

### Sunborn London Oyj: HALF YEAR REPORT FOR JULY - DECEMBER 2025

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This is a summary of the 1 Jul - 31 Dec 2025 half year financial report. The complete report is attached to this release and is also available at [www.sbih.group/bond-investors](http://www.sbih.group/bond-investors)

EUR thousand	1 Jul - 31 Dec 2025	1 Jul - 31 Dec 2024	1 Jan - 31 Dec 2025	1 Jan - 31 Dec 2024
Rental income	1 794	1 747	3 555	3 471
EBITDA	1 648	1 567	3 290	3 183
Operating profit	1 553	813	2 441	1 675
Investment property (Yacht hotel)			29 668	30 517
Total Equity			24 043	24 570
Borrowings			23 122	23 820

#### Financial summary 1 July - 31 December 2025

Rental Income for the reporting period was 1.794 MEUR (1.747 MEUR). Rental income in EUR was slightly affected by exchange rate fluctuations. Operating costs were in line with the budget.

Book value of the yacht hotel as of 31 December 2025 approximates the fair value of the yacht hotel based on income approach using discounted cash flow analyses. The fair value of the Yacht hotel is 49.9 MEUR based on the latest valuation report dated March 3<sup>rd</sup>, 2025.

#### Notable events during and after the end of the reporting period

In January 2026, bondholders approved an extension of the Company's senior secured bond maturity to 5 February 2027, strengthening near-term financial flexibility.

#### Estimated future development

Management believes the property will continue successful operations and Sunborn London Oyj's financial performance and debt service capacity to remain stable.

#### Short-term risks and uncertainties

Sunborn London's financial risks related to business are market risk (including interest rate risk and foreign currency risk), credit risk, liquidity risk and refinancing risk.

*Sunborn London Oyj  
Board of Directors*

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#### Disclosure regulation

*The information contained in this release shall not constitute an offer to sell or the solicitation of an offer to buy securities of Sunborn London Oyj in any jurisdiction.*

## **About Sunborn London Oyj**

Sunborn London is part of Sunborn International Group, based in Finland. Sunborn International is a pioneer in innovative floating accommodation concepts. With over decades of experience, Sunborn designs, develops, and operates unique floating hotels and yachts around the world, including destinations in London and Gibraltar. The company combines sustainability and modern quality, offering unforgettable experiences by the water. Sunborn is headquartered in Finland and is a leading player in its field in the international market.

## **Attachments**

- [Download announcement as PDF.pdf](#)
- [Sunborn London-Financial Statements-H2 2025 ENG.pdf](#)