Best in Parking AG

Consolidated Financial Statements as of 31 December 2025

Best in Parking AG
Schwarzenbergplatz 5 / 7.1, 1030 Vienna
Company register no.: 533363 h - HG Vienna, Registered office: Vienna, UID no.: ATU75680657

Content

Consolidated Balance Sheet

(in TEUR)	Notes	**31 Dec 25**	31 Dec 24
ASSETS			
Property, plant and equipment	(7b)	708,030	695,560
Investment property	(7c)	23,392	0
Intangible assets including goodwill	(7d)	115,984	116,614
Investments in associates and joint ventures	(7e)	55,737	54,640
Other financial assets	(7f)	13,783	7,728
Deferred tax assets	(7g)	4,016	4,994
Other receivables	(8b)	442	169
Non-current assets		**921,384**	**879,705**
Inventories	(8a)	993	1,566
Trade and other receivables and other assets	(8b)	24,617	65,766
Income tax receivables	(7g)	583	430
Cash and cash equivalents	(8c)	104,508	103,214
Current assets		**130,701**	**170,976**
TOTAL ASSETS		**1,052,085**	**1,050,681**
EQUITY AND LIABILITIES			
Share capital		42,105	42,105
Capital reserves		477,187	477,187
Retained earnings		52,596	78,885
Other reserves		13,844	7,955
Equity attributable to shareholders of Best in Parking AG		**585,732**	**606,132**
Non-controlling interests (NCI)		9,108	7,503
Total equity	**(9)**	**594,840**	**613,635**
Non-current financing liabilities	(10)	341,242	334,659
Provisions for employee benefits		711	943
Non-current trade and other liabilities	(12)	1,195	970
Deferred tax liabilities	(7g)	38,966	37,806
Non-current liabilities		**382,114**	**374,378**
Current financing liabilities	(10)	35,913	29,901
Current tax liabilities	(7g)	879	557
Current provisions	(11)	3,757	3,493
Current trade and other liabilities	(12)	34,582	28,717
Current liabilities		**75,131**	**62,668**
Total liabilities		**457,245**	**437,046**
TOTAL EQUITY AND LIABILITIES		**1,052,085**	**1,050,681**

Consolidated Income Statement

(in TEUR)	Notes	**2025**	2024
Revenue	(13)	137,477	133,513
Other operating income	(14)	4,285	2,416
Total revenue and other income		**141,762**	**135,929**
Material expenses, purchased services and other operating expenses	(15)	-41,189	-39,130
Personnel expenses	(16)	-27,336	-26,521
EBITDA		**73,237**	**70,278**
Depreciation, amortisation, impairment and reversal of impairment	(7)	-33,795	-37,395
Share of profit or loss of associates and joint ventures	(7e)	5,295	4,142
EBIT (operating result)		**44,737**	**37,025**
Financial income	(17)	2,912	4,356
Financial expenses	(18)	-15,268	-13,927
Earnings before tax (EBT)		**32,381**	**27,454**
Income taxes	**(7g)**	-8,915	-589
Earnings after tax		**23,466**	**26,865**
Attributable to:			
Shareholders of Best in Parking AG		22,916	26,819
Non-controlling interests	(9)	550	46
Earnings after tax		**23,466**	**26,865**

Consolidated Statement of Comprehensive Income

(in TEUR)		**2025**	2024
Earnings after tax		**23,466**	**26,865**
Items that will be reclassified to profit or loss			
Foreign currency translations[1)]		111	-67
Hedging[2)]		1,899	-1,923
Effect of income taxes[2)]		-437	445
Items that will not be reclassified to profit or loss			
Revaluation reserve		7,758	0
Effect of income taxes		-1,933	0
Other comprehensive income (OCI) after tax		**7,398**	**-1,545**
Total comprehensive income / loss		**30,864**	**25,320**
Attributable to:			
Shareholders of Best in Parking AG		28,805	25,274
Non-controlling interests	(9)	2,059	46
Total comprehensive income		**30,864**	**25,320**

[1)] In the financial year 2025 TEUR 10 (2024: TEUR 0) are reclassified from other comprehensive income to earnings in the income statement.
[2)] In the financial year 2025 TEUR 756 (2024: TEUR 2,279) less deferred taxes of TEUR 174 (2024: TEUR 528) are reclassified from other comprehensive income to earnings in the income statement.

Consolidated Cash Flow Statement

(in TEUR)	Notes	2025	2024
Earnings after tax		**23,466**	**26,865**
Adjustments to reconcile earnings after tax to net cashflows from operating activities excluding interest and taxes paid:			
Income taxes	(7g)	8,915	589
Depreciation of property, plant and equipment, and amortisation of intangible assets	(7)	32,833	33,064
Impairment and reversal of impairment	(7)	962	4,330
Gains (losses) from disposals of property, plant and equipment, and intangible assets		-24	59
Financial income	(17)	-2,912	-4,356
Financial expenses	(18)	15,268	13,927
Share of profit or loss of associates and joint ventures		-5,295	-4,142
Other non-cash adjustments		48	-308
Net cash flows from profit		**73,261**	**70,028**
Changes in working capital:			
Inventories		628	2,451
Other receivables and current assets		-1,227	1,065
Trade liabilities		432	-1,876
Provisions, other liabilities and deferred liabilities		1,599	658
Changes in working capital		**1,432**	**2,298**
Net cash flows from operating activities excluding taxes paid		**74,693**	**72,326**
Income taxes paid		-3,967	-4,914
Income taxes paid tax group		-2,192	-2,375
NET CASH FLOWS FROM OPERATING ACTIVITIES		**68,534**	**65,037**
Proceeds from the disposal of property, plant and equipment and intangible assets		433	281
Payments for the acquisition of property, plant and equipment, intangible assets and asset acquisitions of consolidated companies (incl. prepayments)	(5c), (7b), (7d), (12)	-56,341	-20,155
Payments for business combinations, net of cash and cash equivalents acquired	(5d)	-2,504	0
Payments for other financial assets		-4,110	0
Proceeds from other financial assets		195	377
Payments for acquisition of associated companies and joint ventures	(5)	0	-11,599
Dividends received		2,794	2,615
Proceeds from disposal of associated companies and joint ventures	(5f)	1,507	0
Interest received		1,389	2,276
NET CASH FLOWS FROM INVESTING ACTIVITIES		**-56,637**	**-26,204**
Interest paid for loans	(18)	-6,434	-6,124
Interest paid for building leases, concessions and leases		-5,823	-6,174
Proceeds from interest-bearing financing liabilities	(10), (8c)	39,607	20,982
Repayments of interest-bearing financing liabilities and lease liabilities	(10), (8c)	-30,189	-27,016
Capital increase	(9)	42,500	42,500
Dividends paid to shareholders of the parent company	(21)	-50,000	-35,000
Dividends paid to non-controlling shareholders		-264	-361
NET CASH FLOWS FROM FINANCING ACTIVITIES		**-10,603**	**-11,193**
Net increase / decrease in cash and cash equivalents		1,294	27,640
Cash and cash equivalents at the beginning of the financial year		103,214	75,574
Cash and cash equivalents at the end of the financial year	**(8c)**	**104,508**	**103,214**

Consolidated Statement of Changes in Equity

2025		Equity attributable to shareholders of Best in Parking AG						
(in TEUR)		Share capital	Capital reserves	Retained earnings	Other reserves	Total	Non-controlling interests	**Total equity**
1 January 2025		**42,105**	**477,187**	**78,885**	**7,955**	**606,132**	**7,503**	**613,635**
+/- Earnings after tax		0	0	22,916	0	22,916	550	23,466
+/- Other comprehensive income		0	0	0	5,889	5,889	1,509	7,398
+/- Total comprehensive income		**0**	**0**	**22,916**	**5,889**	**28,805**	**2,059**	**30,864**
+/- Dividends	(21)	0	0	-50,000	0	-50,000	-264	-50,264
+/- Changes in consolidated companies	(5)	0	0	0	0	0	180	180
+/- Changes in non-controlling interests	(5), (9)	0	0	795	0	795	-370	425
31 December 2025	**(9)**	**42,105**	**477,187**	**52,596**	**13,844**	**585,732**	**9,108**	**594,840**

2024		Equity attributable to shareholders of Best in Parking AG						
(in TEUR)		Share capital	Capital reserves	Retained earnings	Other reserves	Total	Non-controlling interests	**Total equity**
1 January 2024		42,105	477,187	85,259	9,500	614,051	8,826	622,877
+/- Earnings after tax		0	0	26,819	0	26,819	46	26,865
+/- Other comprehensive income		0	0	0	-1,545	-1,545	0	-1,545
+/- Total comprehensive income		**0**	**0**	**26,819**	**-1,545**	**25,274**	**46**	**25,320**
+/- Dividends	(21)	0	0	-35,000	0	-35,000	-360	-35,360
+/- Changes in non-controlling interests	(5)	0	0	1,807	0	1,807	-1,009	798
31 December 2024	**(9)**	**42,105**	**477,187**	**78,885**	**7,955**	**606,132**	**7,503**	**613,635**

Notes

1. Basic information on the reporting entity

Best in Parking Group

The Best in Parking Group, consisting of Best in Parking AG (the Company) and its subsidiaries (the Group), started its activities in 1976 and has become one of the leading developers, owners and operators of parking and mobility infrastructure in Central and Southeastern Europe. The Group is not only continuously expanding its presence in its core markets – Austria, Italy and Croatia – but is also focusing on growth markets in Southeastern Europe, such as Slovenia and Serbia. In addition, it has locations in Switzerland and Slovakia. Driven by its growth strategy, the network of locations has been significantly expanded in recent years. As of December 2025, the Group is operating more than 94,000 parking spaces in 215 locations in 44 cities. Best in Parking mainly focuses on off-street car parks (such as underground parking garages, multi-storey car parks and parking spaces) in prime locations primarily through long-term contracts (e.g. building leases and concessions) and ownership. The portfolio is supplemented by on-street locations involving parking operations for entire cities. Besides its geographical expansion, the Group is also continuously expanding its portfolio in the field of digital traffic and payment solutions.

The Group's activities cover the entire vertical service chain of parking solutions under the DBFOM model, comprising the project idea and planning (Design), construction and project implementation (Build), financing (Finance), operation (Operate) and maintenance of parking facilities (Maintain). These services allow the Group to meet the different requirements of municipalities, parking customers (private and business) and other stakeholders by offering integrated 360° solutions. In addition to parking operations, the Group's offering is rounded off by digital and sustainable solutions to implement future concepts for mobility in European cities. The Group's offering includes innovative parking and payment services (e.g. Bmove app), integrated IT solutions (e.g. RAO, RI-ING) and sustainable building technologies (e.g. Flexiskin) as well as complementary business models such as EV charging to transform car parks into mobility hubs of the future. As of December 2025, the Group offers more than 900 EV charging points at its locations (internally and externally operated). The number will further increase over the next few years, with some of these charging points even being powered using photovoltaic electricity generated by the Group. As such, the Group combines a stable and established business model for parking operations with complimentary innovative and sustainable offerings that support the growth of the core business.

The headquarters of Best in Parking AG (holding of Best in Parking Group) is located in Vienna, Austria. The company address is Schwarzenbergplatz 5 Top 7.1, 1030 Vienna. The company is registered in the company register at the commercial court in Vienna (Handelsgericht Wien) with the number FN 533363h.

Breiteneder Immobilien Parking AG, as the parent company for the broadest range of companies, prepares consolidated financial statements for itself and its subsidiaries. The ultimate parent of the Group is Breiteneder AG which is located in Vaduz, Liechtenstein.

2. Basis of preparing the consolidated financial statements

Basis of accounting and statement of compliance

The consolidated financial statements of Best in Parking AG and its subsidiaries have been prepared in accordance with the IFRS Accounting Standards issued by the International Accounting Standards Board (IASB) as adopted by the European Union.

The consolidated financial statements have been prepared on the basis of historical costs, with the exception of certain items such as investment property and derivative financial instruments.

These consolidated financial statements refer to the period from 1 January to 31 December 2025 and have been authorised for issue by the Management Board of Best in Parking AG on 27 April 2026.

Best in Parking AG and its subsidiaries are included in the consolidated financial statements of Breiteneder Immobilien Parking AG. Therefore, Best in Parking AG applies the exemption according to Section 245 of the Austrian Commercial Code (UGB), i.e. it does not draw up consolidated financial statements in accordance with Austrian Commercial Code (UGB).

Functional and presentation currency

These consolidated financial statements are presented in euro, which is the Company's functional currency. All financial information shown in euro is stated in 1,000 euro (TEUR – thousands of euro) amounts and has been rounded to the nearest thousand, unless otherwise indicated. In doing so, minor rounding differences may occur when adding up sums due to commercial rounding. The percentages shown have been calculated on the basis of the respective amounts in TEUR.

Adoption of new and amended standards

As of 1 January 2025, the following amendments to IAS came into effect. These amendments did not have any impact on the assets, financial position and results of operations:

Revised standard	Content	Effective
Amendments to IAS 21	Lack of exchangeability	1 January 2025

Furthermore, the following new or amended standards and interpretations had been endorsed by the EU, but were not compulsory yet:

Revised standards	Content	Effective
Annual Improvements to IFRS – Volume 11	Minor clarifications and amendments to IFRS 1, IFRS 7, IFRS 9, IFRS 10 and IAS 7	1 January 2026
Amendments to IFRS 9 and IFRS 7 Financial Instruments and Disclosures	Changes to the classification and measurement of financial instruments	1 January 2026
Amendments to IFRS 9 and IFRS 7 Financial Instruments and Disclosures	Contracts referencing nature-dependent electricity	1 January 2026
IFRS 18 Presentation and Disclosure in Financial Statements	Requirements for the presentation and disclosure of information in financial statements	1 January 2027

Moreover, the following new or amended standards had been published by the IASB, but not yet endorsed by the EU:

New or revised standards	Content	Effective
IFRS 19 Subsidiaries without Public Accountability	Disclosures	1 January 2027
Amendments to IAS 21	Translation to a hyperinflationary presentation currency	1 January 2027

All of the revisions and new standards, that are listed above and are not yet effective, will be applied by the Group upon their mandatory effective date. None of them is expected to have any significant impact on the assets, financial position and results of operations of the Group except for IFRS 18 Presentation and Disclosure in Financial Statements.

IFRS 18 Presentation and Disclosure in Financial Statements

This is the new standard for presentation and disclosure in financial statements replacing the existing IAS 1. The standard mandates a revised structure for the statement of profit or loss, with defined subtotals and a more structured presentation of expenses. It also requires disclosures on certain profit or loss indicators used in public communications outside the company's financial statements, so called management-defined performance measures. Additionally, it expands guidelines for aggregation and disaggregation in both the primary statements and notes. These updates are expected to have a material impact on consolidated financial statements, particularly regarding the income statement presentation. Furthermore, IFRS 18 also introduces narrow-scope amendments to IAS 7 regarding the classification of cash flows from dividends and interest and changes the starting point for determining cash flows from operations under the indirect method in the cash flow statement.

The new standard is effective from 1 January 2027 onwards and requires retrospective application. Consequently, comparative information for the financial year ending 31 December 2026 will be restated in accordance with IFRS 18.

The Best in Parking Group is currently performing a detailed assessment of the impact of applying the new standard on its consolidated financial statements. The preliminary analysis identified the following effects expected to have the most significant impact:

The share of profit or loss of associates and joint ventures will be presented in the investing category of the income statement and will therefore no longer be included in operating result.

The investment property activities of the Group are not considered a main business activity. Hence, specific income and expenses arising from investment property will be classified in the investing category of the income statement, instead of within operating result. These include income and expenses generated by the assets (e.g. rental income, operating expenses) and income and expenses from subsequent measurement of the assets.

Income and expenses from cash and cash equivalents as well as other investments (securities) will be presented in the investing category and not in the financial result anymore.

3. Principles of accounting

The material accounting policies applied in the Group are described in the respective notes.

Principles and methods of consolidation

The consolidated financial statements include Best in Parking AG as well as its subsidiaries, joint ventures and associated companies.

Subsidiaries

Subsidiaries are all companies that are controlled by the Group. According to IFRS 10, the Group controls an entity when it is exposed, or has rights, to variable returns from its involvement with the investment and has the ability to affect those returns through its power over the investment. This is generally the case when the share in voting rights exceeds 50%. When assessing whether there is control, the existence and effect of potential voting rights that can currently be exerted or converted is taken into account. The Group checks for the existence of such control also if it holds less than 50% of the voting rights. The Best in Parking Group holds a majority of shares or voting rights in all controlled entities. There are no additional agreements opposing this control.

Subsidiaries are fully consolidated from the date onwards on which control has passed to the Group. They will be deconsolidated on the date the Group’s control ends.

Changes in the Group’s ownership interests in subsidiaries that do not result in the loss of control over these subsidiaries are accounted for as equity transactions and thus have no effect on the consolidated income statement.

Non-controlling interests include the share of Group-external shareholders in the identifiable net assets at the acquisition date and in the total result after taxes of the Group’s subsidiaries. They are presented separately within equity.

Effects from Group-internal transactions are completely eliminated.

Investments in associates and joint ventures

The consolidated financial statements of Best in Parking AG in the financial year ending 31 December 2025 include nine investments in joint ventures and seven investments in associates.

Associates are companies over which the Group has significant influence, but no control or joint control regarding financial and business policy. In case of a joint venture, there is a contractual arrangement through which the Group exerts joint control with one or more parties.

Such joint control only exists if the decisions related to this business activity require the unanimous agreement of the parties involved in joint control. The parties that have joint control have rights to the net assets of the arrangement, instead of rights to its assets and obligations.

Investments in associates and joint ventures are accounted for using the equity method. They are initially recognised at cost, which includes transaction costs. After the initial recognition, the consolidated financial statements show the

Group's share of the comprehensive income of associates and joint ventures until the date the significant influence or joint control ends.

Unrealised gains from transactions with companies accounted for using the equity method are derecognised against the investment in the amount of the Group's share in the investment. Unrealised losses are eliminated in the same manner as unrealised gains, though only if there is no indication of impairment.

Foreign currency translation

According to IAS 21, the financial statements included in the consolidated financial statements that have been prepared in foreign currencies are converted into euro following the concept of the functional currency. For all companies, this is the respective national currency, as the companies run their business independently from a financial, economic and organisational point of view. Assets and liabilities are converted using the exchange rate at the end of the reporting period. Income and expenses are converted using the average exchange rate for the financial year.

Equity is measured using the historical exchange rate. Foreign exchange translation differences are recorded directly in equity, in the reserve from changes in currency translation.

In the separate financial statements of the consolidated companies, foreign exchange transactions are converted into the respective functional currency of the company using the exchange rate on the date of the transaction. Foreign exchange gains or losses from the translation on the transaction date and at the end of the reporting period are generally recorded in the consolidated income statement.

Translation differences from monetary items that are part of a net investment in a foreign operation are initially recognised as a separate component of equity and only recognised in income upon the intended redemption or disposal of the net investment.

The exchange rates of countries outside the eurozone used for currency translation have developed as follows:

		Exchange rate at 31 December 2025	**Exchange rate at 31 December 2024**	**Annual average exchange rate 2025**	**Annual average exchange rate 2024**
Country:	Currency:	1 EUR =	1 EUR =	1 EUR =	1 EUR =
Albania	ALL	96.7700	98.1500	97.8360	100.7015
Switzerland	CHF	0.9314	0.9412	0.9370	0.9526
Serbia	RSD	117.2820	117.0149	117.2029	117.0851

Business combinations

Newly acquired subsidiaries and business units are accounted for using the acquisition method. The consideration transferred on acquisition, as well as the acquired identifiable net assets, are generally measured at fair value. Any resulting goodwill is tested for impairment every year (see note 7d). Interests of non-controlling members in the acquired company are recognised based on the pro-rata share of the net assets of the acquired company.

Any gain resulting from a bargain purchase is directly recorded in profit or loss (see note 14). Transaction costs are immediately recognised as expense.

The consideration transferred does not include any amounts related to the settlement of a pre-existing relationship. Such amounts are generally recorded in profit or loss.

Any contingent consideration obligation is measured at fair value on the acquisition date. If the contingent consideration is classified as equity, it is not newly measured and any settlement is recognised in equity. Otherwise, other contingent considerations are measured at fair value at the end of every reporting period and subsequent changes in the fair value of the contingent considerations are recorded in the line item "Other operating income" or "Material expenses, purchased services and other operating expenses" in the consolidated income statement.

4. Judgements, assumptions and estimates

In preparing the consolidated financial statements in accordance with the generally accepted accounting policies in accordance with IFRS Accounting Standards, estimates and assumptions are made that influence the amount and the presentation of the assets and liabilities recognised, the disclosed contingent assets and liabilities, as well as the income and expenses for the reporting period. Actual results may differ from these estimates and assumptions. Estimates and assumptions are checked continuously and changes are recognised prospectively.

The consolidated financial statements contain the following major items, whose measurement depends significantly on the underlying assumptions and estimates resulting in a risk that the carrying amounts might have to be materially adjusted within the next financial year:

Impairment of non-current assets

In the annual impairment test, any goodwill is checked for impairment. In addition, non-current assets are checked for impairment as soon as events or changed circumstances indicate that the carrying amount of an asset or group of assets might exceed the recoverable amount. In this impairment test, the measurement of non-current assets is based also on corporate planning figures discounted using market-specific or company-specific discount rates, expected growth rates and gross margins/cost development. Assumptions made in this context can be subject to changes that might result in impairment or reversal of impairment in future periods (see note 7d).

Revaluation of investment property

The Group carries its investment properties at fair value, with changes in fair value being recognised in the statement of profit or loss. For investment properties, a valuation method based on a discounted cash flow (DCF) model is used, as there is a lack of directly comparable market data.The applied valuation methods require the use of input factors that are not directly observable in the market and therefore involve a certain degree of valuation uncertainty. The key assumptions used to determine the fair value of the properties are provided in note 7c.

Subsidised loans

For a portion of the subsidised loans held by the Group, repayments depend on achieving a certain revenue level, with the carrying amount of the loans being determined as the present value of the expected repayments. Adjustments to the assumed repayment schedule, and thus the carrying amounts of the loans, are subject to the inherent uncertainty associated with revenue planning. As of 31 December 2025, the carrying amount of subsidised loans with revenue-based repayments amounted to TEUR 17,151 (2024: TEUR 14,849).

Lease terms

Best in Parking Group establishes the terms of leases based on the non-cancellable base period together with periods arising from extension options which can be classified as sufficiently certain. Discretionary decisions are involved in assessing whether an option to extend or terminate a lease will be exercised. All relevant factors which represent an economic incentive are included in this decision. These factors are questioned and reassessed in case there is a reassessment event in accordance with IFRS 16, which can lead to a change in the lease term and, in turn, to the adjustment of the lease liability and right-of-use asset. The relevant assumptions for determining the lease term are based on the strategic focus, location and costs (see note 7).

Useful life of non-current assets

Property, plant and equipment and acquired intangible assets are recognised at cost and depreciated on a straight-line basis over the respective useful life. When determining the useful life, factors such as wear and tear, age, technical standards, duration of the contract and changes in demand are taken into account. Changes in these factors may result in a reduction or extension of the useful life of an asset. In this case, the remaining carrying value is depreciated over the remaining shorter or longer useful life, resulting in higher or lower annual depreciation amounts (see note 7).

Accounting for acquisitions

In the course of acquisitions of subsidiaries, the Group assesses whether a business has been acquired according to IFRS 3 and thus the rules for business combinations according to IFRS 3 apply or whether it is merely an acquisition of tangible or intangible assets or leases. In individual cases, this assessment may be judgmental.

As a result of acquisitions, goodwill is recognised in the consolidated balance sheet. When an acquired business is consolidated for the first time, all identifiable assets, liabilities and contingent liabilities are recognised at fair value on the acquisition date. These are generally based on the prognosis of total expected future cash flows and are closely connected to the management's assumptions regarding the future development of the respective assets, as well as the underlying developments of the discount rate to be applied (see note 5d).

Recognition of deferred tax assets

Deferred taxes are calculated on the basis of those tax rates that are valid at the end of the reporting period or that have been substantially enacted and are expected to have become effective by the time the deferred tax assets are used or the deferred tax liabilities are settled, as well as on the basis of estimating the future taxable income. Potential changes in tax rates, or future actual taxable income that diverges from the assumptions made, may result in the ability to use deferred tax assets becoming unlikely and the respective assets having to be impaired (see note 7g).

Other provisions

Recognition and measurement of other provisions is based on the best estimate of the probability of the future outflow of resources, as well as on experience and the facts and circumstances known at the end of the reporting period. The actual outflow of resources can thus differ from the amount of the provision recognised at the end of the reporting period (see note 11).

Legal risks

The Best in Parking Group is currently not involved in any significant litigation.

The management regularly analyses all current information and, if required, makes provisions for probable obligations including estimated legal costs. Taking into account all available information, the Group assumes that no litigation or claims will have a significant influence on its financial position or the consolidated results.

However, as disclosing specific probabilities could seriously prejudice the Group's position in any potential court proceedings or other litigation, no detailed quantification of legal risks is made.

Climate-related risks

As of 31 December 2025, climate-related risks had no major impact on the consolidated financial statements of Best in Parking AG. In order to effectively manage climate-related risks and to realise the full potential of climate-related opportunities, Best in Parking AG introduced a Risk Management Framework in 2023. This framework defines a clear process and responsibilities for identifying, measuring and mitigating risks. Additionally, an ESG materiality analysis has been conducted.

Effects of climate change mainly relate to building standards and the availability of resources and might result in increased costs if current developments are not closely monitored. Additionally, the increased awareness created for climate change might result in a decrease in conventionally run vehicles, with an accompanying increase in more environmentally friendly vehicles such as electric vehicles. For that reason, Best in Parking Group provides a growing number of EV charging points in its locations. Also, the reduction in surface space for traffic in cities, accelerated by climate change, provides also significant opportunities for the Group, as parking space is increasingly shifted from locations above the ground to underground parking garages. These climate-related risks and opportunities are taken into account in the assumptions and cash flow projections in the course of testing non-current assets and goodwill for impairment (see note 7d). However, no climate-related impairment triggers or changes in useful lives or residual values have been identified so far. Moreover, there are no climate-related risks or ESG commitments that would lead to a need to record any provisions or other liabilities.

On the basis of current estimates, no major negative effects from the continuation of business are to be expected. As the future development of the impacts of climate change is uncertain, the Group will continuously monitor developments and take these into account.

Macro-economic environment

The current changes in the macro-economic environment, especially influenced by geopolitical risks and political instabilities, have had limited impact on the Group's performance so far. In general, fluctuations in economic growth should only have limited effects on the Group's operations due to the quality and uniqueness of the locations. Therefore management does not believe that the current uncertainties in economic growth have a lasting negative impact on the demand for the Group's service offering. Global trade tensions, partly driven by ongoing conflicts in the

Middle East, could have an impact on prices of energy, raw materials and certain goods and services. To compensate for these increases, the Group can raise prices for the services provided, as price sensitivity of customers is limited and availability of alternative parking options is reduced. Also, potential global raw material shortages have limited influence on the core parking business, but could lead to slight delays in the development and construction of real estate projects. Fluctuations of interest rates have limited influence on the financial result of the Group considering that the vast majority of debt is structured with fixed interest rates or hedged with interest rate swaps.

Therefore, the recent development of the economic environment did not result in a significant impact on the amounts reported in these consolidated financial statements.

The management's assessment of the future impacts of the macro-economic developments are reflected in the assumptions and cash flow projections in the course of testing non-current assets and goodwill for impairment accordingly (see note 7d).

Seasonality

Since each parking location attracts a certain type of customers (e.g. tourists, residents), revenue and earnings contributions can differ in accordance with seasonal patterns. For example, while city locations perform the strongest in the winter season pre-Christmas, holiday spots have their strongest months over the summer. The diversified portfolio composition of the Group serves to practically balance out these fluctuations. In a year without extraordinary events, this limited seasonality translates into a very even split of revenue over a financial year, with a slightly stronger second half.

5. Scope of consolidated companies

Best in Parking AG's consolidated financial statements include all companies where Best in Parking AG directly or indirectly holds the majority of voting rights or that it otherwise controls directly or indirectly, for example based on contractual arrangements. Control exists when Best in Parking AG is exposed, or has rights, to variable returns from involvement with the investee on the one hand, and has the ability to affect those returns through its power over the investee on the other hand.

Subsidiaries are consolidated from the date on which the Group obtains control over them. They are deconsolidated from the date on which control is lost. The consolidated financial statements include, besides the annual accounts of Best in Parking AG, the annual accounts of all companies controlled by Best in Parking AG and its subsidiaries (Best in Parking Group).

The subsidiaries, associates and joint ventures are listed in note 23.

Acquired companies are included in the consolidated financial statements using the fair values of the acquired assets, liabilities and contingent liabilities determined in accordance with IFRS 3 as of the acquisition date, taking into account the corresponding depreciation, amortisation and impairment. The carrying amount of non-controlling interests is determined as the proportionate amount of the fair value of the acquired assets and liabilities including depreciation and amortisation in subsequent reporting periods.

Business combinations are accounted for using the purchase method. The consideration paid is measured on the basis of the fair value of the assets transferred, the liabilities assumed from the seller, and the equity instruments issued at the acquisition date. The identifiable assets acquired and liabilities and contingent liabilities assumed in the business combination are recognised at their fair value at the acquisition date, irrespective of any non-controlling interests. Any contingent consideration agreed is recognised at fair value at the acquisition date. Subsequent changes in fair value are recognised in profit or loss. If the total consideration plus the amount of any non-controlling interests exceeds the net assets acquired, this is recognised as goodwill. Following the initial recognition goodwill is measured at cost minus accumulated impairment expenses. An impairment test (see note 7d) takes place every year on the level of those cash-generating units that benefit from the business combination's synergies.

If the fair value of the acquired net assets exceeds the total consideration transferred, the Group reassesses whether all assets acquired and debts assumed have been correctly identified and measured. If, following this reassessment, there is still a gain on a bargain purchase, it is recorded as other operating income in the consolidated income statement.

(a) Changes to the scope of consolidated companies in the financial year 2025

(b) Newly established companies

	Shareholding in %
Best in Parking Garage Hoher Markt GmbH & Co KG	100.00%
Tiefgarage Karlsplatz GmbH	100.00%
GARAGE SIEGESPLATZ S.r.l.	96.00%

In the first quarter of 2025, the company Best in Parking Garage Hoher Markt GmbH & Co KG was founded, in which Best in Parking Group holds 100.00% of the shares. The purpose of the company is to acquire the parking garage Hoher Markt in the city centre of Vienna. The acquisition of the parking garage took place in the first quarter of 2025.

In the third quarter of 2025, the company Tiefgarage Karlsplatz GmbH was founded, in which Best in Parking Group holds 100.00% of the shares. The company already signed a contract for the acquisition of the parking garage Karlsplatz in the city centre of Vienna which was closed in the first quarter of 2026 (see note 24).

In the fourth quarter of 2025, the company GARAGE SIEGESPLATZ S.r.l. was founded. Best in Parking holds a share of 96.00%. The purpose of the company is to develop a parking garage in Bolzano.

(c) Asset acquisitions

	Shareholding in %	Date of acquisition
P. KAPPA S.R.L.	100.00%	4 December 2025

In the fourth quarter of 2025, Best in Parking acquired 100.00% of the shares in P. KAPPA S.R.L. for a purchase price of TEUR 1,460. The company holds a parking garage in Savona in Italy.

The acquisition has the following effects on the consolidated financial statements:

(in TEUR)	Fair values
Non-current assets	3,813
Current assets (including TEUR 4 trade receivables)	52
Non-current provisions and liabilities	-2,285
Current provisions and liabilities	-120
Net assets acquired	**1,460**
Acquisition costs paid for 100%	**-1,460**
Acquired cash and cash equivalents	25
Net cash effect	**-1,435**

(d) Business combinations

	Shareholding in %	Date of acquisition
RI-ING NET d.o.o.	100.00%	29 April 2025

RI-ING NET d.o.o. is a Croatian IT company with a strong focus on parking enforcement, which provides apps, software as a service and cloud-hosted solutions and has its core market is Croatia. The acquisition is part of the strategic expansion of the digital solutions segment. Through the acquisition, the Group intends to strengthen its market position in this segment, realise operational synergies and expand its customer portfolio. The aim is to make more efficient use of resources and offer a wider range of services to existing and new customers.

In the course of the initial consolidation, based on a purchase price allocation, intangible assets in the amount of TEUR 795 have been recognised, thereof TEUR 242 as software and TEUR 553 as customer base. The remaining difference between the purchase price and the revalued equity in the amount of TEUR 1,480 has been recognised as goodwill. The goodwill results from expected future synergies by integrating the company into the existing activities of the Best in Parking Group in the field of digital solutions.

The acquisition has the following effects on the consolidated financial statements:

(in TEUR)	**Fair values**
Non-current assets	836
Current assets (including TEUR 379 trade receivables)	673
Current provisions and liabilities	-146
Deferred taxes	-143
Net assets acquired	**1,220**
Goodwill	1,480
Acquisition costs paid for 100%	**-2,700**
Acquired cash and cash equivalents	196
Net cash effect	**-2,504**

If the acquisition had occurred as of 1 January 2025, the Group's revenue would have been higher by TEUR 1,445 and profit after tax by TEUR 454. Since the acquisition, the company has contributed TEUR 857 to the Group's revenue and TEUR 237 to the Group's profit after tax.

(e) Sale of subsidiaries

In the fourth quarter of 2025, the 80.00% share in the company Elektromodul d.o.o. was sold for EUR 1. The transaction generated a result from deconsolidation of TEUR -171, whereof TEUR -7 are attributable to the reclassification of currency translation differences to profit or loss.

The following table summarises the effects on the consolidated balance sheet and the result from deconsolidation.

(in thousands of EUR)	**31 December 2025**
Property, plant and equipment	3
Inventories	59
Trade and other receivables and other assets	58
Income tax receivables	92
Cash and cash equivalents	25
Provisions	-16
Trade and other liabilities	-57
Net assets sold	**164**
Consideration received in cash and cash equivalents	0
Less net assets sold	-164
Reclassification of foreign currency translation differences to profit or loss	-7
Result from deconsolidation	**-171**
Consideration received in cash and cash equivalents	0
Less cash and cash equivalents sold	-25
Net inflow of cash and cash equivalents	**-25**

(f) Sale of associated companies and joint ventures

In the second quarter of 2025, the 50.00% share in Verso Altima d.o.o. was sold for TEUR 1,507.

(g) Changes to the scope of consolidated companies in the financial year 2024

Newly established companies

	Shareholding in %
WP PARKING S.r.l.	50.00%

In the fourth quarter of 2024, Best in Parking founded the joint venture WP PARKING S.r.l. together with RE.06 G.m.b.H. (Schoeller group), in which both founders have a share of 50.00%. In the course of the foundation and a subsequent capital increase, a total amount of TEUR 5,025 was paid into the company. The purpose of the company is to acquire the parking garage Waltherpark in Bolzano, Italy. The share in WP PARKING S.r.l. is accounted for using the equity method.

Transactions between owners

In the first quarter of 2024, Best in Parking made a capital contribution in the amount of TEUR 6,600 to Bergamo Parcheggi S.p.A., increasing its ownership from 68.00% to 90.00%.

Increase of shares in associates and joint ventures

In the first quarter of 2024, additional shares in Firenze Parcheggi S.p.a. were purchased for a purchase price of TEUR 3,200, increasing ownership from 36.04% to 44.20%. Furthermore, additional shares were acquired in Garage Migerkastraße GmbH for a purchase price of TEUR 335 (of which TEUR 85 resulted from the redemption of a shareholder loan including interest) and Park u. Ride Spittelau Ges.mbH for a purchase price of TEUR 2,000, raising ownership for both from 24.00% to 49.00%.

In the fourth quarter of 2024, additional shares in Hamerlingplatz - Tiefgarage Bau- und Betriebsgesellschaft m.b.H. and Hamerlingplatz - Tiefgarage Bau- und Betriebsgesellschaft mit beschränkter Haftung & Co. KG. were purchased for a total purchase price of TEUR 1,100 for both companies. The acquisition of the shares resulted in an increase of ownership from 33.33% to 50.00%.

6. Segment information

Based on the internal organisation of the Group and the internal reporting to the Management Board of Best in Parking AG, which manages the Group on the basis of this financial information, the segment information is presented by region and business division.

This results in the following segments: Austria, Italy and Croatia. Activities in Switzerland, Slovakia, Slovenia and Serbia are, seen both individually and in aggregate, not material and are therefore combined in the segment “Other Markets”. The segment “Payment Solutions” includes companies that specialise in payment services (e.g. Bmove app). The segment “Digital Solutions” includes activities related to digital parking services, integrated IT solutions and innovative smart city solutions (e.g. RAO, RI-ING). The segment “Building Technologies” includes activities in regard of sustainable construction maintenance and preservation techniques (e.g. Flexiskin) while the segment “Holding” includes all activities of the holding company.

The data from the management information system, which form the basis of segment reporting, are generally based on the accounting and measurement principles used in the consolidated financial statements. Results from transactions within the segments are already eliminated in the segments’ earnings. The segment ”Holding” also includes the Group-internal income from dividends that are recorded in the holding company as financial income and the recorded interests in the subsidiaries as segment assets. These are, together with further consolidation effects, included in the column “Eliminations” in the course of the reconciliation to the figures in the consolidated financial statements.

The Group measures the performance of its segments based on revenue and EBITDA in the same way they are presented in segment reporting. Revenue is allocated to those countries where the services are rendered. Non-current assets are assigned based on the location of the respective unit.

Capital expenditures as well as depreciation, amortisation and impairment refer to the acquisitions as well as depreciation, amortisation and impairment of property, plant and equipment and intangible assets, including goodwill.

None of the external customers of the Group has a share of more than 10% in the consolidated revenues of Best in Parking Group.

The Group's segment reporting is as follows:

	2025					
(in TEUR)	**Austria**	**Italy**	**Croatia**	**Other Markets**	**Payment Solutions**	**Digital Solutions**
Revenue	54,763	51,620	13,643	4,467	878	5,692
Material expenses, purchased services and other operating expenses	-13,432	-14,237	-4,421	-932	-559	-2,563
Personnel expenses	-6,151	-7,005	-2,394	-702	-119	-2,359
EBITDA	37,416	30,511	6,984	2,839	238	1,312
Depreciation, amortisation, impairment and reversal of impairment	-16,006	-11,865	-3,127	-636	-35	-489
Share of profit or loss of associates and joint ventures	2,873	917	0	0	0	1,504
EBIT (operating result)	24,283	19,563	3,857	2,203	203	2,327
Financial income	370	705	-149	30	3	1
Financial expenses	-8,983	-6,098	-1,600	-390	-3	-5
Earnings before tax (EBT)	15,670	14,169	2,108	1,843	204	2,323
Income taxes	-3,595	-3,956	-655	-1,322	-17	-199
Earnings after tax	12,075	10,213	1,454	521	186	2,124
Investments in associates and joint ventures	31,603	24,134	0	0	0	0
Capital expenditure	28,033	10,830	15,340	97	2	692
Property, plant and equipment, investment property & intangible assets including goodwill	413,251	280,686	102,437	30,359	2,340	7,897
Segment assets	484,498	342,420	112,466	33,962	5,805	10,368
Segment liabilities	279,025	169,973	61,344	19,067	2,308	1,657

	2025				
(in TEUR)	**Building Technologies**	**Holding**	**Segments total**	**Elimination**	**Group**
Revenue	5,330	6,331	142,725	-5,247	137,477
Material expenses, purchased services and other operating expenses	-3,577	-6,902	-46,624	5,435	-41,189
Personnel expenses	-1,759	-6,848	-27,336	0	-27,336
EBITDA	1,351	-7,418	73,234	3	73,237
Depreciation, amortisation, impairment and reversal of impairment	-346	-1,303	-33,807	12	-33,795
Share of profit or loss of associates and joint ventures	0	0	5,295	0	5,295
EBIT (operating result)	1,006	-8,721	44,722	16	44,737
Financial income	6	24,954	25,919	-23,006	2,912
Financial expenses	-23	2,463	-14,639	-629	-15,268
Earnings before tax (EBT)	989	18,696	56,002	-23,620	32,381
Income taxes	-233	1,062	-8,915	0	-8,915
Earnings after tax	756	19,758	47,086	-23,620	23,466
Investments in associates and joint ventures	0	0	55,737	0	55,737
Capital expenditure	92	1,256	56,341	0	56,341
Property, plant and equipment, investment property & intangible assets including goodwill	1,969	10,387	849,326	-1,920	847,406
Segment assets	5,490	673,879	1,668,888	-616,803	1,052,085
Segment liabilities	2,104	8,610	544,086	-86,842	457,245

	2024					
(in TEUR)	**Austria**	**Italy**	**Croatia**	**Other Markets**	**Payment Solutions**	**Digital Solutions**
Revenue	52,189	52,121	14,682	4,207	770	4,008
Material expenses, purchased services and other operating expenses	-13,797	-15,113	-3,993	-922	-593	-2,098
Personnel expenses	-5,631	-6,682	-2,932	-735	-29	-1,941
EBITDA	33,095	30,904	7,866	2,567	160	441
Depreciation, amortisation, impairment and reversal of impairment	-13,467	-12,595	-6,751	-2,574	-35	-375
Share of profit or loss of associates and joint ventures	2,649	1,493	0	0	0	0
EBIT (operating result)	22,277	19,803	1,114	-7	125	67
Financial income	538	814	40	7	6	1
Financial expenses	-6,734	-6,265	-1,521	-552	-1	-4
Earnings before tax (EBT)	16,082	14,352	-366	-552	130	63
Income taxes	-3,532	-3,736	387	30	4	-12
Earnings after tax	12,550	10,616	20	-521	134	52
Investments in associates and joint ventures	31,205	23,434	0	0	0	0
Capital expenditure	448	10,907	6,637	439	0	789
Property, plant and equipment, investment property & intangible assets including goodwill	395,610	277,509	89,195	30,861	2,374	5,418
Segment assets	459,556	335,229	96,878	34,223	5,151	6,488
Segment liabilities	266,942	165,414	47,216	19,917	1,977	1,097

	2024				
(in TEUR)	**Building Technologies**	**Holding**	**Segments total**	**Elimination**	**Group**
Revenue	4,352	7,230	139,559	-6,046	133,513
Material expenses, purchased services and other operating expenses	-2,477	-6,362	-45,356	6,226	-39,130
Personnel expenses	-1,546	-7,026	-26,521	0	-26,521
EBITDA	759	-5,652	70,139	140	70,279
Depreciation, amortisation, impairment and reversal of impairment	-366	-1,260	-37,422	27	-37,395
Share of profit or loss of associates and joint ventures	0	0	4,142	0	4,142
EBIT (operating result)	393	-6,912	36,860	167	37,026
Financial income	0	26,380	27,788	-23,433	4,356
Financial expenses	-31	1,758	-13,351	-576	-13,927
Earnings before tax (EBT)	362	21,226	51,297	-23,842	27,455
Income taxes	-87	6,357	-589	0	-589
Earnings after tax	275	27,583	50,708	-23,842	26,866
Investments in associates and joint ventures	0	0	54,640	0	54,640
Capital expenditure	61	875	20,156	0	20,156
Property, plant and equipment, investment property & intangible assets including goodwill	2,230	10,702	813,899	-1,725	812,174
Segment assets	4,672	699,938	1,642,135	-591,455	1,050,680
Segment liabilities	2,041	7,511	512,116	-75,071	437,044

7. Non-current assets

Property, plant and equipment is measured at cost minus accumulated amortisation and impairment. Any investment grants from public sector entities (government grants) are directly deducted from the assets carrying amount in accordance with IAS 20.24. In the financial years 2025 and 2024, the Group only received investment grants considered insignificant.

(a) Parking activities of the Group

In the majority of cases, the parking locations of the Group are operated under long-term contracts, such as building leases and concessions, or on the basis of ownership. Within the scope of these contractual agreements, which in most cases have been concluded with public sector entities, the Best in Parking Group invests in parking locations in Austria, Italy, Croatia, Switzerland, Slovakia, Slovenia and Serbia. As the holder of the building lease, concession or right-of-use, the Group performs the following activities:

- Planning, building and financing the parking location
- Operating and maintaining the parking location

The grantor of the building lease, concession or right-of-use grants the Best in Parking Group the right to charge the users (customers) of the parking location a fee for a certain period of time. For the use of the public spaces, the Group has to pay a generally fixed, index-linked and/or variable fee to the grantor of the building lease, concession or right-of-use.

(b) Property, plant and equipment

Depreciable property, plant and equipment is depreciated on a straight-line basis over the following estimated useful life:

Buildings	10–100 years
Parking garages	10–99 years
Other equipment, fixtures and fittings	3–10 years

Development of property, plant and equipment

(in TEUR)	Land and buildings	Other equipment	Construction in progress	Total
Acquisition or construction costs				
Balance at 1 January 2025	**912,788**	**43,794**	**20,639**	**977,221**
Foreign currency translation differences	184	1	1	187
Business combinations	0	41	0	41
Additions	43,050	3,233	19,126	65,409
Disposals	-10,730	-301	-335	-11,366
Transfer to investment property	-25,482	-207	-1	-25,689
Reclassifications	7,788	1,280	-9,068	0
Balance at 31 December 2025	**927,597**	**47,842**	**30,362**	**1,005,801**
Accumulated depreciation/impairment				
Balance at 1 January 2025	**251,142**	**30,519**	**0**	**281,661**
Foreign currency translation differences	150	1	0	151
Depreciation	24,740	3,378	0	28,117
Impairment	2,415	0	0	2,415
Reversal of impairment	-1,460	0	0	-1,460
Disposals	-2,829	-229	0	-3,058
Transfer to investment property	-9,892	-164	0	-10,056
Balance at 31 December 2025	**264,266**	**33,505**	**0**	**297,771**
Carrying amount				
1 January 2025	**661,646**	**13,275**	**20,639**	**695,560**
31 December 2025	**663,331**	**14,337**	**30,362**	**708,030**

Additions in land and buildings include additions for the parking garage “Hoher Markt” located in the City centre of Vienna amounting to TEUR 24,386. Further changes in land and buildings mainly result from right of use assets from lease agreements with additions amounting to TEUR 8,726 and disposals amounting to TEUR -7,806 mainly due to the disposal of the right of use asset “Hoher Markt”, as the garage had been leased by the Group prior to acquiring it.

The change in other equipment is mainly due to additions in operating equipment and office equipment of TEUR 2,125 and additions in technical equipment of TEUR 1,108.

Construction in progress increased mainly due to investments of TEUR 15,989 in the ongoing construction project “Zabica” in Rijeka. The reclassifications mainly relate to the garage “Piazza Centro Duomo” in Novara which opened at the beginning of December 2025.

Interest expense relating to construction in progress amounting to TEUR 52 (2024: TEUR 75) has been capitalised.

(in TEUR)	Land and buildings	Other equipment	Construction in progress	Total
Acquisition or construction costs				
Balance at 1 January 2024	**881,539**	**41,351**	**32,963**	**955,853**
Foreign currency translation differences	-284	-2	6	-280
Additions	10,853	3,443	13,616	27,912
Disposals	-1,042	-1,551	-145	-2,738
Reclassifications	21,722	553	-25,801	-3,526
Balance at 31 December 2024	**912,788**	**43,794**	**20,639**	**977,221**
Accumulated depreciation/impairment				
Balance at 1 January 2024	**226,893**	**28,477**	**0**	**255,370**
Foreign currency translation differences	-120	-1	0	-121
Depreciation	24,098	3,312	0	27,410
Impairment	732	0	0	732
Disposals	-461	-1,269	0	-1,730
Balance at 31 December 2024	**251,142**	**30,519**	**0**	**281,661**
Carrying amount				
1 January 2024	**654,646**	**12,874**	**32,963**	**700,483**
31 December 2024	**661,646**	**13,275**	**20,639**	**695,560**

In the previous financial year, additions in land and buildings included additions for the parking garage “Città Alta” located in Bergamo in Italy. Further changes in land and buildings mainly resulted from right of use assets from lease agreements.

Construction in progress increased mainly due to investments in the construction projects “Zabica” in Rijeka and “Piazza Centro Duomo” in Novara. The reclassifications mainly related to the garage “Città Alta” which opened at the beginning of May 2024. The remaining amount of the reclassifications of TEUR 3.526 related primarily to garage boxes intended for sale and therefore recognised in inventories.

As of 31 December 2025 purchase obligations regarding planned capital expenditures for property, plant and equipment amounted to TEUR 26,292 for the construction project “Zabica” in Rijeka and TEUR 11,150 for the acquisition of the parking garage “Karlsplatz” in Vienna.

As of 31 December 2025 properties were pledged as securities for financing liabilities in the amount of TEUR 221,615 (2024: TEUR 199,070).

Leases and building leases

Leases are included in the same line item in which the asset underlying the leases would be shown. Right-of-use assets are depreciated over the lease term. The corresponding liability is reduced over the lease term taking into account the consideration payments and the realisation of interest expense.

Lease agreements have terms from 5–30 years.

Building leases are also subject to IFRS 16 and are included in the same line item in which the asset underlying the building leases would be shown. As the holder of the building leases, the Group capitalises a right-of-use asset and recognises a corresponding liability. The capitalisation is based on the present value of the fixed index-linked fees taking into account the period for which the building lease is granted.

Building lease agreements have terms from 17–99 years, some of them with prolongation options.

Development of right-of-use assets in the reporting period

All right-of-use assets are recorded under "Land and buildings". The table below contains additional information on right-of-use assets:

(in TEUR)	Parking garages	Office space, Warehouses	Total
Balance at 1 January 2025	**89,160**	**4,289**	**93,449**
Additions	8,737	15	8,752
Disposals	-7,806	0	-7,806
Depreciations/Impairment	-9,038	-426	-9,464
Reversal of impairment	8	0	8
Reclassification	-1,020	0	-1,020
Balance at 31 December 2025	**80,041**	**3,878**	**83,919**

The additions primarily consist of new lease agreements in Vienna, alongside remeasurements due to changes in expected lease payments. The disposals result mainly from the disposal of the right-of-use asset "Hoher Markt".

(in TEUR)	Parking garages	Office space, Warehouses	Total
Balance at 1 January 2024	**89,399**	**4,542**	**93,941**
Additions	7,819	358	8,177
Disposals	-417	-161	-578
Depreciations/Impairment	-7,641	-450	-8,091
Balance at 31 December 2024	**89,160**	**4,289**	**93,449**

In the previous financial year, additions mainly consisted of a new lease agreement in Vienna and remeasurements due to changes in future lease payments.

(c) Investment property

Investment properties are measured initially at cost, including transaction costs. Subsequent to initial recognition, investment properties are stated at fair value, which reflects market conditions at the reporting date. Gains or losses arising from changes in the fair values of investment properties are included in profit or loss in the period in which they arise, including the corresponding tax effect. Fair values are determined based on an annual valuation performed by an accredited external independent valuer applying a valuation model in accordance with the European Valuation Standards.

Investment properties are derecognised either when they have been disposed of (i.e., at the date the recipient obtains control) or when they are permanently withdrawn from use and no future economic benefit is expected from their disposal. The difference between the net disposal proceeds and the carrying amount of the asset is recognised in profit or loss in the period of derecognition.

Transfers are made to (or from) investment property only when there is a change in use.

The Group's investment properties consist of two commercial properties, one in Austria and one in Italy.

The properties are recognised as investment property for the first time as of 31 December 2025, after being transferred from property, plant and equipment. The difference between the carrying amount and the fair value at that date, including the corresponding tax effect, was recognised in the revaluation reserve within equity (see note 9). Future valuation results will be recognised in profit or loss.

(in TEUR)	Total
Balance at 1 January 2025	**0**
Transfer from property, plant and equipment	15,634
Revaluation through OCI upon transfer from property, plant and equipment	7,758
Balance at 31 December 2025	**23,392**

The valuation method used for determining the fair value of the properties is the discounted cash flow (DCF) method, an income-based valuation approach discounting the net cash flows generated by the property to their present value. The net cash flows are based on the planning data for the respective objects and comprise revenue deducted by operating costs (utilities, maintenance, cleaning, etc.), as well as any fees for the use of the property, if applicable. In addition, provision is made for major renovations in future periods through a modernisation reserve generally ranging between 0.00% and 5.00% of the annual gross income, primarily taking into account the construction and maintenance condition and the term of the building right of the property.

The entire observation period of a property's projected cash flows is divided into two phases. The first phase is referred to as the detailed planning period, during which cash flows are forecast on a yearly basis. The second phase represents the remaining economic useful life of the property. To determine the value of this latter period (terminal value) a hypothetical disposal value of the property is calculated at the end of the detailed forecast period using a capitalisation approach. Consequently, the second phase is assessed in a simplified manner based on a representative year.

The annual net income, including the terminal value, is then capitalised using a risk-adjusted interest rate.

The valuation of the property is highly sensitive to changes in the discount rate. A lower discount rate results in a higher property value, whereas a higher discount rate leads to a lower property value. The same relationship applies to the capitalisation rate (exit yield) used in determining the terminal value. Furthermore, an increase (decrease) in the estimated net cash flows, would result in a higher (lower) fair value of the properties. Conversely, an increase (decrease) in the modernisation reserve would lead to a lower (higher) fair value. All of the named input factors are classified as level 3 inputs in accordance with the IFRS 13 fair value hierarchy (see note 19c).

The following table presents the valuation method used in determining the fair value of investment properties, together with the significant unobservable inputs applied.

Valuation method used	**Significant unobservable inputs**	**Range**
	Discount rate	5.25%-5.40%
	Capitalisation rate (exit yield)	5.50%-5.75%
DCF	Modernisation reserve	3.00%

(d) Intangible assets including goodwill

Intangible assets mainly include concessions and goodwill. To a lesser extent, other intangible assets (customer relationships, patents, software licences etc.) are also recorded.

Intangible assets are amortised on a straight-line basis over the following estimated useful life:

Concessions	2–100 years
Software	3–10 years
Customer relationships	10 years
Patents	16 years

Concessions are depreciated over the concession term. The corresponding liability is reduced over the concession term taking into account the repayments and the realisation of interest expense.

Service concession agreements

Service concession agreements are recognised as an intangible asset, as a right of the operator to charge fees for the use of public sector assets, which the operator has constructed or renewed. A right to charge fees in this context is not an unconditional right to receive cash, as the amounts are uncertain with regard to the actual extent the services will be used by the public.

Such intangible assets mainly exist in connection with the conclusion of service concession agreements for constructing and operating parking garages in Italy.

To enable parking operations, the respective location (on-street or off-street) has to be planned, constructed and funded by companies of the Best in Parking Group as concession holders. In exchange, the concession holder is granted the right to operate the location by charging fees from third parties. In these cases, the Best in Parking Group bears the investment and operating risk.

At the end of the service concession agreement the construction services rendered by the concession holder become the property of the public sector entities at a contractually established value or without compensation or at fair value, whereas a transfer without compensation is stipulated in the great majority of cases.

The concession fee can be fixed or variable. If it is variable then it is based mainly on the revenue or earnings generated. According to IFRIC 12, the holder of the concession has to capitalise an intangible asset and recognise a corresponding liability. If fixed concession fees are adjusted based on the development of an index, such as the consumer price index, the amount capitalised is based on the current amount of concession fees charged discounted over the period of the service concession agreement. Increases resulting from index adjustments are considered as soon as they become effective by increasing the intangible asset as well as the corresponding liability. The intangible asset is depreciated over the period of the service concession agreement.

Service concession agreements have terms from 2–100 years.

Development of intangible assets including goodwill:

(in TEUR)	Concessions	Other intangible assets	Goodwill	Total
Acquisition or construction costs				
Balance at 1 January 2025	**68,781**	**20,458**	**70,237**	**159,476**
Foreign currency translation differences	1	0	5	6
Business combinations	0	816	1,480	2,296
Additions	224	1,582	0	1,805
Balance at 31 December 2025	**69,006**	**22,808**	**71,722**	**163,537**
Accumulated amortisation and impairment				
Balance at 1 January 2025	**30,658**	**7,826**	**4,378**	**42,862**
Foreign currency translation differences	0	0	5	5
Business combinations	0	21	0	21
Amortisation	2,955	1,711	-2	4,664
Balance at 31 December 2025	**33,614**	**9,557**	**4,382**	**47,553**
Carrying amount				
1 January 2025	**38,123**	**12,632**	**65,859**	**116,614**
31 December 2025	**35,393**	**13,251**	**67,340**	**115,984**

(in TEUR)	Concessions	Other intangible assets	Goodwill	Total
Acquisition or construction costs				
Balance at 1 January 2024	**68,870**	**18,845**	**70,245**	**157,960**
Foreign currency translation differences	-2	0	-8	-10
Additions	3,161	1,528	0	4,689
Disposals	-3,248	69	0	-3,179
Reclassifications	0	16	0	16
Balance at 31 December 2024	**68,781**	**20,458**	**70,237**	**159,476**
Accumulated amortisation and impairment				
Balance at 1 January 2024	**23,723**	**6,066**	**4,386**	**34,175**
Foreign currency translation differences	0	0	-8	-8
Amortisation	3,894	1,781	0	5,675
Impairment	3,597	0	0	3,597
Disposals	-556	-21	0	-577
Balance at 31 December 2024	**30,658**	**7,826**	**4,378**	**42,862**
Carrying amount				
1 January 2024	**45,147**	**12,779**	**65,859**	**123,786**
31 December 2024	**38,123**	**12,632**	**65,859**	**116,614**

The additions in concessions include term adjustments of service concession agreements as well as adjustments due to index adjustments of concession fees and changes in estimated future variable concession fee payments of in total TEUR 224 (2024: TEUR 3,161), which have been recognised in the same amount in concession liabilities.

The additions to other intangible assets and goodwill in the financial year 2025 of TEUR 2,296 result mainly from the acquisition of the IT company RI-ING NET d.o.o. (see note 5d).

The intangible assets including goodwill can be broken down by country, or cash-generating units, on the levels of which goodwill is monitored:

(in TEUR)	31 December 2025	31 December 2024
Segment "Italy"		
Concessions	34,868	37,528
Other intangible assets	714	814
Goodwill	37,978	37,976
Segment "Austria"		
Other intangible assets	7,316	7,449
Goodwill	23,630	23,630
Segment "Croatia"		
Concessions	287	345
Other intangible assets	33	34
Goodwill	1,485	1,485
Segment "Digital solutions"		
Other intangible assets	3,771	2,792
Goodwill	4,044	2,564
Thereof RAO d.o.o.		
Other intangible assets	3,020	0
Goodwill	2,564	0
Thereof RI-ING Net d.o.o.		
Other intangible assets	750	0
Goodwill	1,480	0
Segment "Others"[1)]		
Concessions	238	251
Other intangible assets	1,417	1,545
Goodwill	204	204
Total	**115,984**	**116,614**

[1)] The previous year figures were changed due to a shift of the segments from “Digital solutions” to “Others”

Impairment of goodwill

Group management monitors goodwill for impairment at a country i.e. operating segment level, and separately for RAO d.o.o. and RI-ING Net d.o.o., and the financial information provided for these sub-areas. Therefore, goodwill is allocated to the respective country (subgroup i.e. operating segment) as a group of cash-generating units and RAO d.o.o.and RI-ING Net d.o.o. as a cash-generating units in line with the effects of potential synergies.

Goodwill was tested for impairment by determining the recoverable amount (as described in detail below) for the group of cash-generating units in Austria, Italy, Croatia and the cash-generating units RAO d.o.o. and RI-ING Net d.o.o. based on integrated management planning.

If the respective recoverable amount is lower than the carrying amount of the group of cash-generating units, including the respective goodwill allocated, an impairment loss has to be recognised. Impairments are presented in the line item “Depreciation, amortisation, impairment and reversal of impairment” in the consolidated income statement.

Determining the recoverable amount

Cash-generating units to which goodwill has been allocated (determined by the Group’s management as equivalent to its operating segments) are tested for impairment at least annually.

An impairment loss is recognised for the amount by which the cash-generating unit’s carrying amount exceeds its recoverable amount representing it’s value-in-use. To determine the value-in-use, management estimates expected future cash flows from each cash-generating unit and determines a suitable discount rate in order to calculate the present value of those cash flows. The data used for impairment testing procedures is directly linked to the Group’s latest approved budget. Discount factors are determined individually for each cash-generating unit and reflect current market assessments of the time value of money and asset-specific risk factors.

Impairment losses for cash-generating units reduce first the carrying amount of any goodwill allocated to the cash-generating unit. Any remaining impairment loss is charged pro rata to the other assets in the cash-generating unit. As the determined values in use are higher than the carrying amount including goodwill, no impairment of goodwill had to be recognised.

The recoverable amount of the assets of the Austrian, Italian and Croatian subgroups (i.e. operating segments) was determined as the sum of the value in use of the asset cash-generating units within the country subgroups according to the DCF-method (level 3 fair value measurement).

The following parameters have been used:

- For discounting the expected future cash flows, interest rates on equity were derived from the peer group for the debt-free company and interest rates on debt were used. The cost of equity was derived from the risk-free basic interest rate plus a general risk premium, with the group-specific risk having been derived from the capital market based on peer-group information, using a beta factor taking into account the debt-to-equity ratio: for Austria 6.06% (2024: 5.60%), for Italy 6.91% (2024: 6.41%), for Croatia 6.76% (2024: 6.11%).
- No terminal value was calculated beyond the fifth year. Instead, the EBITDA-weighted remaining life for each subgroup was determined, and the planning was extended accordingly. The following remaining lives were assumed: 62 years for Austria, 40 years for Italy, and 65 years for Croatia. For the free cash flows beyond the five-year detailed planning period starting from 2031, a continuous annual growth rate was assumed: 1.0% for Austria (2024: 1.0%), 1.0% for Italy (2024: 1.0%), and 1.0% for Croatia (2024: 1.0%).

The recoverable amount of RAO d.o.o. and RI-ING NET d.o.o. is determined as the other Groups cash-generating-units, using the following parameters:

- For discounting the expected future cash flows, interest rates on equity were derived from the peer group for the debt-free company and interest rates on debt were used. The cost of equity is derived from the risk-free basic interest rate plus a general risk premium, with the group-specific risk having been derived from the capital market based on peer-group information, using a beta factor taking into account the debt-to-equity ratio, for RAO d.o.o. 11.01% (2024: 9.25%) and RI-ING NET d.o.o 11.01%.
- The detailed planning period is generally five years. The last year of the detailed planning period constitutes the basis for the terminal value taking into account modifications based on assumptions for the terminal value period.
- For the free cash flows after the five-year detailed planning period, a continuous annual growth rate is assumed, depending on the country forecasts provided by an independent financial provider, for RAO d.o.o. (Croatia) 1.0% (2024: 1.0%) and RI-ING NET d.o.o. (Croatia) 1.0%.

Sensitivity of the assumptions made

As in the previous financial year, from today's perspective, using reasonable judgement, no such significant change in one or more of the assumptions made for determining the recoverable amounts of the group of cash-generating units is to be expected that in the following financial year could result in the carrying amounts of the group of cash-generating units including goodwill allocated exceeding the respective recoverable amount.

As in the previous financial year, the following sensitivity analysis has been performed on the assumptions that have a substantial effect on the value in use of the group of cash-generating units. A reduction in the respective growth rates in the remaining life beyond the five-year detailed planning period or terminal value of one percentage point, does not result in any need for impairing goodwill in any group of cash-generating units. An increase in Weighted Average Costs of Capital (WACC) of one percentage point would likewise not result in the need for impairing any goodwill. The same goes for goodwill in the case of an annual reduction in EBITDA of -10%.

Impairment of property, plant and equipment and intangible assets

Property, plant and equipment and intangible assets are tested for impairment as soon as events or changing circumstances indicate that the carrying amount of an asset or group of assets might exceed the recoverable amount. In this case, the carrying amount is compared with the higher of the fair value less reasonable costs of disposal and the present value of the estimated future cash flows arising from the use of the asset or group of assets. If there is no longer any reason for impairment – with the exception of goodwill – the impairment is reversed. Impairments as well as reversals of impairments are presented in the line item "Depreciation, amortisation, impairment and reversal of impairment" in the consolidated income statement.

Cash-generating units

For the purposes of impairment tests, property, plant and equipment and intangible assets are grouped together into cash-generating units. Generally, each parking location managed by Best in Parking Group constitutes one cash-generating unit. In the case of locations that were acquired in a "bundle" from one contracting party (building lease or ownership) or were allowed to be used in a bundle (leasing or concessions) and for which there is a duty to operate, these assets together constitute a separate cash-generating unit. As of 31 December 2025 Best in Parking Group had 120 (2024: 118) cash-generating units in total.

Determining the value in use

Best in Parking Group identified the volatile market environment as an impairment indicator for property, plant and equipment and intangible assets (other than goodwill) and thus performed impairment testing for these assets as of 31 December 2025 based on value in use calculations.

The value in use for the respective cash-generating unit was determined based on the present value of the estimated future cash flows ("free cash flows") before tax according to the DCF method. The cost of equity capital is derived from the risk-free basic interest rate plus a general risk premium, with the group-specific risk having been derived from the capital market based on peer-group information, using a beta factor taking into account the debt-to-equity ratio. The table below illustrates the corresponding Weighted Average Cost of Capital (WACC) after and before tax:

	2025		
Country	**WACC 2025 after tax (%)**	**WACC 2025 before tax (%)**	**Median WACC 2025 before tax 2025 (%)**
Austria	6.06	5.82–9.97	7.17
Italy	6.91	6.33–35.77	8.87
Croatia	6.76	6.72–13.66	7.75
Slovakia	6.68	8.34	n/a
Slovenia	6.65	8.69	n/a
Switzerland	6.04	7.24	n/a

	2024		
Country	**WACC 2024 after tax (%)**	**WACC 2024 before tax (%)**	**Median WACC 2024 before tax 2024 (%)**
Austria	5.60	5.60–9.05	6.47
Italy	6.41	6.28–34.00	8.93
Croatia	6.11	6.30–13.92	7.80
Slovakia	6.05	7.77	n/a
Slovenia	6.03	7.62	n/a
Switzerland	5.51	6.53	n/a

The detailed planning period is generally five years. The final planned year is also used for the cash flows following the detailed planning period, and is modified taking into account further assumptions regarding future periods (2031 and subsequent years up to the potential end of the assets' useful life). For the free cash flows after the five-year detailed planning period, a continuous annual growth rate was assumed, depending on an independent financial providers forecasts for future inflation, of 1.0–2.2% in 2025 (2024: 1.1–2.2%).

If, on the basis of the procedure applied and the underlying basic assumptions, the respective recoverable amount is below the carrying amount of the cash-generating unit, the difference has to be impaired. The lower limit for impairment is generally the individual asset's fair value less reasonable costs of disposal.

The following tables summarise the impairments and reversal of impairments recognized in the 2025 financial statements, based on updated cash flow projections by either country or asset type. The reversal of impairment in prior year results mainly from improved business development.

(in TEUR)	Impairment		Reversal of impairment	
by country	**31 December 2025**	**31 December 2024**	**31 December 2025**	**31 December 2024**
Austria	2,244	0	0	0
Italy	171	884	253	0
Croatia	0	2,713	0	0
Switzerland	0	732	1,207	0
Total	**2,415**	**4,329**	**1,460**	**0**

(in TEUR)	Impairment		Reversal of impairment	
by asset type	**31 December 2025**	**31 December 2024**	**31 December 2025**	**31 December 2024**
Parking garages	889	732	1,452	0
Right of use assets	1,526	0	8	0
Concession rights	0	3,597	0	0
Total	**2,415**	**4,329**	**1,460**	**0**

(e) Investments in associates and joint ventures

This position includes investments in associates and joint ventures. The tables below show the summarised financial information for joint ventures and associates and the reconciliation to the carrying value and share in profit or loss presented in the consolidated financial statements of the Best in Parking Group.

Joint ventures

The most important joint venture of the Best in Parking Group is Heldenplatz-Garage Bau- und Betriebsführungs GmbH & Co KG domiciled in Vienna. This joint venture owns four parking garages in Vienna via its subsidiaries, e.g. Kärntnerstraße Tiefgarage located in the city centre at the Vienna opera. Individual stakes in partnerships that are to be classified as joint ventures are held by the Best in Parking Group on the one hand directly and on the other hand indirectly via its general partner (''Komplementärin'') in the legal form of a corporation. Thus, the proportionate carrying amounts and income of the companies listed below cannot be reconciled by simply taking Best in Parking Group's direct stake in the investment into account.

The following table summarises the financial information of Heldenplatz-Garage Bau- und Betriebsführungs GmbH & Co KG:

(in TEUR)	**31 December 2025**	**31 December 2024**
Current assets (including cash and cash equivalents)	7,908	7,577
Non-current assets	49,898	49,048
Current liabilities	-10,862	-9,598
Non-current liabilities	-12,780	-12,915
Net assets (100%)	**34,164**	**34,112**
Group share	17,082	17,056
Goodwill	3,332	3,332
Carrying amount of joint ventures	**20,414**	**20,388**
Cash and cash equivalents	394	514
Non-current debts (including non-current financial debts, excluding trade liabilities, other liabilities and provisions)	-2,672	-2,624

(in TEUR)	**2025**	**2024**
Revenue	7,388	6,683
Depreciation, amortisation and impairment	-769	-755
Financial income	31	11
Financial expenses	-105	-103
Income taxes	163	163
Earnings after tax	3,639	3,068
Total comprehensive income (100%)	3,639	3,068
Group share in total comprehensive income	**1,819**	**1,534**
Dividends received	1,837	1,710

The Group also has interests in a number of individually immaterial joint ventures. The following table shows, in aggregate, the carrying amount, share of profit and OCI and the amount of impairment of these joint ventures.

(in TEUR)	**31 December 2025**	**31 December 2024**
Carrying amount of joint ventures	8,422	8,640
Share of:		
Earnings after tax	282	479
Total comprehensive income	**282**	**479**
Deconsolidation result	1,504	0

In the second quarter of 2025, the share in Verso Altima d.o.o. was sold. The deconsolidation result amounts to TEUR 1,504 and contains the proceeds from the sale of TEUR 1,507 as well as the reclassification of currency translation differences amounting to TEUR -3 (see note 5).

Associates

The most important associate of the Best in Parking Group is Firenze Parcheggi S.p.a., in which the Group holds a share of 44.2%.

(in TEUR)	31 December 2025	31 December 2024
Current assets (including cash and cash equivalents)	11,666	8,969
Non-current assets	71,717	74,830
Current liabilities	-9,462	-8,776
Non-current liabilities	-35,751	-38,729
Net assets (100%)	**38,170**	**36,294**
Group share	16,871	16,042
Goodwill	25	25
Carrying amount of associates	**16,896**	**16,067**
Cash and cash equivalents	4,713	3,291
Current debts (including current financial debts, excluding trade liabilities, other liabilities and provisions)	-4,339	-5,493
Non-current debts (including non-current financial debts, excluding trade liabilities, other liabilities and provisions)	-31,552	-34,393
(in TEUR)	**2025**	**2024**
Revenue	16,068	14,783
Depreciation, amortisation and impairment	-4,864	-4,476
Financial income	44	65
Financial expenses	-1,398	-1,554
Income taxes	-799	-221
Earnings after tax	1,876	2,786
Total comprehensive income (100%)	1,876	2,786
Group share in total comprehensive income	**829**	**1,232**

The Group also has interests in a number of individually immaterial associates. The following table shows, in aggregate, the carrying amount and share of profit and OCI of these associates.

(in TEUR)	31 December 2025	31 December 2024
Carrying amount of associates	10,004	9,544
Share of:		
Earnings after tax	859	898
Total comprehensive income	**859**	**898**

(f) Other financial assets

The carrying amounts of other financial assets are as follows:

(in TEUR)	31 December 2025	31 December 2024
Other investments	560	560
Loans to associates and joint ventures	4,214	300
Other loans	1,196	1,204
Derivative financial instruments designated as hedging instruments	7,813	5,664
Total	**13,783**	**7,728**

Other investments are generally to be measured at fair value. However, due to the minor relevance of these companies, the Group has decided not to determine the fair value and considers a presentation at cost as an appropriate estimate of the fair value.

For further information regarding derivative financial instruments see note 19.

(g) Income taxes

The tax expense of a period consists of current and deferred taxes and is calculated by applying the tax laws of those countries in which the group's subsidiaries are active and where they earn their taxable profit. The tax rate to be applied can be found in section ''Group tax rate''.

Deferred tax assets are recorded for all deductible temporary differences between the carrying amounts of the assets and liabilities in the balance sheet and their tax bases, for loss carry forwards for tax purposes and for tax credits, as long as a tax income required for their use will likely be available in the future. Deferred tax assets that are not recognised have to be assessed again at the end of each reporting period.

Deferred tax liabilities are recorded for taxable temporary differences between the carrying amounts and the tax bases of assets and liabilities.

In both cases, the expected future tax effect is anticipated that results from the reversal of the temporary differences or from using the carry forwards for tax purposes or tax credits.

Deferred tax assets and liabilities are recorded in the income statement unless they refer to items that have been recorded directly in the equity or in other comprehensive income in the consolidated statement of comprehensive income. Effects of changes in tax rates are recorded in the financial year of the change under income taxes or in the consolidated statement of comprehensive income.

Deferred tax assets and deferred tax liabilities are offset if there is a legally enforceable right to offset and if the deferred tax assets and liabilities relate to income taxes levied by the same taxation authority on either the same taxable entity or taxable entities which can settle tax liabilities and assets on a net basis.

When retained earnings of individual subsidiaries are distributed, according to the current country-specific tax laws and existing double-taxation agreements, this may result in an increased tax burden, for which a deferred tax liability is recorded where applicable.

Best in Parking AG and its domestic subsidiaries are members of an Austrian tax group according to Section 9 of the Austrian Corporate Income Tax Act (KStG). The tax group parent is Breiteneder Immobilien Parking AG, which is not within the scope of consolidated companies of these consolidated financial statements. The taxable income of the group members is assigned to the taxable income of the tax group parent in the respective financial year. The taxable group income thus resulting on the level of the tax group parent forms the basis for determining taxable income according to Section 7 para. 2 of the Austrian Corporate Income Tax Act (KStG).

According to the tax group charges agreement, the allocation of the consolidated amount of the current and deferred tax expense between the tax group parent and the tax group members generally follows a stand-alone perspective. If, therefore, a tax group member records a taxable profit, tax group charges have to be discharged to the tax group parent in the amount of the fictitious tax burden based on the tax rate to be applied (currently 23% in Austria). In case of a tax loss, the tax group parent records the tax loss as "internal loss carried forward", which will then be offset against the future tax group charges of the tax group member.

As part of group taxation at the level of Breiteneder Immobilien Parking AG as the tax group parent, the tax loss carryforwards of Best in Parking AG are utilized against taxable profits of group members. Based on an agreement between Best in Parking AG and Breiteneder Immobilien Parking AG, a tax compensation payment was introduced starting with the 2023 tax assessment. The calculation of this tax compensation payment is based on the assumption that Best in Parking AG would act as the tax group parent of its Austrian group companies. The compensation payment, which was recognised as tax income, amounts to TEUR 1,066 for the 2025 financial year (2024: TEUR 3,002).

As of 31 December 2025, there were internal tax losses carried forward under the tax group charges agreement with Breiteneder Immobilien Parking AG in the amount of TEUR 3,047 (31 December 2024: TEUR 4,019). The tax expense charged by the tax group parent in the course of group taxation and the thus resulting liabilities amounted to TEUR 5,123 in the financial year 2025 (2024: TEUR 3,861).

Recognised deferred taxes

Deferred tax assets and liabilities recorded in the consolidated balance sheet due to temporary differences and loss carry forwards for tax purposes at the end of the respective reporting periods are as follows:

(in TEUR)	31 December 2025	31 December 2025	31 December 2024	31 December 2024
	Deferred tax assets	**Deferred tax liabilities**	**Deferred tax assets**	**Deferred tax liabilities**
Intangible assets	553	10,409	562	11,194
Property, plant and equipment	8,764	64,513	8,649	64,364
Inventories	2,611	0	2,637	0
Provisions for employee benefits	51	0	22	0
Other provisions	547	0	505	0
Financing liabilities	31,904	0	34,458	0
Other liabilities and deferred liabilities	76	5,517	107	6,137
Total temporary differences	44,506	80,439	46,940	81,695
Loss carry forwards	983	0	1,943	0
Total	45,489	80,439	48,883	81,695
Offset	-41,473	-41,473	-43,889	-43,889
Deferred taxes in the balance sheet	**4,016**	**38,966**	**4,994**	**37,806**

The Group has capitalised all identified deferred tax assets, as long as it is likely that enough taxable income will be available against which they can be used, and recognised all deferred tax liabilities. At the end of the respective reporting periods, particularly the internal losses carried forward under the tax group charges agreement with Breiteneder Immobilien Parking AG were considered as not recoverable and thus have not been recognised as deferred tax assets.

Deferred tax liabilities resulting from differences between the tax base of the investment and the pro-rata net assets (outside-basis differences), were not recognised for certain subsidiaries, joint ventures and associates, as it is likely that the temporary difference will not reverse in the foreseeable future. The amount of these temporary differences as of 31 December 2025 was TEUR 45,973 (2024: TEUR 42,124).

Both the loss carry forwards for tax purposes recognised and the loss carry forwards for tax purposes not recognised were at the end of the respective reporting periods eligible to be carried forward without restrictions.

Income taxes recognised through profit or loss

Income taxes recognised through profit or loss are as follows:

(in TEUR)	2025	2024
Current taxes	-9,290	-2,058
Deferred taxes	375	1,469
Income taxes	**-8,915**	**-589**

Group tax rate

The tax rates by country were as follows:

in %	31 December 2025	31 December 2024
Austria	23.00%	23.00%
Italy	24.00-27.90%	24.00-27.90%
Croatia	10.00–18.00%	10.00–18.00%
Switzerland	17.84%	17.84%
Slovakia	15.00–21.00%	15.00–21.00%
Slovenia	22.00%	22.00%
Serbia	15.00%	15.00%
Albania	0.00%	0.00%

The reported effective income tax burden on the Group’s profit before tax resulting from applying the respective actual tax rates in the individual tax jurisdictions can be reconciled to the expected tax expense resulting from applying the nominal tax rate of Best in Parking AG as follows:

(in TEUR)	2025	2024
Profit before tax	32,381	27,454
Applicable tax rate at Best in Parking AG	23%	23%
Expected income tax expense/income	**7,448**	**6,314**
Divergent tax rates	447	742
Change in tax rates	0	12
Tax-exempt income	-1,675	-1,165
Deferred taxes not recognised on tax losses carried forward / internal tax losses carried forward in the Austrian tax group	1,038	511
Group charges (not tax-deductible)	242	437
Permanent differences	2,466	84
Internal group tax compensation payment	-1,051	-3,002
Internal group tax compensation payment previous periods	0	-3,344
Income tax expense	**8,915**	**589**

8. Current assets

(a) Inventories

Inventories mainly include consumable material required for coating and sealing of surfaces, ongoing parking garage operations and maintenance.

Inventories are measured at the lower of cost and net realisable value.

(b) Trade and other receivables and other assets

Trade receivables include:

(in TEUR)	31 December 2025	31 December 2024
Trade receivables	5,681	5,203
Receivables from parent and sister companies	4,158	6,351
Receivables from associates and joint ventures	3,550	2,722
Derivative financial instruments designated as hedging instruments	478	801
Other financial receivables and assets	6,175	46,770
Financial receivables and assets	**20,042**	**61,847**
Advance payments	65	62
Value-added tax receivables	1,666	1,269
Other tax receivables	33	202
Prepaid expenses	2,370	2,081
Other non-financial receivables and assets	884	474
Non-financial receivables and assets	**5,018**	**4,088**
Trade and other receivables and other assets	**25,060**	**65,935**
Thereof		
Non-current	443	169
Current	24,617	65,766

The receivables from parent and sister companies contain a receivable resulting from tax group charges in the amount of TEUR 4,053 (2024: TEUR 6,346).

As of 31 December 2024 the other financial receivables and assets included a receivable from the deferred payment of part of the capital contribution in the amount of TEUR 41,534 which has been paid in 2025 (see note 9).

(c) Cash and cash equivalents

Cash and cash equivalents include cash in hand. Cash in foreign currency is translated using closing rates. Cash and cash equivalents so defined are the basis for the consolidated cash flow statement.

The following table shows cash and non-cash changes in liabilities from financing activities:

(in TEUR)	Financing liabilities
Balance at 1 January 2025	**364,559**
Proceeds	39,330
Repayments	-29,912
Changes resulting from cash flows	**9,418**
Others	3,178
Non-cash changes	**3,178**
Balance at 31 December 2025	**377,155**

(in TEUR)	Financing liabilities
Balance at 1 January 2024	**359,441**
Proceeds	20,982
Repayments	-27,016
Changes resulting from cash flows	**-6,034**
Others	11,152
Non-cash changes	**11,152**
Balance at 31 December 2024	**364,559**

The item “Others” mainly includes additions in the lease and concession liabilities and subsidised loans.

9. Equity

Equity represents the Group's net assets after all liabilities have been deducted. It is reported in the consolidated balance sheet separately for the parent company's shareholders and the non-controlling shareholders.

The consolidated balance sheet shows total equity of TEUR 594,840 as of 31 December 2025 (2024: TEUR 613,635). The changes are shown in detail in the consolidated statement of changes in equity.

Share capital

The share capital with a nominal amount of 1,000,000 has been fully paid in the financial year 2020 and consisted of 1,000,000 (one million) par-value shares.

On 17 August 2022, the General Meeting resolved on a capital increase by way of capital adjustment ("Kapitalberichtigung") from EUR 1,000,000 to EUR 24,000,000 through transformation of capital reserves ("ungebundene Kapitalrücklagen") of EUR 23,000,000. In the course of that, the number of registered shares has also been increased from 1,000,000 to 24,000,000.

In March 2023, Breiteneder Immobilien Parking AG and Best in Parking AG entered into an investment agreement with Macquarie Asset Management, via Macquarie European Infrastructure Fund 7 (MEIF 7 BIP Holdings S.à r.l.), the latter to subscribe for 18,105,263 registered shares in Best in Parking AG via a capital increase with a nominal value of TEUR 18,105 and a total payment of TEUR 301,000. The closing of the investment agreement occurred on 17 July 2023. Of the total capital increase, TEUR 216,000 were paid in on closing date, whereas payment of TEUR 85,000 has been deferred, with TEUR 42,500 having been paid in July 2024, and the remaining TEUR 42,500 having been paid in July 2025.

The distribution of ownership interests is as follows:

	Shareholding in %
Breiteneder Immobilien Parking AG	57.00
MEIF 7 BIP Holdings S.à r.l.	43.00
Total	**100.00**

The shareholders are entitled to receive the dividend declared for each year as well as to one vote per share at the company's Annual General Meeting.

Reserves

(in TEUR)	31 December 2025	31 December 2024
Capital reserves	477,187	477,187
Retained earnings	52,596	78,885
Other reserves	13,844	7,956
Reserve from changes in currency translation	1,008	897
Hedging reserve	8,521	7,059
Revaluation reserve	4,315	0
Total	**543,627**	**564,028**

Capital reserves

Capital reserves remained unchanged compared to 31 December 2024.

Retained earnings

Retained earnings include the statutory reserve of Best in Parking AG, as well as the accumulated earnings carried forward and the current consolidated earnings after tax of the financial year, as far as this is to be attributed to the owners of the parent company. In addition, in retained earnings are shown changes in the proportion held by non-controlling interest, that is, any difference between the amount by which the non-controlling interests are adjusted and the fair value of the consideration paid or received (minus any amounts pertaining to changes in the other reserves).

In 2025, TEUR 794 were registered in retained earnings due to changes in non-controlling interests (2024: TEUR 1,805). This amount includes also the result from the valuation of the liability resulting from the put option securing the non-controlling interest holder of Flexiskin GmbH the right to sell his remaining shares at fair value at any time at his discretion to Best in Parking AG. The Group allocates the respective share in profits/losses, OCI and dividends distributed to the non-controlling interest as long as the put option is not exercised. At each reporting date the Group derecognises the non-controlling interest as if it was acquired at that date and recognises the liability for the present value of the estimated amount payable on exercise of the put option (see note 19c). The difference in amount is recognised in retained earnings.

Other reserves

Other reserves include the reserve from the annual changes in currency translation, the hedging reserve and the revaluation reserve.

Reserve from changes in currency translation

The reserve from changes in currency translation includes all foreign currency differences arising from the translation of financial statements of foreign operations.

Hedging reserve

The hedging reserve comprises the effective part of accumulated net changes in fair value of hedging instruments used to hedge interest-rate risk.

Revaluation reserve

As of 31 December 2025, two properties were reclassified from “Property, plant and equipment” to “Investment property”. The revaluation reserve shows the difference between the carrying amount of the property in accordance with IAS 16 or IFRS 16 and its fair value at the day of reclassification, including the effect of deferred tax on the revaluation.

Non-controlling interests

Non-controlling interests include group-external shareholder‘s share in the equity and the earnings after tax for the year of subsidiaries of Best in Parking AG. The non-controlling interests, at the date of first-time consolidation, are recognised as a share in net assets (equity) of the respective company or business unit and subsequently recorded for taking into account shares in profits, dividends distributed, as well as equity contributions and distributions.

Other comprehensive income in the consolidated statement of comprehensive income

Other comprehensive income includes the effects of foreign currency translations in Switzerland, Albania and Serbia, changes in the fair value of interest rate swaps in cash flow hedging relationships, as well as the revaluation result upon transferring properties from property, plant and equipment to investment property in accordance with IAS 40, including the corresponding tax effects.

10. Financing liabilities

Financing liabilities are recognised at amortised cost. This amount is calculated essentially as the original nominal amount paid less repayments of principal. Current liabilities are therefore normally recorded with their redemption value.

Subsidised loans are long-term zero-interest loans from the City of Vienna in connection with the construction and operation of Park & Ride sites, whose repayment depends on achieving a certain revenue limit, as well as so-called “Wohnsammelgaragen” or “Volksgaragen” (parking garages for local residents), which are repaid over 40–45 years in identical instalments, following a grace period of 5 years. The subsidised loans are initially measured at fair value, taking into account the benefit from the below-market rate of interest according to IAS 20, and are subsequently accounted for at amortised cost following the effective interest rate method. The benefit from the below-market rate of interest is measured as the difference between the loan payment received and the present value of the estimated future payments, which are discounted using the incremental borrowing rate of interest at the time the loan proceeds have been received. This benefit was treated as an investment grant and directly deducted from the cost of the respective garages recognised in property, plant and equipment and is thus recognised in profit or loss over the useful life of the respective garage via reduced depreciation (see note 7). In the financial year ended 31 December 2025, the changes in loan levels result primarily from unwinding of discount, as well as changes in estimates of variable payments.

(in TEUR)	31 December 2025	31 December 2024
Liabilities against banks	203,731	184,372
Lease liabilities	78,484	85,985
Liabilities for building leases	18,140	18,189
Liabilities for concessions	54,485	55,928
Subsidised loans	21,867	19,638
Other loans	448	448
Total	**377,155**	**364,559**
Thereof		
Non-current	341,242	334,659
Current	35,913	29,901

As of 31 December 2025, interest bearing financial liabilities (liabilities against banks) in the nominal amount of TEUR 89,479 (2024: TEUR 66,282) were subject to financial covenants, usually financing for individual parking garage objects. Generally, these covenants are debt service coverage ratio (DSCR, EBITDA/debt service), interest service coverage ratio (ISCR, EBITDA/interest service) and loan to value (LTV, outstanding loan amount/fair value of the respective object). The calculation of the financial covenants is based on the outstanding obligation and compliance is monitored on a regular basis, with compliance date usually being set at 31 December. The following table shows the ranges of the financial covenants to be applied.

Minimum DSCR	110.00%–115.00%
Minimum ISCR	115.00%–170.00%
Maximum LTV	52.00%–85.00%

In 2025, as in the previous year, there were no breaches of covenants leading to possible sanctions by the banks, such as premature termination or partial repayment of loans.

Lease liabilities

Best in Parking Group leases mainly parking garages, warehouses and office space required for operations, as well as building rights against lump sum or recurring lease payments.

Leases are recognised as a right-of-use asset and accordingly as a lease liability at the date at which the Group has the asset at its disposal (see also note 7b). Lease liabilities with a lease term of more than twelve months are measured at the present value of the remaining lease payments.

Generally, the interest rate implicit in the lease is used for discounting, if it can be determined. Otherwise, the lessee's incremental borrowing rate, i.e. that interest rate a lessee would have to pay for comparable transactions, is used for discounting.

Payments for short-term leases of office equipment and vehicles, as well as those with underlying low-value assets are recorded as expenses and not capitalised in the balance sheet. Short-term leases are leases with a lease term of twelve months or less.

Expenses for leases that are not recorded in lease liabilities are as follows:

(in TEUR)	2025	2024
Expenses for variable lease payments	1,117	1,172
Expenses for short term leases	823	795
Expenses for leases of low-value assets	462	465

A number of the Group's leases contain extension and termination options. Best in Parking Group has carefully analysed the underlying extension and termination options and taken them into account accordingly. The assumptions thus made can diverge from the original estimates and result in effects on the right-of-use assets and lease liabilities.

The Group has several lease contracts for parking garages that contain variable payments based on the revenue from parking operations.

Furthermore, leasing components are recognised separately from the non-leasing components of the agreement (e.g. operational costs).

The total cash outflows for lease liabilities were TEUR 12,051 in 2025 (2024: TEUR 12,140).

Concession liabilities

The accounting and measurement of liabilities arising from service concession agreements concluded by the Group is described in note 7d.

11. Current provisions

Provisions are recognised at the present value of the expected settlement amount if the Group has an obligation to a third party as a result of a past event. The value applied is that which is determined at the time of preparation of the consolidated financial statements according to the best estimate. The best estimate of the amount required to settle the present obligation is the amount that the company would reasonably have to pay to settle the obligation at the end of the reporting period or to transfer the obligation to a third party on that date.

In the financial year 2025, current provisions, as in the year 2024, consisted mainly of provisions for maintenance costs for concession assets and for consulting costs. At the end of the maturity of concession agreements, property in the concession assets transfers to the entity granting the concession. Therefore, there is a constructive obligation to maintain the assets in proper condition.

12. Trade liabilities and other liabilities

Current liabilities are normally recognised at their redemption amount.

(in TEUR)	31 December 2025	31 December 2024
Liabilities against associates and joint ventures	573	255
Liabilities against parent and sister companies	8,224	4,957
Trade liabilities	8,497	5,900
Derivative financial instruments held for trading	973	1,095
Derivative financial instruments designated as hedging instruments	216	290
Other	5,908	6,648
Financial liabilities	**24,391**	**19,145**
Other taxes and duties	4,867	4,965
Obligations to employees	2,106	1,771
Advance payments received	142	264
Deferred liabilities	4,270	3,542
Non-financial liabilities	**11,385**	**10,542**
Total	**35,776**	**29,687**
Thereof		
Non-current	1,194	970
Current	34,582	28,717

Trade liabilities include TEUR 5,891 (2024: TEUR 3,781) from the acquisition of property, plant and equipment.

Other liabilities as of 31 December 2025 include a liability from a put-option in the amount of TEUR 1,352 (2024: TEUR 1,776) in connection with the non-controlling interest in Flexiskin GmbH (see note 19c).

Liabilities against parent and sister companies include liabilities from tax group charges, which are current. These amounted to TEUR 7,802 as of 31 December 2025 (2024: TEUR 4,861).

13. Revenue

The Group is mainly active in parking operations, as well as rendering related mobility and digital services. Revenue from parking operations is recognised following the principles of IFRS 15 contracts with a customer using the 5-step model.

Revenue is broken down as follows:

(in TEUR)	2025	2024
Parking operations		
Short-term parking	89,308	83,878
Subscription parking	26,374	27,183
Parking management	2,381	1,887
Real estate income	2,418	2,401
Digital Services	5,509	3,791
Building Technologies	5,325	4,120
Other	6,163	10,253
Revenue	**137,477**	**133,513**

Revenues from short-term parkers comprise the short-term provision of parking space to customers. Revenues are recognised for when and while the parking space is used. As the parking space is in most cases used for less than one day and the end of the service coincides with the time of payment, revenues from short-term parkers are recognised at this point.

Subscription parking arrangements are rental agreements with customers that give the customer the right to use the parking space for a certain period of time against a contractually previously agreed-on remuneration. That is usually any space that is available and not a specific parking space within a parking location. Only in some cases the arrangements grant the customer the right to use a specific parking space which then is within the scope of IFRS 16, the respective amount of revenue is not material. Revenue from these rental agreements is charged monthly, quarterly or annually and recognised over-time for these periods.

Revenues from parking management are generated in the connection of rendering management services such as maintenance, monitoring, collection of charges etc for third-party parking spaces, for which a monthly fee is charged. Revenues from parking management are also recognised over-time for certain periods, when customers receive the benefit from the service and at the same time use the service while it is rendered.

Revenues from real estate income include revenue from renting out business premises connected to parking garage properties and lease income of a parking garage run by a joint venture. Revenue is recognised based on the principles of IFRS 16 leases for operating leases from the lessor’s point of view on a straight-line basis over the term of the agreement.

Revenues from Digital Services are primarily derived from advanced software solutions and IT consultancy services, including parking and ticketing systems, as well as visitor management and enforcement solutions.

Revenues from Building Technologies contain revenues generated in the field of high quality coating and sealing of surfaces, especially in parking garages and on bridges. These patented surface protection systems ensure durability, seamless application, and resistance to environmental factors, contributing significantly to infrastructure longevity.

Other revenue includes revenue from the rental of advertising space, revenue from sales of parking space rights and options and revenue from Payment Solutions (Bmove).

In general, the increase in revenue is due to indexation adjustments and price increases, additional locations (greenfield as well as brownfield, self developed and acquired) and the increased overall occupancy of the Group’s car park locations.

14. Other operating income

(in TEUR)	2025	2024
Capitalised services	1,485	804
Other	2,800	1,612
Total	**4,285**	**2,416**

Capitalised services is attributable to renovation and reconstruction work carried out in individual garages by the subsidiary Flexiskin GmbH as well as the development and implementation of in-house digital solutions by the subsidiary RAO d.o.o.

In accordance with IAS 20.29, income-related government grants are included in other operating income. In 2025, as in the previous year, the Group received grants considered insignificant.

15. Material expenses, purchased services and other operating expenses

(in TEUR)	2025	2024
Rental expenses parking garages	1,117	1,172
Operating expenses for parking garages	7,126	5,895
Maintenance, service and repair	10,048	10,579
Building leases and concession expenses	1,770	1,550
Other purchased services	3,886	4,104
Material expenses and purchased services	**23,947**	**23,300**
Legal and consulting expenses	2,871	2,822
Commissions and bank charges	2,074	1,604
Rental expenses office and other	1,285	1,260
Taxes and fees	3,145	3,088
Sundry other expenses	7,866	7,055
Other operating expenses	**17,241**	**15,829**
Total	**41,188**	**39,129**

16. Personnel expenses

Personnel expenses of the Best in Parking Group are composed as follows:

(in TEUR)	2025	2024
Gross salaries	13,512	13,377
Gross wages	6,237	5,992
Severance expenses	256	347
Expenses for statutory social security as well as payroll related taxes and other contributions	6,885	4,761
Other welfare expenses	446	2,044
Total	**27,336**	**26,521**

Average number of full-time equivalents were as follows:

(Full-time equivalents)	2025	2024
Blue-collar workers	187	191
White-collar workers	238	271
Total	**425**	**462**

17. Financial income

(in TEUR)	2025	2024
Interest income	2,355	4,000
Other financial income	557	356
Total financial income	**2,912**	**4,356**

The decrease in interest income results, on the one hand, from the derecognition of the receivable from MEIF 7 BIP Holdings S.à.r.l. for the deferred payment of part of the capital contribution, which was settled on 17 July 2025, and, on the other hand, from lower interest on bank deposits due to declining interest rates.

18. Financial expenses

(in TEUR)	2025	2024
Interest expenses – interest rate swaps held for trading	418	187
Interest income – interest rate swaps designated as hedging instruments	-756	-2,279
Interest expenses – bank loans	6,453	8,200
Interest expenses – concessions	2,532	2,598
Interest expenses – subsidised loans	2,861	629
Interest expenses – building leases	768	760
Interest expenses – leases	2,522	2,816
Borrowing costs capitalised in accordance with IAS 23	-52	-75
Other financial expenses	522	1,091
Total financial expenses	**15,268**	**13,927**

The decrease in interest expenses from bank loans is primarily due to the downward interest rate trend.

The increase in the interest expenses for subsidised loans results primarily from changes in estimates of variable payments.

When applying IAS 23, a capitalisation rate of 3.0% in 2025 (2024: between 3.0% and 6.6%) was applied.

The item “Other financial expenses” mainly includes expense from the decrease in the fair value of derivative financial instruments. For the classification and measurement of derivative financial instruments see note 19.

19. Disclosures about financial instruments

Classification and measurement of financial instruments

Financial instruments include financial assets and financial liabilities and are classified into different categories for accounting purposes, which determine the method of subsequent measurement and thus also the types of the resulting income and expenses. The tables below show the allocation of the Group’s financial instruments to the individual measurement categories, as well as the income and expenses arising from the different categories. The Group recognises or derecognises financial instruments on the date of their settlement.

The financial assets of the Group include other financial assets, trade and other receivables and other assets (except for certain items that are not financial instruments, such as receivables concerning taxes and charges), securities, cash and cash equivalents, as well as derivative financial instruments with a positive fair value.

Financial assets are classified and measured as follows:

Category	
At amortised cost	Trade receivables, short-term lending, other financial receivables, cash and cash equivalents
At fair value through profit or loss	Securities, derivative financial instruments held for trading
At fair value through OCI – cash flow hedge	Derivative financial instruments designated as hedging instruments in a cash flow hedge

Financial assets are measured at amortised cost if both of the following conditions are met:

- The financial asset is held in a business model whose objective is to hold financial assets in order to collect the contractual cash flows.
- The contractual terms of the financial asset lead to cash flows at specified points in time which only represent repayment of principal and interest payments on the outstanding principal amount.

Trade receivables and all other financial receivables are allocated to this category by the Group. Cash and cash equivalents, such as time deposits and cash items, are also included in this measurement category.

Financial assets measured at amortised cost have to be tested for impairment at the end of each reporting period. The impairment model in IFRS 9 is based on the premise that expected losses should be recognised. Due to the Group's business activities, trade receivables are not material, as also the potential for impairment for this class of receivables is immaterial.

Financial assets measured at fair value through profit or loss are initially recognised at their fair value, with transaction costs recorded in expenses.

Financial assets are derecognised if the rights to payments from the financial assets have expired or have been transferred and the Group has substantially transferred all the risks and rewards of ownership of the financial asset.

The Group's financial liabilities comprise interest-bearing financing liabilities, including lease liabilities, trade liabilities, other liabilities (excluding certain items that are not financial instruments such as taxes and other levies) and derivative financial instruments with a negative fair value.

Financial liabilities are classified and measured as follows:

Category	
At amortised cost	Financing liabilities, trade liabilities, other financial liabilities
At fair value through profit or loss	Derivative financial instruments held for trading, liability from put option NCI
At fair value through OCI – cash flow hedge	Derivative financial instruments designated as hedging instruments in a cash flow hedge

Financial liabilities that have been measured at fair value through profit or loss are initially recognised at their fair value, while transaction costs are recorded in expenses. Other financial liabilities are initially recognised at their fair value after deducting transaction costs. In subsequent periods, they are either measured at amortised cost using the effective interest method or at their fair value.

The following table shows to which measurement categories the financial assets included in the balance sheet are assigned:

	At fair value through OCI – cash flow hedge	**At fair value through profit or loss**	**At amortised cost**	**Total**
(in TEUR)	Carrying amount at 31 December 2025			
Other financial assets	7,813	0	5,970	13,783
Trade and other receivables and other assets	478	0	19,564	20,042
Cash and cash equivalents	0	0	104,508	104,508
Total	**8,291**	**0**	**130,042**	**138,333**

(in TEUR)	At fair value through OCI – cash flow hedge	At fair value through profit or loss	At amortised cost	Total
	Carrying amount at 31 December 2024			
Other financial assets	5,663	0	2,065	7,728
Trade and other receivables and other assets	801	0	61,045	61,846
Cash and cash equivalents	0	0	103,214	103,214
Total	**6,464**	**0**	**166,324**	**172,788**

The following table shows to which measurement categories the financial liabilities included in the balance sheet are assigned:

(in TEUR)	At fair value through OCI – cash flow hedge	At fair value through profit or loss	At amortised cost	Total
	Carrying amount at 31 December 2025			
Financing liabilities	0	0	377,155	377,155
Trade and other liabilities[1)]	216	973	21,850	23,039
Total	**216**	**973**	**399,005**	**400,194**

(in TEUR)	At fair value through OCI – cash flow hedge	At fair value through profit or loss	At amortised cost	Total
	Carrying amount at 31 December 2024			
Financing liabilities	0	0	364,559	364,559
Trade and other liabilities[1)]	290	1,095	15,983	17,368
Total	**290**	**1,095**	**380,542**	**381,927**

[1)] Not included in this table is the liability from the put option of Flexiskin, the valuation result of which is shown in the equity position "retained earnings" (see notes 9,12 and 19c).

The following table shows the types of gains and losses recognised in the income statement or other comprehensive income arising from financial assets by measurement category:

(in TEUR)	At fair value through OCI - cash flow hedge	At fair value through profit and loss	At amortised cost	Total
	2025			
Interest[1)]	0	0	2,355	2,355
Changes in fair value / carrying amount	1,826	0	0	1,826
Other gains or losses	0	100	0	100
Net gain/loss	**1,826**	**100**	**2,355**	**4,281**

(in TEUR)	At fair value through OCI - cash flow hedge	At fair value through profit and loss	At amortised cost	Total
	2024			
Interest[1)]	0	0	4,000	4,000
Changes in fair value / carrying amount	-1,876	0	0	-1,876
Other gains or losses	0	80	0	80
Net gain/loss	**-1,876**	**80**	**4,000**	**2,204**

[1)] Interest result deriving from interest rate swaps designated as hedging instruments is shown as interest from financial liabilities at amortised cost.

The following table shows the types of gains and losses recognised in the income statement or other comprehensive income arising from financial liabilities by measurement category:

	At fair value through OCI – cash flow hedge	**At fair value through profit or loss**	**At amortised cost**	**Total**
(in TEUR)		2025		
Interest[1]	0	-418	-14,336	-14,754
Fair value / Carrying amount changes	73	122	0	195
Other gains and losses	0	0	-9	-9
Net gain/loss	**73**	**-296**	**-14,345**	**-14,568**

	At fair value through OCI – cash flow hedge	**At fair value through profit or loss**	**At amortised cost**	**Total**
(in TEUR)				**2024**
Interest[1]	0	-187	-12,664	-12,851
Fair value / Carrying amount changes	-47	-735	0	-782
Other gains and losses	0	0	-66	-66
Net gain/loss	**-47**	**-922**	**-12,730**	**-13,699**

[1] Interest result deriving from interest rate swaps designated as hedging instruments are shown as interest from financial liabilities at amortised cost.

Derivative financial instruments

Within the Best in Parking Group, derivative financial instruments, apart from a forward purchase or call option (see note 19c), consist exclusively of interest rate swaps and are generally used to hedge interest rate risk. The interpretation of market information required for determining market values sometimes calls for subjective assessments at the respective measurement date. Therefore, the fair values provided in this report may diverge from the fair value to be realised in the market. However, the interest rate swaps normally are held to maturity and are not disposed of before their contractual end date.

The interest rate swaps, details of which are given in the table below, hedge floating-rate long-term loans against interest rate increases (cash flow hedges). Interest rate swaps not designated as hedging instruments are presented as “Held for trading". No such swap was held as at 31 December 2025.

The remaining maturities of the interest rate swaps range from two to twenty-five years. The market values of the interest rate swaps are measured by the banks and as of the respective reporting dates are as follows:

Interest rate swaps 2025

Financial instrument	**Term of maturity**	**Currency**	**Reference value (in TEUR)**	**Fair value (in TEUR)**
Interest rate swap – CF-Hedge	2031	EUR	9,488	652
Interest rate swap – CF-Hedge	2031	EUR	2,100	154
Interest rate swap – CF-Hedge	2031	EUR	1,000	73
Interest rate swap – CF-Hedge	2031	EUR	8,094	364
Interest rate swap – CF-Hedge	2031	EUR	4,625	324
Interest rate swap – CF-Hedge	2043	EUR	41,000	6,070
Interest rate swap – CF-Hedge	2050	EUR	18,000	314
Interest rate swap – CF-Hedge	2032	EUR	1,533	1
Interest rate swap – CF-Hedge	2027	EUR	1,392	24
Interest rate swap – CF-Hedge	2040	EUR	11,367	4
Interest rate swap – CF-Hedge	2038	EUR	11,325	-3
Interest rate swap – CF-Hedge	2032	EUR	6,989	-214
Interest rate swap – CF-Hedge	2036	EUR	4,579	312
Total			**121,492**	**8,075**

Interest rate swaps 2024

Financial instrument	Term of maturity	Currency	Reference value (in TEUR)	Fair value (in TEUR)
Interest rate swap – Held for trading	2025	EUR	15,600	-419
Interest rate swap – CF-Hedge	2031	EUR	9,904	613
Interest rate swap – CF-Hedge	2031	EUR	2,100	135
Interest rate swap – CF-Hedge	2031	EUR	1,000	65
Interest rate swap – CF-Hedge	2031	EUR	9,385	432
Interest rate swap – CF-Hedge	2031	EUR	4,875	312
Interest rate swap – CF-Hedge	2043	EUR	43,000	4,552
Interest rate swap – CF-Hedge	2032	EUR	1,667	-20
Interest rate swap – CF-Hedge	2027	EUR	2,497	77
Interest rate swap – CF-Hedge	2032	EUR	7,967	-270
Interest rate swap – CF-Hedge	2036	EUR	4,983	279
Total			**102,978**	**5,756**

The interest rate swaps are presented in the consolidated balance sheet under "Other financial assets" as well as "Trade and other receivables and other assets" and under "Non-current and current trade and other liabilities".

(a) Financial risk management

In order to monitor and broadly contain and hedge the financial risks across the Group, the Management Board implemented an effective set of rules in the form of financial risk management guidelines. These clearly define the objectives for protecting the financial position, the avoidance of security flaws, the increased efficiency in detecting and analysing risks and the respective organisational design, as well as responsibilities and competences. Guiding principles include system security, separation of functions, transparency and immediate documentation. As a Group that is active across several countries, the Best in Parking Group, in the course of its normal business activity, is continuously exposed to currency risks, interest rate risks, credit risks and liquidity risks. The objective of financial risk management is to reduce these risks by using adequate derivative and non-derivative hedging instruments.

Credit and default risk

Best in Parking Group is generally exposed to credit and default risk that can arise from both the operating business and financial investments, due to the potential infringement or breach of contract of a party. The creditworthiness of potential customers is checked before any contract is signed on the basis of both an internal and an external risk analysis. Best in Parking Group increasingly uses pre-payment transactions, which practically excludes the default risk. Additionally, active receivables management is in use. In addition to local supervision by the respective subsidiary, Best in Parking AG monitors the most important credit risks at Group level to detect potential accumulations of risk at an early stage so they can be controlled appropriately.

As the trade receivables consist of claims against a great number of customers from various industries and regions, there is no concentration of risks. Specific credit risks are handled through impairment for expected credit losses.

Credit risks also derive from financial investments, for instance by putting money in bank accounts or securities and the positive fair value of derivative financial instruments. In order to reduce credit risks in the course of financial investments, these transactions are only concluded with renowned financial institutions, whose creditworthiness has been assessed as safe through an investment grade rating and which are constantly monitored.

The maximum credit risk of financial assets is limited to their carrying amount.

Liquidity risk

Liquidity risks arise for the Best in Parking Group when debts cannot be paid due to insufficient availability of liquid assets. Managing the liquidity risk is the task of the central unit Treasury & Corporate Finance. On the basis of multi-year financial planning, as well as a rolling quarterly liquidity plan, liquid assets are planned and credit lines controlled.

In addition, the effects of potential risk scenarios on liquidity development are simulated. This takes into account all information coming from internal risk management, as well as internal and external information on potential market risks and any other external risks. Based on this, the Management Board has established internal guidelines on the extent to which liquid assets and long-term credit lines have to be held and maintained in order to cover potential liquidity risks. For information on covenants regarding financing liabilities see note 10.

The following table shows the undiscounted future outflows from financial liabilities by their respective maturities, based on the residual maturity at the end of the reporting period and the maturity agreed on in the contract.

(in TEUR)	Up to 3 months	3 months up to 1 year	1–5 years	5–10 years	10–15 years	Over 15 years
Balance at 31 December 2025						
Financing liabilities	10,020	36,337	139,020	117,629	78,282	270,621
thereof lease liabilities	2,764	8,291	35,891	32,610	17,189	109,764
thereof liabilities for concessions	1,053	3,158	16,178	11,375	12,604	101,023
Trade liabilities and other financial liabilities	13,925	9,283	0	0	0	0
Derivative financial instruments designated as hedging instruments – positive market value[1]	-119	-364	-3,032	-3,278	-2,438	-947
Derivative financial instruments designated as hedging instruments – negative market value	0	82	114	3	0	0
Total	**23,826**	**45,338**	**136,102**	**114,354**	**75,844**	**269,674**
Balance at 31 December 2024						
Financing liabilities	8,539	35,934	138,928	120,584	76,803	269,273
thereof lease liabilities	2,865	8,595	40,060	35,431	19,191	108,407
thereof liabilities for concessions	1,047	3,141	16,671	12,547	12,387	103,343
Trade liabilities and other financial liabilities	16,979	11,319	4	0	0	0
Derivative financial instruments designated as hedging instruments – positive market value[1]	-293	-518	-2,580	-2,299	-1,319	-415
Derivative financial instruments designated as hedging instruments – negative market value	0	37	275	33	0	0
Derivative financial instruments held for trading[2]	86	339	0	0	0	0
Total	**25,311**	**47,111**	**136,627**	**118,318**	**75,484**	**268,858**

[1] Included as they are part of liquidity management
[2] Apart from an interest rate swap with a fair value of TEUR 419, derivative financial instruments held for trading also include the forward purchase on the Serbian company Javne garaže d.o.o. Novi Sad with a fair value of TEUR 676 (see note 19c).

Currency risk

Best in Parking Group's business activities all over Europe result, apart from cash flows in euro, also in cash flows in other currencies, in particular Swiss Francs (CHF) and Serbian Dinar (RSD), as relating to the core business. Besides the core parking business, the Group is exposed to currency risks in the area of IT and smart city solutions that are offered also in other markets.

The resulting currency risk can be divided into transaction and translation risk. The transaction risk arises from potential changes in value of future foreign currency payments due to currency fluctuations. Hedging the resulting currency risks is part of risk management. Companies of the Best in Parking Group in fact reduce their transaction risks from operative business by sourcing practically all investments and services from third parties in those countries where they render their services.

The translation risk arises from the necessary translation of items in the balance sheet or income statement in local currency in the separate financial statements of foreign operations into the Group currency (EUR) at the reporting date. In contrast to the transaction risk, the translation risk does not necessarily have an effect on future cash flows. The Group's equity capital reflects the changes in carrying amounts due to currency fluctuations. Translation risks are currently not hedged. Due to the limited exposure, foreign currency risk currently does not have a material impact on the Group's income and expenses as well as equity.

Interest rate risk

Because of Best in Parking Group's activities across borders, liquid assets are acquired and invested in various capital markets in different currencies – although mostly in euro – and with different maturities. The resulting financing liabilities and investments are generally subject to interest rate risk, which has to be measured and controlled by a central interest management. To hedge the interest rate risk, derivative financial instruments are used occasionally in order to reduce interest rate volatility and funding costs on the respective underlying items. According to the existing guidelines, such interest rate hedges may only be concluded by the Management Board.

As of 31 December 2025 a nominal value of TEUR 121,492 bank liabilities was hedged by interest rate swaps (2024: TEUR 87,378).

The following table shows the classification of financing liabilities by type of interest (including the effect of hedging):

(in TEUR)	31 December 2025	31 December 2024
Fixed interest financing liabilities	325,985	284,745
Floating rate financing liabilities	51,170	79,814
Total	**377,155**	**364,559**

Interest rate sensitivity analysis

The interest rate sensitivity analysis shows the effects of changes in market interest rates on interest expense. The interest rate sensitivity analysis is based on the following assumptions:

- Financial instruments with fixed interest are subject to interest rate risk in the balance sheet only if these are measured at fair value. At Best in Parking Group, there are no such financial instruments.
- Financial liabilities with floating interest in a cash flow hedge relationship are considered together with the designated hedging derivative financial instrument as financial liabilities with fixed interest, and are thus not subject to interest rate risk in profit or loss.
- Financial instruments with floating interest whose interest payments are not designated as hedged items in a cash flow hedge relationship are subject to interest rate risk in profit or loss.
- Interest rate swaps that are not designated as hedging instruments in a cash flow hedge (derivative financial instruments held for trading) are subject to interest rate risk in profit or loss.

The sensitivity analysis assumes a linear shift of the interest-rate curves for all currencies by +100 and -100 basis points at the end of the reporting period. The following effects on interest expense in profit or loss arise from the scenarios simulated:

(in TEUR)	2025		2024	
Change of	**+1%**	**-1%**	**+1%**	**-1%**
Liabilities against banks	-446	446	-621	621
Lease financing	-114	114	-123	123
Derivative financial instruments held for trading	0	0	156	-156
Total effects – earnings after tax	**-560**	**560**	**-588**	**588**

(b) Management of capital

The most important financial objective of the Best in Parking Group is the continuous increase in the enterprise value in the interest of shareholders, employees, customers and suppliers, while at the same time maintaining and safeguarding financial solvency at any given time.

Therefore, improving profitability and thus an increase in return on the capital employed are prioritised in all business decisions. As a consequence, there is a consistent focus on the margin quality of the locations (with the longest possible duration of contracts). Also, external growth by means of potential acquisitions is assessed in the light of this objective.

When pursuing these business objectives, managing capital by creating sufficient liquidity reserves is of crucial importance. This does not only safeguard the long-term survival of the Best in Parking Group, but also provides the flexibility to develop the current business activities further and to make use of strategic options. For this purpose, liquidity reserves and available credit lines are permanently managed based on short and medium-term prognoses of future liquidity development and the necessary loans to be taken out. The Group's financial management includes liquidity management, Group funding and the management of interest rate and currency risks. The Group's central financial management is responsible for reducing funding costs as much as possible, optimising interest on investments, minimising counterparty risks, utilising economies of scale, hedging interest rate and currency risks and safeguarding the compliance with covenants and loan requirements, which have all been met as of the reporting date. The funding strategy of the Best in Parking Group aims not just at being able to meet any payment obligations at any time, but also at always having, besides a strategic cash position, sufficient liquidity reserves in the form of credit lines. In its central liquidity management, the main focus is on preserving capital and reducing risk by diversifying investments.

In order to optimise capital costs, the capital structure is continuously monitored on the basis of various financial ratios. Important ratios in this context include the equity ratio and the ratio of net debt to equity (gearing ratio). Moreover, secured interest/fixed-interest lines for optimising stable costs of capital are also monitored. Net debt of the Group is calculated as follows:

(in TEUR)	**31 December 2025**	**31 December 2024**
Liabilities against banks	-203,731	-184,372
Derivative financial instruments designated as hedging instruments	8,074	6,175
Lease liabilities corresponding to finance leasing local GAAP	-11,396	-12,335
Other loans	-448	-448
Cash and cash equivalents	104,508	103,214
Net liquidity (+) / net financial debt (-) based on local GAAP	**-102,993**	**-87,766**
Subsidised loans	-21,867	-19,638
Lease liabilities excluding those corresponding to finance leasing local GAAP	-85,228	-91,840
Liabilities for concessions	-54,485	-55,928
Net liquidity (+) / Net financial debt (-)	-264,573	-255,172
Total assets	1,052,085	1,050,681
Total equity	594,840	613,635
Total equity to total assets	**56.5%**	**58.4%**
Gearing ratio[1)]	**17.3%**	**14.3%**

[1)] The gearing ratio is calculated based on net liquidity/net financial debt.

(c) Fair value measurement

Measurement methods

Depending on the degree of available information on market prices, the Group uses the following hierarchy to determine the measurement method and the disclosure of the fair value of financial instruments:

Availability of information, sorted by level	**Measurement method used**
Level 1 Quoted market prices for identical assets or liabilities are available	Measurement based on quoted (unadjusted) prices in active markets for identical assets or liabilities which the company can access at the measurement date
Level 2 Quoted market prices for identical instruments are not available, but all necessary measurement inputs can be derived from active markets	Measurement based on measurement method using directly or indirectly observable market data
Level 3 Measurement inputs for the assets or liabilities are not based on observable market data	Measurement based on measurement method using unobservable market data

The financial assets and financial liabilities measured at fair value are as follows:

(in TEUR)		31 December 2025	31 December 2024
Financial assets:			
Interest rate swaps	Level 2	8,291	6,465
Financial liabilities:			
Interest rate swaps	Level 2	216	709
Forward purchase	Level 3	973	676
Liability put option	Level 3	1,352	1,776

The Group accepted a put option securing the non-controlling interest holder and founder of Flexiskin GmbH the right to sell his remaining shares at fair value at any time at his discretion. The estimated fair value of the liability arising from the put option is categorised within level 3 of the fair value hierarchy. The fair value estimate has been determined using a present value technique by discounting the expected future cash flows based on the company's budget at a discount rate of 7.89%. The discount rate is equivalent to the weighted average cost of capital (WACC). The cost of equity capital is derived from the risk-free basic interest rate plus a general risk premium, with the entity-specific risk having been derived from the capital market based on peer-group information, using a beta factor and taking into account the debt-to-equity ratio of the company.

The most significant input is the estimation of cash flows based on the company's business plan. Assuming that the underlying cash flows had been 10% higher (lower) and all remaining parameters had remained equal, the fair value of the liability would have been higher (lower) by TEUR 137.

In connection with the sale of the 65% interest in the Serbian company Javne garaže d.o.o. by Best in Parking AG to Breiteneder Immobilien Parking AG in 2023, the seller and purchaser entered into a buyback agreement (forward purchase and call option), where the buyback is to take place either upon finalisation of the four parking garage development projects of Javne garaže d.o.o. Novi Sad (future purchase), or before, at the earliest upon completion of two of the four projects (call option). The fair value of the forward purchase, or call option, is the difference between the CAPEX-based purchase price, as set out in the buyback contract, and the fair value of the interest in Javne garaže d.o.o. Novi Sad. The fair value of the latter is derived by using a present value technique, discounting the expected future cash flows at a discount rate of 7.95%.

The interest rate swaps are also measured using the net present value method. The interest rates used to discount the future cash flows are derived from observable marked data (interest rate curves) for the respective maturities, hence, this valuation input factor is categorised within level 2 of the fair value hierarchy.

Fair values of financial instruments measured at amortised cost

The carrying amounts shown in the consolidated balance sheet for trade and other receivables and other assets which are measured at amortised cost, cash and cash equivalents, current financing liabilities and financing liabilities with variable interest payments, all represent a reasonable approximation for the fair value.

The following table shows the carrying amounts and fair values of fixed interest bearing liabilities against banks and subsidised loans, for which the carrying amount does not represent a reasonable approximation for the fair value. It shows also their classification in the fair value hierarchy.

(in TEUR)		31 December 2025	31 December 2025	31 December 2024	31 December 2024
		Carrying amount	Fair value	Carrying amount	Fair value
Liabilities against banks	Level 3	30,999	27,106	29,134	24,546
Subsidised loans	Level 3	21,867	18,503	19,638	16,636

20. Contingent liabilities and other financial obligations

For the existing contingent liabilities, the possibility of any outflow in settlement is deemed remote; therefore, no further disclosures are required for the respective reporting date.

As of 31 December 2025 there are other financial or contractual obligations for the construction or acquisition of property, plant and equipment in the amount of TEUR 37,442 (2024: TEUR 0) (see note 7b).

21. Dividend

A dividend of TEUR 45,000 was declared by the Annual General Meeting for the year 2024 and an additional dividend of TEUR 5,000 was declared by the Extraordinary General Meeting. In total the dividend amounted to TEUR 50,000 (2023: TEUR 35,000), which was distributed to the two shareholders of Best in Parking AG, Breiteneder Immobilien Parking AG and MEIF 7 BIP Holdings S.à r.l., based on their respective shares (see note 9). Considering the additional dividend, it was resolved to carry forward a remaining accumulated distributable profit after tax in the amount of TEUR 89,287 (2023: TEUR 114,463), as reported in the statutory financial statements of Best in Parking AG.

In accordance with the Austrian Public Companies Act (öAktG), dividend distributions are based on the distributable profit after tax reported in the separate financial statements of Best in Parking AG. As of 31 December 2025, this amounted to TEUR 110,597 (2024: TEUR 139,287).

For the financial year 2025, the majority shareholder, Breiteneder Immobilien Parking AG, adopted a non-binding resolution on intended dividend distribution (Hinwirkungsbeschluss) to distribute a dividend of TEUR 45,000, based on preliminary financial results available as of 23 December 2025 and in line with the dividend policy set out in the shareholder agreement. This would result in a remaining profit carry forward of TEUR 65,597. As of the date of preparation of the consolidated financial statements, no final resolution on the distribution of profits for 2025 had been passed (as was also the case in the prior year).

22. Related parties

In the financial years 2025 and 2024 the Management Board of Best in Parking AG consists of Johann Breiteneder (CEO) and until 6 June 2025 of Philipp Gaier (CFO). The key management personnel also includes the Supervisory Board of Best in Parking AG.

(a) Compensation of the members of the Management Board and Supervisory Board

The CEO and the CFO of Best in Parking AG also act as Management Board of Breiteneder Immobilien Parking AG, the controlling parent company of Best in Parking AG. Expenses related to the Management Board activities for Best in Parking AG have been recorded in “Material expenses, purchased services and other operating expenses” based on an allocation key and “Personnel expenses” in Best in Parking Group’s consolidated income statement.

(in TEUR)	**2025**	**2024**
Short-term employee benefits	1,239	1,746
Total compensation	**1,239**	**1,746**

In the financial years 2025 and 2024 there were no expenses for long-term incentives for the members of the Management Board.

In the financial years 2025 and 2024 there were no significant transactions between Best in Parking AG and its key management personnel. No advances or loans were granted to members of the Management Board or the Supervisory Board, and no guarantees were given in favour of these persons.

(b) Transactions with Breiteneder Immobilien Parking AG and BIP RE & RED Group

Breiteneder Immobilien Parking AG holds 57% of the shares in Best in Parking AG and is thus the controlling parent company (see note 9).

BIP RE & RED Group (“sister group”) is also controlled by Breiteneder Immobilien Parking AG and holds all other real estate asset classes (business area “real estate”).

The scope of transactions between Breiteneder Immobilien Parking AG and Best in Parking Group is shown in the following table:

Transactions with Breiteneder Immobilien Parking AG (parent company)

(in TEUR)	31 December 2025	31 December 2024
Right of use asset	2,987	3,163
Receivables from settlement [1)]	4,053	6,346
Lease liabilities	3,155	3,280
Liabilities from settlement	7,964	4,862

1) The prior year figures have been adjusted due to a correction from tax group charges

(in TEUR)	2025	2024
Income from other services	448	501
Current taxes tax group income	1,066	2,485
Other expenses	2,349	2,256
Depreciation right of use assets	176	176
Interest expenses - leases	129	134

The expenses for various management services listed in the Group Service Agreement are recorded in “Material expenses, purchased services and other operating expenses” amounting to TEUR 1,940 in 2025 in the consolidated income statement of Best in Parking Group (2024: TEUR 1,901).

Receivables and liabilities from settlements are presented in the consolidated balance sheet under “Trade and other receivabels and other assets” and “Current trade and other liabilities” and include settlements from tax group charges. The liabilities amounted to TEUR 4,227 in the financial year 2025 (2024: TEUR 4,861). Best in Parking AG and its domestic subsidiaries are members of an Austrian tax group according to Section 9 of the Austrian Corporate Income Tax Act (KStG) of which Breiteneder Immobilien Parking AG is the tax group parent (see note 7g).

Transactions with BIP RE & RED Group

BIP RE & RED Group holds real estate predominantly in other asset classes (business area “real estate” of Breiteneder Immobilien Parking AG).

(in TEUR)	31 December 2025	31 December 2024
Receivables from settlement	104	5
Liabilities from settlement	265	95
Right-of-use assets	2,787	3,568
Lease liabilities	2,881	3,633

(in TEUR)	2025	2024
Income from other services and reimbursements of costs related to real estate projects	388	352
Other expenses	1,156	997
Interest expenses - leases	107	134
Depreciation of right-of-use assets	887	862

Best in Parking Group rents undeveloped plots of land as well as office premises from BIP RE & RED Group. These contracts are accounted for according to IFRS 16. The lease terms range between 7 and 10 years.

(c) Transactions with other related companies and other related persons

This Group includes all companies and persons as well as close family members of these persons that have a significant influence on Best in Parking AG.

For all financial years considered, no expenses for uncollectible or doubtful debts are recorded regarding those amounts owed by related companies and related persons.

Transactions with other related companies

(in TEUR)	31 December 2025	31 December 2024
Receivables from settlement	98	41,768

The receivables from settlement in the financial year 2024 relate to a deferred payment in course of the capital increase (see note 9).

Transactions with other related persons

(in TEUR)	31 December 2025	31 December 2024
Liabilities from settlement	35	21

(d) Transactions with associates and joint ventures

Transactions with associates and joint ventures in the financial years 2025 and 2024 mainly include financing and service contracts provided and are as follows:

(in TEUR)	31 December 2025	31 December 2024
Lendings and other receivables		
Joint ventures	6,559	1,629
Associates	1,205	1,392
Liabilities from settlement		
Joint ventures	461	58
Associates	111	197

(in TEUR)	2025	2024
Income from reimbursement charges		
Joint ventures	2,568	2,733
Associates	885	1,862
Purchased services		
Joint ventures	1,391	957
Associates	8	0
Interest income		
Associates	36	59
Share of profit or loss of associates and joint ventures		
Joint ventures	3,606	2,013
Associates	1,689	2,129

23. Interests

Table of subsidiaries, joint ventures and associated companies 2025

(consolidated companies)

Company name	Domicile	Country	Currency	Share-holding in %	Type of consolidation
Best in Parking AG	Vienna	Austria	EUR	100.0%	FC
TGP - Beteiligungs GmbH	Vienna	Austria	EUR	100.0%	FC
Reumannplatz - Garage, Wiener Garagenbau- und Betriebsgesellschaft m.b.H. & Co. KG.	Vienna	Austria	EUR	58.4%	FC
A-Garagenbesitz und Vermietungs GmbH	Vienna	Austria	EUR	100.0%	FC
Garage Hanuschspital Errichtungs GmbH	Vienna	Austria	EUR	100.0%	FC
GKF Garagenbetriebsgesellschaft m.b.H.	Vienna	Austria	EUR	100.0%	FC
Tiefgarage Promenade Bau- und Betriebs GmbH	Vienna	Austria	EUR	100.0%	FC
Best in Parking Garagen GmbH & Co KG	Vienna	Austria	EUR	100.0%	FC
Best in Parking Garagen GmbH	Vienna	Austria	EUR	100.0%	FC
Wiener Garagenbau- und Betriebs GesmbH	Vienna	Austria	EUR	100.0%	FC
Neuer Markt Garagenerrichtungs- und Betriebs GmbH	Vienna	Austria	EUR	100.0%	FC
Park & Ride Hütteldorf GmbH	Vienna	Austria	EUR	100.0%	FC
Garage beim Palais Schwarzenberg Bau- und Betriebs GmbH	Vienna	Austria	EUR	70.0%	FC
Garage Volkertstraße GmbH	Vienna	Austria	EUR	100.0%	FC
Garage Mittersteig GmbH	Vienna	Austria	EUR	100.0%	FC
"Garage am Hof" Gesellschaft m.b.H.	Vienna	Austria	EUR	94.6%	FC
Parkgarage DC-Living GmbH	Vienna	Austria	EUR	100.0%	FC
Parkgarage Aspernstraße GmbH	Vienna	Austria	EUR	100.0%	FC
Garage 1050 GmbH & Co KG	Vienna	Austria	EUR	100.0%	FC
R & P Garagen GmbH & Co KG	Vienna	Austria	EUR	100.0%	FC
Best in Parking GmbH & Co KG	Vienna	Austria	EUR	100.0%	FC
ARGE "Verteilerkreis Favoriten"	Vienna	Austria	EUR	50.0%	AE
Kärntnerstraße - Tiefgarage Bau- und Betriebsgesellschaft m.b.H. & Co. KG.	Vienna	Austria	EUR	50.0%	AE
Hamerlingplatz - Tiefgarage Bau- und Betriebsgesellschaft mit beschränkter Haftung & Co. KG.	Vienna	Austria	EUR	50.0%	AE
Otto Wagnerplatz-Tiefgarage Bau- und Betriebsgesellschaft m.b.H. & Co. KG.	Vienna	Austria	EUR	50.0%	AE
Pratergarage Errichtungs- und Betriebsgesellschaft m.b.H.	Vienna	Austria	EUR	47.5%	AE
PKC-Parkgaragen Kundencenter GmbH	Vienna	Austria	EUR	50.0%	AE
Hamerlingplatz - Tiefgarage Bau- und Betriebsgesellschaft m.b.H.	Vienna	Austria	EUR	50.0%	AE
Kärntnerstraße - Tiefgarage Bau- und Betriebsgesellschaft m.b.H.	Vienna	Austria	EUR	50.0%	AE
Heldenplatz Garage Bau- und Betriebsführungs GmbH & Co KG	Vienna	Austria	EUR	50.0%	AE
Otto Wagnerplatz - Tiefgarage Bau- und Betriebsgesellschaft m.b.H.	Vienna	Austria	EUR	50.0%	AE
Heldenplatz-Garage Bau- und Betriebsführungs GmbH	Vienna	Austria	EUR	50.0%	AE
Garage Migerkastraße GmbH	Vienna	Austria	EUR	49.0%	AE
Park u. Ride Spittelau Ges.mbH	Vienna	Austria	EUR	49.0%	AE
Bmove GmbH	Vienna	Austria	EUR	100.0%	FC
Flexiskin GmbH	Vienna	Austria	EUR	51.0%	FC
Parcheggi Italia SpA	Bolzano	Italy	EUR	100.0%	FC
Alto Park S.r.l.	Bolzano	Italy	EUR	100.0%	FC
Bergamo Parcheggi S.p.A.	Milan	Italy	EUR	90.0%	FC
BI.Park S.r.l.	Bolzano	Italy	EUR	100.0%	FC
Parcheggio Galileo Ferraris S.r.l.	Milan	Italy	EUR	100.0%	FC
Parcheggio Piazza della Vittoria S.r.l.	Milan	Italy	EUR	95.0%	FC
Park Invest Srl	Milan	Italy	EUR	100.0%	FC
Parcheggio Centro Duomo S.r.l.	Milan	Italy	EUR	100.0%	FC

Company name	Domicile	Country	Currency	Share-holding in %	Type of consolidation
Sistema Parcheggi Alba Srl	Milan	Italy	EUR	100.0%	FC
Parcheggi Alba S.r.l.	Milan	Italy	EUR	100.0%	FC
Nord Ovest Parcheggi S.r.l	Milan	Italy	EUR	100.0%	FC
Modena Parcheggi S.p.a.	Milan	Italy	EUR	100.0%	FC
Parcheggio Piazza Trento e Trieste S.r.l.	Bolzano	Italy	EUR	100.0%	FC
Parcheggio Piazza Vittorio - S.r.l.	Bolzano	Italy	EUR	100.0%	FC
Parcheggio Via Manuzio S.r.l.	Bolzano	Italy	EUR	100.0%	FC
Parcheggio Piazza Meda S.r.l.	Bolzano	Italy	EUR	100.0%	FC
Parcheggio e Immobiliare Prato della Valle S.r.l.	Milan	Italy	EUR	100.0%	FC
Parcheggio Borgo Bergamo S.r.l.	Milan	Italy	EUR	100.0%	FC
Parcheggio Viale Innocenzo XI Como S.r.l.	Milan	Italy	EUR	100.0%	FC
Bmove Srl	Milan	Italy	EUR	100.0%	FC
Firenze Parcheggi S.p.a.	Florence	Italy	EUR	44.2%	AE
Pesaro Parcheggi S.r.l.	Pesaro	Italy	EUR	42.7%	AE
WP PARKING S.r.l.	Bolzano	Italy	EUR	50.0%	AE
Autosilo Piazza Castello SA	Locarno	Switzerland	CHF	100.0%	FC
Ticino Parcheggi SA	Locarno	Switzerland	CHF	62.5%	FC
Best in Parking d.o.o.	Zagreb	Croatia	EUR	100.0%	FC
Best in Parking - garaža Cvjetni d.o.o.	Zagreb	Croatia	EUR	100.0%	FC
Best in Parking - garaža Stari grad d.o.o.	Zagreb	Croatia	EUR	100.0%	FC
Best in Parking - garaža Zagrad d.o.o.	Zagreb	Croatia	EUR	100.0%	FC
Best in Parking - garaža Centar Kaptol d.o.o.	Zagreb	Croatia	EUR	100.0%	FC
Best in Parking - garaža Ilijina Glavica d.o.o.	Zagreb	Croatia	EUR	100.0%	FC
Best in Parking - Parking Palmoticeva d.o.o.	Zagreb	Croatia	EUR	100.0%	FC
Best in Parking - KOM d.o.o.	Zagreb	Croatia	EUR	100.0%	FC
Best in Parking parking - development d.o.o.	Zagreb	Croatia	EUR	100.0%	FC
Best in Parking - Žabica Riva Rijeka city terminal d.o.o.	Zagreb	Croatia	EUR	100.0%	FC
Best in Parking - plan d.o.o.	Zagreb	Croatia	EUR	100.0%	FC
Bmove d.o.o.	Zagreb	Croatia	EUR	100.0%	FC
RAO d.o.o.	Zagreb	Croatia	EUR	100.0%	FC
Best in Parking Maribor d.o.o.	Ljubljana	Slovenia	EUR	100.0%	FC
Best in Parking - Slovakia s.r.o.	Bratislava	Slovakia	EUR	100.0%	FC
Bmove Slovakia s.r.o.	Bratislava	Slovakia	EUR	100.0%	FC
Best in Parking d.o.o. Beograd-Vračar	Belgrade	Serbia	RSD	100.0%	FC
Best in Parking Albania Sh.p.k.	Tirana	Albania	ALL	100.0%	FC
Bmove d.o.o.	Ljubljana	Slovenia	EUR	100.0%	FC
Bmove d.o.o. Beograd	Belgrade	Serbia	RSD	100.0%	FC
Flexiskin d.o.o.	Ljubljana	Slovenia	EUR	51.0%	FC
Zentrum Parkgarage Innsbruck Gesellschaft m.b.H.	Innsbruck	Austria	EUR	84.0%	FC
RI-ING NET d.o.o.	Rijeka	Croatia	EUR	100.0%	FC
Best in Parking Garage Hoher Markt GmbH und Co KG	Vienna	Austria	EUR	100.0%	FC
Tiefgarage Karlsplatz GmbH	Vienna	Austria	EUR	100.0%	FC
P. KAPPA S.R.L.	Savona	Italy	EUR	100.0%	FC
GARAGE SIEGESPLATZ S.r.l.	Bolzano	Italy	EUR	96.0%	FC

Type of consolidation:
FC fully consolidated company
AE At-equity accounted company
The Best in Parking Group has additional voting rights for the Bergamo Parcheggi S.p.A. (3 votes).

Table of subsidiaries, joint ventures and associated companies 2024

(consolidated companies)

Company name	Domicile	Country	Currency	Shareholding in %	Type of consolidation
Best in Parking AG	Vienna	Austria	EUR	100.0%	FC
TGP - Beteiligungs GmbH	Vienna	Austria	EUR	100.0%	FC
Reumannplatz - Garage, Wiener Garagenbau- und Betriebsgesellschaft m.b.H. & Co. KG.	Vienna	Austria	EUR	58.4%	FC
A-Garagenbesitz und Vermietungs GmbH	Vienna	Austria	EUR	100.0%	FC
Garage Hanuschspital Errichtungs GmbH	Vienna	Austria	EUR	100.0%	FC
GKF Garagenbetriebsgesellschaft m.b.H.	Vienna	Austria	EUR	100.0%	FC
Tiefgarage Promenade Bau- und Betriebs GmbH	Vienna	Austria	EUR	100.0%	FC
Best in Parking Garagen GmbH & Co KG	Vienna	Austria	EUR	100.0%	FC
Best in Parking Garagen GmbH	Vienna	Austria	EUR	100.0%	FC
Wiener Garagenbau- und Betriebs GesmbH	Vienna	Austria	EUR	100.0%	FC
Neuer Markt Garagenerrichtungs- und Betriebs GmbH	Vienna	Austria	EUR	100.0%	FC
Park & Ride Hütteldorf GmbH	Vienna	Austria	EUR	100.0%	FC
Garage beim Palais Schwarzenberg Bau- und Betriebs GmbH	Vienna	Austria	EUR	70.0%	FC
Garage Volkertstraße GmbH	Vienna	Austria	EUR	100.0%	FC
Garage Mittersteig GmbH	Vienna	Austria	EUR	100.0%	FC
"Garage am Hof" Gesellschaft m.b.H.	Vienna	Austria	EUR	94.6%	FC
Parkgarage DC-Living GmbH	Vienna	Austria	EUR	100.0%	FC
Parkgarage Aspernstraße GmbH	Vienna	Austria	EUR	100.0%	FC
Garage 1050 GmbH & Co KG	Vienna	Austria	EUR	100.0%	FC
R & P Garagen GmbH & Co KG	Vienna	Austria	EUR	100.0%	FC
Best in Parking GmbH & Co KG	Vienna	Austria	EUR	100.0%	FC
ARGE "Verteilerkreis Favoriten"	Vienna	Austria	EUR	50.0%	AE
Kärntnerstraße - Tiefgarage Bau- und Betriebsgesellschaft m.b.H. & Co. KG.	Vienna	Austria	EUR	50.0%	AE
Hamerlingplatz - Tiefgarage Bau- und Betriebsgesellschaft mit beschränkter Haftung & Co. KG.	Vienna	Austria	EUR	50.0%	AE
Otto Wagnerplatz-Tiefgarage Bau- und Betriebsgesellschaft m.b.H. & Co. KG.	Vienna	Austria	EUR	50.0%	AE
Pratergarage Errichtungs- und Betriebsgesellschaft m.b.H.	Vienna	Austria	EUR	47.5%	AE
PKC-Parkgaragen Kundencenter GmbH	Vienna	Austria	EUR	50.0%	AE
Hamerlingplatz - Tiefgarage Bau- und Betriebsgesellschaft m.b.H.	Vienna	Austria	EUR	50.0%	AE
Kärntnerstraße - Tiefgarage Bau- und Betriebsgesellschaft m.b.H.	Vienna	Austria	EUR	50.0%	AE
Heldenplatz Garage Bau- und Betriebsführungs GmbH & Co KG	Vienna	Austria	EUR	50.0%	AE
Otto Wagnerplatz - Tiefgarage Bau- und Betriebsgesellschaft m.b.H.	Vienna	Austria	EUR	50.0%	AE
Heldenplatz-Garage Bau- und Betriebsführungs GmbH	Vienna	Austria	EUR	50.0%	AE
Garage Migerkastraße GmbH	Vienna	Austria	EUR	49.0%	AE
Park u. Ride Spittelau Ges.mbH	Vienna	Austria	EUR	49.0%	AE
Bmove GmbH	Vienna	Austria	EUR	100.0%	FC
Flexiskin GmbH	Vienna	Austria	EUR	51.0%	FC
Parcheggi Italia SpA	Bolzano	Italy	EUR	100.0%	FC
Alto Park S.r.l.	Bolzano	Italy	EUR	100.0%	FC
Bergamo Parcheggi S.p.A.	Milan	Italy	EUR	90.0%	FC
BI.Park S.r.l.	Bolzano	Italy	EUR	100.0%	FC
Parcheggio Galileo Ferraris S.r.l.	Milan	Italy	EUR	100.0%	FC
Parcheggio Piazza della Vittoria S.r.l.	Milan	Italy	EUR	95.0%	FC
Park Invest Srl	Milan	Italy	EUR	100.0%	FC
Parcheggio Centro Duomo S.r.l.	Milan	Italy	EUR	100.0%	FC
Sistema Parcheggi Alba Srl	Milan	Italy	EUR	100.0%	FC
Parcheggi Alba S.r.l.	Milan	Italy	EUR	100.0%	FC

Company name	Domicile	Country	Currency	Shareholding in %	Type of consolidation
Nord Ovest Parcheggi S.r.l	Milan	Italy	EUR	100.0%	FC
Modena Parcheggi S.p.a.	Milan	Italy	EUR	100.0%	FC
Parcheggio Piazza Trento e Trieste S.r.l.	Bolzano	Italy	EUR	100.0%	FC
Parcheggio Piazza Vittorio - S.r.l.	Bolzano	Italy	EUR	100.0%	FC
Parcheggio Via Manuzio S.r.l.	Bolzano	Italy	EUR	100.0%	FC
Parcheggio Piazza Meda S.r.l.	Bolzano	Italy	EUR	100.0%	FC
Parcheggio e Immobiliare Prato della Valle S.r.l.	Milan	Italy	EUR	100.0%	FC
Parcheggio Borgo Bergamo S.r.l.	Milan	Italy	EUR	100.0%	FC
Parcheggio Viale Innocenzo XI Como S.r.l.	Milan	Italy	EUR	100.0%	FC
Bmove Srl	Milan	Italy	EUR	100.0%	FC
Firenze Parcheggi S.p.a.	Florence	Italy	EUR	44.2%	AE
Pesaro Parcheggi S.r.l.	Pesaro	Italy	EUR	42.7%	AE
WP PARKING S.r.l.	Bolzano	Italy	EUR	50.00%	AE
Autosilo Piazza Castello SA	Locarno	Switzerland	CHF	100.0%	FC
Ticino Parcheggi SA	Locarno	Switzerland	CHF	62.5%	FC
Best in Parking d.o.o.	Zagreb	Croatia	EUR	100.0%	FC
Best in Parking - garaža Cvjetni d.o.o.	Zagreb	Croatia	EUR	100.0%	FC
Best in Parking - garaža Stari grad d.o.o.	Zagreb	Croatia	EUR	100.0%	FC
Best in Parking - garaža Zagrad d.o.o.	Zagreb	Croatia	EUR	100.0%	FC
Best in Parking - garaža Centar Kaptol d.o.o.	Zagreb	Croatia	EUR	100.0%	FC
Best in Parking - garaža Ilijina Glavica d.o.o.	Zagreb	Croatia	EUR	100.0%	FC
Best in Parking - Parking Palmoticeva d.o.o.	Zagreb	Croatia	EUR	100.0%	FC
Best in Parking - KOM d.o.o.	Zagreb	Croatia	EUR	100.0%	FC
Best in Parking parking - development d.o.o.	Zagreb	Croatia	EUR	100.0%	FC
ELEKTROMODUL d.o.o	Zagreb	Croatia	EUR	80.0%	FC
Best in Parking - Žabica Riva Rijeka city terminal d.o.o.	Zagreb	Croatia	EUR	100.0%	FC
Best in Parking - plan d.o.o.	Zagreb	Croatia	EUR	100.0%	FC
Bmove d.o.o.	Zagreb	Croatia	EUR	100.0%	FC
RAO d.o.o.	Zagreb	Croatia	EUR	100.0%	FC
Best in Parking Maribor d.o.o.	Ljubljana	Slovenia	EUR	100.0%	FC
Best in Parking - Slovakia s.r.o.	Bratislava	Slovakia	EUR	100.0%	FC
Bmove Slovakia s.r.o.	Bratislava	Slovakia	EUR	100.0%	FC
Best in Parking d.o.o. Beograd-Vračar	Belgrade	Serbia	RSD	100.0%	FC
Best in Parking Albania Sh.p.k.	Tirana	Albania	ALL	100.0%	FC
Bmove d.o.o.	Ljubljana	Slovenia	EUR	100.0%	FC
Bmove d.o.o. Beograd	Belgrade	Serbia	RSD	100.0%	FC
Flexiskin d.o.o.	Ljubljana	Slovenia	EUR	51.0%	FC
Zentrum Parkgarage Innsbruck Gesellschaft m.b.H.	Innsbruck	Austria	EUR	84.0%	FC
VERSO Altima d.o.o.	Zagreb	Croatia	EUR	50.0%	AE
VERSO ALTIMA d.o.o.– Dega ne Kosove	Prishtina	Kosovo	EUR	50.0%	AE
Altima d.o.o.	Mostar	Bosnia Herzegowina	BAM	50.0%	AE
Verso Mrežna tehnologije dooel Skopje	Skopje	North Macedonia	EUR	50.0%	AE
Verso d.o.o.	Sarajevo	Bosnia Herzegowina	BAM	5.5%	AE
Altima d.o.o. – Dega ne Kosove	Prishtina	Kosova	EUR	50.0%	AE
Verso sh.p.k.	Tirana	Albania	ALL	50.0%	AE
SPRIH d.o.o.	Ljubljana	Slovenia	EUR	50.0%	AE

Type of consolidation:
FC fully consolidated company
AE At-equity accounted company
The Best in Parking Group has additional voting rights for the Bergamo Parcheggi S.p.A. (3 votes).

24. Events after the end of the reporting period 31 December 2025

On 1 October 2025, the Group signed the purchase agreement for the “Karlsplatz” parking garage in Vienna, comprising 683 parking spaces and held under a building right until 2052. The garage is centrally located at Karlsplatz, a major transport hub in Vienna with several cultural landmarks, and is situated next to an office building. The purchase price amounts to TEUR 11,150 (excluding ancillary costs). The transaction was subject to the pre-emption right of the City of Vienna, which has since been waived, with the corresponding cancellation declaration issued in February 2025. The acquisition became legally effective as of 3 March 2026. The asset is held in the newly established company Tiefgarage Karlsplatz GmbH. Independently from this acquisition, in December 2025 the Group entered into a separate agreement with WIPARK Garagen GmbH for the sale of 51% of the shares in Tiefgarage Karlsplatz GmbH. This transaction was subject to antitrust approval, which was granted on 9 April 2026. Following completion of this transaction, the Group retains a 49% share in the company. Based on the shareholders’ agreement, the entity is jointly controlled by the Group and WIPARK Garagen GmbH.

The Group has merged the Croatian subsidiaries RAO d.o.o. and RI-ING d.o.o., with RI-ING d.o.o. being integrated into RAO d.o.o., resulting in a single remaining entity, effective as of 30 January 2026. This step strengthens the Group’s capabilities in digital platforms, software development and Smart City solutions.

In December 2025, the Group entered into a loan agreement of up to TEUR 48,000 to finance the project “Žabica” in Rijeka, a mixed-use city hub comprising parking, a bus terminal, retail and office space, with completion expected in 2026. As of 31 December 2025, the loan had not yet been drawn, as certain conditions precedent were still outstanding. As of the date of authorisation of these financial statements, these conditions precedent are partially outstanding; however, the Group expects them to be fulfilled in the near term. The interest rate was fixed via a forward starter interest rate swap in April 2026. The financing is secured by mortgage collateral and additionally by a guarantee from Best in Parking AG, valid until the completion of the project.

There have been no other events subsequent to 31 December 2025 that would materially impact the Group’s assets, financial position and results of operations.

25. Bodies

The corporate bodies in the past financial years were composed as follows (see also note 22):

Management Board
Johann BREITENEDER
Philipp GAIER (until 6 June 2025)

Supervisory Board
Werner LEITER (Chair)
Jo COOPER (Deputy Chair)
Bettina BREITENEDER
Dr. Peter HOFFMANN-OSTENHOF
Julia LEEB
Gordon PARSONS
Alpesh PATEL

Vienna, 27 April 2026

The Management Board

Johann BREITENEDER mp