



NET TANGIBLE ASSET VALUE

31 JANUARY 2020



EILDON CAPITAL LIMITED

ACN 059 092 198



NET TANGIBLE ASSET VALUE

Eildon Capital Limited advises that its estimated Net Tangible Asset (NTA) value as at 31 January 2020 was \$1.10 per share. The NTA has been calculated in accordance with Chapter 19 of the ASX Listing Rules.

UNAUDITED ADDITIONAL INFORMATION PER SHARE:

	31 January 2020 \$	31 December 2019 \$
Pre-tax NTA	\$1.101	\$1.096
Deferred taxes	(\$0.004)	(\$0.003)
Post-tax NTA	\$1.097	\$1.093
Shares on Issue	45,483,392	45,483,392

^^ The figures above exclude a contingent liability of \$0.004 per share which represents the performance fee that would be payable to Eildon Funds Management Limited based on shareholder returns generated for the period to 31 January 2020. The performance fee is currently not payable. The calculation of what is payable will only occur at 30 June each year.



COMPANY OVERVIEW

Eildon Capital is an active property investment company, participating across the residential, commercial, retail and industrial sectors.

A flexible approach to investment results in tailored capital solutions which provide enhanced returns for Eildon Capital and allow our property partners to continue to grow their businesses. The structuring of each transaction aims to deliver asset protected positions that preserve capital in the event of negative market movements.