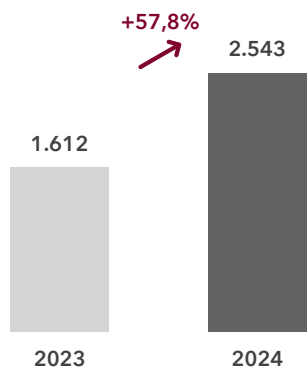


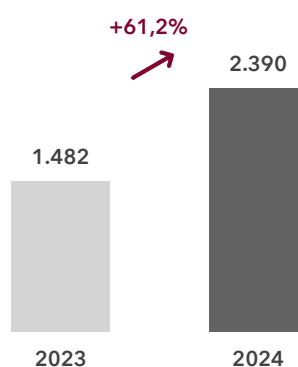
Recife, 14 de janeiro de 2024 - A Moura Dubeux Engenharia S.A. ("MD" ou "Companhia") (B3: MDNE3; Bloomberg: MDNE3:BZ), incorporadora que possui mais de 40 anos de atuação na Região Nordeste, apresenta a prévia dos seus resultados operacionais para o quarto trimestre de 2024 (4T24). Estes resultados operacionais são preliminares, ainda sujeitos à revisão da Auditoria.

R\$ 2,5 BI LANÇADOS E R\$ 2,4 BI VENDIDOS(RECORDE) EM 2024

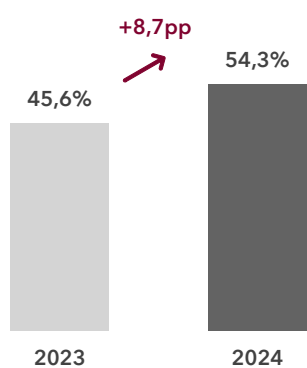
Lançamentos Líquidos %MD (R\$ MM)



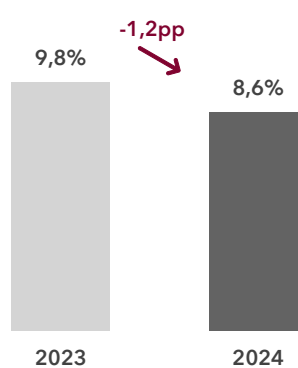
Vendas Líquidas %MD (R\$ MM)



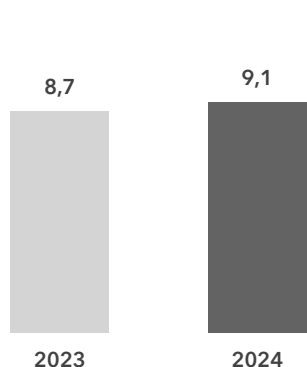
VSO Líquido UDM %MD



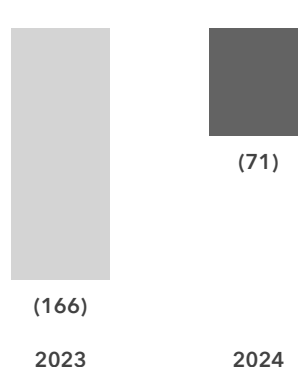
Distratos %MD / Vendas Brutas %MD

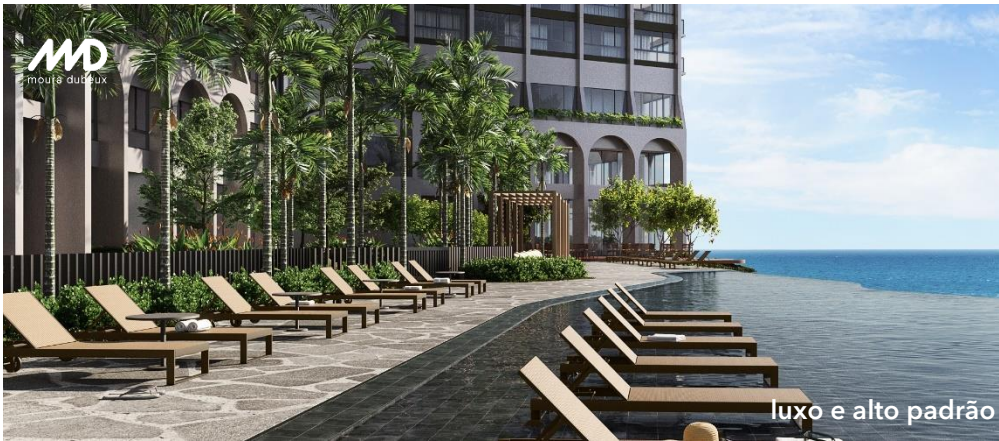


Landbank VGV Bruto (R\$ bi)



Geração (Consumo) de Caixa (R\$ MM)





LANÇAMENTOS

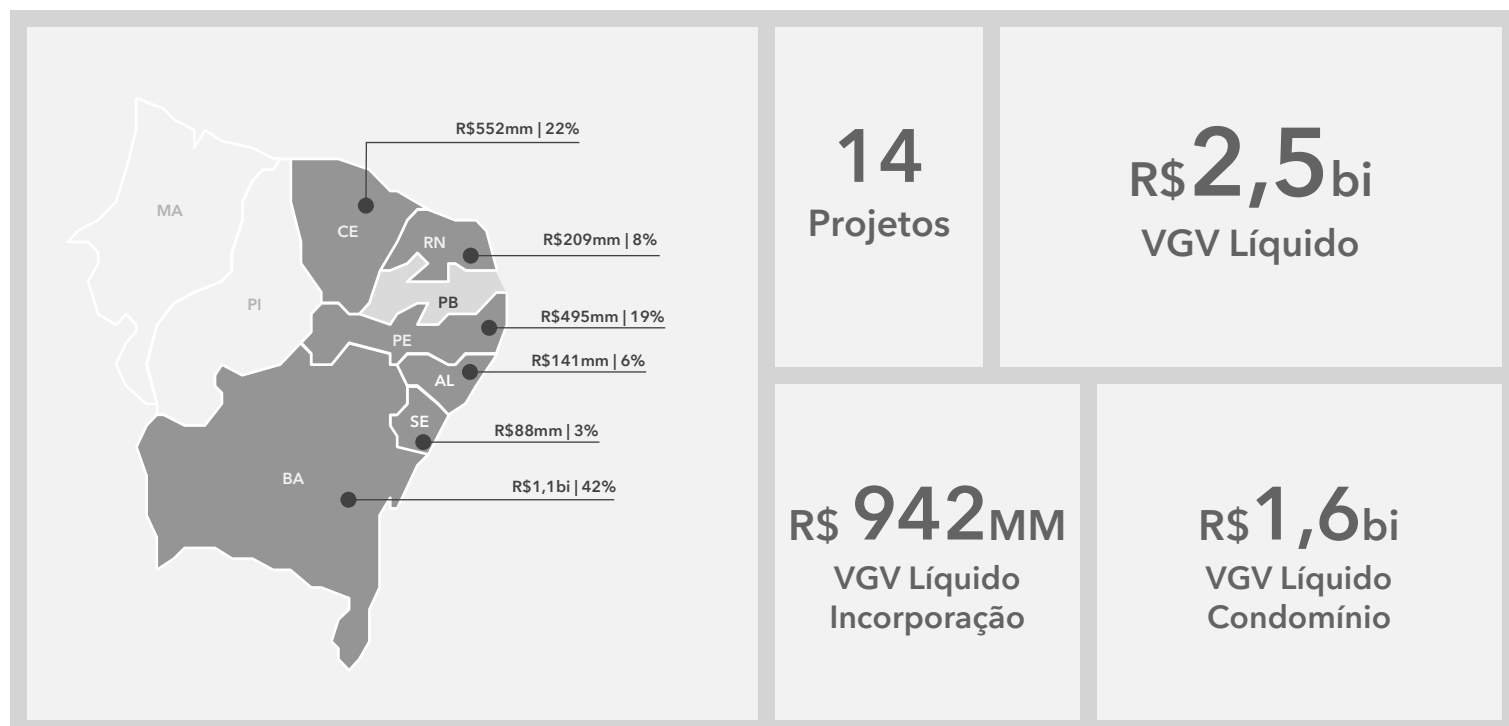
A Companhia lançou 3 projetos no 4T24 e encerrou 2024 com 14 projetos lançados, totalizando um VGV Bruto de R\$ 2.897 milhões e um VGV Líquido de R\$ 2.542 milhões.

Lançamentos (R\$ em milhares)	4T24	4T23	Var. %	3T24	Var. %	2024	2023	Var. %
Lançamentos - VGV Líquido (%MD)	459.972	448.504	2,6%	1.098.640	-58,1%	2.542.688	1.611.704	57,8%
Empreendimentos Lançados	3	5	-40,0%	4	-25,0%	14	15	-6,7%
Nº Unidades Lançadas	745	1.199	-37,8%	1.267	-41,2%	3.534	3.558	-0,7%

Empreendimentos (R\$ em milhares)	Região	Segmento	Regime	Unid. Totais	VGV Bruto	VGV Líquido	Lançamento	% Venda ¹
1º Trimestre (3)				651	417	347		
2º Trimestre (4)				871	681	637		
3º Trimestre (4)				1.267	1.322	1.099		
4º Trimestre (3)				745	477	459		
Mood Candelária	Natal/RN	Mood	Incorporação	270	130	117	out/24	19%
Mood Kennedy	Fortaleza/CE	Mood	Incorporação	236	147	147	out/24	55%
Mood Costa Azul	Salvador/BA	Mood	Incorporação	239	200	195	dez/24	26%
Total (14)				3.534	2.897	2.542		

1. Em 31.12.2024

Distribuição do VGV Líquido de Lançamento por Praça - 2024



VENDAS E ADESÕES

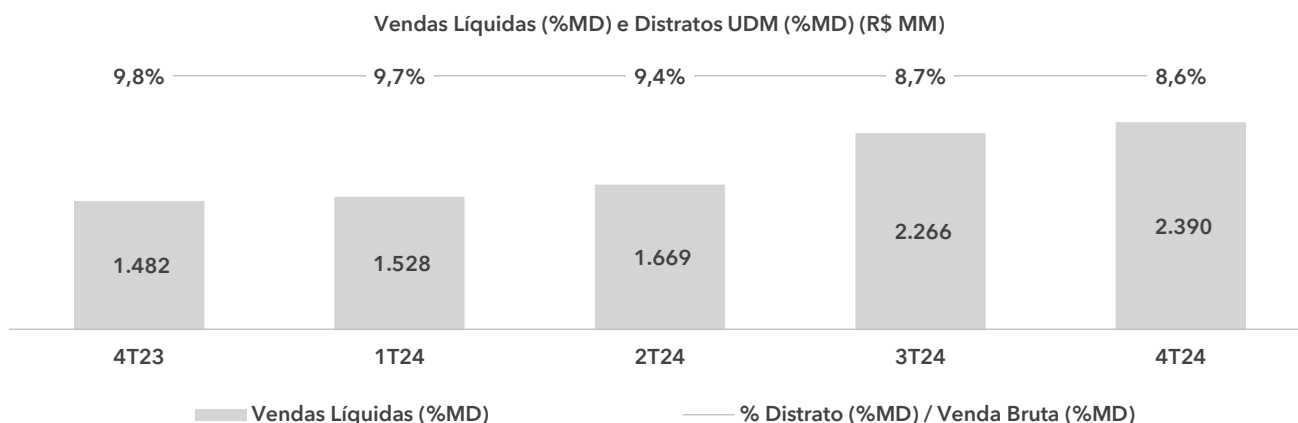
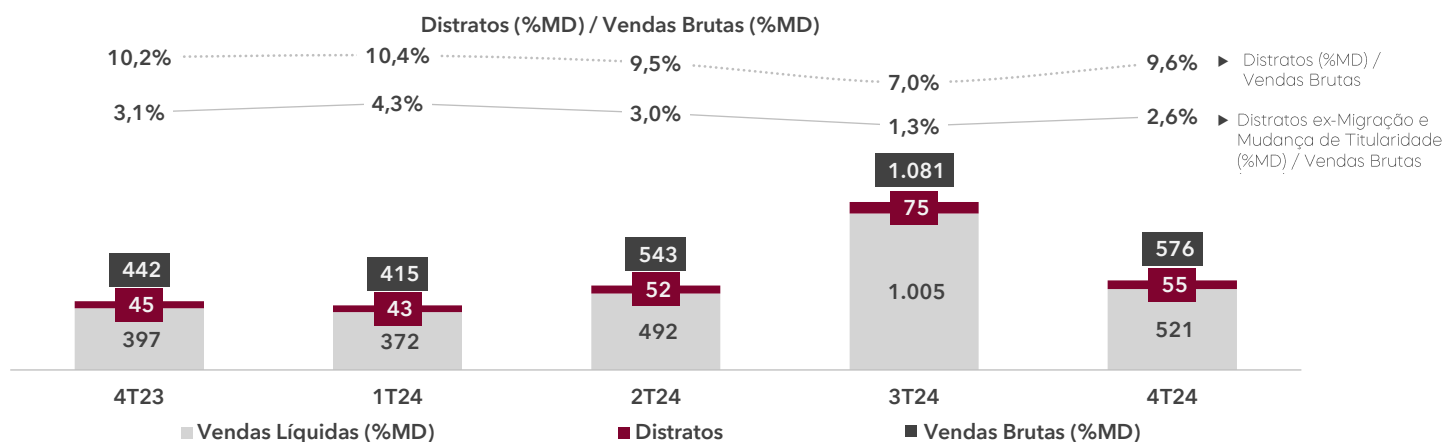
O volume das Vendas e Adesões Líquidas (%MD) no 4T24 foi de R\$ 521 milhões, aumento de 31,2% em relação ao 4T23 e uma redução de 48,2% em relação ao 3T24.

No ano, as Vendas e Adesões Líquidas (%MD) **registraram volume recorde** de R\$ 2.390 milhões, aumento de 61,2% quando comparado aos R\$ 1.482 milhões de 2023.

Vendas e Adesões (R\$ em milhares)	4T24	4T23	Var. %	3T24	Var. %	2024	2023	Var. %
Vendas e Adesões Brutas ¹ (%MD) (a)	576.037	442.234	30,3%	1.080.532	-46,7%	2.615.414	1.643.058	59,2%
Vendas de Incorporação	332.764	145.853	128,1%	223.822	48,7%	976.339	782.901	24,7%
Vendas Fechadas ²	54.596	74.247	-26,5%	54.516	0,1%	326.135	202.301	61,2%
Adesões de Condomínio ³	188.677	222.133	-15,1%	802.194	-76,5%	1.312.940	657.856	99,6%
Distratos (%MD) (b)	55.357	45.227	22,4%	75.208	-26,4%	225.465	160.772	40,2%
Vendas e Adesões Líquidas (%MD) (c=a-b)	520.680	397.007	31,2%	1.005.325	-48,2%	2.389.949	1.482.286	61,2%
Distratos / Vendas Brutas (%MD)	9,6%	10,2%	-0,6pp	7,0%	2,6pp	8,6%	9,8%	-1,2pp
Nº Unidades Vendidas	749	696	-7,6%	1.136	-34,2%	3.474	2.663	30,5%

1. Vendas Brutas contratadas e valor total aderido à Condomínios, 2. Cotas (unidades) de Condomínio aderidas pela Moura Dubeux e revendidas em tabela de Incorporação, 3. Valor total de cotas (unidades) aderidas pelos clientes aos Condomínios

No trimestre, o total de distratos foi de R\$ 55 milhões. Isso representa 9,6% das Vendas e Adesões Brutas (%MD) no 4T24. Assim, nos últimos doze meses (UDM) o total de distratos representou 8,6% das Vendas e Adesões Brutas UDM (%MD).



ABERTURA DAS VENDAS E ADESÕES

Segmento - 4T24
(R\$ em milhares)

Segmento	Total				Lançamentos ¹		Em Construção		Pronto	
	Unid.	VG Bruto	VG Bruto (%MD)	% VG (%MD)	Unid.	VG Bruto (%MD)	Unid.	VG Bruto (%MD)	Unid.	VG Bruto (%MD)
Mood	322	205.495	205.495	35,7%	253	171.050	69	34.445	-	-
Beach Class	267	186.001	186.001	32,3%	106	115.136	158	69.543	3	1.323
Alto Padrão	72	126.557	126.557	22,0%	19	39.600	46	79.842	7	7.115
Médio Padrão	88	57.984	57.984	10,0%	-	-	50	39.257	38	18.727
Comercial	-	-	-	0,0%	-	-	-	-	-	-
Total	749	576.037	576.037	100,0%	378	325.786	323	223.087	48	27.164

1. Considerados projetos lançados até 6 (seis) meses

Região - 4T24
(R\$ em milhares)

Região	Total				Lançamentos ¹		Em Construção		Pronto	
	Unid.	VG Bruto	VG Bruto (%MD)	% VG (%MD)	Unid.	VG Bruto (%MD)	Unid.	VG Bruto (%MD)	Unid.	VG Bruto (%MD)
Ceará	290	214.652	214.652	37,2%	147	119.261	119	83.265	24	12.126
Bahia	154	145.001	145.001	25,1%	131	104.416	21	39.655	2	930
Pernambuco	133	113.718	113.718	19,8%	51	75.065	67	29.039	15	9.614
Rio Grande do Norte	79	48.862	48.862	8,5%	49	27.044	23	17.325	7	4.493
Alagoas	44	28.744	28.744	5,0%	-	-	44	28.744	-	-
Paraíba	29	16.201	16.201	2,9%	-	-	29	16.201	-	-
Sergipe	20	8.859	8.859	1,5%	-	-	20	8.859	-	-
Total	749	576.037	576.037	100,0%	378	325.786	323	223.087	48	27.164

1. Considerados projetos lançados até 6 (seis) meses

Tipo - 4T24
(R\$ em milhares)

Tipo	Total				Lançamentos ¹		Em Construção		Pronto	
	Unid.	VG Bruto	VG Bruto (%MD)	% VG (%MD)	Unid.	VG Bruto (%MD)	Unid.	VG Bruto (%MD)	Unid.	VG Bruto (%MD)
Incorporação	487	332.764	332.764	57,8%	253	171.050	193	139.787	41	21.927
Condomínios ²	205	188.677	188.677	32,8%	122	151.855	83	36.823	-	-
Vendas Fechadas ³	57	54.596	54.596	9,5%	3	2.881	47	46.477	7	5.238
Total	749	576.037	576.037	100,0%	378	325.786	323	223.087	48	27.164

1. Considerados projetos lançados até 6 (seis) meses

2. Valor total de cotas (unidades) aderidas pelos clientes aos Condomínios

3. Cotas (unidades) de Condomínio aderidas pela Moura Dubeux e revendidas em tabela de Incorporação

Segmento - 2024
 (R\$ em milhares)

Segmento	Total				Lançamentos		Em Construção		Pronto	
	Unid.	VGV Bruto	VGV Bruto (%MD)	% VGV (%MD)	Unid.	VGV Bruto (%MD)	Unid.	VGV Bruto (%MD)	Unid.	VGV Bruto (%MD)
Alto Padrão	518	1.006.733	1.006.733	38,4%	227	603.950	228	296.556	63	106.226
Beach Class	1.844	988.552	988.552	37,7%	850	577.948	961	402.778	33	7.826
Mood	691	379.248	379.248	14,6%	375	236.654	316	142.594	-	-
Médio Padrão	412	240.383	238.386	9,2%	71	51.050	141	93.026	200	94.310
Comercial	9	2.496	2.496	0,1%	-	-	-	-	9	2.496
Total	3.474	2.617.412	2.615.414	100,0%	1.523	1.469.602	1.646	934.954	305	210.858

Região - 2024
 (R\$ em milhares)

Região	Total				Lançamentos		Em Construção		Pronto	
	Unid.	VGV Bruto	VGV Bruto (%MD)	% VGV (%MD)	Unid.	VGV Bruto (%MD)	Unid.	VGV Bruto (%MD)	Unid.	VGV Bruto (%MD)
Bahia	740	941.790	941.790	36,0%	630	829.336	76	92.048	34	20.407
Ceará	1.251	798.479	798.479	30,5%	473	357.982	671	374.694	107	65.804
Pernambuco	697	447.142	445.145	17,0%	118	125.934	441	207.621	138	111.591
Alagoas	255	149.521	149.521	5,7%	71	51.050	182	98.440	2	30
Rio Grande do Norte	186	116.320	116.320	4,4%	61	46.288	101	57.004	24	13.027
Sergipe	199	89.640	89.640	3,5%	170	59.013	29	30.627	-	-
Paraíba	146	74.520	74.520	2,9%	-	-	146	74.520	-	-
Total	3.474	2.617.412	2.615.414	100,0%	1.523	1.469.602	1.646	934.954	305	210.858

Tipo - 2024
 (R\$ em milhares)

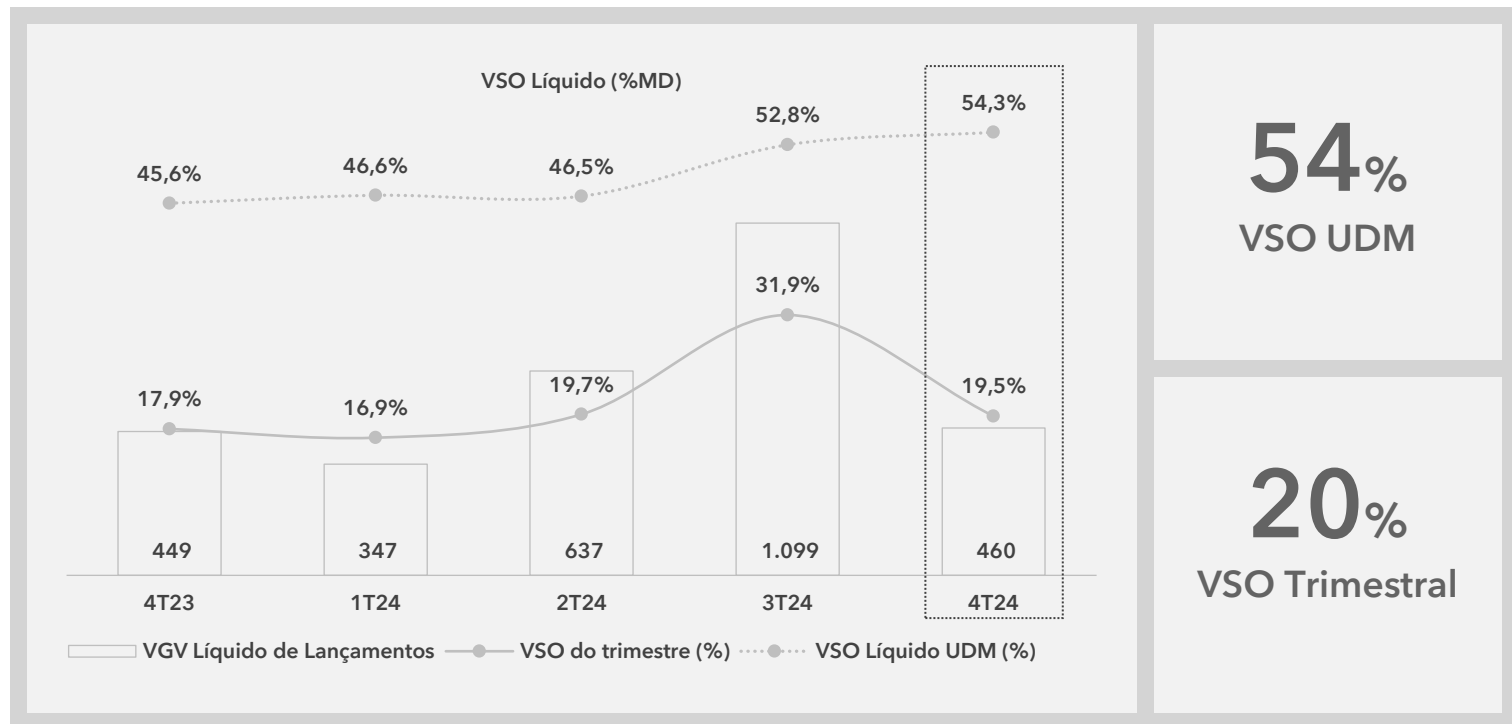
Tipo	Total				Lançamentos		Em Construção		Pronto	
	Unid.	VGV Bruto	VGV Bruto (%MD)	% VGV (%MD)	Unid.	VGV Bruto (%MD)	Unid.	VGV Bruto (%MD)	Unid.	VGV Bruto (%MD)
Incorporação	1.595	978.337	976.339	37,3%	616	346.717	748	501.895	231	127.727
Condomínios ¹	1.577	1.312.940	1.312.940	50,2%	868	1.007.297	709	305.643	-	-
Vendas Fechadas ²	302	326.135	326.135	12,5%	39	115.588	189	127.416	74	83.131
Total	3.474	2.617.412	2.615.414	100,0%	1.523	1.469.602	1.646	934.954	305	210.858

1. Valor total de cotas (unidades) aderidas pelos clientes aos Condomínios

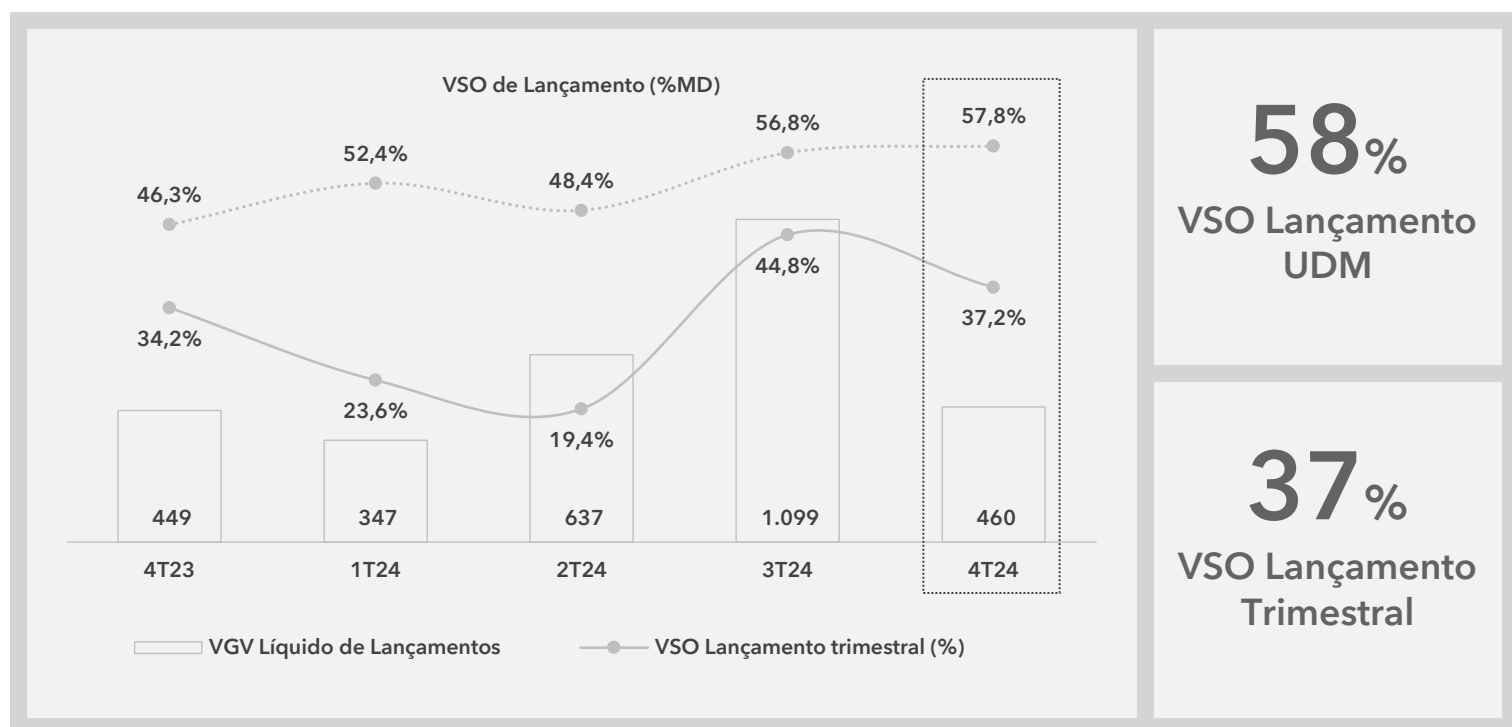
2. Cotas (unidades) de Condomínio aderidas pela Moura Dubeux e revendidas em tabela de Incorporação

VENDAS SOBRE OFERTA (VSO)

O Índice VSO Líquido (%MD) nos últimos doze meses (UDM) foi de 54,3%, um aumento de 8,7pp quando comparado ao 4T23 e aumento de 1,5pp em relação aos 52,8% do 3T24. Já o VSO Líquido (%MD) no trimestre foi de 19,5%, aumento de 1,6pp em relação ao 4T23 e uma redução de 12,4pp em relação ao 3T24.



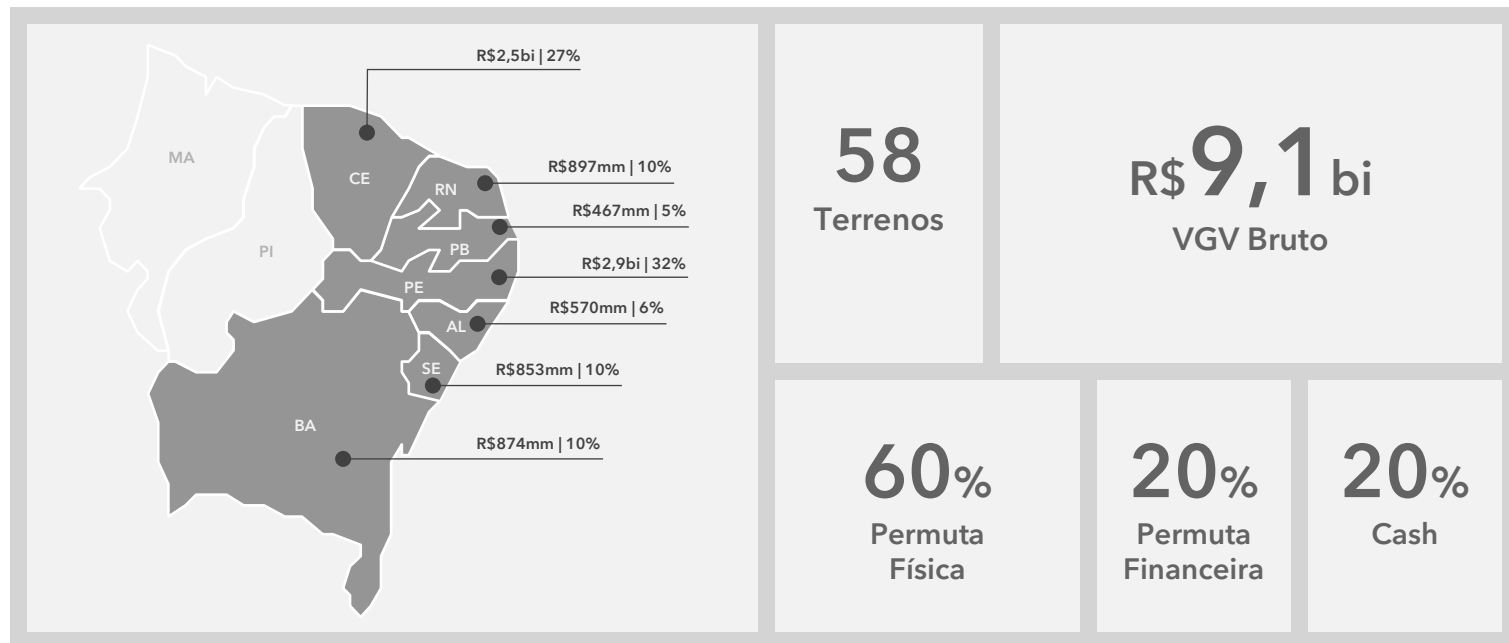
O VSO dos lançamentos (%MD) nos últimos doze meses foi de 57,8% e 37,2% no 4T23.



TERRENOS

No 4T24, a Companhia adquiriu 1 terreno e encerrou o trimestre com 58 terrenos totalizando um VGV Bruto potencial de aproximadamente R\$ 9,1 bilhões.

Distribuição do VGV Bruto por Praça



ENTREGAS

No 4T24 a Companhia entregou 1 projeto e encerrou 2024 com 8 empreendimentos entregues, totalizando um VGV Bruto de R\$ 1.099 milhões e um VGV Líquido de R\$ 1.067 milhões.

Empreendimentos (R\$ em milhares)	Região	Segmento	Regime	Unid. Totais	VGV Bruto	VGV Líquido	% Venda ¹
1º Trimestre (2)				417	627	627	
2º Trimestre (4)				383	282	250	
3º Trimestre (1)				380	120	120	
4º Trimestre (1)				160	70	70	
Parque das Palmeiras	Recife/PE	Médio Padrão	Incorporação	160	70	70	81%
Total (8)				1.340	1.099	1.067	

1. Em 31.12.2024

GERAÇÃO (CONSUMO) DE CAIXA

No 4T24, a Companhia apresentou consumo de caixa de R\$ 43,2 milhões. Já nos últimos doze meses, o consumo de caixa foi de R\$ 70,9 milhões.

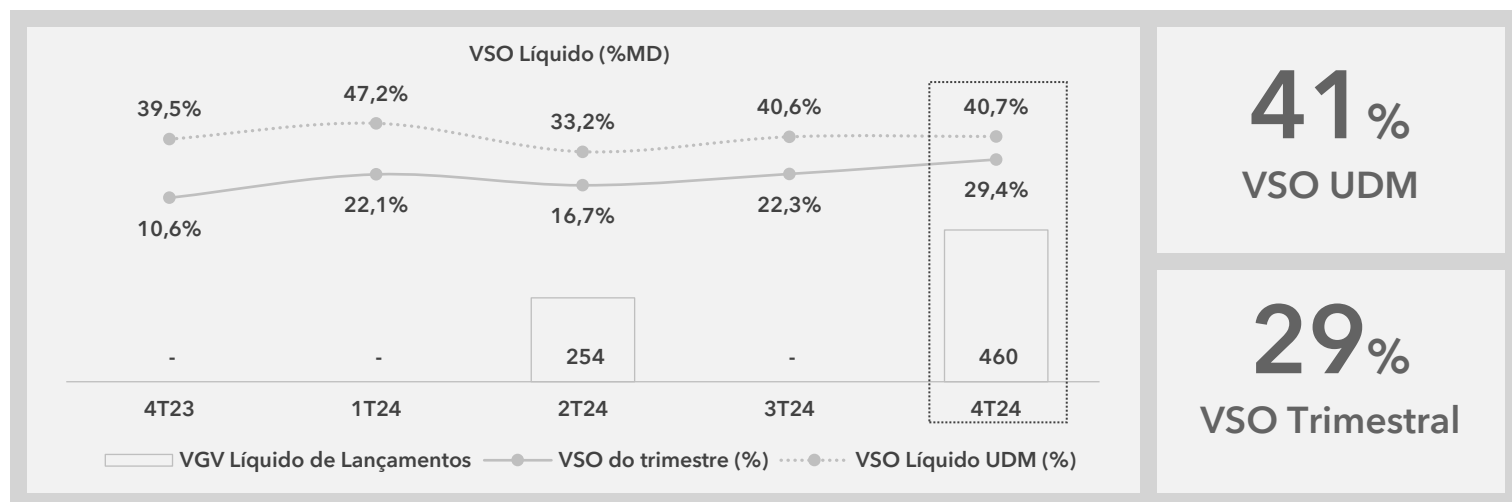
No dia 22 de novembro de 2024, a Companhia realizou a distribuição de dividendos intercalares no montante total de R\$ 54,7 milhões, correspondendo ao valor de R\$ 0,65 por ação. Ainda no trimestre, a Companhia recomprou R\$ 5,1 milhões em ações.

PROJETOS EM ANDAMENTO

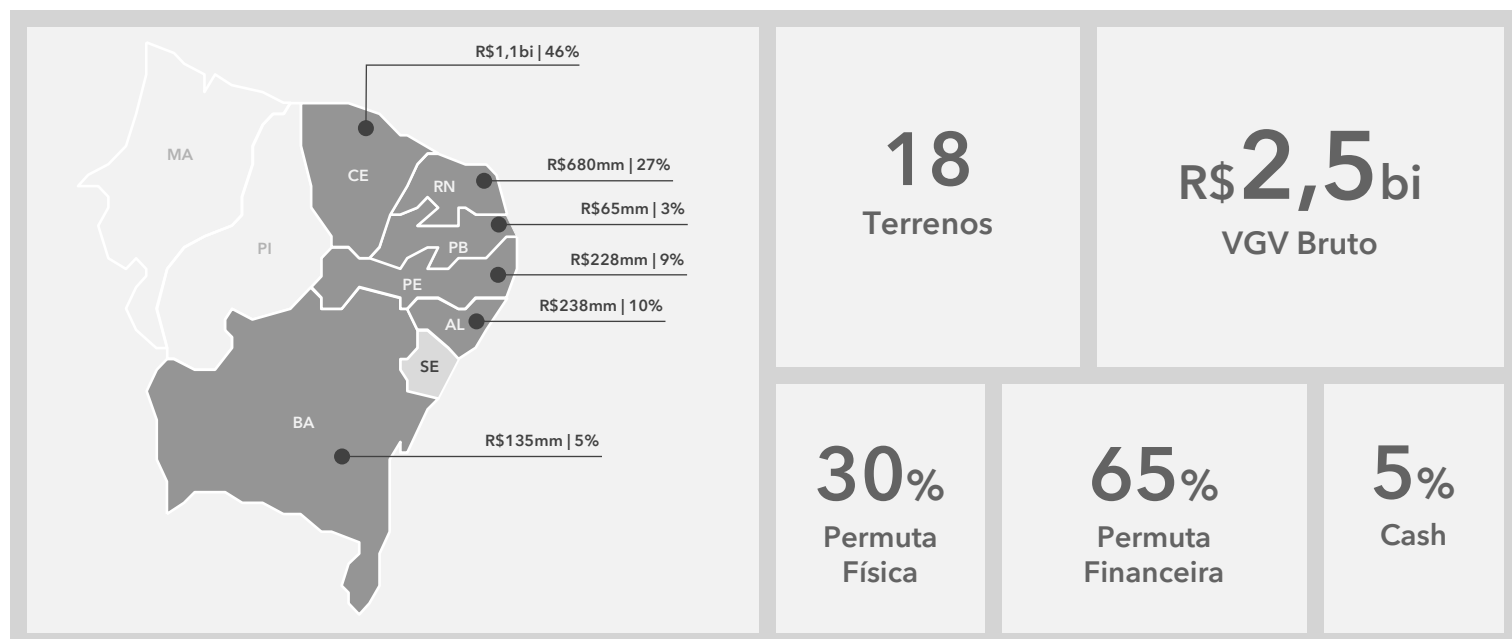
Empreendimentos (R\$ em milhares)	Região	Unid. Totais	VGV Bruto	VGV Líquido	Lançamento	% Venda ¹
Arborê	Fortaleza/CE	300	102	120	nov/22	86%
Miraflor	Fortaleza/CE	300	125	125	jun/23	79%
Mood Parque das Dunas	Natal/RN	158	70	64	set/23	90%
Mood Aurora	Recife/PE	320	146	118	abr/24	15%
Mood Parque do Cocó	Fortaleza/CE	249	135	135	jun/24	33%
Mood Candelária	Natal/RN	270	130	117	out/24	19%
Mood Kennedy	Fortaleza/CE	236	147	147	out/24	55%
Mood Costa Azul	Salvador/BA	239	200	195	dez/24	26%
Total (8)		2.072	1.055	1.021		

1. Em 31.12.2024

VSO



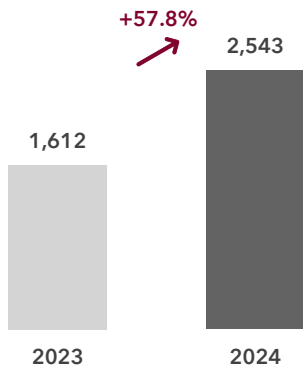
TERRENOS



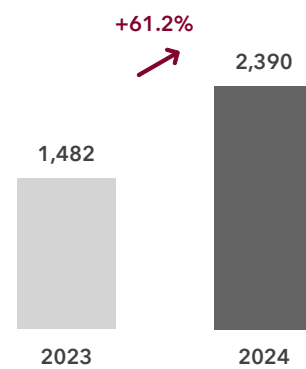
Recife, January 14th, 2024 - Moura Dubeux Engenharia S.A. ("MD" or "Company") (B3: MDNE3; Bloomberg: MDNE3:BZ), market share leader homebuilder in Brazil Northeast, operating for more than 40 years in the region, presents its operational preview results for the fourth quarter of 2024 (4Q24). These results are preliminary, still subject to audit review.

LAUNCHES OF R\$ 2.5 BN AND SALES OF R\$ 2.4 BN (RECORD-HIGH) IN 2024

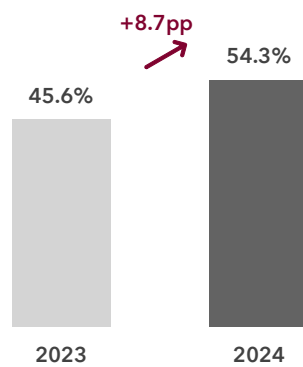
Net Launches %MD (R\$ MN)



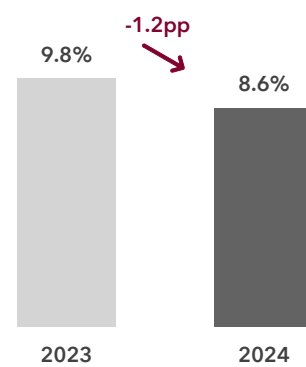
Net Sales %MD (R\$ MN)



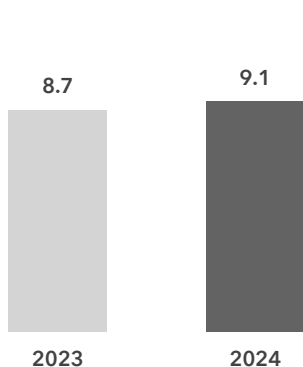
Net SoS LTM %MD



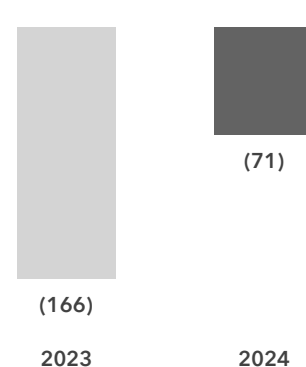
Cancellations %MD / Gross Sales %MD

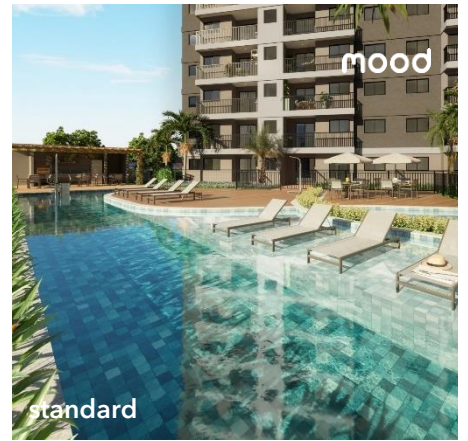
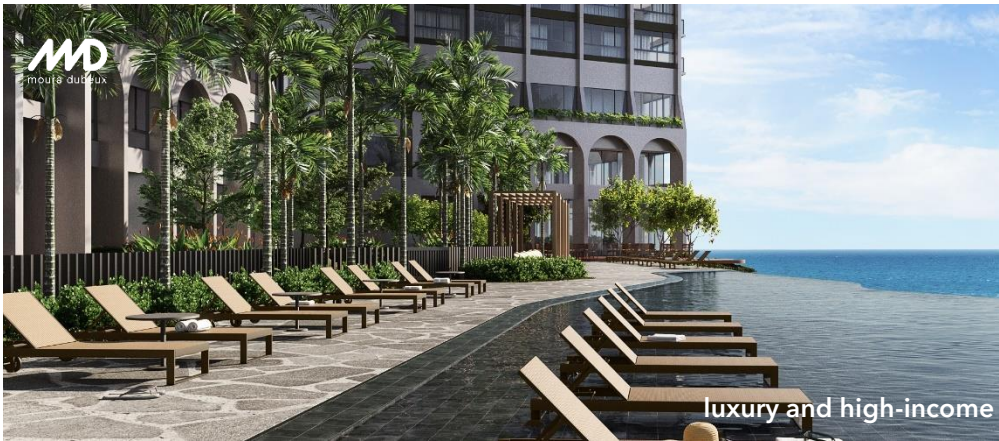


Landbank Gross PSV (R\$ bn)



Free Cash Flow (R\$ MN)





LAUNCHES

The Company launched 3 projects in 4Q24 and ended 2024 with 14 projects launched, totaling Gross PSV of R\$ 2,897 million and Net PSV of R\$ 2,542 million.

Launches (R\$ '000)	4Q24	4Q23	Chg. %	3Q24	Chg. %	2024	2023	Chg. %
Launches PSV (%MD)	459,972	448,504	2.6%	1,098,640	-58.1%	2,542,688	1,611,704	57.8%
# Projects Launched	3	5	-40.0%	4	-25.0%	14	15	-6.7%
# Units Launched	745	1.199	-37.8%	1,267	-41.2%	3,534	3,558	-0.7%

Project (R\$ '000)	Region	Segment	Operation Format	Units	Gross PSV	Net PSV	Launch	% Sold ¹
1° Quarter (3)				651	417	347		
2° Quarter (4)				871	681	637		
3° Quarter (4)				1.267	1.322	1.099		
4° Quarter (3)				745	477	459		
Mood Candelária	Natal/RN	Mood	Development	270	130	117	out/24	19%
Mood Kennedy	Fortaleza/CE	Mood	Development	236	147	147	out/24	55%
Mood Costa Azul	Salvador/BA	Mood	Development	239	200	195	dez/24	26%
Total (14)				3,534	2,897	2,542		

1. In 12.31.2024

Net PSV Breakdown Launched by Region - 2024



SALES

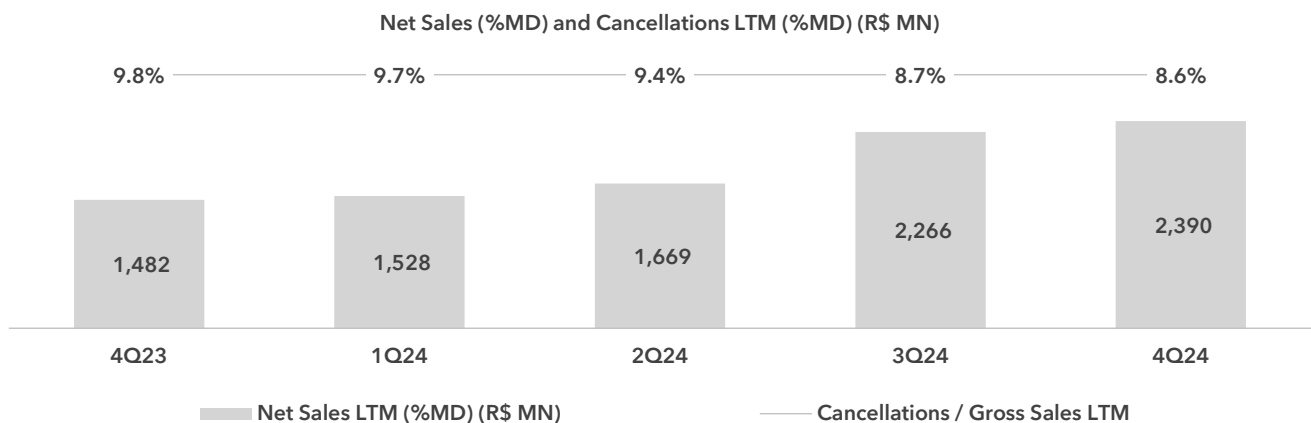
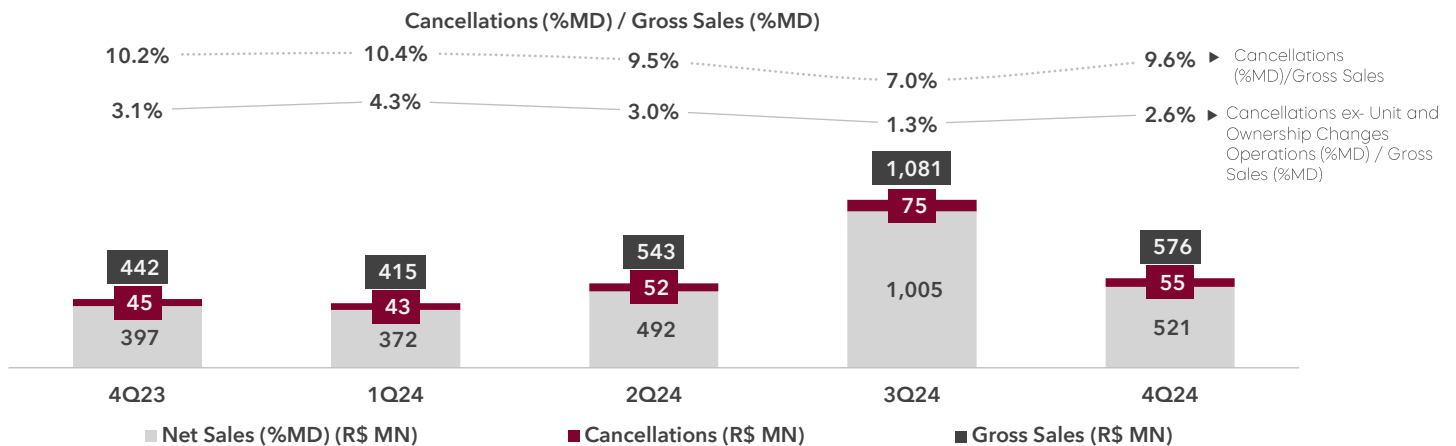
The volume of Net Sales and Adhesions (%MD) totaled R\$ 521 million in 4Q24, increase of 31.2% compared to 4Q23 and decrease of 48.2% compared to 3Q24.

In 2024, the volume of Net Sales and Adhesions (%MD) totaled a **record-high** volume of R\$ 2,390 million, significant increase of 61.2% when compared to 2023.

Sales and Adhesions (R\$ '000)	4Q24	4Q23	Chg. %	3Q24	Chg. %	2024	2023	Chg. %
Gross Sales and Adhesions ¹	576,037	444,736	29.5%	1,080,911	-46.7%	2,617,412	1,654,783	58.2%
Gross Sales and Adhesions¹ (%MD) (a)	576,037	442,234	30.3%	1,080,532	-46.7%	2,615,414	1,643,058	59.2%
Development Sales	332,764	145,853	128.1%	223,822	48.7%	976,339	782,901	24.7%
Closed Sales ²	54,596	74,247	-26.5%	54,516	0.1%	326,135	202,301	61.2%
Adhesions to Condominium ³	188,677	222,133	-15.1%	802,194	-76.5%	1,312,940	657,856	99.6%
Cancellations (%MD) (b)	55,357	45,227	22.4%	75,208	-26.4%	225,465	160,772	40.2%
Net Sales and Adhesions (%MD) (c=a-b)	520,680	397,007	31.2%	1,005,325	-48.2%	2,389,949	1,482,286	61.2%
Cancellations (%MD) / Gross Sales (%MD)	9.6%	10.2%	-0.6pp	7.0%	2.6pp	8.6%	9.8%	-1.2pp
# Units Sold	749	696	-7.6%	1,136	-34.2%	3,474	2,663	30.5%

1. Total Gross Sales and PSV adhered to Condominium, 2. Condominium quotas (units) adhered by Moura Dubeux and resold as Development units, 3. Total value of quotas (units) adhered by clients to Condominium

In 4Q24, the total number of cancellations was R\$ 55 million, representing 9.6% of the Gross Sales (%MD). Considering the last twelve months (LTM), the total volume of cancellations represented 8.6% of LTM Gross Sales (%MD).



SALES BREAKDOWN

Segment - 4Q24 (R\$ '000)

Segment	Total				Launch ¹		Under Construction		Completed Units	
	Units	Gross PSV	Gross PSV (%MD)	% PSV (%MD)	Units	Gross PSV (%MD)	Units	Gross PSV (%MD)	Units	Gross SPV (%MD)
Mood	322	205,495	205,495	35.7%	253	171,050	69	34,445	-	-
Beach Class	267	186,001	186,001	32.3%	106	115,136	158	69,543	3	1,323
High-End	72	126,557	126,557	22.0%	19	39,600	46	79,842	7	7,115
Standard	88	57,984	57,984	10.1%	-	-	50	39,257	38	18,727
Commercial	-	-	-	0.0%	-	-	-	-	-	-
Total	749	576,037	576,037	100.0%	378	325,786	323	223,087	48	27,164

1. Projects launched up to 6 (six) months

Region - 4Q24 (R\$ '000)

Region	Total				Launch ¹		Under Construction		Completed Units	
	Units	Gross PSV	Gross PSV (%MD)	% PSV (%MD)	Units	Gross PSV (%MD)	Units	Gross PSV (%MD)	Units	Gross SPV (%MD)
Ceará	290	214,652	214,652	37.3%	147	119,261	119	83,265	24	12,126
Bahia	154	145,001	145,001	25.2%	131	104,416	21	39,655	2	930
Pernambuco	133	113,718	113,718	19.8%	51	75,065	67	29,039	15	9,614
Rio Grande do Norte	79	48,862	48,862	8.5%	49	27,044	23	17,325	7	4,493
Alagoas	44	28,744	28,744	5.0%	-	-	44	28,744	-	-
Paraíba	29	16,201	16,201	2.9%	-	-	29	16,201	-	-
Sergipe	20	8,859	8,859	1.6%	-	-	20	8,859	-	-
Total	749	576,037	576,037	100.0%	378	325,786	323	223,087	48	27,164

1. Projects launched up to 6 (six) months

Operation Format - 4Q24 (R\$ '000)

Operation Format	Total				Launch ¹		Under Construction		Completed Units	
	Units	Gross PSV	Gross PSV (%MD)	% PSV (%MD)	Units	Gross PSV (%MD)	Units	Gross PSV (%MD)	Units	Gross SPV (%MD)
Development	487	332,764	332,764	57.8%	253	171,050	193	139,787	41	21,927
Condominium2	205	188,677	188,677	32.8%	122	151,855	83	36,823	-	-
Closed Sales3	57	54,596	54,596	9.5%	3	2,881	47	46,477	7	5,238
Total	749	576,037	576,037	100.0%	378	325,786	323	223,087	48	27,164

1. Projects launched up to 6 (six) months

2. Total value of quotas (units) adhered by clients to Condominium

3. Condominium quotas (units) adhered by Moura Dubeux and resold as Development units

Segment - 2024
 (R\$ '000)

Segment	Total				Launch		Under Construction		Completed Units	
	Units	Gross PSV	Gross PSV (%MD)	% PSV (%MD)	Units	Gross PSV (%MD)	Units	Gross PSV (%MD)	Units	Gross SPV (%MD)
High-End	518	1,006,733	1,006,733	38.5%	227	603,950	228	296,556	63	106,226
Beach Class	1,844	988,552	988,552	37.8%	850	577,948	961	402,778	33	7,826
Mood	691	379,248	379,248	14.6%	375	236,654	316	142,594	-	-
Standard	412	240,383	238,386	9.2%	71	51,050	141	93,026	200	94,310
Commercial	9	2,496	2,496	0.1%	-	-	-	-	9	2,496
Total	3,474	2,617,412	2,615,414	100.0%	1,523	1,469,602	1,646	934,954	305	210,858

Region - 2024
 (R\$ '000)

Region	Total				Launch		Under Construction		Completed Units	
	Units	Gross PSV	Gross PSV (%MD)	% PSV (%MD)	Units	Gross PSV (%MD)	Units	Gross PSV (%MD)	Units	Gross SPV (%MD)
Bahia	740	941,790	941,790	36.1%	630	829,336	76	92,048	34	20,407
Ceará	1,251	798,479	798,479	30.6%	473	357,982	671	374,694	107	65,804
Pernambuco	697	447,142	445,145	17.1%	118	125,934	441	207,621	138	111,591
Alagoas	255	149,521	149,521	5.8%	71	51,050	182	98,440	2	30
Rio Grande do Norte	186	116,320	116,320	4.5%	61	46,288	101	57,004	24	13,027
Sergipe	199	89,640	89,640	3.5%	170	59,013	29	30,627	-	-
Paraíba	146	74,520	74,520	2.9%	-	-	146	74,520	-	-
Total	3,474	2,617,412	2,615,414	100.0%	1,523	1,469,602	1,646	934,954	305	210,858

Operation Format - 2024
 (R\$ '000)

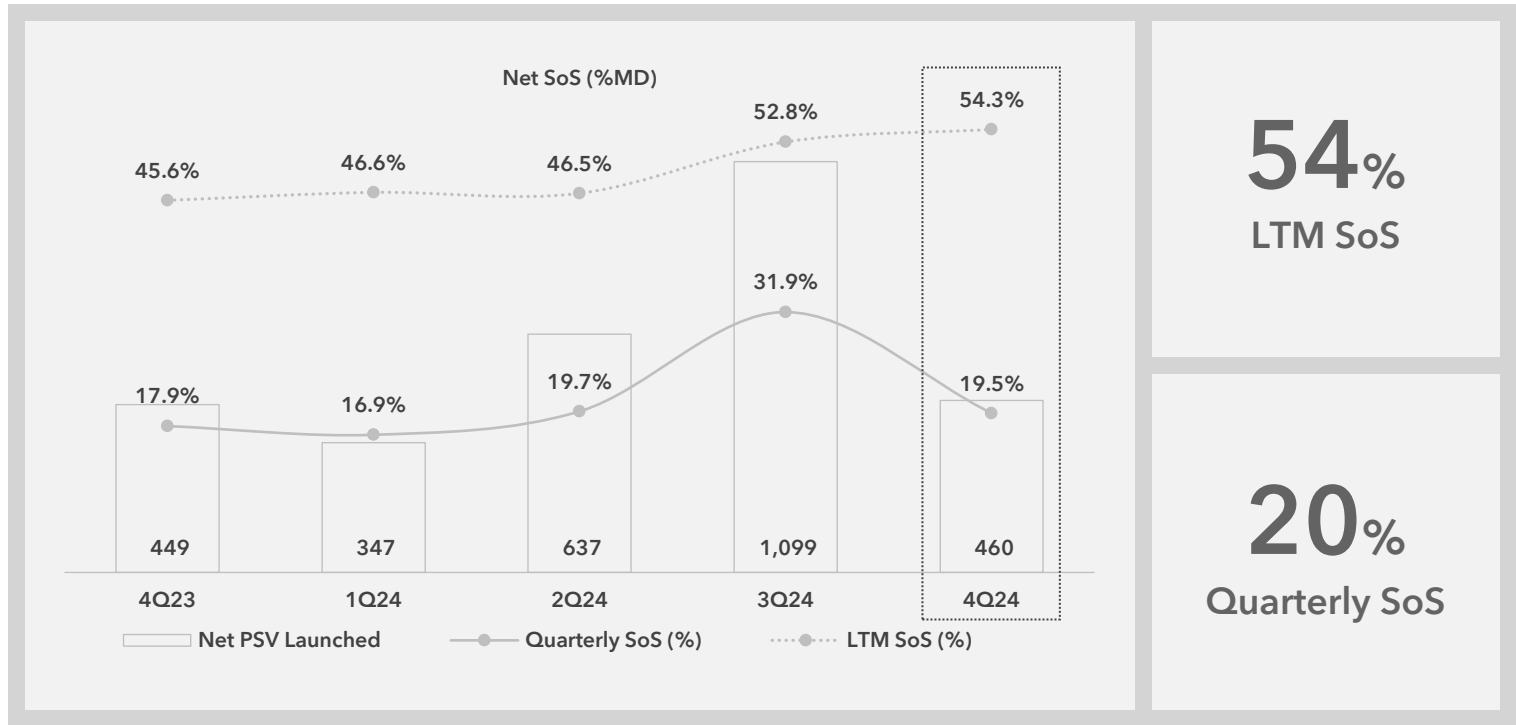
Operation Format	Total				Launch		Under Construction		Completed Units	
	Units	Gross PSV	Gross PSV (%MD)	% PSV (%MD)	Units	Gross PSV (%MD)	Units	Gross PSV (%MD)	Units	Gross SPV (%MD)
Development	1,595	978,337	976,339	37.4%	616	346,717	748	501,895	231	127,727
Condominium ¹	1,577	1,312,940	1,312,940	50.3%	868	1,007,297	709	305,643	-	-
Closed Sales ²	302	326,135	326,135	12.5%	39	115,588	189	127,416	74	83,131
Total	3,474	2,617,412	2,615,414	100.0%	1,523	1,469,602	1,646	934,954	305	210,858

1. Total value of quotas (units) adhered by clients to Condominium

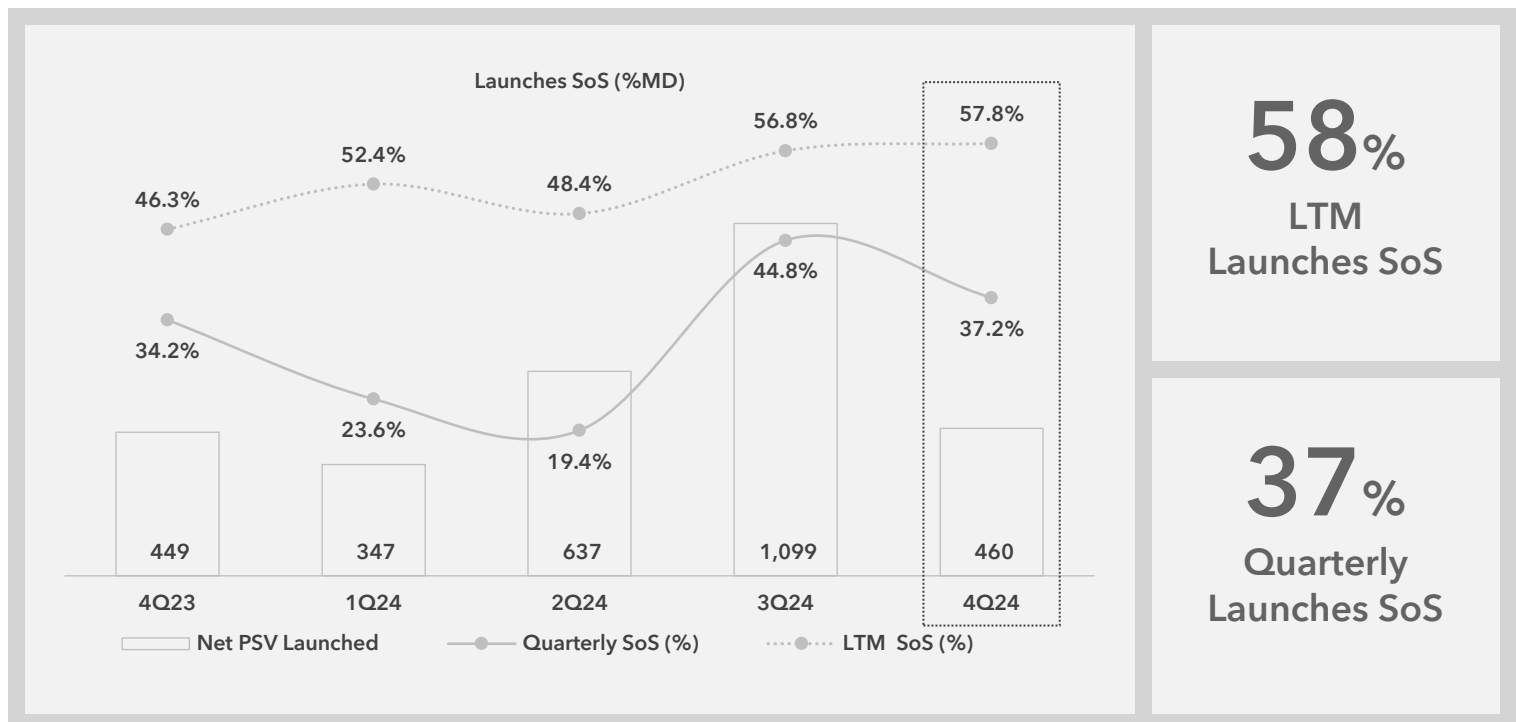
2. Condominium quotas (units) adhered by Moura Dubeux and resold as Development units

SPEED OF SALES (SoS)

Net SoS (%MD) in the last twelve months (LTM) was 54.3%, increase of 8.7pp YoY and 1.5pp QoQ. As for the quarter, Net SoS (%MD) was 19.5%, increase of 1.6pp YoY and decrease of 12.4pp QoQ.



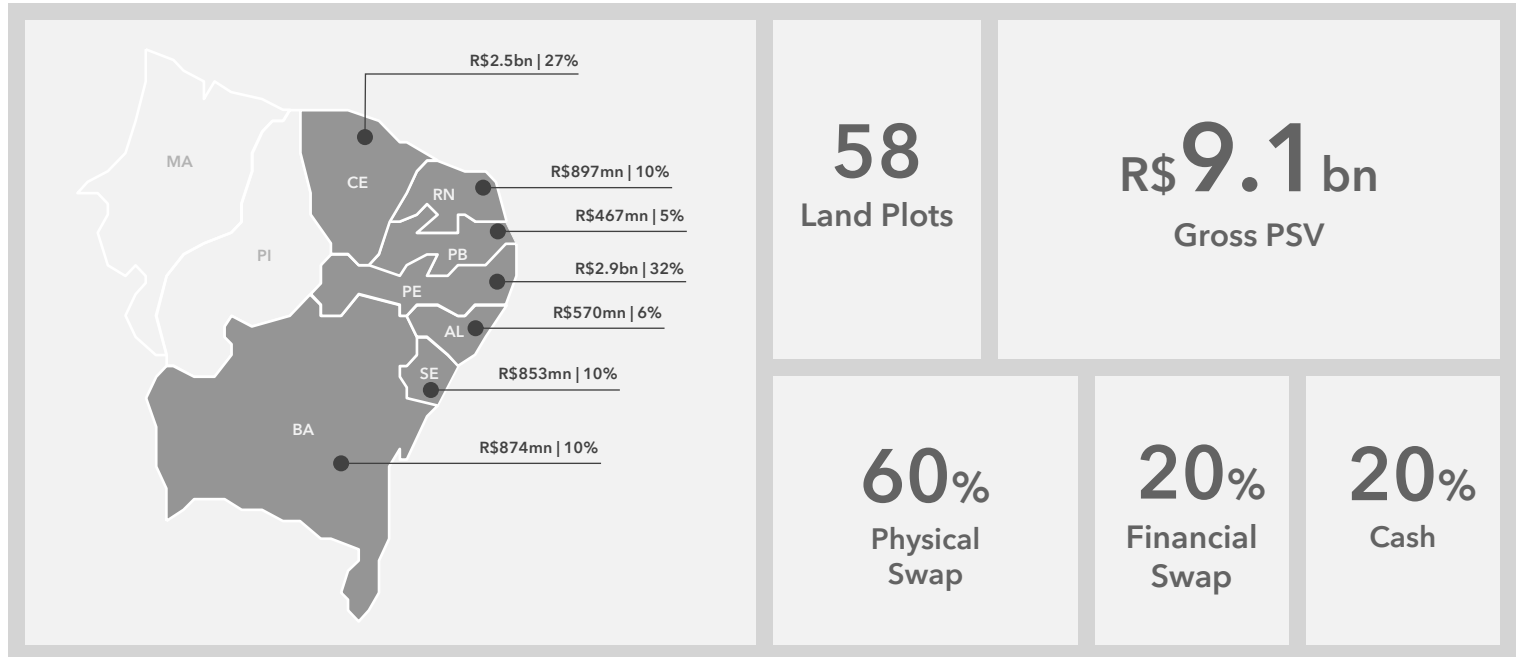
Launches SoS (%MD) recorded 57.8% in LTM and 37.2% in the quarter.



LANDBANK

In 4Q24, the Company acquired 1 land plot and ended the year with a total of 58 plots, equivalent to Gross PSV of approximately R\$ 9.1 billion.

Gross PSV Breakdown Distribution - Region



PROJECTS DELIVERED

In 4Q24, the Company delivered 1 project and ended 2024 with 8 projects delivered, totaling Gross PSV of R\$ 1,099 million and Net PSV of R\$ 1,067 million.

Project (R\$ '000)	Region	Segment	Operation Format	Units	Gross PSV	Net PSV	% Sales ¹
1° Quarter (2)				417	627	627	
2° Quarter (4)				383	282	250	
3° Quarter (1)				380	120	120	
4° Quarter (1)				160	70	70	
Parque das Palmeiras	Recife/PE	Standard	Development	160	70	70	81%
Total (8)				1,340	1,099	1,067	

1. In 12.31.2024

FREE CASH FLOW

In the quarter, the Company recorded a negative free cash flow of R\$ 43.2 million. Considering the last twelve months, the Company accumulated negative free cash flow of R\$ 70.9 million.

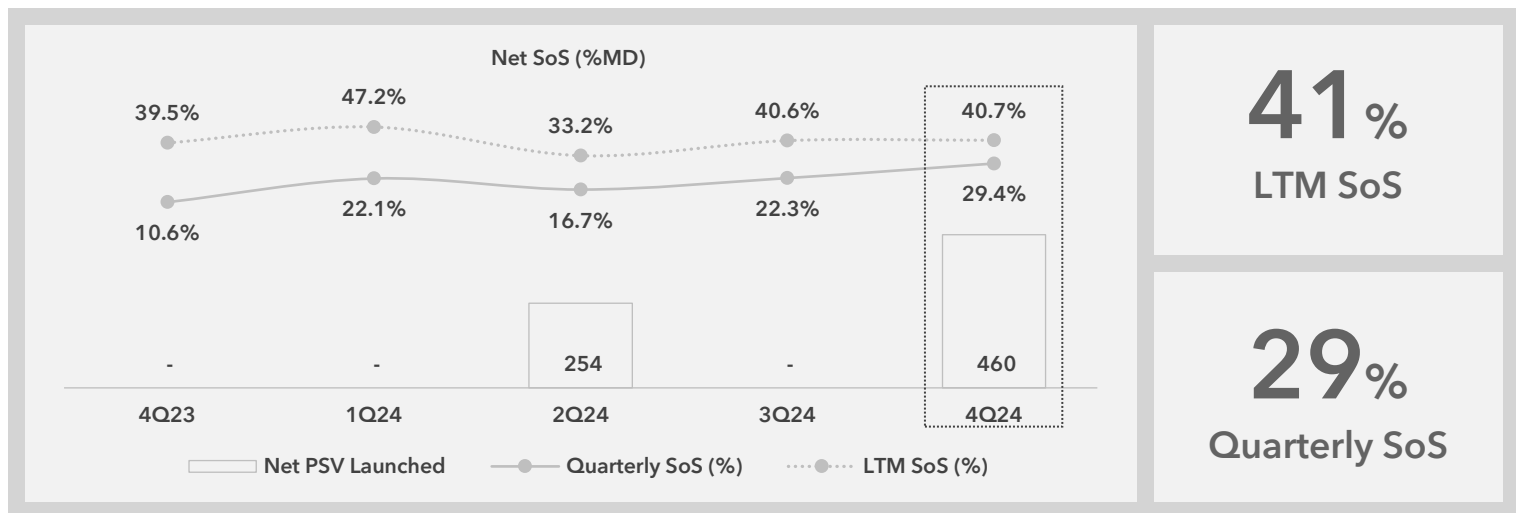
On November 22, 2024, the Company distributed interim dividends in the total amount of R\$ 54.7 million, equivalent to the value of R\$ 0.65 per share. Also in the quarter, the Company repurchased R\$ 5.1 million in shares

CURRENT PROJECTS

Project (R\$ '000)	Region	Units	Gross PSV	Net PSV	Launch	% Sold ¹
Arborê	Fortaleza/CE	300	102	120	nov/22	86%
Miraflor	Fortaleza/CE	300	125	125	jun/23	79%
Mood Parque das Dunas	Natal/RN	158	70	64	set/23	90%
Mood Aurora	Recife/PE	320	146	118	abr/24	15%
Mood Parque do Cocó	Fortaleza/CE	249	135	135	jun/24	33%
Mood Candelária	Natal/RN	270	130	117	out/24	19%
Mood Kennedy	Fortaleza/CE	236	147	147	out/24	55%
Mood Costa Azul	Salvador/BA	239	200	195	dez/24	26%
Total (8)		2,072	1,055	1,021		

1. in 12.31.2024

SPEED OF SALES (SoS)



LANDBANK

