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E.ON Värme Timrå AB

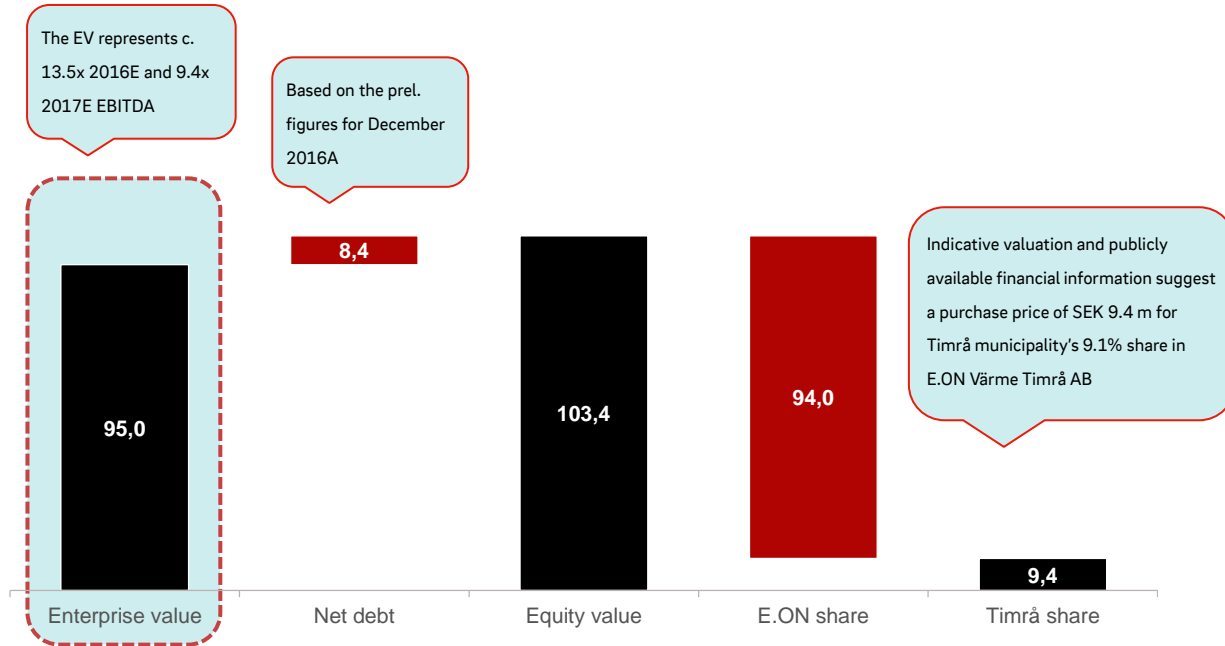
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Key financials and free cash flow

SEKm	2017E	2018E	2019E	2020E	2021E	2022E	2023E	2024E	2025E	2026E
Sales	51.0	51.6	52.6	53.7	54.7	55.9	57.0	58.1	59.3	60.5
<i>% growth</i>		1.2%	1.9%	2.0%	2.0%	2.0%	2.0%	2.0%	2.0%	2.0%
EBITDA	10.1	9.8	9.9	8.5	9.2	9.9	10.8	11.0	11.2	11.5
<i>% margin</i>	19.7%	19.0%	18.7%	15.8%	16.8%	17.8%	18.9%	18.9%	18.9%	18.9%
NOPAT	6.1	5.8	5.9	4.8	5.3	5.8	6.4	6.6	6.7	6.8
+ D&A	2.3	2.3	2.3	2.4	2.4	2.5	2.5	2.6	2.6	2.7
- Capex	(0.7)	(0.8)	(0.7)	(0.7)	(0.7)	(0.7)	(0.8)	(0.8)	(0.8)	(0.8)
- Change in NWC	(0.0)	(0.0)	(0.0)	(0.0)	(0.0)	(0.0)	(0.0)	(0.0)	(0.0)	(0.0)
Free cash flow	7.6	7.3	7.5	6.4	6.9	7.5	8.2	8.3	8.5	8.7

Non-invoiced overhead costs		SEK
1.	Financial and accounting services	200,000
2.	Fuel admin	8,250
3.	HSSE	150,000
4.	Procurement admin	75,000
5.	Annual reports, tax- and energy declarations	33,000
6.	Sales resources	478,250
7.	Legal resources	30,000
Total		974,500

E.ON indicative valuation - Bridge to purchase price



- The valuation is derived from a set of customary valuation methodologies, including DCF, LBO and comparables valuation analysis
- The Enterprise valuation assumes:
 - Achievability of forecast on p.2
 - Additional overhead costs
 - Current and future capex levels reflect the true and full capex needed

Please note that the above bridge from Enterprise Value to Equity Value is subject to more detailed balance sheet information

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