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VALUETRUST

FINANCIAL EXPERTS IN ACTION

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Dear business partners and friends of ValueTrust,

We are pleased to release our sixteenth edition of the ValueTrust DACH¹⁾ Capital Market Study for Q4 2024 carried out in cooperation with finexpert and the Institute of Accounting and Auditing at the W/Vienna.

In this Study, we provide certain **cost of capital inputs required to perform an enterprise valuation** in Germany, Austria and Switzerland:

- the relevant parameters used to calculate the cost of capital under the CAPM, including risk-free rate, market risk premium and beta;
- implied and historical market/sector returns;
- capital structure-adjusted implied sector returns, which serve as an indicator for the unlevered cost of equity (the relevered cost of equity can be calculated by adapting the company specific debt situation to the unlevered cost of equity, serving as an alternative to the CAPM);
- an analysis of empirical (ex-post) cost of equity in the form of total shareholder returns consisting of capital gains and dividends (total shareholder returns can be used as a plausibility check for the implied (ex-ante) returns);
- a trading multiples overview.

We examine the relevant cost of capital parameters for the German, Austrian and Swiss capital markets in form of the CDAX²), WBI³) and SPI⁴). The constituents of these indices were allocated to twelve finexpert sector indices (so-called "super sectors"): Banking, Insurance, Financial Services, Consumer Service, Consumer Goods, Pharma & Healthcare, Information Technology, Telecommunication, Utilities, Basic Materials, Industrials and Real Estate.

Historical data was compiled between the reference dates 31 December 2018 and 31 December 2024 and is updated semi-annually with the objective to track capital market performance over time.

Further knowledge and information for financial decision making is provided at www.finexpert.info.

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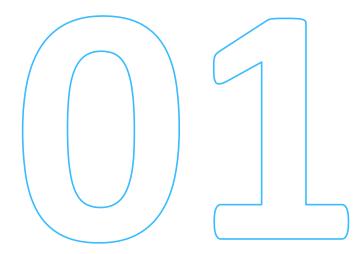
DISCLAIMER

This Study presents an empirical analysis which serves the purpose of illustrating the cost of capital of Germany's, Austria's, and Switzerland's capital markets. The available information and the corresponding exemplifications do not allow for a complete presentation of a proper derivation of cost of capital. Furthermore, the market participant must consider that the company specific cost of capital can vary widely due to individual corporate circumstances.

The listed information is not specific to anyone and consequently, it cannot be directed to an individual or juristic person. Although we are always striving for reliable, accurate and current information, we cannot guarantee that the data is applicable in current and future valuation analyses. The same applies to the underlying data from the data provider S&P Capital IQ.

We recommend a self-contained, technical, and detailed analysis of the specific situation and we dissuade from acting solely based on the information provided.

ValueTrust and its co-authors do not assume any responsibility or liability for the up-to-datedness, completeness or accuracy of this Study or its contents.

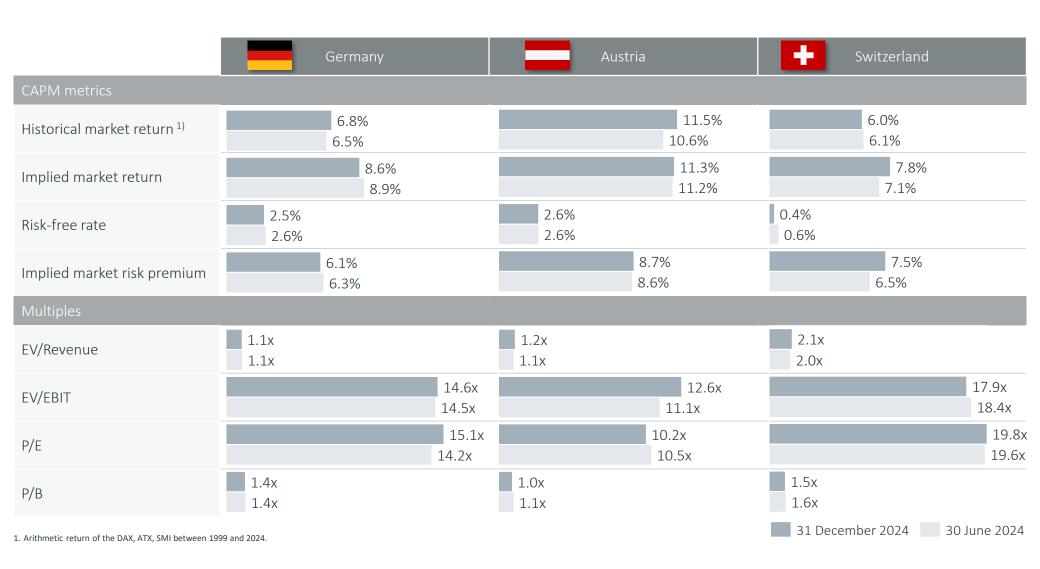


Executive summary

EXECUTIVE SUMMARY

The implied market risk premium slightly decreased for Germany, remained almost constant for Austria and increased for Switzerland driven by implied market returns

Market risk premium and trading multiples by country, Q4 2024



7 I 31 December 2024

EXECUTIVE SUMMARY

Banking posted highest implied levered cost of equity benefitting from high interest rates, Information Technology showed best shareholder return in line with increase in earnings forecasts

Cost of equity by sector and methodology for the DACH region, Q4 2024

Sectors	Implied levered cost of equity	Levered cost of equity (CAPM) ¹⁾	1 / PE-ratio (1yf)	Total shareholder return (Ø 6y) ²⁾
manking Banking	10.3%	7.5%	7.8%	17.9%
Insurance	9.9%	6.9%	7.0%	18.4%
Financial Services	6.9%	8.3%	7.3%	23.1%
Consumer Service	7.1%	8.8%	4.3%	23.0%
Consumer Goods	10.0%	8.0%	6.2%	8.9%
Pharma & Healthcare	8.1%	9.1%	4.9%	17.4%
Information Technology	5.0%	8.9%	5.6%	23.3%
Telecommunication	8.2%	6.4%	6.8%	13.9%
Utilities	7.7%	5.9%	8.2%	11.8%
S Basic Materials	9.0%	9.8%	8.0%	6.3%
Industrials	7.5%	8.8%	5.8%	22.4%
Real Estate	6.1%	7.1%	4.4%	6.0%

^{1.} Based on 2-year sector beta, risk-free rate of 2.48% and implied market risk premium of 6.1% for the German market;

8 I 31 December 2024 VALUETRUST

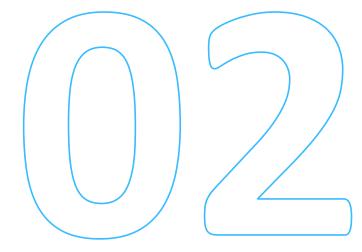
^{2.} Total shareholder returns can be viewed as historic, realized cost of equity. However, it has to be considered that total shareholder returns vary widely, depending on the relevant time period.

EXECUTIVE SUMMARY

Utilities sector's valuation came out the lowest due to a rise in earnings estimates compared to decreasing prices, while the Consumer Service sector trades at the highest P/E multiples

Trading multiples by sector for the DACH region, Q4 2024

Sectors	EV/Revenue 1yf	EV/EBIT 1yf	P/E 1yf	P/B LTM
manking Banking	n.a.	n.a.	12.9x	0.9x
Insurance	n.a.	n.a.	14.4x	1.9x
Financial Services	n.a.	n.a.	13.7x	0.9x
Consumer Service	1.1x	18.0x	23.0x	2.0x
Consumer Goods	1.0x	14.8x	16.1x	1.1x
Pharma & Healthcare	3.6x	20.0x	20.2x	2.2x
Information Technology	1.7x	14.9x	17.9x	2.1x
Telecommunication	1.6x	14.0x	14.6x	1.9x
Utilities	2.0x	13.5x	12.1x	1.4x
S Basic Materials	1.2x	12.3x	12.5x	1.1x
Industrials	1.2x	15.0x	17.3x	1.4x
Real Estate	9.2x	25.6x	22.8x	0.9x

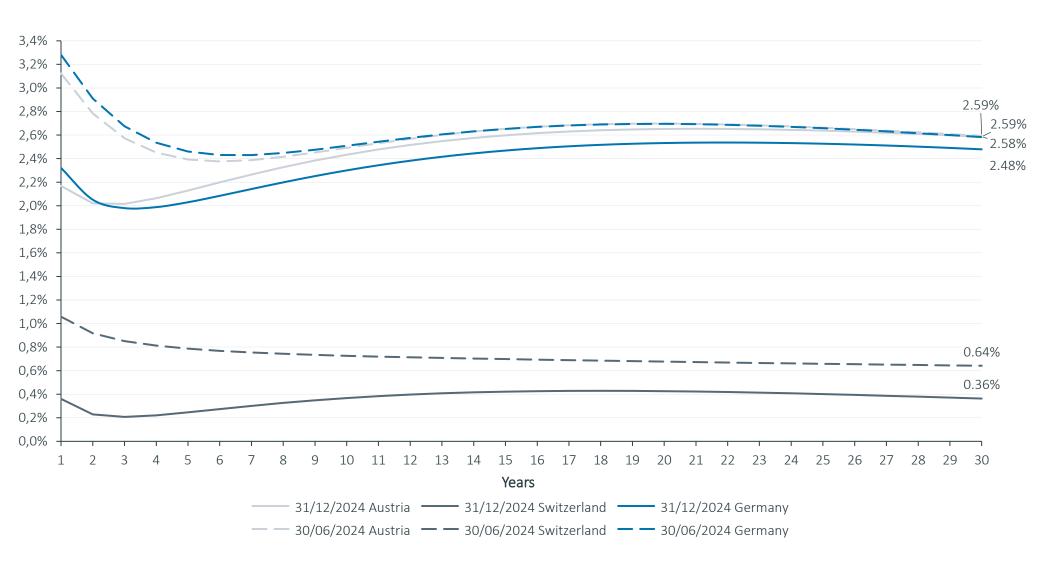


Risk-free rate

RISK-FREE RATE

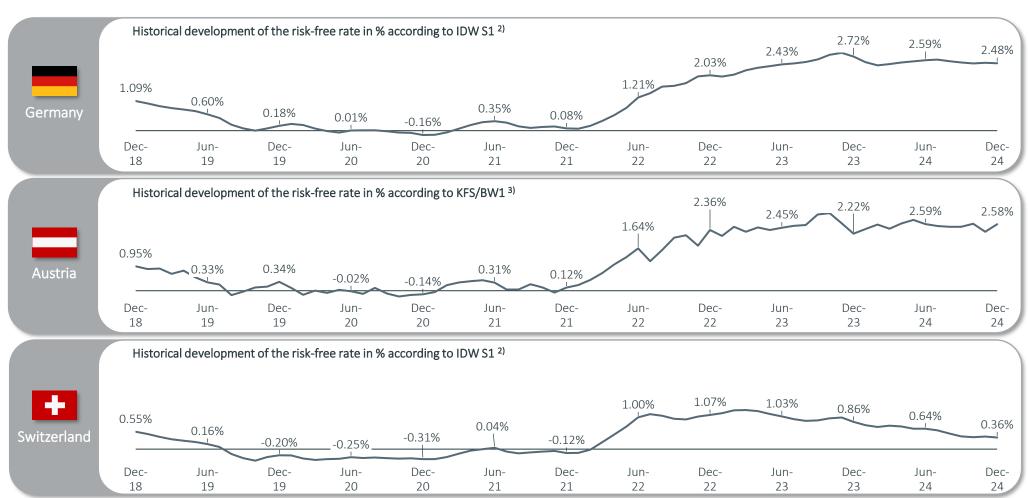
Germany's risk-free rate experienced a 11 bps decrease in the last 6 months to 2.48%, while Austria decreased 1 bp to 2.58% and Switzerland decreased 28 bps to 0.36%

Risk-free rate for Germany, Austria and Switzerland based on long-term bonds (Svensson method), 31 December 2024

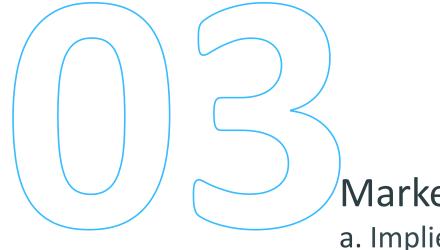


While German and Austrian risk-free rates decreased compared to June 2024, they remain elevated historically, Swiss rates decreased steadily since December 2022

Historical risk-free rates by country from 31 December 2018 to 31 December 2024¹⁾, in %



- 1. Historical development of the risk-free rate is measured based on interest yield curve from 1y to 30y for each date.
- 2. Interest rate as of reference date using 3-month average yield curves in accordance with IDW S 1;
- 3. Interest rate calculated using the daily yield curve in accordance with KFS/BW 1 (no 3-month average).



Market returns and risk premium

a. Implied returns (ex-ante analysis)

Due to higher implied returns and lower risk free rate, the implied market risk premium increased by 100 bps in Switzerland, while dropping by 20 bps in Germany due to lower implied returns

Implied market risk premium by country since 2019, in %



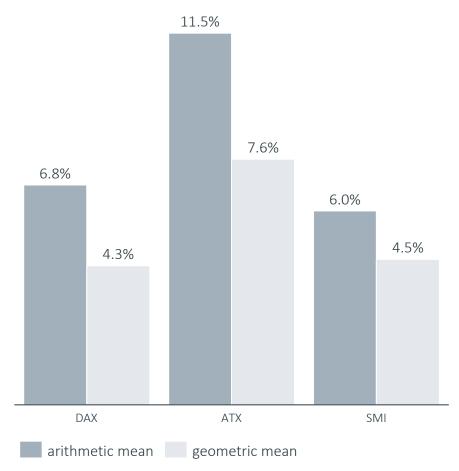


Market returns and risk premium

b. Historical returns (ex-post analysis)

Over an investment period of 25 years, the Austrian capital market had the highest historical (arithmetic) returns (11.5%), followed by Germany (6.8%) and Switzerland (6.0%)

Arithmetic and geometric mean of historical market returns as of 31 December 2024, 1999-2024

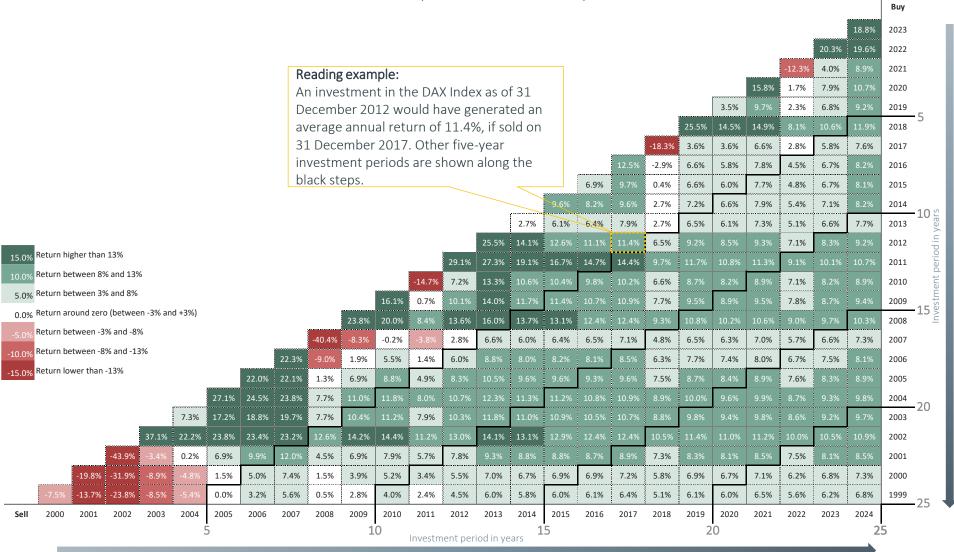


The German Stock Institute e.V. (DAI) developed the return triangle for DAX and EURO STOXX.

- In addition to the ex-ante analysis, we also analyze **historical (ex-post) returns over a long-term observation period of 25 years**, indicating a return potential for the German, Austrian and Swiss capital markets.
- The analysis of historical returns can be used for plausibility checks of the cost of capital, more specifically of the return requirements, which were evaluated through the CAPM.
- For a detailed analysis of historical returns, we use a **return triangle**¹⁾, providing **realized** annual returns from different investment periods.
- Specifically, the return triangle provides average annual returns for **different buying and** selling points in time, using the **geometric and arithmetic mean**.
- Average annual returns are calculated as total shareholder returns, which include the return on investment and dividend yield.
- Return on investment and dividend yield is captured by total return indices and therefore, our analysis is based on the DAX for Germany, ATX Total Return for Austria and the SMI Total Return for Switzerland.
- The following slides show the historical shareholder returns for different holding periods between 1999 and 2024, based on the arithmetic and geometric mean.

With a return of 18.8% over the past 12 months, the DAX outperformed the ATX (12.1%) and significantly exceeded the SMI (7.5%)

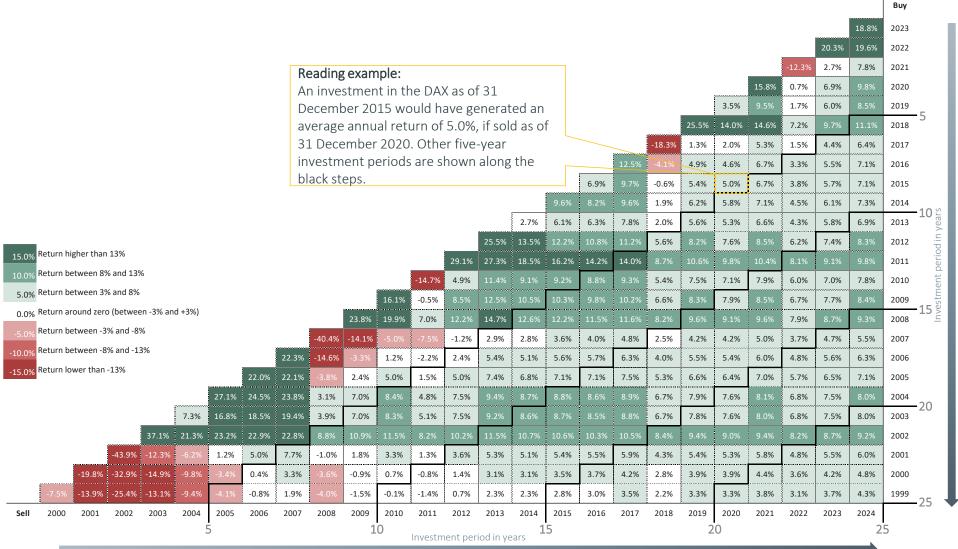
Arithmetic mean of historical market returns as of 31 December 2024, DAX Performance Index, 1999-2024





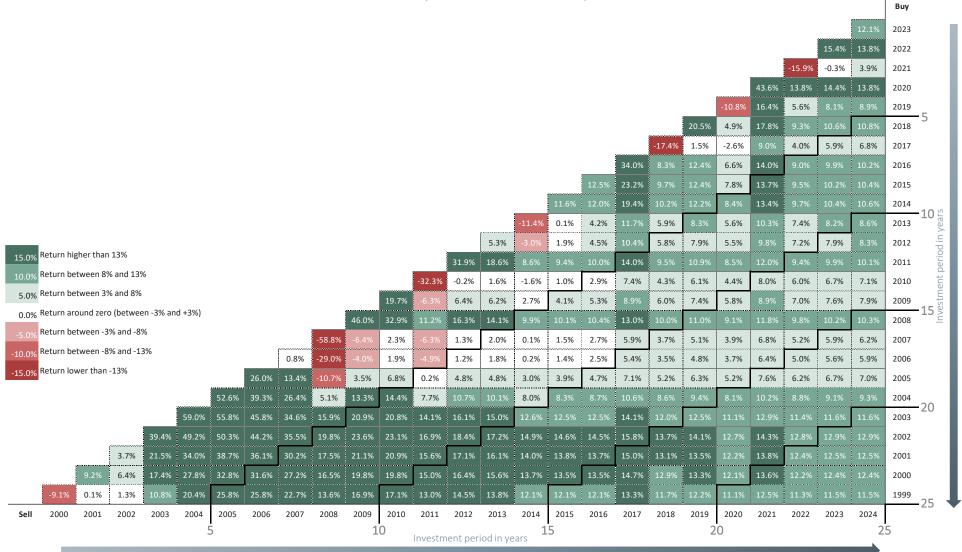
The strong performance of the DAX in the last 12 months results in an improvement of the return of an investment in 2021 from 2.7% to 7.8%

Geometric mean of historical market returns as of 31 December 2024, DAX Performance Index, 1999-2024



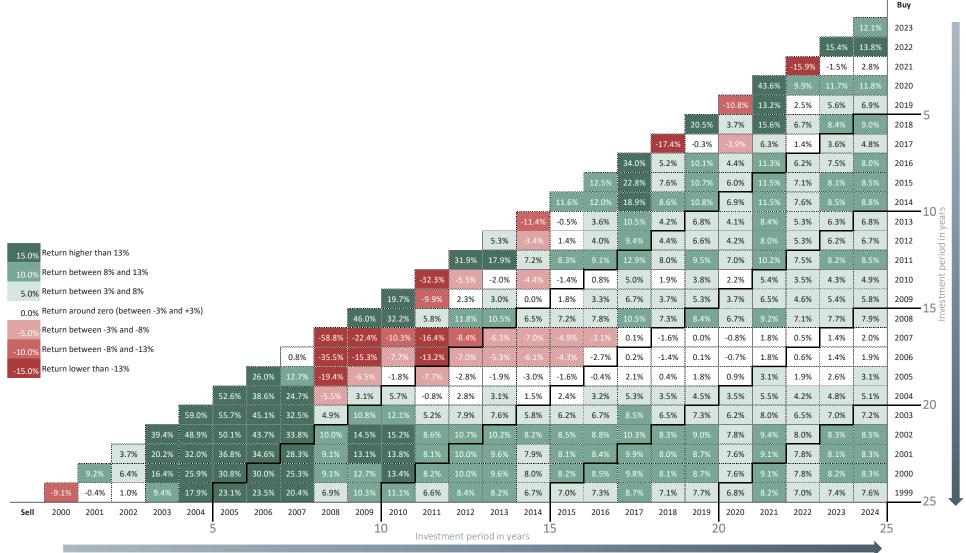
With a return of 12.1% over the past 12 months, ATX performance is below the DAX (18.8%) but higher than the historical long-term average of 11.5% p.a. over 25 years

Arithmetic mean of historical market returns as of 31 December 2024, ATX Performance Index, 1999-2024



The ATX has shown a positive performance over the past 12 months, with the geometric mean return of an investment made in 2021 increasing from -1.5% to 2.8%

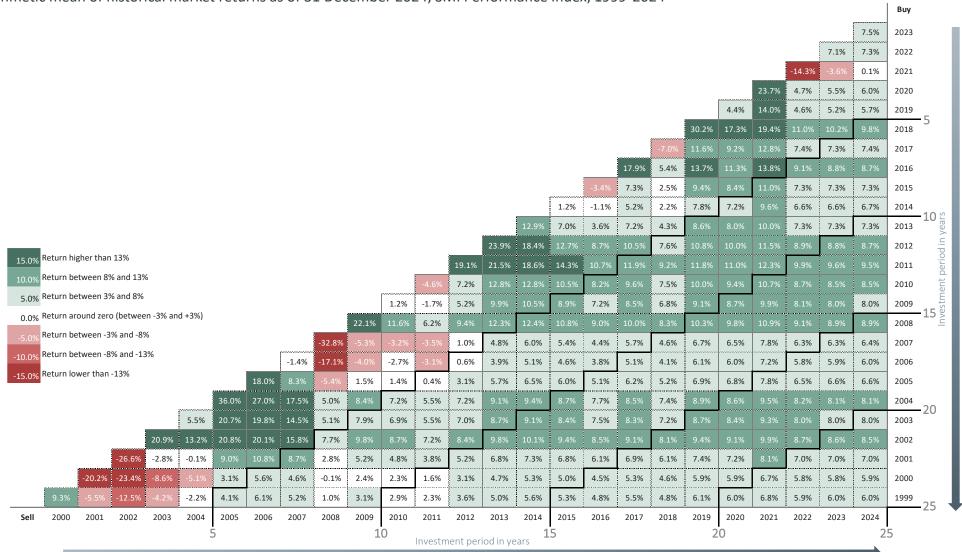
Geometric mean of historical market returns as of 31 December 2024, ATX Performance Index, 1999-2024





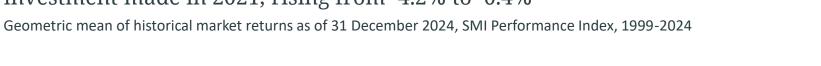
With a return of 7.5% over the past 12 months, performance of the SMI is below the ATX (12.1%) and DAX (18.8%)

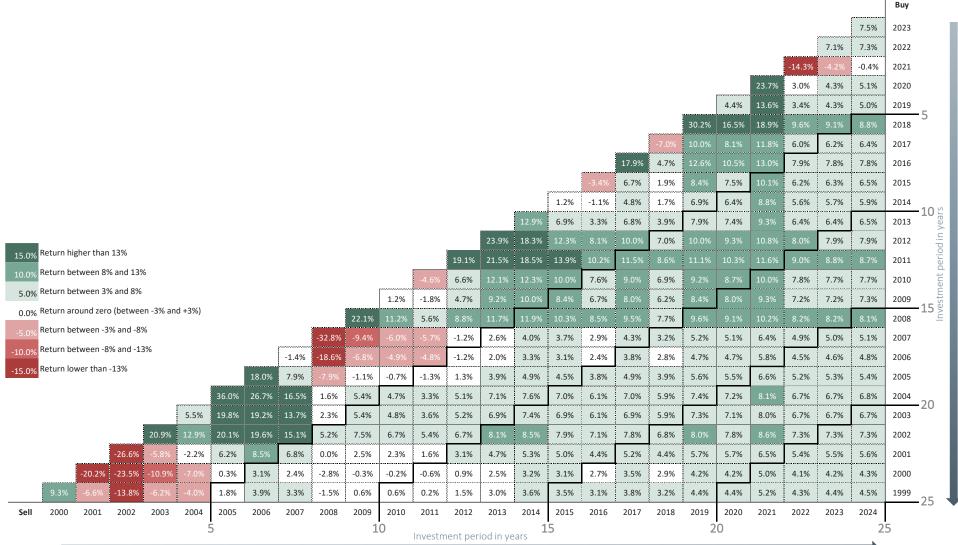
Arithmetic mean of historical market returns as of 31 December 2024, SMI Performance Index, 1999-2024

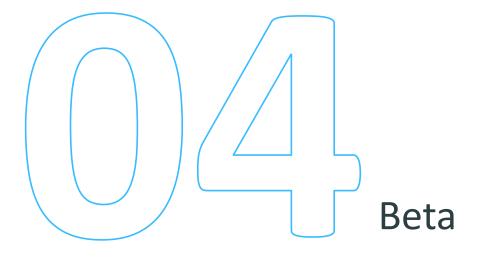




Over the past 12 months, the SMI's performance has increased the geometric mean return of an investment made in 2021, rising from -4.2% to -0.4%



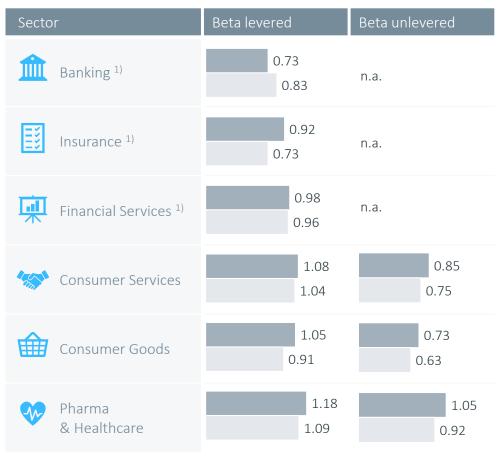




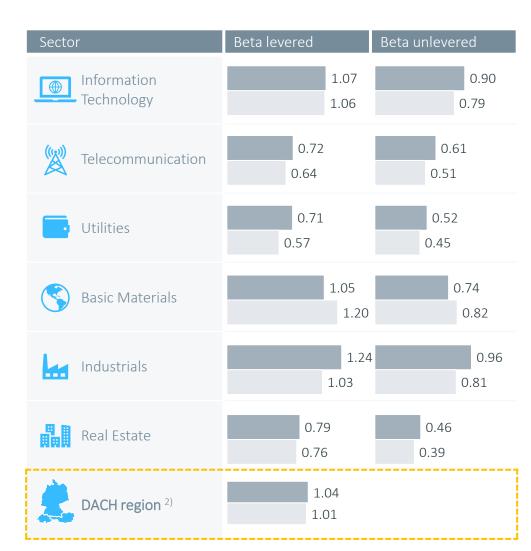
The highest (levered) betas are in the Industrials sector, which is the most cyclical, and the lowest in the Utilities and Telecommunication sectors, which have stable earnings streams

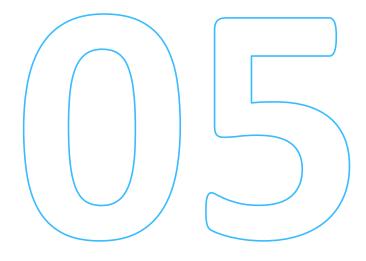
Levered and unlevered beta (mean) by sector as of 31 December 2024





- 1. We refrained from adjustments of the companies' specific debt (unlevered) because indebtedness is part of the companies' operational activities and economic risk. Bank specific regulations about the minimum capital within financial institutions let us assume that the indebtedness degree is widely comparable. For that reason, it is possible to renounce the adaptation of levered betas.
 - For all DACH companies, the market value-weighted mean of the levered beta was calculated. This value deviates slightly from 1 due to the exclusion of statistically insignificant betas.





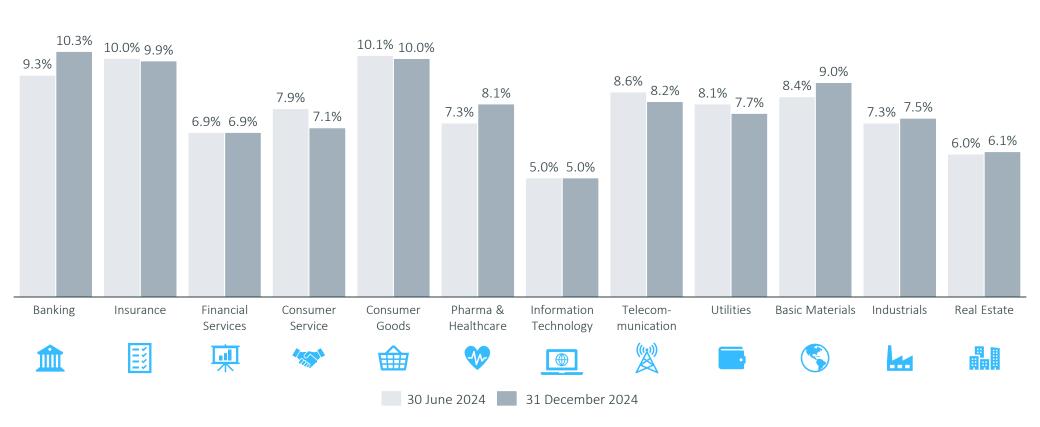
Sector returns

a. Implied returns (ex-ante analysis)

SECTOR RETURNS: IMPLIED RETURNS

Implied returns were stable for most sectors but rose in Banking, driven by strong earnings estimates from high interest rates, and in Pharma & Healthcare, following a stock price decrease

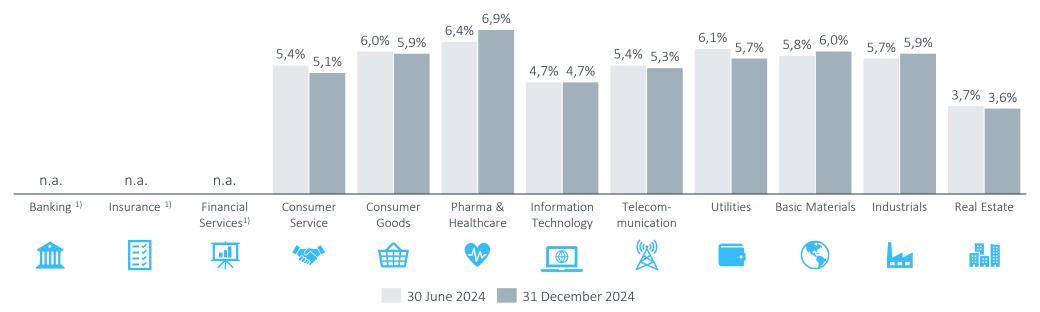
Implied levered returns by sector, 31 December 2024 vs. 30 June 2024



SECTOR RETURNS: IMPLIED RETURNS

Implied unlevered returns were mostly stable but rose slightly in Pharma & Healthcare and Basic Materials, driven by low stock prices, and in Industrials, driven by higher earnings estimates

Implied unlevered returns by sector, 31 December 2024 vs. 30 June 2024

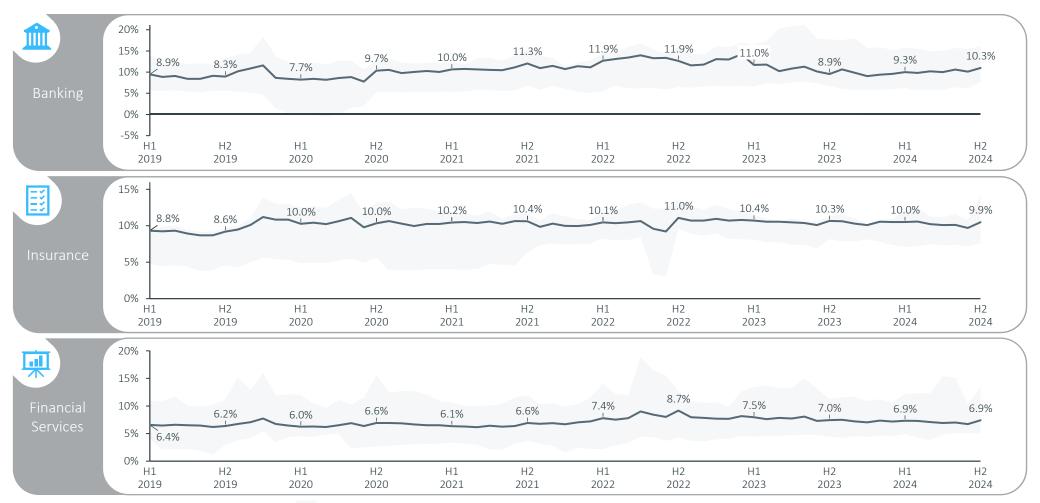


^{1.} No unlevered returns are reported for the Banking, Insurance and Financial Services sector, as debt is part of operating activities.

SECTOR RETURNS: IMPLIED RETURNS

Implied sector returns for Banking increased as market-weighted earnings rose more strongly than stock prices due to positive momentum in earnings, with interest rates remaining elevated

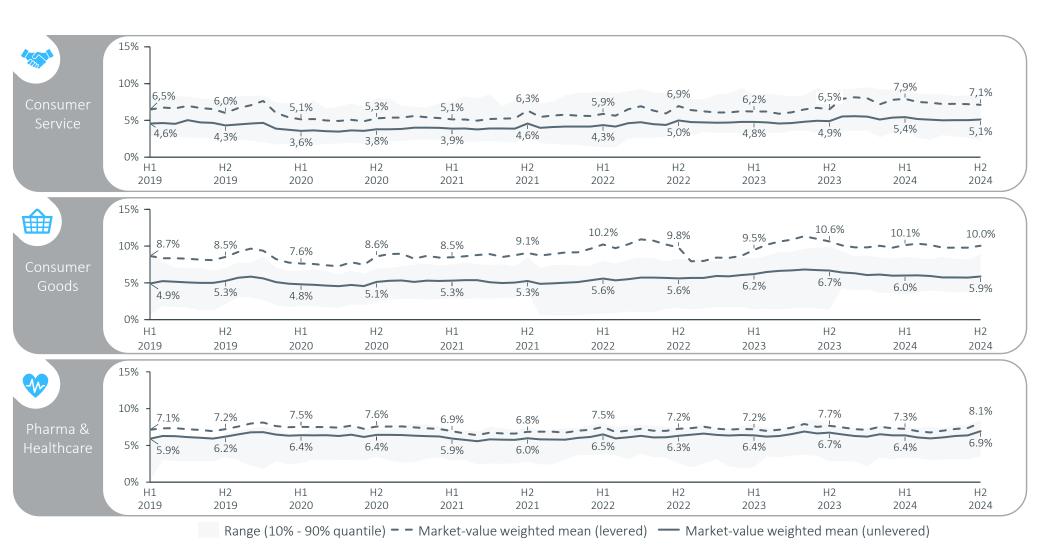
Implied levered sector returns since 2019



Range (10% - 90% quantile) — Market-value weighted mean (levered)

Pharma & Healthcare sector implied returns rose on higher earnings estimates driven by strong demand for medicines and diagnostics, while Consumer Service fell due to higher stock prices

Levered and unlevered implied sector returns since 2019



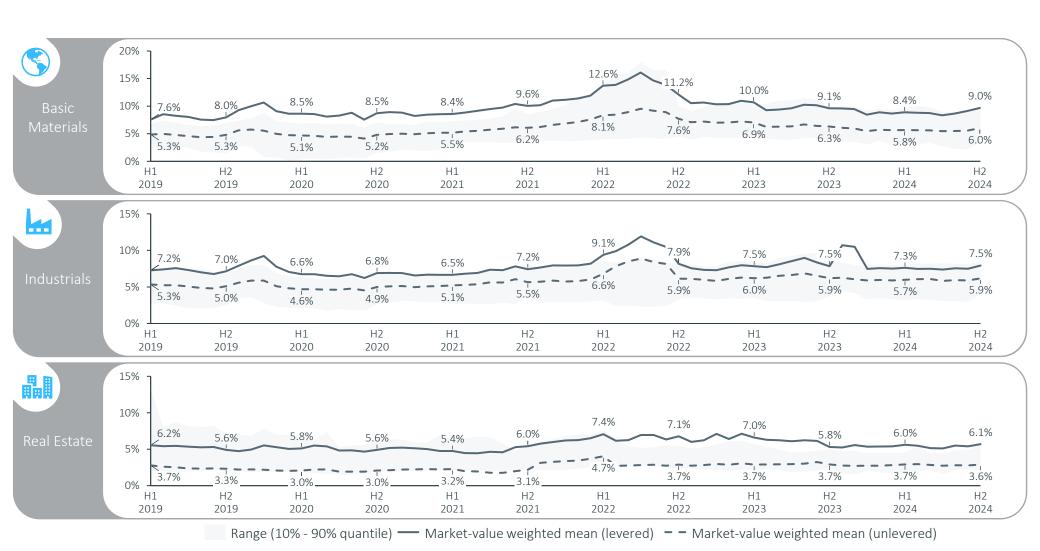
Telecommunication sector implied returns fell as market-weighted earnings outpaced prices, while Utilities sector implied returns declined amid uncertainty over Germany's elections

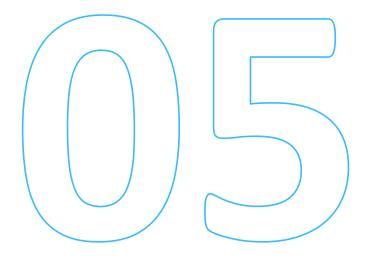
Levered and unlevered implied sector returns since 2019



Implied returns of Basic Materials and Industrials increased on a positive market outlook, while Real Estate remained constant due to increasing earnings estimates and stock prices

Levered and unlevered implied sector returns since 2019



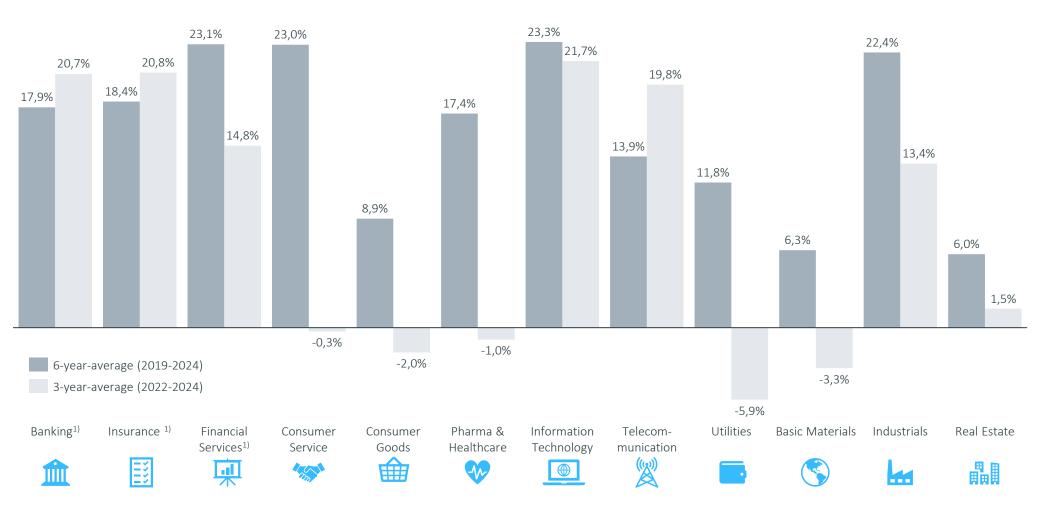


Sector returns

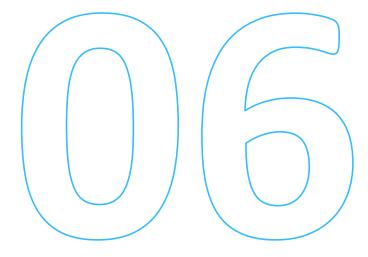
b. Historical returns (ex-post analysis)

The globally tense environment impacted most sectors, with Banks and Insurance benefiting from higher interest rates, while IT continued to gain from digitalization and AI trends

Three- and six-year-average historical sector returns as of 31 December 2024



^{1.} The returns for the sectors Banking, Insurance and Financial Services are levered sector returns. For all other sectors unlevered returns are displayed.

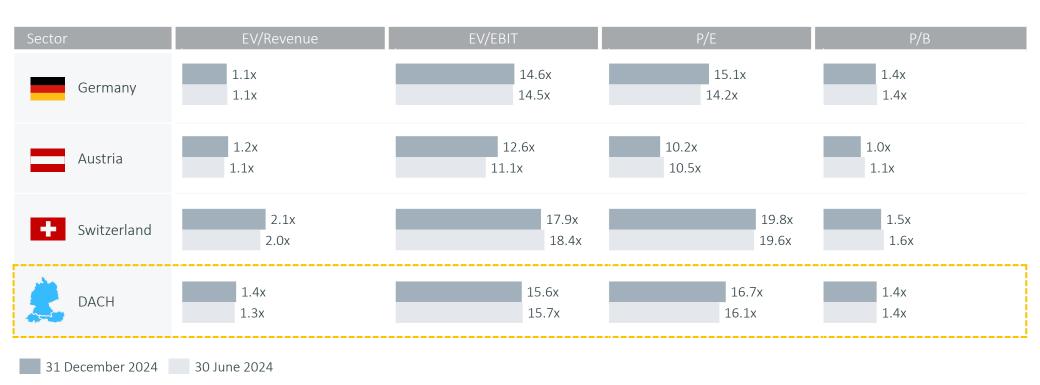


Trading multiples

TRADING MULTIPLES

The DACH stock market demonstrated stability in its EV and P/B ratios. P/E multiples improved due to lower interest rates, innovation-driven growth, and moderate short-term earnings estimates

Median forward multiples by country, 30 June 2024 and 31 December 2024



TRADING MULTIPLES

EV/Revenue and P/B multiples remained stable across most sectors. However, the P/E multiple declined in the Pharma & Healthcare sector as earnings growth exceeded stock price increase

Median forward multiples by sector, 30 June 2024 and 31 December 2024

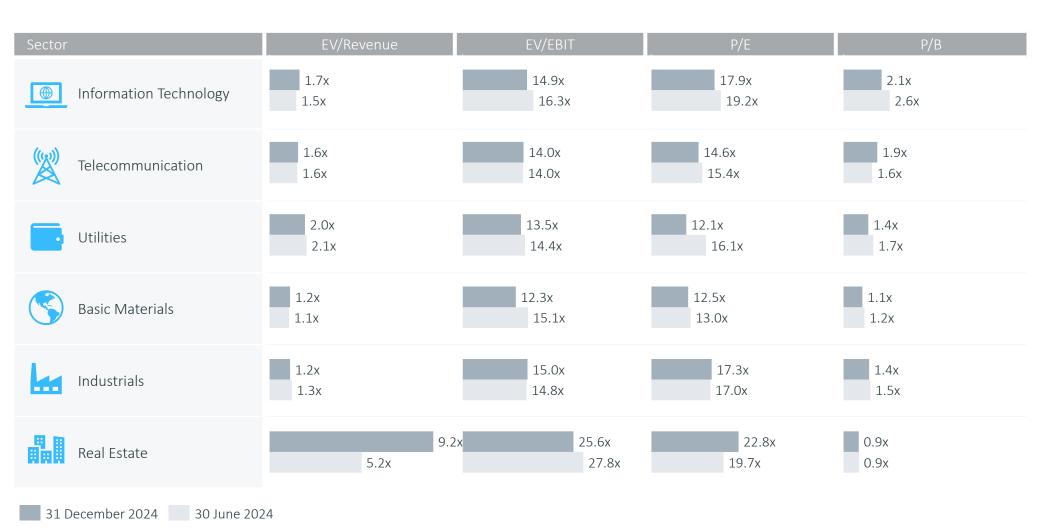


Note: For companies in the Banking, Insurance and Financial Services sectors, Revenue- and EBIT-Multiples are not meaningful and thus are not reported.

TRADING MULTIPLES

Real Estate sector's P/E multiples increased as earnings estimates relative to stock prices decreased more sharply driven by higher interest expenses, while EV/EBIT multiple declined

Median forward multiples by sector, 30 June 2024 and 31 December 2024



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TRADING MULTIPLES

Pharma & Healthcare sector ranks highest due to its growth potential and defensive nature, while the Financials rank lowest due to regulatory constraints and risk exposures

Sector multiples ranking based on median, 1yf as of 31 December 2024

	EV / Revenue 1yf	EV / EBIT 1yf	P / E 1yf	P / B LTM	Ø Ranking	Banking and Financial
manking Banking	n.a.	n.a.	10	11	10.5	Pharma & Healthcare sector showed the least expensive valuation level of all sectors. Pharma & Healthcare sector showed the highest multiples, followed by Information Technology Consumer Service and Real Estate
Insurance	n.a.	n.a.	8	4	6.0	
Financial Services	n.a.	n.a.	9	10	9.5	
Consumer Service	8	3	1	3	3.8	
Consumer Goods	9	6	6	8	7.3	
Pharma & Healthcare	2	2	3	1	2.0	
Information Technology	4	5	4	2	3.8	
Telecommunication	5	7	7	5	6.0	
Utilities	3	8	12	7	7.5	
S Basic Materials	7	9	11	9	9.0	
Industrials	6	4	5	6	5.3	
Real Estate	1	1	2	12	4.0	

Note: Multiples are ranked from highest to lowest values: 1 – highest (dark green), 9/12 – lowest (red).

Appendix Background and approaches

German government bonds are used to derive risk-free rates for Germany and Austria, while the risk-free rate for Switzerland is based on Swiss government bonds

Risk-free rate

The **risk-free rate** is a return available on a security that the market generally regards as free of default risk. It serves as an input parameter for the **CAPM** and is used to determine the risk-adequate cost of capital.

The risk-free rate is a yield, which is obtained from long-term government bonds of countries with top notch ratings. By using interest rate data of different maturities, a yield curve can be estimated for fictitious zero-coupon bonds (spot rates) for a period of up to 30 years. The German Central Bank (Deutsche Bundesbank) and the Swiss National Bank (Schweizer Nationalbank) publish — on a daily basis — the parameters needed to determine the yield curve using the Svensson method. Based on the respective yield curve, a uniform risk-free rate is derived under the assumption of present value equivalence to an infinite time horizon.

The **German bonds** are internationally classified as **almost risk-free securities** due to their AAA rating according to S&P. As a result, the **Austrian** Chamber of Public Accountants and Tax Consultants also recommends deriving the risk-free rate from the yield curve using the parameters published by the German Central Bank.¹⁾ Likewise, bonds issued by **Switzerland** enjoy a AAA rating and are also considered risk-free according to the Swiss National Bank.²⁾ Hence, a similar approach as for Germany and Austria is in our view appropriate for Switzerland with Swiss parameters.³⁾

To compute the risk-free rate for a specific reference date, the **Institute of Public Auditors** (Institut der Wirtschaftsprüfer, **IDW**) in Germany recommends using an **average value** deduced from the daily yield curves over the **past three months** (IDW S 1).

In contrast, the Austrian Expert Opinion (KFS/BW 1) on company valuation recommends deriving the risk-free rate in line with the evaluated company's cash flow profile from the yield curve that is valid for the reference date (reference date principle). Consequently, in the following analyses, we depict the yield curve for Germany following IDW S 1, while for Austria we adhere to the recommendations of KFS/BW 1.

For **Switzerland**, there is no generally accepted recommendation as to the determination of the risk-free rate. The most widely used risk-free rates in valuation practice are the yield of a **10-year Swiss government bond** as of the reference date as well as the **yield derived from the 3-month average of the daily yield curves** (in accordance with IDW S 1).

1. www.bundesbank.de

2. Swiss National Bank – Zinssätze und Renditen, p.11

3. ibid., p.12

The concept of implied cost of capital recently gained momentum

Market returns and market risk premium: Implied returns

The **future-oriented** computation of **implied market returns** and **market risk premiums** is based on profit estimates for public companies and return calculations. This approach is called ex-ante analysis and allows us to calculate the "**implied cost of capital**".

The **ex-ante method** offers an **alternative** to the **ex-post approach** of calculating the cost of capital by means of a regression analysis through the **CAPM**. The exante analysis method seeks cost of capital which represent the **return expectations of market participants**. The approach assumes that the estimates of financial analysts reflect the expectations of the capital market.

The concept of **implied cost of capital** recently gained momentum. For example, when it was recognized by the German *Fachausschuss für Unternehmensbewertung* "FAUB".¹⁾ It is acknowledged that implied cost of capital capture the **current capital market situation** and are thus able to reflect the effects of the **current interest rate environment**.

Furthermore, recent **court rulings** with regards to appraisal proceedings appreciate the forward-looking nature of **implied cost of capital**. As of the **reference date**, it offers a more insightful perspective compared to the exclusive use of ex-post data.

In the analysis, we use – a simplified annual formula – the formula of the Residual Income Valuation Model by *Babbel*:²⁾

$$r_{t} = \frac{NI_{t+1}}{MC_{t}} + \left(1 - \frac{BV_{t}}{MC_{t}}\right) * g$$

With the following parameter definitions:

 r_t = Cost of equity at time t

 NI_{t+1} = Expected net income in the following time period t+1

 MC_t = Market capitalization at time t

 BV_t = Book value of equity at time t

g = Projected growth rate

By solving the model for the cost of capital, we obtain the implied return on equity.³⁾ Since *Babbel's* model does not need any explicit assumptions except for the growth rate it turns out to be **robust**. We source all data (i.e. expected annual net income, market capitalization, and book value of equity, etc.) of the analyzed companies from the data supplier S&P Capital IQ. As a typified growth rate, we apply the European Central Bank target inflation rate of **2.0% as a typified growth rate**.

We determine the **implied market returns** for the DAX, ATX and SMI. We consider these indices to be a valid approximation for the total markets.⁴⁾ Subtracting the risk-free rate from the implied market returns results in the implied market risk premium.

To determine the appropriate market risk premium for valuation purposes, it is also important to take into account historical returns and volatility. Especially in times of crisis it may make sense to apply an average market risk premium over several periods instead of a reference date value.

cf. Castedello/Jonas/Schieszl/Lenckner, Die Marktrisikoprämie im Niedrigzinsumfeld – Hintergrund und Erläuterung der Empfehlung des FAUB (WPg, 13/2018, p. 806-825);

^{2.} cf. Babbel, Challenging Stock Prices: Stock prices und implied growth expectations, in: Corporate Finance, N. 9, 2015, p. 316-323, in particular p. 319. In the observation period from H2 2020 until H2 2021, we applied t+2 earnings forecasts in our model due to distortions by the COVID-19 crisis;

cf. Reese, 2007, Estimation of the cost of capital for evaluation purposes; Aders/Aschauer/Dollinger, Die implizite Marktrisikoprämie am österreichischen Kapitalmarkt (RWZ, 6/2016, p. 195-202);

^{4.} Approx. 75% of the total market capitalization (CDAX, WBI, SPI) is covered.

Betas are calculated based on regressions and adjusted to take the capital structure into account

Betas

Beta is used in the CAPM and also referred to as beta coefficient or beta factor. Beta is a measure of systematic risk of a security of a specific company (company beta) or a specific sector (sector beta) in comparison to the market. A beta of less than 1 means that the security is theoretically less volatile than the market. A beta of greater than 1 indicates that the security's price is more volatile than the market.

Beta factors are estimated based on historical returns of securities in comparison to an approximate market portfolio. Since a company valuation is forward-looking, it has to be examined which risk factors from the past also apply to the future, and to which extent. In valuing non-listed companies or companies without meaningful share price performance, it is common practice to use a beta factor from a group of comparable companies ("peer group beta"), a suitable sector ("sector beta") or one single listed company in the capital market with a similar business model and similar risk profile ("pure play beta"). Within this Capital Market Study, we have used sector betas which are computed as arithmetic means of the statistically significant beta factors of all companies of a particular sector.

The calculation of beta factors is usually accomplished through a **linear** regression analysis. We use the CDAX, WBI, and SPI as country specific reference indices.

It is important to set a time period over which the data is collected (benchmark period), and whether daily, weekly or monthly returns (return interval) are analyzed. In practice, it is common to use observation periods of two years with the regression of weekly returns or five years with the regression of monthly returns. Both alternatives are displayed in our Study.

In the CAPM, company specific **risk premiums** include **business** risk, and financial **risk**. The beta factor of levered companies ("**levered beta**") is usually higher compared to a company with an identical business model but without debt (due to financial risk). Hence, **changes in the capital structure** require an **adjustment of the betas** and therefore of the company specific risk premiums.

Various adjustment formulas are available to calculate the **unlevered beta**. We prefer to use the **adjustment formula by Harris/Pringle** which assumes a value-based financing policy, stock-flow adjustments without time delay, uncertain tax shields and a so-called **debt beta**. We calculate the debt beta based on the respective company's rating or the average sector rating (if a company's rating is not available) through the application of the **credit spread** derived from the expected cost of debt. We do not adjust the credit spread for unsystematic risks. Capital market data, in particular historical market prices, is provided by the data supplier S&P Capital IQ.

Implied sector returns simplify the calculation of the levered cost of equity

Sector returns: Implied returns

Besides the future-oriented calculation of **implied market returns**, we also calculate implied returns for sectors. That offers an alternative to and simplification of the ex-post analysis of the company's cost of capital via the **CAPM**. Using this approach, the calculation of sector betas via regression analyses is not necessary.

The implied sector returns can be used as an indicator for the sector specific levered cost of equity, which already consider sector specific leverage.

The following return calculations are again based on the Residual Income Valuation Model by Babbel. 1) The required data (i.e. net income, market capitalization, and book value of equity) are sourced from the data provider S&P Capital IQ. With regards to profit growth, we assume a growth rate of 2.0%. We unlever the implied returns with the following equation for the cost of equity²⁾ to take into account the specific leverage:³⁾

$$r_E^L = r_E^U + (r_E^U - R_f) * \frac{D}{E}$$

with:

 $r_{\rm E}^{\rm L}$ = Levered cost of equity $r_{\rm E}^{\rm U}$ = Unlevered cost of equity

 R_f = Risk-free rate

 $\frac{D}{E}$ = Debt⁴⁾-to-equity ratio

The implied unlevered sector returns serve as an indicator for the aggregated and unlevered cost of equity for specific sectors. The process of relevering a company's cost of capital to reflect a company specific debt situation (cf. calculation example on the next slide) can be accomplished without using the CAPM.

^{1.} cf. Babbel, Challenging Stock Prices: Share prices and implied growth expectations (Corporate Finance, n. 9, 2015, p. 316-323, especially p. 319); cf. Aders/Aschauer/Dollinger, Die implizite Marktrisikoprämie am österreichischen Kapitalmarkt (RWZ, 6/2016, p. 195-202);

^{2.} In situations in which the debt betas in the market are distorted, we would have to adjust these betas to avoid unsystematic risks. For simplification reasons, we deviate from our typical analysis strategy to achieve the enterprise value (Debt beta > 0) and assume that the cost of debt are at the level of the risk-free rate. This process is designed by the so-called Practitioners formula (uncertain tax shields, debt beta = 0), cf. Pratt/Grabowski, Cost of Capital, 5th ed., 2014, p. 253;

^{3.} We assume that the cash and cash equivalents are used entirely for operational purposes. Consequently, we do not deduct excess cash from the debt;

^{4. &}quot;Debt" is defined as all interest-bearing liabilities. The debt illustration of the companies in the Banking, Insurance and Financial Services sector only serves an informational purpose. We will not implement an adjustment to these companies' specific debt (unlevered) because their indebtedness is part of their operational activities and economic risk.

An exemplary calculation of relevered cost of equity to adjust for the company specific capital structure

Sector returns: Implied returns

Calculation example:

As of the reference date 31 December 2024, we observe a sector specific, unlevered cost of equity of **6.0%** (market-value weighted mean) in the German Basic Materials sector. For the exemplary company X, which operates in the German Basic Materials sector, the following assumptions were made:

- Debt-to-equity ratio of X: 40%

- Risk-free rate: 2.48% (cf. slide 11)

Based on these inputs, we calculate the relevered cost of equity for company X with the adjustment formula:

$$r_{\rm E}^{\rm L} = 6.0\% + (6.0\% - 2.48\%) * 40\% = 7.4\%$$

7.4% is the company's relevered cost of equity. In comparison, the levered cost of equity of the Basic Materials sector is **9.0%**, reflecting the sectors' lower average leverage.

Historical sector returns are calculated using market-weighted aggregated sector indices

Sector returns: Historical returns

In addition to historical market returns, we calculate historical sector returns. Our analysis contains total shareholder returns including share price development and dividend yield.

We calculate **total annual shareholder returns as of 31 December** for every listed company of CDAX, WBI, and SPI. We aggregate these returns market-value weighted **to sector returns**. Our calculations comprise the time period between 2019 and 2024.

Since total annual shareholder returns tend to fluctuate to a great extent, their explanatory power is limited. Therefore, we do not only calculate the 1-year market-value weighted means, but 3-year (2022-24) as well as the 6-year (2019-24) averages.

The multiples approach can be used for company valuation

Trading multiples

Besides income-based valuation models (earnings value, DCF), the **multiples approach** offers a practical approach for an enterprise value estimation. The multiples method estimates a subject company's value **relative** to another company's value. The enterprise value is derived by multiplying a reference value (revenue or earnings values are frequently used) of the subject company by the respective multiples of **comparable companies**.

Within this Study, we calculate the following multiples for the "super-sectors" as well as for the DACH market consisting of the German, Austrian and Swiss capital markets (CDAX, WBI and SPI):

- Revenue-Multiples ("EV1)/Revenue")
- EBIT-Multiples ("EV1)/EBIT")
- Price-to-Earnings-Multiples ("P/E")
- Price-to-Book Value-Multiples ("P/B")

Multiples are presented for the reference dates 31 December 2024 and 30 June 2024. The reference values are based on one-year forecasts of analysts (so called forward multiples, in the following "1yf"). Solely the Price-to-Book-Value-Multiples are calculated with book values as of the reference dates. We present median values.

We present historical multiples starting as of 31 December 2018 in the appendix and update the applied multiples semi-annually at the predefined reference date (as of 31 December and as of 30 June).

For the purpose of **simplification**, we exclude negative multiples and multiples in the highest quantile (95%). The multiples in the lowest quantile (5%) build the lower limit.

We source the data (i.e. market capitalization, revenue, EBIT, etc.) from the data provider S&P Capital IQ. Based on the availability of data, especially in terms of forecasts, the number of companies underlying each specific multiple varies.

Additionally, we present a **ranking table** of the sector multiples. Sector multiples are sorted from highest to lowest for each analyzed multiple. The resulting score in the ranking is displayed in the table and visualized by a color code that assigns a dark **green color** to the **highest rank** and a **red color** to the **lowest rank**. Thus, a green colored high rank indicates a high valuation level, whereas a red colored low rank suggests a low valuation level. We then aggregate the rankings and calculate an average of all single rankings for each sector multiple. This is shown in the right column of the ranking table. This **average ranking** indicates the overall **relative valuation levels** of the sectors when using multiples.

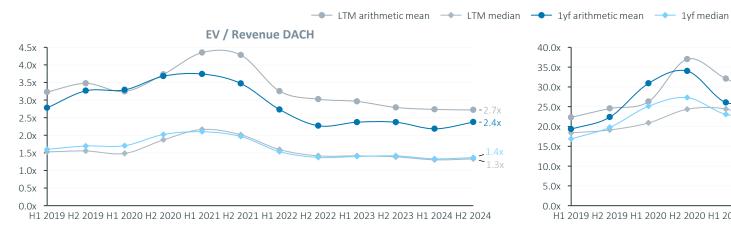
1. Enterprise value

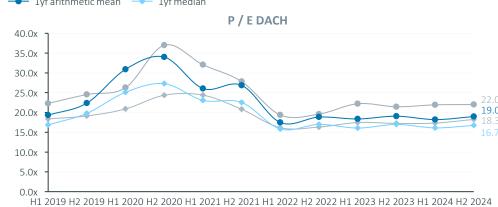
Appendix

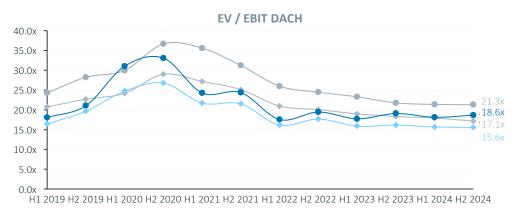
Historical development of trading multiples since 2018

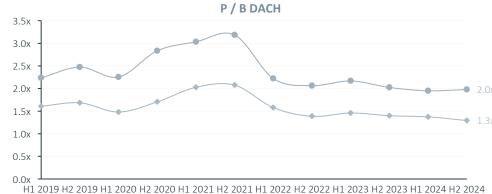
DACH region

Revenue-, EBIT-, P/E- and P/B-Multiples





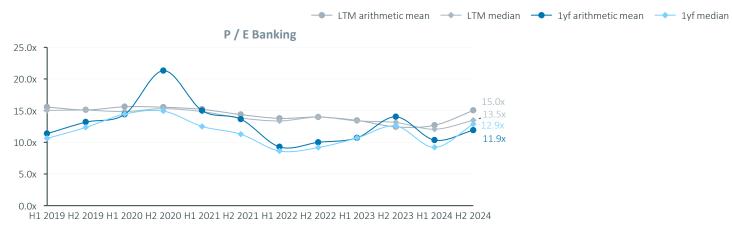




ValueTrust

Banking

P/E- and P/B-Multiples

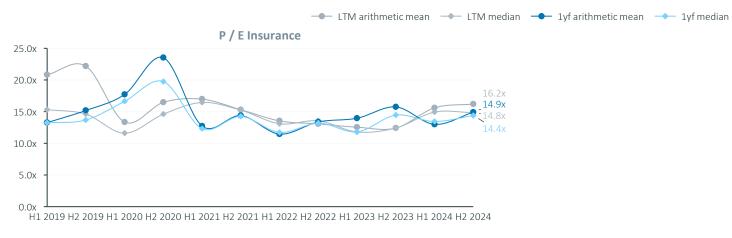


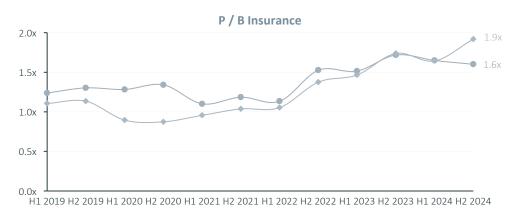


49 I 31 December 2024

Insurance

P/E- and P/B-Multiples



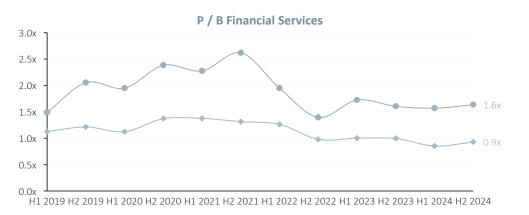


VALUETRUST

Financial Services

P/E- and P/B-Multiples

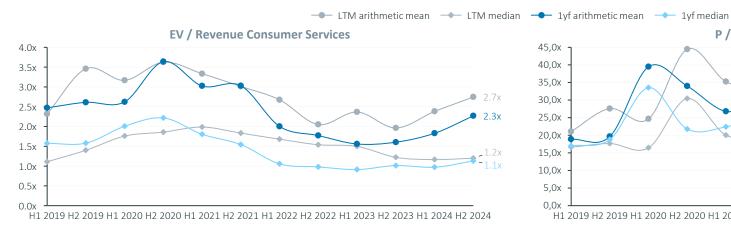


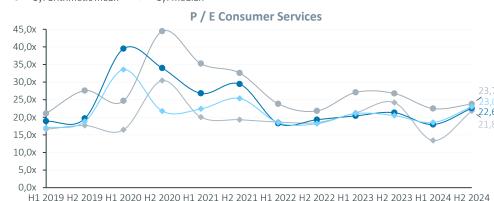


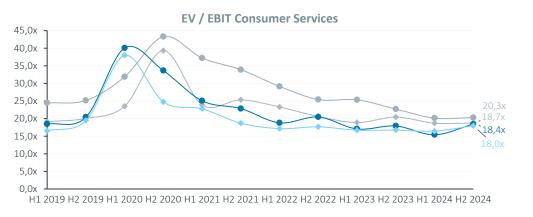
ValueTrust

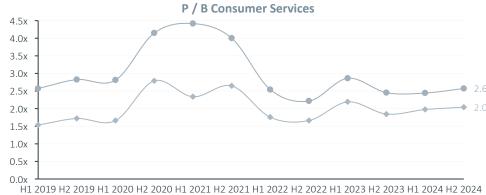
Consumer Services

Revenue-, EBIT-, P/E- and P/B-Multiples



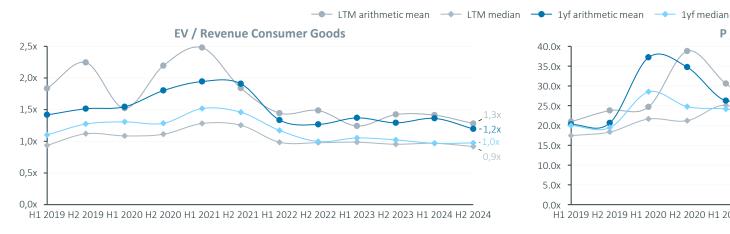




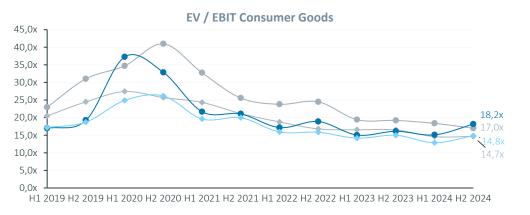


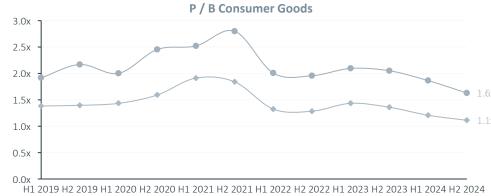
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Consumer Goods



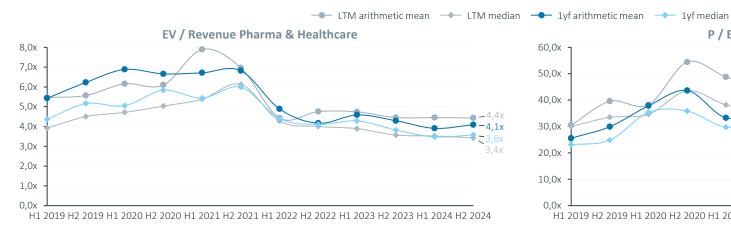




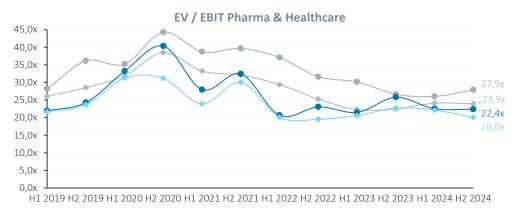


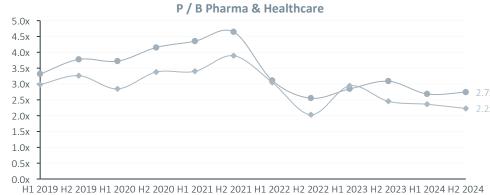
Pharma & Healthcare

Revenue-, EBIT-, P/E- and P/B-Multiples



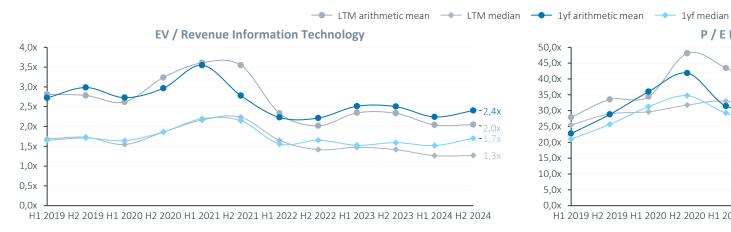




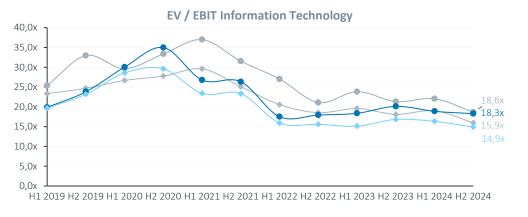


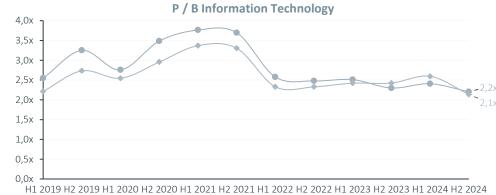
VALUETRUST

Information Technology



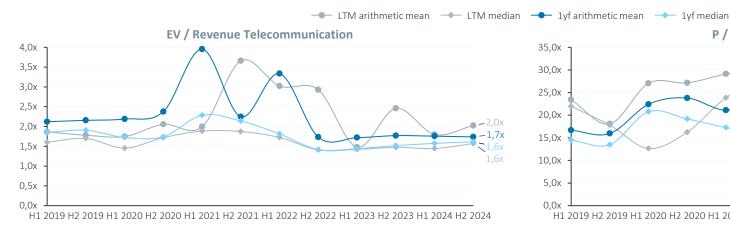


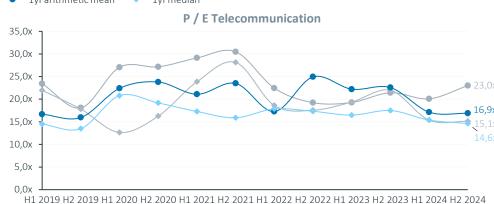


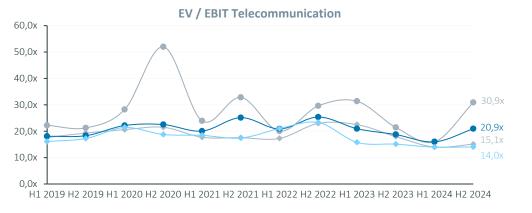


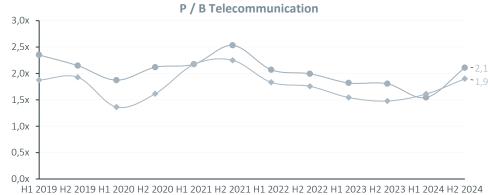
Telecommunication

Revenue-, EBIT-, P/E- and P/B-Multiples





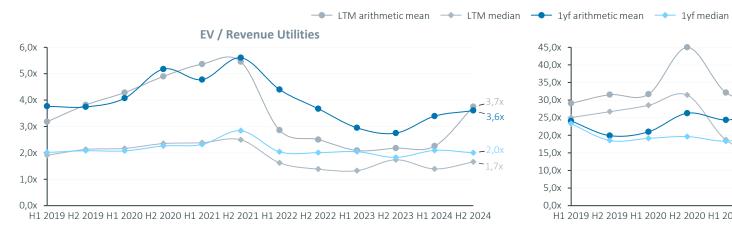


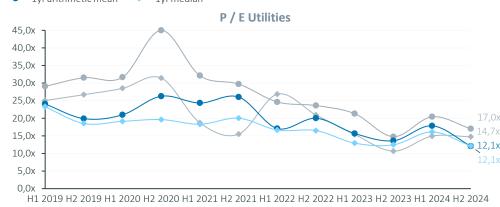


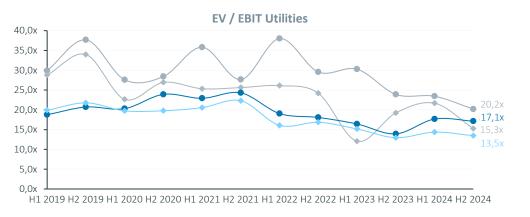
ValueTrust

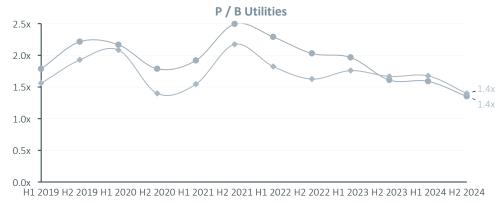
Utilities

Revenue-, EBIT-, P/E- and P/B-Multiples



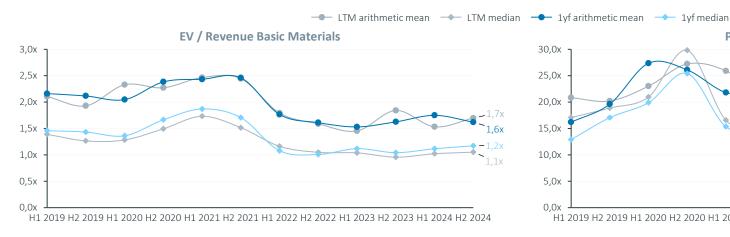


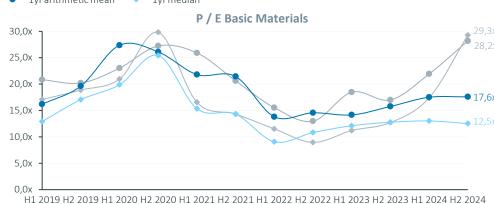


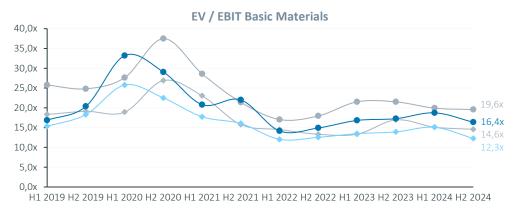


ValueTrust

Basic Materials

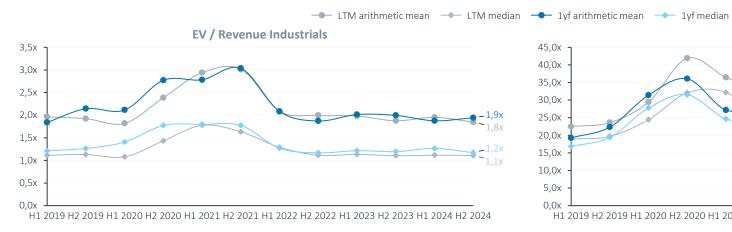




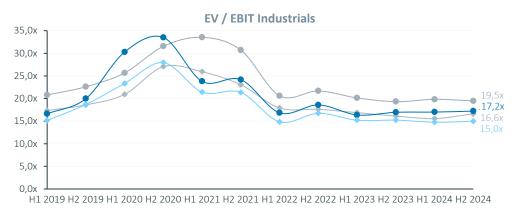


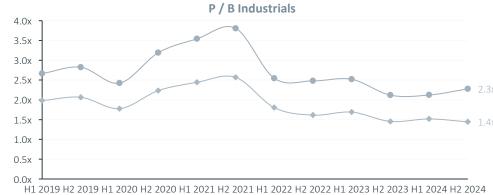


Industrials

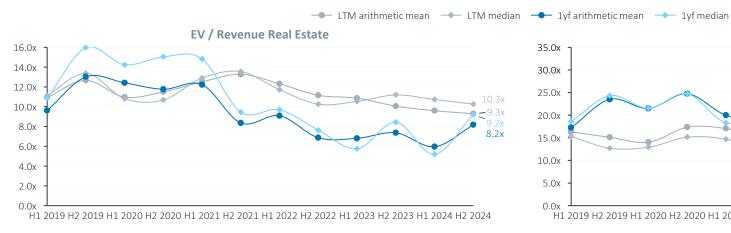




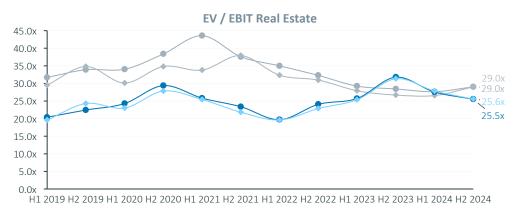




Real Estate







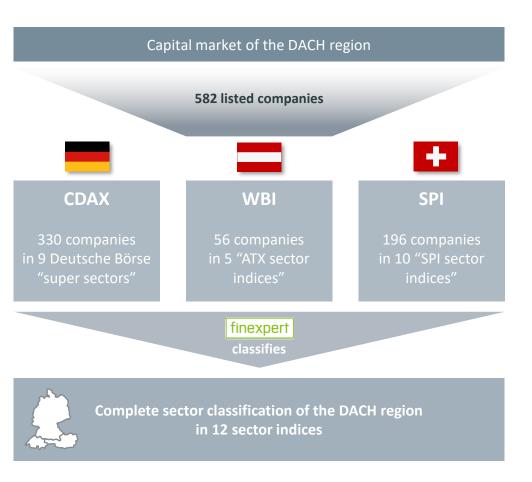


Appendix

Composition of the sectors of CDAX, WBI and SPI as of 31 December 2024

The capital market of the DACH region comprises 582 listed companies that are allocated to twelve sector indices

finexpert sector indices of the DACH region



The finexpert sector indices aim to cover the entire capital market of the DACH region. This Study contains all equities of the German Composite DAX Index (CDAX), Vienna Stock Exchange Index (WBI) and Swiss Performance Index (SPI). These three indices contain all shares listed on the Official and Semi-Official Market.

The **582 public companies**, which are listed in the mentioned indices as of 31 December 2024, build the base for the **sector classification** and the **subsequent analyses**:

- The German DAX Sector All Index¹⁾ includes 330 companies listed in the Prime Standard and General Standard and is grouped to nine "Deutsche Börse super sectors".
- The Austrian ATX has five sector indices, and ValueTrust allocates the remaining companies of the WBI to the twelve sector indices listed below.
- The Swiss SPI contains ten sector indices that comprise 196 companies.

finexpert allocated all constituents of three market indices and the respective sector index classifications to twelve **finexpert** sector indices, called "super sectors":

- Banking
- Insurance
- Financial Services
- Consumer Service
- Consumer Goods
- Pharma & Healthcare

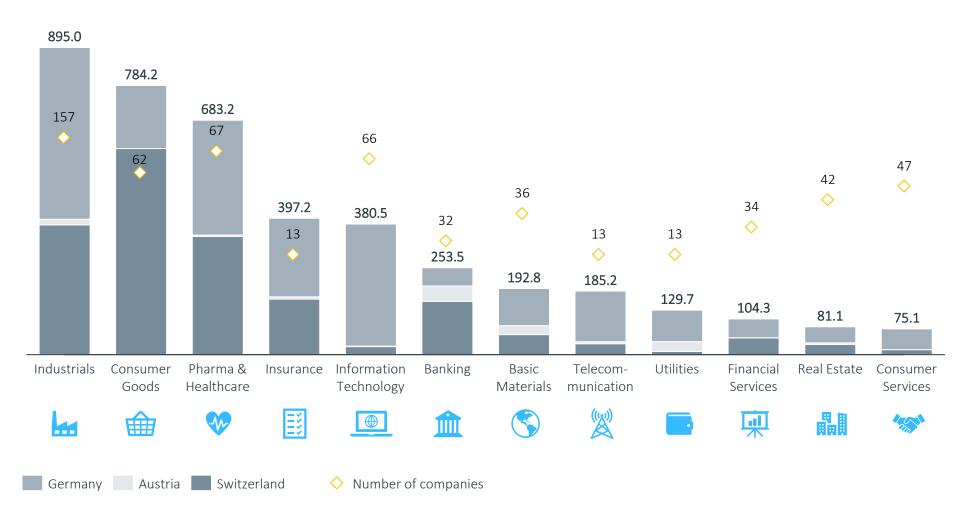
- Information Technology
- Telecommunication
- Utilities
- Basic Materials
- Industrials
- Real Estate

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The DAX Sector All Index contains all equities listed in the Prime and General Standard as well as in the Scale segment of the Frankfurt stock exchange.

Industrials, Consumer Goods and Pharma & Healthcare sectors represent over 55% of the market capitalization in the DACH region

finexpert sector market capitalization in the DACH region as of 31 December 2024 (in EUR bn)



Banking, Financial Services, Insurance, and Real Estate (1/2)

DACH Capital Market Study

Banking

GermanyCommerzbank AG

Deutsche Bank AG

Deutsche Pfandbriefbank AG ProCredit Holding AG

Wüstenrot & Württembergische AG

Austria

Bank für Tirol und Vorarlberg AG

BAWAG Group AG BKS Bank AG

Erste Group Bank AG

Oberbank AG

Raiffeisen Bank International AG

Switzerland

Banque Cantonale de Genève SA Banque Cantonale du Jura SA Banque Cantonale Vaudoise

Basellandschaftliche Kantonalbank

Basler Kantonalbank Berner Kantonalbank AG Cembra Money Bank AG EFG International AG Glarner Kantonalbank

Graubündner Kantonalbank

Hypothekarbank Lenzburg AG

Julius Bär Gruppe AG Luzerner Kantonalbank AG Schweizerische Nationalbank St. Galler Kantonalbank AG

Thurgauer Kantonalbank UBS Group AG Valiant Holding AG Vontobel Holding AG Walliser Kantonalbank

Zuger Kantonalbank

Financial Services

Germany

ALBIS Leasing AG

Allane SE

Brockhaus Technologies AG

CAMERIT AG capsensixx AG

Deutsche Beteiligungs AG
Deutsche Börse AG
DF Deutsche Forfait AG
DWS Group GmbH & Co. KGaA

flatexDEGIRO AG FORIS AG Grenke AG

Heidelberger Beteiligungsholding AG

Hypoport SE KAP AG MI P SE

Mutares SE & Co. KGaA
OVB Holding AG
Pearl Gold AG
SPOBAG AG

WCM Beteiligungs- und Grundbesitz-AG

Webac Holding AG

Austria

Addiko Bank AG Burgenland Holding AG

SunMirror AG

Wiener Privatbank SE

Switzerland

Bellevue Group AG

Compagnie Financière Tradition SA

GAM Holding AG Leonteg AG

Partners Group Holding AG Private Equity Holding AG R&S Group Holding AG Swissquote Group Holding Ltd

VZ Holding AG

Insurance

Germany

Allianz SE

DFV Deutsche Familienversicherung AG

Hannover Rück SE

Münchener Rückvers. AG

Talanx AG

Austria

UNIQA Insurance Group AG Vienna Insurance Group AG

Switzerland

Baloise Holding AG Helvetia Holding AG Swiss Life Holding AG

Swiss Re AG

Vaudoise Assurances Holding SA Zurich Insurance Group AG Real Estate

Germany

ACCENTRO Real Estate AG alstria office REIT-AG Branicks Group AG

25141252

DEMIRE Deutsche Mittelstand Real Estate AG
Deutsche EuroShop AG
Deutsche Konsum REIT-AG
Deutsche Real Estate AG
Deutsche Wohnen SE
Fair Value REIT-AG
FCR Immobilien AG
Gateway Real Estate AG

Instone Real Estate Group SE

LEG Immobilien SE PATRIZIA SE TAG Immobilien AG

Hamborner REIT AG

TTL Beteiligungs- und Grundbesitz-AG

Vonovia SE

Austria

CA Immobilien Anlagen AG

IMMOFINANZ AG UBM Development AG

Warimpex Finanz- und Beteiligungs AG

Switzerland

Allreal Holding AG CI COM SA

EPIC Suisse AG

Fundamenta Real Estate AG HIAG Immobilien Holding AG

Ina Invest AG

Intershop Holding AG
Investis Holding SA
Mobimo Holding AG
Novavest Real Estate AG

Orascom Development Holding AG

Peach Property Group AG

Plazza AG

PSP Swiss Property AG

Real Estate (2/2), Basic Materials, and Consumer Goods

DACH Capital Market Study

Real Estate

Switzerland

SF Urban Properties AG Swiss Prime Site AG Varia US Properties AG Warteck Invest AG

Züblin Immobilien Holding AG Zug Estates Holding AG

Basic Materials

Germany

Altech Advanced Materials AG AlzChem Group AG

Aurubis AG BASF SE Bayer AG BRAIN Biotech AG Covestro AG

Decheng Technology AG Eisen- und Hüttenwerke AG

Evonik Industries AG

Fuchs SE

H&R GmbH & Co. KGaA

K+S AG LANXESS AG Salzgitter AG SGL Carbon SE SIMONA AG Surteco Group SE Symrise AG Wacker Chemie AG

Austria

AMAG Austria Metall AG

Lenzing AG OMV AG PORR AG

Schoeller-Bleckmann Oilfield Equipment AG

Strabag SE Voestalpine AG Wienerberger AG **Switzerland** Clariant AG

CPH Group AG
EMS-CHEMIE HOLDING AG

Givaudan SA Gurit Holding AG Swiss Steel Holding AG Zwahlen & Mayr SA

Consumer Goods

Germany

A.S. Création Tapeten AG

adidas AG

Bayerische Motoren Werke AG

Beiersdorf AG Berentzen-Gruppe AG Bertrandt AG Bike24 Holding AG

Borussia Dortmund GmbH & Co. KGaA

CEWE Stiftung & Co. KGaA

Continental AG

Grammer AG

Daimler Truck Holding AG Dierig Holding AG Douglas AG Einhell Germany AG ElringKlinger AG

HELLA GmbH & Co. KGaA Henkel AG & Co. KGaA Hugo Boss AG Knaus Tabbert AG

Leifheit AG

Mercedes-Benz Group AG

Meta Wolf AG Ming Le Sports AG Mister Spex SE pferdewetten.de AG Porsche Automobil Holding SE

PUMA SE PWO AG

ROY Asset Holding SE SAF-Holland SE Schaeffler AG

Schloss Wachenheim AG Sto SE & Co. KGaA STS Group AG Südzucker AG

TC Unterhaltungselektronik AG

Villeroy & Boch AG

Volkswagen AG

WASGAU Produktions & Handels AG

Westag AG

Austria

AGRANA Beteiligungs-AG

DO & CO AG Gurktaler AG

Josef Manner & Comp. AG Linz Textil Holding AG PIERER Mobility AG Polytec Holding AG Stadlauer Malzfabrik AG

Wolford AG **Switzerland**

Airesis SA ARYZTA AG

Autoneum Holding AG Barry Callebaut AG Bell Food Group AG CALIDA Holding AG

Chocoladefabriken Lindt & Sprüngli AG Compagnie Financière Richemont SA

Emmi AG

Groupe Minoteries SA

Hocn AG Metall Zug AG Nestlé SA ORIOR AG Stadler Rail AG The Swatch Group AG V-ZUG Holding AG

Consumer Service and Pharma & Healthcare

DACH Capital Market Study

Consumer Service

Germany

Artnet AG AUTO1 Group SE Bastei Lübbe AG

bet-at-home.com AG

Bijou Brigitte modische Accessoires AG

Ceconomy AG

CTS Eventim AG & Co. KGaA

Delivery Hero SE Delticom AG

elumeo SF

Fielmann Group AG Hawesko Holding SE

HelloFresh SE

HORNBACH Holding AG & Co. KGaA

Intertainment AG

LUDWIG BECK am Rathauseck - Textilhaus Feldmeier AG

Metro AG

Nakiki SF

NeXR Technologies SE

Philomaxcap AG

ProSiebenSat.1 Media SE

Readcrest Capital AG

Scout24 SE

Sporttotal AG

Springer Nature AG & Co. KGaA

Ströer SF & Co. KGaA

TAKKT AG

TUI AG

UNITEDLABELS AG

Westwing Group SE

Wild Bunch AG

Your Family Entertainment AG

7alando SF

7FAL Network SF

Switzerland

APG SGA SA

Asmallworld AG

Avolta AG

Bergbahnen Engelberg-Trübsee-Titlis AG

DocMorris AG Galenica AG

Highlight Event and Entertainment AG

Jungfraubahn Holding AG mobilezone holding ag

Orell Füssli AG

TX Group AG

Villars Holding SA

Pharma & Healthcare

Germany

2invest AG 4SC AG

aap Implantate AG Biofrontera AG

Biotest AG

Carl Zeiss Meditec AG

co.don AG

Dermapharm Holding SE

Drägerwerk AG & Co. KGaA

Eckert & Ziegler SE

Evotec SE

Formycon AG

Fresenius Medical Care AG

Fresenius SF & Co. KGaA

Gerresheimer AG

Heidelberg Pharma AG

Maternus-Kliniken AG

MEDICLIN AG

Medigene AG

Medios AG

Merck KGaA

Paion AG

Pentixapharm Holding AG

PharmaSGP Holding SE

RHÖN-KLINIKUM AG

Sartorius AG

SCHOTT Pharma AG & Co. KGaA

Siemens Healthineers AG

Stratec SE

VITA 34 AG

Austria

Marinomed Biotech AG

Switzerland

Addex Therapeutics Ltd

Aevis Victoria SA

Alcon Inc.

Bachem Holding AG

Basilea Pharmaceutica AG

COLTENE Holding AG Curatis Holding AG Dottikon ES Holding AG

Evolva Holding SA

BB Biotech AG

Galderma Group AG

Idorsia Ltd

IVF Hartmann Holding AG

Kuros Biosciences AG

Lonza Group AG

Medartis Holding AG

Molecular Partners AG

Novartis AG

PolyPeptide Group AG

Relief Therapeutics Holding SA

Roche Holding AG

Sandoz Group AG

Santhera Pharmaceuticals Holding AG

Siegfried Holding AG

SKAN Group AG

Sonova Holding AG

Spexis AG

Straumann Holding AG

Tecan Group AG

Xlife Sciences AG

Ypsomed Holding AG

Information Technology, Telecommunications, and Utilities

DACH Capital Market Study

Information Technology

Germany adesso SE

Adtran Networks SE

AIXTRON SF

All for One Group SE

Allgeier SE

Arzneiwerk AG VIDA ATOSS Software SE B+S Banksysteme AG

Bechtle AG

Cancom SE CENIT AG

Cherry SE

CompuGroup Medical SE & Co. KGaA

DATA MODUL AG

Elmos Semiconductor SE

First Sensor AG

FORTEC Elektronik AG

GFT Technologies SE

Gigaset AG

Infineon Technologies AG

init innovation in traffic systems SE

INTERSHOP Communications AG

InTiCa Systems SE IONOS Group SE

IVU Traffic Technologies AG

KPS AG

MeVis Medical Solutions AG

Nagarro SE

Nemetschek SE

Nexus AG

NorCom Information Technology GmbH & Co. KGaA

OHB SE

Panamax AG

paragon GmbH & Co. KGaA

PSI Software SE

q.beyond AG

RealTech AG

SAP SF

Schweizer Electronic AG

secunet Security Networks AG

Serviceware SE Siltronic AG

SNP Schneider-Neureither & Partner SE

SÜSS MicroTec SE SYZYGY AG TeamViewer SE

The Social Chain AG

tiscon AG

United Internet AG Vivanco Gruppe AG

Austria

AT&S Austria Technologie & System. AG

Austriacard Holdings AG

Frequentis AG

Kapsch TrafficCom AG

Maschinenfabrik Heid AG

RATH AG Switzerland

ALSO Holding AG

ams-OSRAM AG Ascom Holding AG

Huber+Suhner AG

Kudelski SA

Logitech International SA SoftwareONE Holding AG

Temenos AG

u-blox Holding AG

WISeKey International Holding AG

Telecommunication

Germany

1&1 AG

11 88 0 Solutions AG

3U Holding AG

Deutsche Telekom AG

ecotel communication AG

freenet AG LS telcom AG

NFON AG YOC AG

Austria

EuroTeleSites AG Telekom Austria AG

Switzerland

Sunrise Communications AG

Swisscom AG

Utilities

Germany

E.ON SE

EnBW Energie Baden-Württemberg AG

Encavis AG Gelsenwasser AG

Mainova AG

MVV Energie AG

RWE AG

Uniper SE **Austria**

EVN AG

VERBUND AG
Switzerland

BKW AG

Edisun Power Europe AG

Romande Energie Holding SA

Industrials (1/2)

DACH Capital Market Study

Industrials (1/2)

Germany
7C Solarparken AG
Amadeus FiRe AG
Aumann AG
Basler AG
BayWa AG
Bilfinger SE

Brenntag SE
Deutsche Lufthansa AG
Deutsche Post AG
DEUTZ AG
DMG MORI AG

Dr. Ing. h.c. F. Porsche AG

Dürr AG Enapter AG Energiekontor AG

Dr. Hönle AG

Francotyp-Postalia Holding AG

Fraport AG

Friedrich Vorwerk Group SE

FRIWO AG GEA Group AG Gesco SE

Hamburger Hafen und Logistik AG

Hapag-Lloyd AG Heidelberg Materials AG

Heidelberger Druckmaschinen AG

Hensoldt AG
hGears AG
HOCHTIEF AG
INDUS Holding AG
Infas Holding AG
Jenoptik AG
JOST Werke SE
Jungheinrich AG

KHD Humboldt Wedag International AG

KION GROUP AG Klöckner & Co SE Knorr-Bremse AG Koenig & Bauer AG Krones AG KSB SE & Co. KGaA

KSB SE & Co. KGaA
KWS SAAT SE & Co. KGaA
LIBERO Football Finance AG
LPKE Laser & Electronics SE

Manz AG

Maschinenfabrik Berthold Hermle AG

Masterflex SE MAX Automation SE

MBB SE

MTU Aero Engines AG Müller - Die lila Logistik SE

Nordex SE

Nordwest Handel AG NORMA Group SE

ORBIS AG

PNF AG

Pfeiffer Vacuum Technology AG
Pittler Maschinenfabrik AG

PVA TePla AG
R. STAHL AG
RATIONAL AG
RENK Group AG
Rheinmetall AG
Ringmetall SE
SFC Energy AG
Siemens AG
Siemens Energy AG
Singulus Technologies AG
Sino-German United AG

Sixt SF

SMA Solar Technology AG

SMT Scharf AG Softing AG Stabilus SE technotrans SE thyssenkrupp AG

thyssenkrupp nucera AG & Co. KGaA

Traton SE Comet Holding AG
Uzin Utz SE Dätwyler Holding AG
Varta AG DKSH Holding AG
Verbio SE dormakaba Holding AG
Viscom SE Feintool International Holding AG

Voltabox AG Flughafen Zürich AG
Vossloh AG Forbo Holding AG
Wacker Neuson SE Geberit AG
WashTec AG Georg Fischer AG
ZhongDe Waste Technology AG Holcim AG

ZhongDe Waste Technology AG

Austria

Andritz AG

Holcim AG

Implenia AG

INFICON Hol

Andritz AG INFICON Holding AG
Cleen Energy AG Interroll Holding AG
FACC AG Kardex Holding AG
Flughafen Wien AG Klingelnberg AG
Frauenthal Holding AG Komax Holding AG

Mayr-Melnhof Karton AG Kuehne + Nagel International AG

 Österreichische Post AG
 Landis+Gyr Group AG

 Palfinger AG
 LEM Holding SA

 RHI Magnesita N.V.
 MCH Group AG

 Rosenbauer International AG
 Medacta Group SA

 Semperit AG Holding
 medmix AG

SW Umwelttechnik Stoiser & Wolschner AG Meier Tobler Group AG
Zumtobel Group AG Meyer Burger Technology AG

SwitzerlandMikron Holding AGABB LtdMontana Aerospace AGAccelleron Industries AGOC Oerlikon Corporation AGAdecco Group AGPerrot Duval Holding SAAdval Tech Holding AGPhoenix Mecano AGArbonia AGRieter Holding AG

BELIMO Holding AG

Bossard Holding AG

Schindler Holding AG

Schlatter Industries AG

Bucher Industries AG

Burckhardt Compression Holding AG

Burkhalter Holding AG

SFS Group AG

BVZ Holding AG SGS SA
Bystronic AG SIG Group AG
Carlo Gavazzi Holding AG Sika AG

Cicor Technologies Ltd. StarragTornos Group AG

Industrials (2/2)

DACH Capital Market Study

Industrials (2/2)

Switzerland

Sulzer Ltd VAT Group AG Vetropack Holding AG Zehnder Group AG

