

12.07.2023

## State share in the amount of 100% of the authorized capital of INVESTAGRO LLC



USREOU code (ЄДРПОУ): 32166939

**Legal address:** Kyiv city, 18/7, Henerala Almazova St.  
**Location:** Dnipropetrovsk Oblast, Synelnykove Rayon, Novoandriivka village, 2a, Shchaslyva (Haharina) St.



### General characteristics

**Main activity, according to the Statute:** growing of cereals (except rice), leguminous crops and oil seeds.

**The volume of sales of products (works, services) for the period 2020 - Q2 2023:** UAH 109,573.00 thousand, including export - UAH 0.00 thousand.

**The main range of products:** corn, sunflower, millet, rapeseed, wheat, barley, including export: not exported.

**Information about the object (real estate):** the object includes **25 registered units of real estate and infrastructure** (production, storage, administrative buildings and structures, etc.) with a total area of **6222.2 sq. m**, located at the following addresses: **Dnipropetrovsk Oblast, Synelnykove Rayon, Novoandriivka village, 2a, Shchaslyva (Haharina) St.; 17, Shkilna St.; 21, Skhidna (Shchorsa) St.**

In accordance with certificate No. 26 dated June 26, 2023, INVESTAGRO LLC has an encumbrance - a ban on the Company's real estate, confirmed by Information from the State Register of Rights to Real Estate and the Register of Ownership Rights to Real Estate, the State Register of Mortgages, the Unified Register of Real Estate for the subject dated 29.06.2023 No. 337425506.

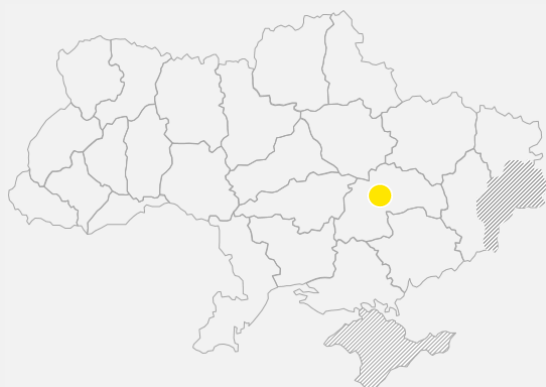
**Information about land plots under real estate objects:** **2 registered land plots** with a total area of **4.5761 hectares**.

**Information about land plots leased by INVESTAGRO LLC:** **204 registered land plots** with a total area of **1,325.8527 hectares**.

**Information about motor vehicles:** **12 units** of motor vehicles and special equipment.

#### List of property leased as of March 31, 2023:

Tenant	Name of the leased object	Leased area (sq.m)	Purpose of the lease	Details of the lease agreement and its term	Rent-per fee for 1 sq.m per month without VAT
Saipan Company LLC	Real estate: part of the mehtik-pantry-granary premises, with a total area of 100 sq.m., located at the address: Dnipropetrovsk Oblast, Synelnykove Rayon, Novoandriivka village, 17, Shkilna St.	100	Accommodation of administrative personnel from the staff, warehouse storage of inventory items	No. 15/11-22 dated November 15, 2022, valid until December 31, 2023	UAH 10



**Total land area:**

**4.5761 ha**

**Total area of buildings and structures:**

**6,222.2 sq. m**

**Number of employees (as of 30.06.2023):**

**27**



*In accordance with the requirements of Article 20 of the Law of Ukraine "On Privatization of State and Municipal Property" in cases provided by the legislation on protection of economic competition, the buyer must obtain permission from the Antimonopoly Committee of Ukraine to directly or indirectly acquire assets in the form of a property complex or structural business unit (hereinafter - the concentration permit). The procedure for filing and reviewing an application for a concentration permit is established by the legislation on the protection of economic competition.*

## The main indicators of the enterprise's economic activity:

No	Indicators (thousand UAH)	2020	2021	2022	Q2 2023
1.	<b>Assets</b>	<b>30 236</b>	<b>42 865</b>	<b>55 831</b>	<b>54 994</b>
1.1	Non-Current assets	6 073	5 908	4 586	3897
1.2	Current assets	24 163	36 957	51 245	51 097
2.	<b>Liabilities</b>	<b>30 236</b>	<b>42 865</b>	<b>55 831</b>	<b>54 994</b>
3.	<b>Total income, including:</b>	<b>22 686</b>	<b>40 957</b>	<b>18 941</b>	<b>27 215</b>
3.1	Net income from sales of products (goods, works, services)	22 622	40 856	18 910	27185
4.	<b>Total costs, including:</b>	<b>22 501</b>	<b>21 628</b>	<b>15 285</b>	<b>34 168</b>
4.1	Cost of goods sold (goods, works, services)	18 632	17 904	10 621	19 031
4.2	Administrative costs	3 541	3 650	4 436	6 195
4.4	Other operating costs	328	67	198	8 854
4.6	Income tax expenses	-	-	-	-
5.	<b>Net profit (loss)</b>	<b>185</b>	<b>19 336</b>	<b>3 656</b>	<b>- 6 953</b>

As of 30.06.2023:

There are no overdue accounts payable.

Current accounts payable - UAH 17,188,064.56, including:

- accounts payable for goods and services – UAH 13,192,096.0;
- settlements with the budget (personal income tax, land rent, sick leave) – UAH 329,068.21;
- wage arrears – UAH 695,799.16;
- payroll taxes – UAH 55,170.78;
- other accounts payable – UAH 2,915,930.41.

In accordance with the certificate of INVESTAGRO LLC No. 25 dated June 26, 2023, there are open court proceedings against INVESTAGRO LLC.

Volume and main nomenclature of products (works, services):

Period	Total income, thousand UAH	Income by main activity, thousand UAH
2020	22 622	22 513
2021	40 856	40 705
2022	18 910	18 758
Q2 2023	27 185	27 163

There are no facilities on the Company's balance sheet that are not subject to privatization.

Information about the presence/absence of mobilization tasks: the Company has no mobilization tasks (orders).

Volumes of emissions and discharges of pollutants into the environment, generation and disposal of waste, information on payment of environmental fees and charges, as of 2022:

1. The volume of emissions of pollutants into the atmospheric air for 2022 (according to the form No. 2-TP (air) annual) in total for the enterprise - 1.821746 tons.
2. Waste generation for 2022 (according to form No. 1-waste (annual)) in total for the enterprise - 7.205 tons.
3. Environmental payments for 2022 (according to form No. 1-environmental costs (annual)), in fact, a total of UAH 0.243 thousand was paid.
4. Pollutants are not discharged into the environment.

Privatization conditions:

- preventing the dismissal of employees during 6 months;
- repayment of debts on wages and to the budget within 6 months.

## Contacts

SPFU Contact center: 0-800-50-56-46

[privatization@spfu.gov.ua](mailto:privatization@spfu.gov.ua)

More information about the asset:

<http://surl.li/jagcm>

