

Madrid, 30 July 2018

EURO CERVANTES SOCIMI, S.A.(the "**Company**" or "**EURO CERVANTES**"), in compliance with article 17 of the EU Regulation nº 596/2014 on market abuse and the article 228 of the Consolidated Text of the Spanish Securities Market Act, approved by Spanish Royal Legislative Decree 4/2015 on April 23, and concordant provisions, as well as with Circular 15/2016 of the Mercado Alternativo Bursátil ("MAB") on information to be provided by growth companies and SOCIMIs incorporated in trading on the MAB, hereby issues the following financial information that corresponds to the six months period from 1 April, 2016 to 31 March, 2018.

- Audit report of the twelve months period individual financial statements ended as of 31 March, 2018.
- Individual financial statements ended as of 31 March, 2018.
- Estimations level of fulfillment review.

We are at your disposal for any clarifications required.

EURO CERVANTES SOCIMI, S.A.

Estimations level of fulfillment review

<i>(€ '000)</i>	<i>Audited FY 2018</i>	<i>FY 2018 estimated (*)</i>	<i>% of fulfillment</i>
Revenues	5,308	5,310	100%
Expenses	(380)	(303)	125%
Operating income	5	5,007	98%
Financial income	(26,475)	(26,379)	100%
Net result	(21,547)	(21,372)	101%

() Forecast updated by the Board of Directors on 29 January 2018*

The audited annual accounts of the Company for the year ended March 31, 2018 do not present significant deviations from the forecasts published by relevant fact on February 1, 2018, approved by the Board of Directors of the Company on January 29, 2018, 2018.