.943
	Payables to group enterprises	3.781.349	2.376.872
	Other payables	566.685	212.083
	Deferred income	137.539	0
	Total short term liabilities other than provisions	6.331.423	2.902.898
	Total liabilities other than provisions	**10.882.168**	**2.902.898**
	Total equity and liabilities	**31.873.104**	**7.128.354**

4 Contingencies

5 Related parties

Statement of changes in equity

All amounts in DKK.

	Contributed capital	Retained earnings	Total
Equity 4 May 2022	40.000	0	40.000
Retained earnings for the year	0	-3.902.082	-3.902.082
Capital contributions	0	8.087.538	8.087.538
Equity 1 January 2023	40.000	4.185.456	4.225.456
Retained earnings for the year	0	-8.793.228	-8.793.228
Capital contributions	0	25.558.708	25.558.708
	40.000	**20.950.936**	**20.990.936**

Notes

All amounts in DKK.

		1/1 - 31/12 2023	4/5 - 31/12 2022
1.	**Staff costs**		
	Salaries and wages	5.369.987	1.693.135
	Pension costs	344.349	71.230
	Other costs for social security	36.637	9.183
		5.750.973	**1.773.548**
	Average number of employees	11	3
2.	**Depreciation, amortisation, and impairment**		
	Amortisation of acquired site property rights	319.284	0
		319.284	**0**
3.	**Other financial expenses**		
	Other financial costs	92.179	6.479
		92.179	**6.479**

4. Contingencies

Contingent liabilities

	DKK in thousands
Total contingent liabilities	93

5. Related parties

Controlling interest

Nile Finco S.à r.l., 14 Rue Edward Steichen, L-2450, Luxembourg	Majority shareholder

Consolidated financial statements

The financial statements of the company have not been consolidated into the consolidated financial statements of its immediate, intermediate or ultimate parent companies.

Accounting policies

The annual report for Telecom Infrastructure Partners (Denmark) ApS has been presented in accordance with the Danish Financial Statements Act regulations concerning reporting class B enterprises. Furthermore, the company has decided to comply with certain rules applying to reporting class C enterprises.

The accounting policies are unchanged from last year, and the annual report is presented in DKK.

Recognition and measurement in general

Income is recognised in the income statement concurrently with its realisation, including the recognition of value adjustments of financial assets and liabilities. Likewise, all costs are recognised in the income statement, including depreciations amortisations, write-downs for impairment, provisions, and reversals due to changes in estimated amounts previously recognised in the income statement.

Assets are recognised in the statement of financial position when it seems probable that future economic benefits will flow to the company and the value of the asset can be reliably measured.

Liabilities are recognised in the statement of financial position when it is seems probable that future economic benefits will flow out of the company and the value of the liability can be reliably measured.

Assets and liabilities are measured at cost at the initial recognition. Hereafter, assets and liabilities are measured as described below for each individual accounting item.

Certain financial assets and liabilities are measured at amortised cost, allowing a constant effective interest rate to be recognised during the useful life of the asset or liability. Amortised cost is recognised as the original cost less any payments, plus/less accrued amortisations of the difference between cost and nominal amount. In this way, capital losses and gains are allocated over the useful life of the liability.

Upon recognition and measurement, allowances are made for such predictable losses and risks which may arise prior to the presentation of the annual report and concern matters that exist on the reporting date.

Foreign currency translation

Transactions in foreign currency are translated by using the exchange rate prevailing at the date of the transaction. Differences in the rate of exchange arising between the rate at the date of transaction and the rate at the date of payment are recognised in the profit and loss account as an item under net financials. If currency positions are considered to hedge future cash flows, the value adjustments are recognised directly in equity in a fair value reserve.

Receivables, payables, and other foreign currency monetary items are translated using the closing rate. The difference between the closing rate and the rate at the time of the occurrence or initial recognition in the latest financial statements of the receivable or payable is recognised in the income statement under financial income and expenses.

Fixed assets acquired and paid for in foreign currency are measured at the exchange rate prevailing at the date of the transaction.

Income statement

Gross loss

Gross loss comprises the revenue, other operating income and external costs.

Other operating income comprises items of a secondary nature as regards the principal activities of the enterprise, including profit from the disposal of intangible and tangible assets, operating loss and conflict compensation as well as salary reimbursements received. Compensation is recognized when it is overwhelmingly probable that the company will receive the compensation.

Other external expenses comprise expenses incurred for distribution, sales, advertising, administration, premises, loss on receivables, and operational leasing costs.

Staff costs

Staff costs include salaries and wages, including holiday allowances, pensions, and other social security costs, etc., for staff members.

Depreciation, amortisation, and write-down for impairment

Depreciation, amortisation, and write-down for impairment comprise depreciation on, amortisation of, and write-down for impairment of intangible and tangible assets, respectively.

Financial income and expenses

Financial income and expenses are recognised in the income statement with the amounts concerning the financial year. Financial income and expenses comprise interest income and expenses, financial expenses from financial leasing, realised and unrealised capital gains and losses relating to securities, debt and transactions in foreign currency, amortisation of financial assets and liabilities as well as surcharges and reimbursements under the advance tax scheme, etc.

Tax on net profit or loss for the year

Tax for the year comprises the current income tax for the year and changes in deferred tax and is recognised in the income statement with the share attributable to the net profit or loss for the year and directly in equity with the share attributable to entries directly in equity.

Statement of financial position

Intangible assets

Acquired site property rights

Acquired site property rights are measured at cost less accrued amortisation. Acquired site property rights are amortised on a straightline basis over the individual contract periods, which is normally set at between 30 and 40 years.

Profit and loss from the sale of acquired site property rights are measured as the difference between the sales price less sales costs and the carrying amount at the time of sale. Profit or loss are recognised in the income statement as other operating income or other operating expenses, respectively.

Property, plant, and equipment

Property, plant, and equipment are measured at cost less accrued depreciation and write-down for impairment.

The depreciable amount is cost less any expected residual value after the end of the useful life of the asset. The amortisation period and the residual value are determined at the acquisition date and reassessed annually. If the residual value exceeds the carrying amount, the depreciation is discontinued.

If the amortisation period or the residual value is changed, the effect on amortisation will, in future, be recognised as a change in the accounting estimates.

The cost comprises acquisition cost and costs directly associated with the acquisition until the time when the asset is ready for use.

The cost of a total asset is divided into separate components. These components are depreciated separately, the useful lives of each individual components differing, and the individual component representing a material part of the total cost.

Depreciation is done on a straight-line basis according to an assessment of the expected useful life and the residual value of the individual assets:

	Useful life	Residual value
Other fixtures and fittings, tools and equipment	3 years	0 %

Minor assets with an expected useful life of less than 1 year are recognised as costs in the income statement in the year of acquisition.

Profit or loss derived from the disposal of property, land, and equipment is measured as the difference between the sales price less selling costs and the carrying amount at the date of disposal. Profit or loss is recognised in the income statement as other operating income or other operating expenses.

Leases

Leases are regarded as operating leases. Payments in connection with operating leases and other lease agreements are recognised in the income statement for the term of the contract. The company's total liabilities concerning operating leases and lease agreements are recognised under contingencies, etc.

Impairment loss relating to non-current assets

The carrying amount of both intangible and tangible fixed assets are subject to annual impairment tests in order to disclose any indications of impairment beyond those expressed by amortisation and depreciation respectively.

If indications of impairment are disclosed, impairment tests are carried out for each individual asset or group of assets, respectively. write-down for impairment is done to the recoverable amount if this value is lower than the carrying amount.

The recoverable amount is the higher value of value in use and selling price less expected selling cost. The value in use is calculated as the present value of the expected net cash flows from the use of the asset or the asset group and expected net cash flows from the sale of the asset or the asset group after the end of their useful life.

Previously recognised impairment losses are reversed when conditions for impairment no longer exist.

Receivables

Receivables are measured at amortised cost, which usually corresponds to nominal value.

In order to meet expected losses, impairment takes place at the net realisable value. The company has chosen to use IAS 39 as a basis for interpretation when recognising impairment of financial assets, which means that impairments must be made to offset losses where an objective indication is deemed to have occurred that an account receivable or a portfolio of accounts receivable is impaired. If an objective indication shows that an individual account receivable has been impaired, an impairment takes place at individual level.

Accounts receivable for which there is no objective indication of impairment at the individual level are evaluated at portfolio level for objective indication of impairment. The portfolios are primarily based on the debtors' domicile and credit rating in accordance with the company's and the group's credit risk management policy. Determination of the objective indicators applied for portfolios are based on experience with historical losses.

Impairment losses are calculated as the difference between the carrying amount of accounts receivable and the present value of the expected cash flows, including the realisable value of any securities received. The effective interest rate for the individual account receivable or portfolio is used as the discount rate.

Prepayments

Prepayments recognised under assets comprise incurred costs concerning the following financial year.

Cash and cash equivalents

Cash and cash equivalents comprise cash at bank and on hand.

Liabilities other than provisions

Financial liabilities other than provisions related to borrowings are recognised at the received proceeds less transaction costs incurred. In subsequent periods, the financial liabilities are recognised at amortised cost, corresponding to the capitalised value when using the effective interest rate. The difference between the proceeds and the nominal value is recognised in the income statement during the term of the loan.

Other liabilities concerning payables to suppliers, group enterprises, and other payables are measured at amortised cost which usually corresponds to the nominal value.

Accounting policies

Deferred income

Payments received concerning future income are recognised under deferred income.