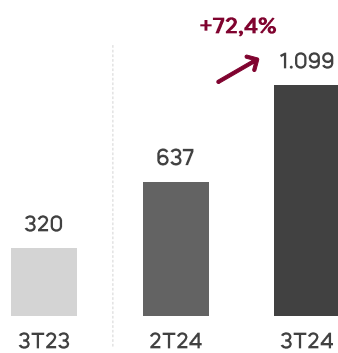


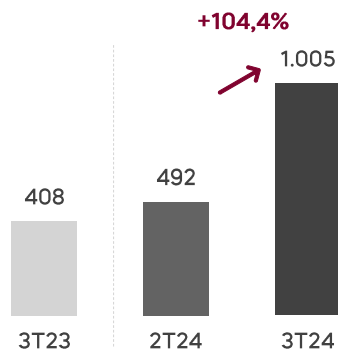
Recife, 07 de outubro de 2024 - A Moura Dubeux Engenharia S.A. ("MD" ou "Companhia") (B3: MDNE3; Bloomberg: MDNE3:BZ), incorporadora que possui mais de 40 anos de atuação na Região Nordeste, apresenta a prévia dos seus resultados operacionais para o terceiro trimestre de 2024 (3T24). Estes resultados operacionais são preliminares, ainda sujeitos à revisão da Auditoria.

R\$ 1,1 bi LANÇADO E R\$ 1,0 bi VENDIDO(RECORDE) NO 3T24

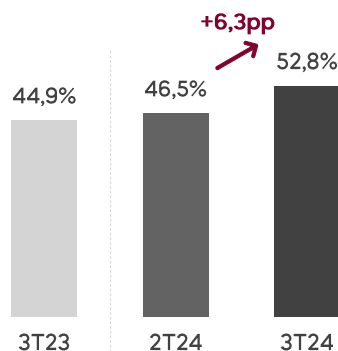
Lançamentos Líquidos %MD (R\$ MM)



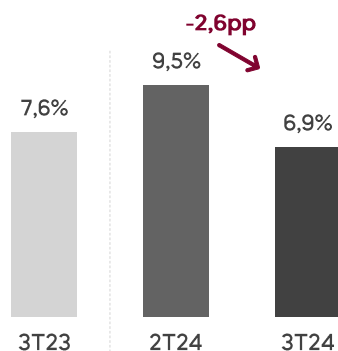
Vendas Líquidas %MD (R\$ MM)



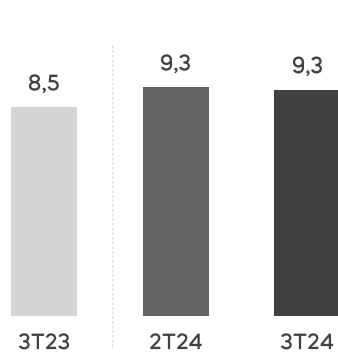
VSO Líquido UDM %MD



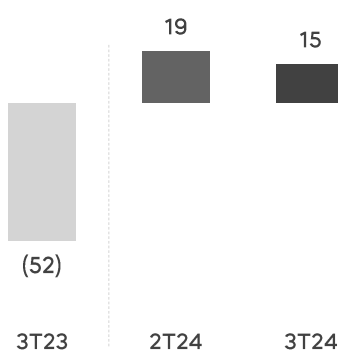
Distratos %MD / Vendas Brutas %MD

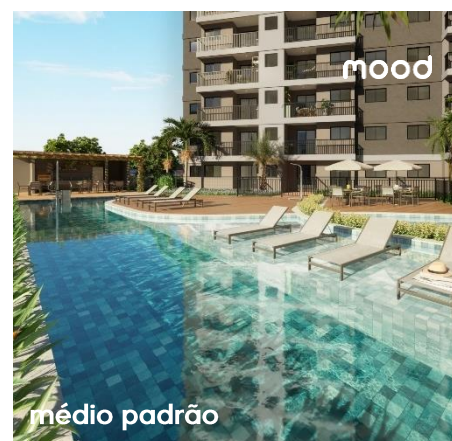
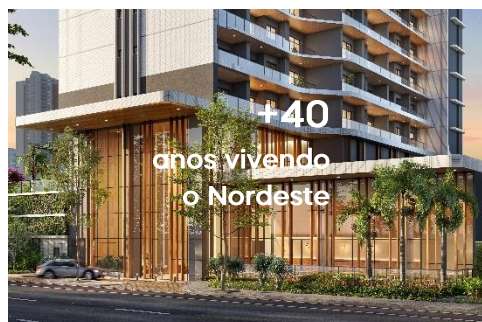


Landbank VGV Bruto (R\$ bi)



Geração (Consumo) de Caixa (R\$ MM)





LANÇAMENTOS

No 3T24 a Companhia lançou 4 projetos totalizando um VGV Bruto de R\$ 1.322 milhões e um VGV Líquido de R\$ 1.099 milhões.

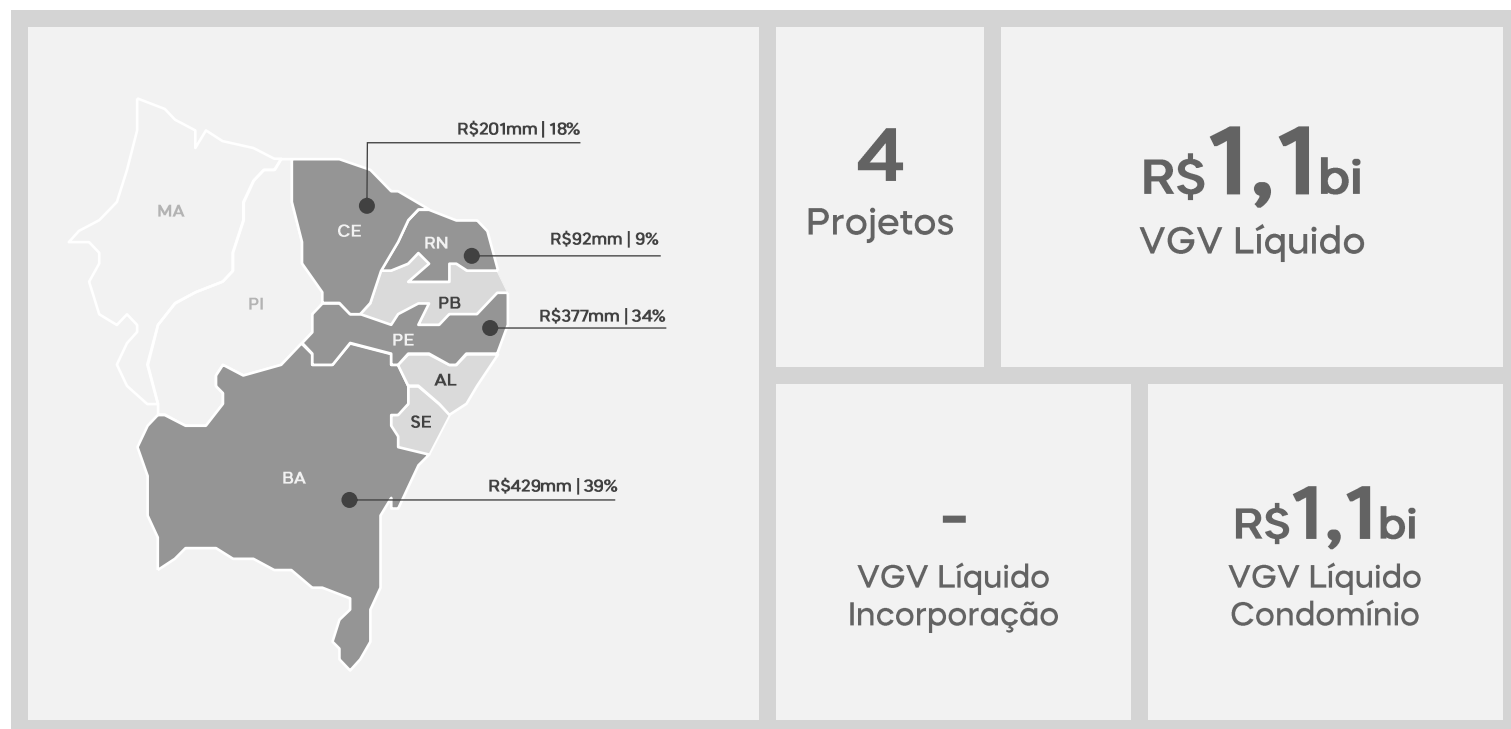
Nos 9M24, os lançamentos totalizaram R\$ 2.420 milhões em VGV Bruto e R\$ 2.083 milhões em VGV Líquido.

Lançamentos (R\$ em milhares)	3T24	3T23	Var. %	2T24	Var. %	9M24	9M23	Var. %
Lançamentos - VGV Líquido (%MD)	1.098.640	320.452	242,8%	637.354	72,4%	2.082.716	1.163.200	79,1%
Empreendimentos Lançados	4	3	33,3%	4	0,0%	11	10	10,0%
Nº Unidades Lançadas	1.267	590	114,7%	871	45,5%	2.789	2.359	18,2%

Empreendimentos (R\$ em milhares)	Região	Segmento	Regime	Unid. Totais	VGV Bruto	VGV Líquido	Lançamento	%Venda¹
1º Trimestre (3)				651	417	347		
2º Trimestre (4)				871	681	637		
3º Trimestre (4)				1.267	1.322	1.099		
Trairi 517	Natal/RN	Alto Padrão	Condomínio	72	112	92	jul/24	20%
Infinity Salvador	Salvador/BA	Beach Class	Condomínio	554	429	429	ago/24	66%
Casa Mauá	Fortaleza/CE	Alto Padrão	Condomínio	117	242	201	set/24	68%
Beach Class Manguinhos	Carneiros/PE	Beach Class	Condomínio	524	539	377	set/24	7%
Total (11)				2.789	2.420	2.083		

1. Em 30.09.2024

Distribuição do VGV Líquido de Lançamento por Praça – 3T24



VENDAS E ADESÕES

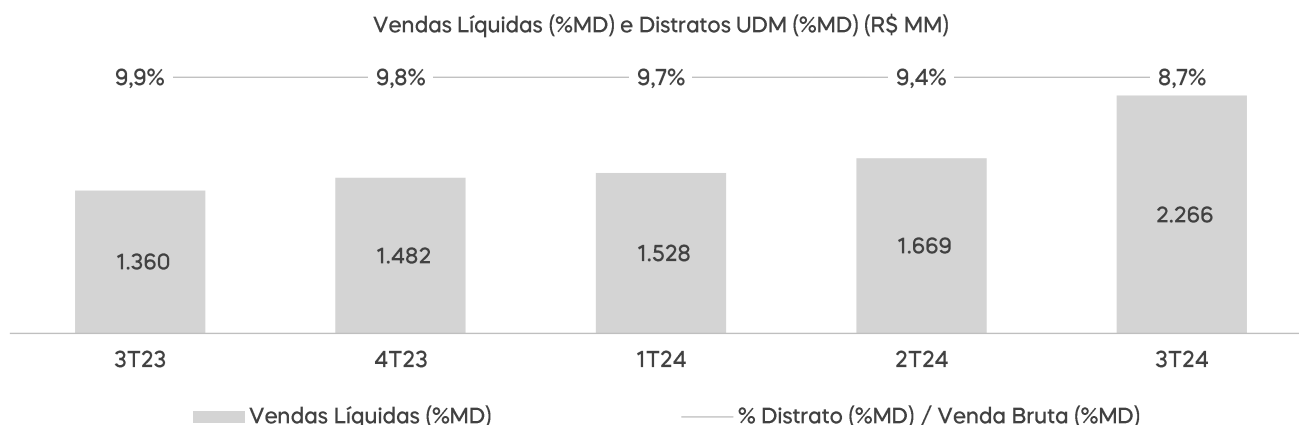
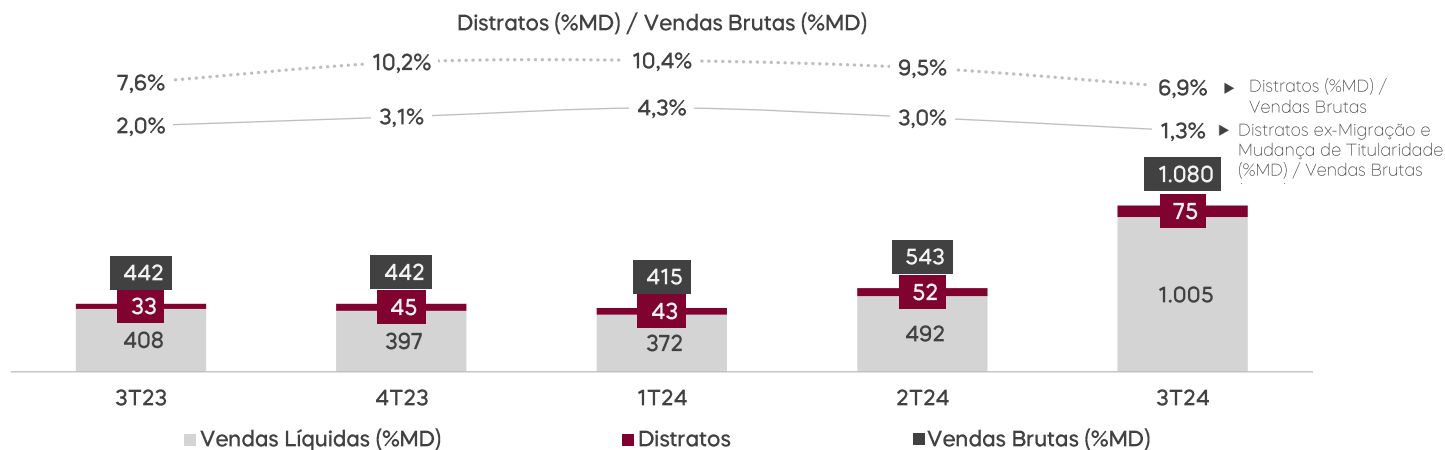
O volume das Vendas e Adesões Líquidas (%MD) no 3T24 registrou número recorde de R\$ 1.005 milhões, aumento de 146,2% em relação ao 3T23 e de 104,4% em relação ao 2T24.

Nos 9M24, as Vendas e Adesões Líquidas (%MD) somaram R\$ 1.869 milhões, aumento de 72,2% quando comparado aos R\$ 1.085 milhões no 9M23.

Vendas e Adesões (R\$ em milhares)	3T24	3T23	Var. %	2T24	Var. %	9M24	9M23	Var. %
Vendas e Adesões Brutas ¹ (%MD) (a)	1.080.153	441.707	144,5%	543.366	98,8%	2.038.999	1.200.824	69,8%
Vendas de Incorporação	223.443	187.710	19,0%	240.566	-7,1%	643.196	637.048	1,0%
Vendas Fechadas ²	54.516	56.359	-3,3%	160.775	-66,1%	271.539	128.053	112,1%
Adesões de Condomínio ³	802.194	197.638	305,9%	142.024	464,8%	1.124.263	435.723	158,0%
Distratos (%MD) (b)	74.882	33.362	124,5%	51.500	45,4%	169.783	115.545	46,9%
Vendas e Adesões Líquidas (%MD) (c=a-b)	1.005.271	408.345	146,2%	491.866	104,4%	1.869.216	1.085.279	72,2%
Distratos / Vendas Brutas (%MD)	6,9%	7,6%	-0,7pp	9,5%	-2,6pp	8,3%	9,6%	-1,3pp
Nº Unidades Vendidas	1.136	702	61,8%	819	38,7%	2.723	1.967	38,4%

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\$ 75 milhões. Isso representa 6,9% das Vendas e Adesões Brutas (%MD) no 3T24. Assim, nos últimos doze meses (UDM) o total de distratos representou 8,7% das Vendas e Adesões Brutas UDM (%MD).



ABERTURA DAS VENDAS E ADESÕES

Segmento – 3T24
(R\$ em milhares)

	Total				Lançamentos ¹		Em Construção		Pronto	
Segmento	Unid.	VG Bruto	VG Bruto (%MD)	% VG (%MD)	Unid.	VG Bruto (%MD)	Unid.	VG Bruto (%MD)	Unid.	VG Bruto (%MD)
Alto Padrão	197	494.212	494.212	45,8%	100	374.112	79	91.500	18	28.600
Beach Class	685	455.581	455.581	42,2%	443	358.834	238	94.877	4	1.870
Médio Padrão	121	66.637	66.637	6,2%	-	-	55	34.960	66	31.677
Mood	124	61.227	61.227	5,6%	52	28.281	72	32.946	-	-
Comercial	9	2.496	2.496	0,2%	-	-	-	-	9	2.496
Total	1.136	1.080.153	1.080.153	100,0%	595	761.227	444	254.283	97	64.643

1. Considerados projetos lançados até 6 (seis) meses

Região – 3T24
(R\$ em milhares)

	Total				Lançamentos ¹		Em Construção		Pronto	
Região	Unid.	VG Bruto	VG Bruto (%MD)	% VG (%MD)	Unid.	VG Bruto (%MD)	Unid.	VG Bruto (%MD)	Unid.	VG Bruto (%MD)
Bahia	445	585.743	585.743	54,3%	391	534.681	43	43.187	11	7.875
Ceará	311	267.998	267.998	24,9%	103	152.561	154	83.679	54	31.758
Pernambuco	209	123.055	123.055	11,4%	40	38.737	144	63.046	25	21.272
Rio Grande do Norte	42	35.918	35.918	3,3%	12	19.245	23	12.935	7	3.738
Alagoas	48	29.581	29.581	2,7%	-	-	48	29.581	-	-
Sergipe	57	24.396	24.396	2,2%	49	16.002	8	8.393	-	-
Paraíba	24	13.462	13.462	1,2%	-	-	24	13.462	-	-
Total	1.136	1.080.153	1.080.153	100,0%	595	761.227	444	254.283	97	64.643

1. Considerados projetos lançados até 6 (seis) meses

Tipo – 3T24
(R\$ em milhares)

	Total				Lançamentos ¹		Em Construção		Pronto	
Tipo	Unid.	VG Bruto	VG Bruto (%MD)	% VG (%MD)	Unid.	VG Bruto (%MD)	Unid.	VG Bruto (%MD)	Unid.	VG Bruto (%MD)
Incorporação	384	223.443	223.443	20,7%	101	44.283	199	130.099	84	49.061
Condomínios ²	681	802.194	802.194	74,3%	493	714.861	188	87.334	-	-
Vendas Fechadas ³	71	54.516	54.516	5,0%	1	2.083	57	36.850	13	15.583
Total	1.136	1.080.153	1.080.153	100,0%	595	761.227	444	254.283	97	64.643

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 – 9M24
(R\$ em milhares)

	Total				Lançamentos		Em Construção		Pronto	
Segmento	Unid.	VG Bruto	VG Bruto (%MD)	% VG (%MD)	Unid.	VG Bruto (%MD)	Unid.	VG Bruto (%MD)	Unid.	VG Bruto (%MD)
Alto Padrão	446	880.176	880.176	43,2%	202	548.618	188	232.446	56	99.111
Beach Class	1.577	802.551	802.551	39,4%	726	456.133	821	339.914	30	6.504
Médio Padrão	322	181.642	180.023	8,8%	51	37.042	129	76.159	142	66.822
Mood	369	173.753	173.753	8,5%	97	51.653	272	122.101	-	-
Comercial	9	2.496	2.496	0,1%	-	-	-	-	9	2.496
Total	2.723	2.040.617	2.038.999	100,0%	1.076	1.093.446	1.410	770.620	237	174.933

Região – 9M24
(R\$ em milhares)

	Total				Lançamentos		Em Construção		Pronto	
Região	Unid.	VG Bruto	VG Bruto (%MD)	% VG (%MD)	Unid.	VG Bruto (%MD)	Unid.	VG Bruto (%MD)	Unid.	VG Bruto (%MD)
Bahia	586	796.789	796.789	39,1%	493	709.187	61	68.125	32	19.477
Ceará	961	583.827	583.827	28,7%	310	228.659	568	301.490	83	53.677
Pernambuco	562	332.667	331.048	16,3%	58	46.979	401	190.855	103	93.215
Alagoas	211	120.777	120.777	6,0%	51	37.042	158	83.705	2	30
Sergipe	179	80.781	80.781	4,0%	152	52.334	27	28.447	-	-
Rio Grande do Norte	107	67.458	67.458	3,3%	12	19.245	78	39.679	17	8.534
Paraíba	117	58.319	58.319	2,6%	-	-	117	58.319	-	-
Total	2.723	2.040.617	2.038.999	100,0%	1.076	1.093.446	1.410	770.620	237	174.933

Tipo – 9M24
(R\$ em milhares)

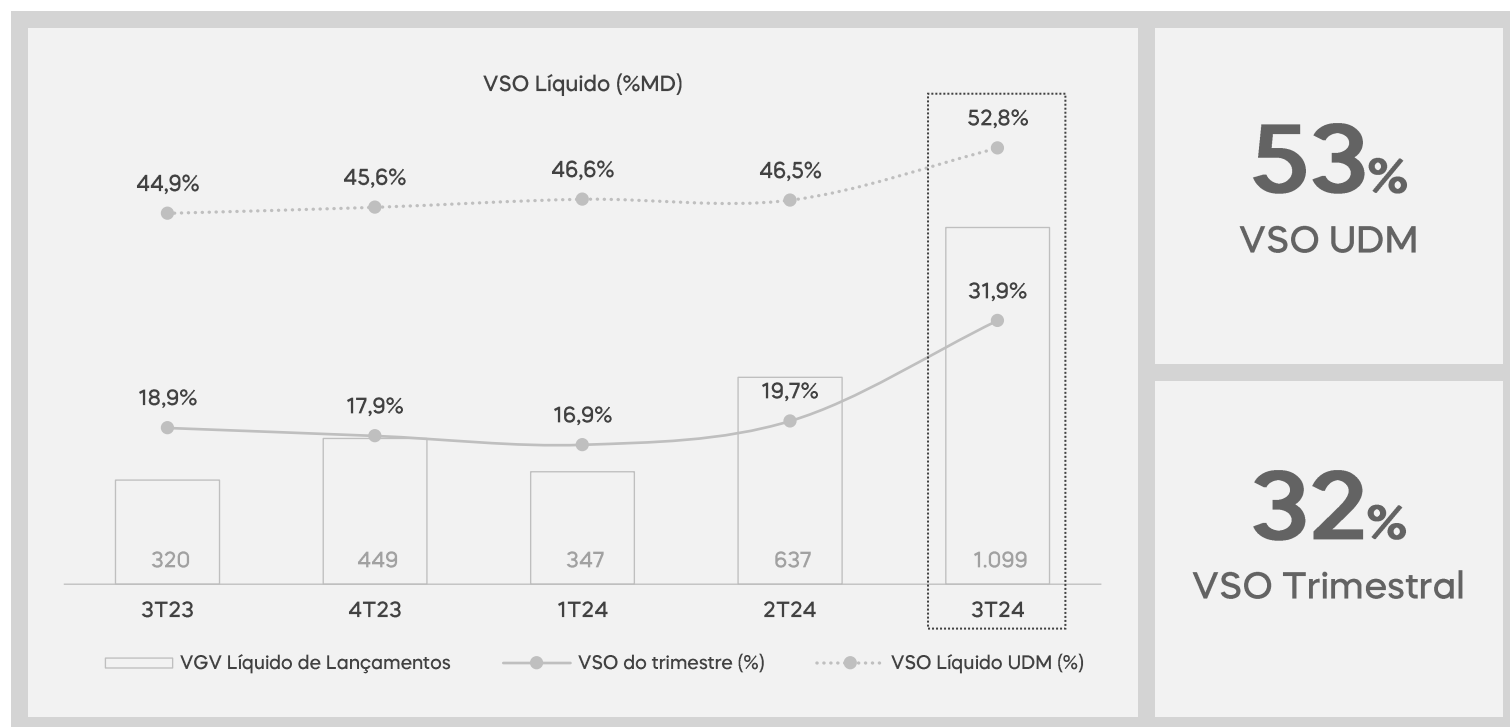
	Total				Lançamentos		Em Construção		Pronto	
Tipo	Unid.	VG Bruto	VG Bruto (%MD)	% VG (%MD)	Unid.	VG Bruto (%MD)	Unid.	VG Bruto (%MD)	Unid.	VG Bruto (%MD)
Incorporação	1.106	644.815	643.196	31,6%	300	141.029	636	405.128	170	97.039
Condomínios ¹	1.372	1.124.263	1.124.263	55,2%	745	854.366	627	269.896	-	-
Vendas Fechadas ²	245	271.539	271.539	13,2%	31	98.051	147	95.595	67	77.894
Total	2.723	2.040.617	2.038.999	100,0%	1.076	1.093.446	1.410	770.620	237	174.933

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

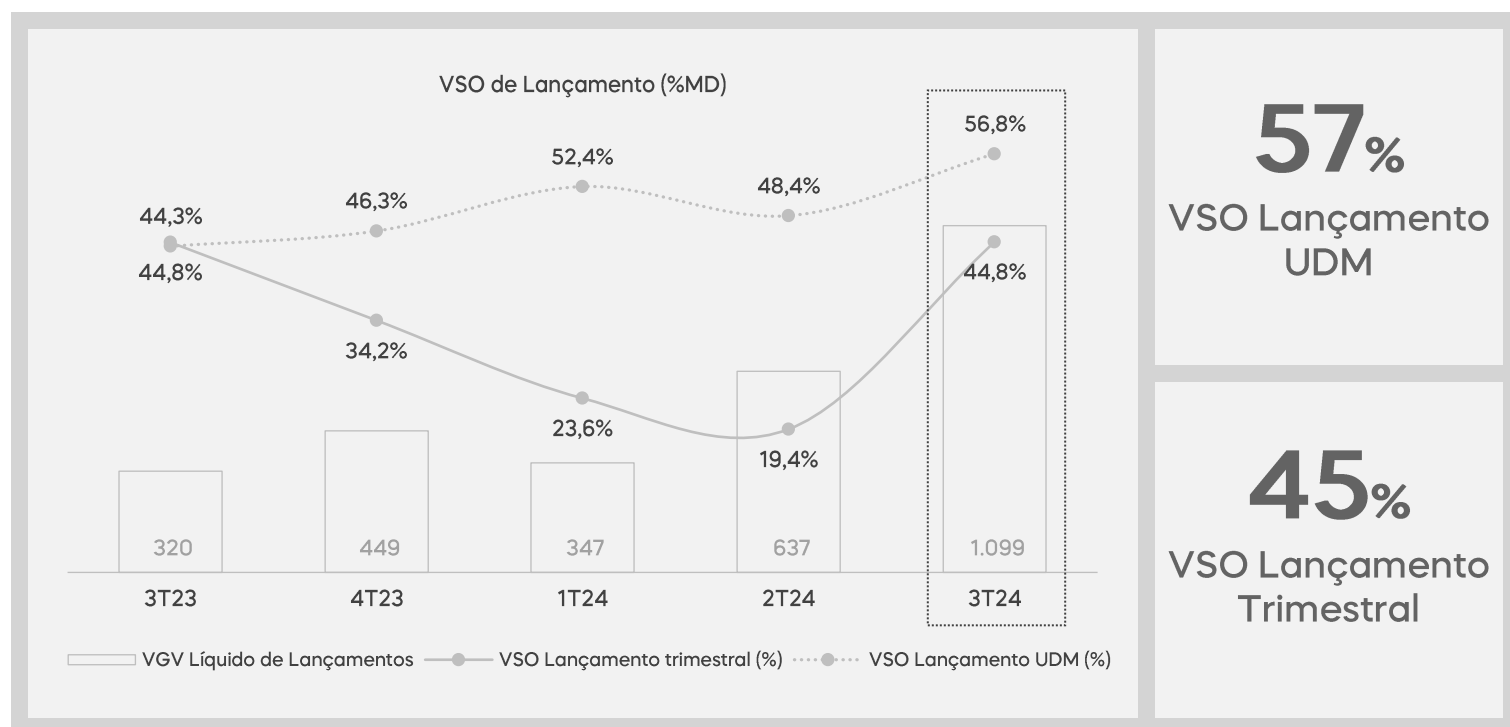
2. Cotas (unidades) de Condomínio aderidas pela Moura Dubeux e revendidas em tabela de Incorporação

VENDAS SOBRE OFERTA (VSO)

O Índice VSO Líquido (%MD) nos últimos doze meses (UDM) foi de 52,8%, aumento de 7,9pp quando comparado ao 3T23 e de 6,3pp em relação ao 2T24. Já o VSO Líquido (%MD) no trimestre foi de 31,9%, aumento de 13,0pp e 12,2pp quando comparado ao 3T23 e 2T24 respectivamente.



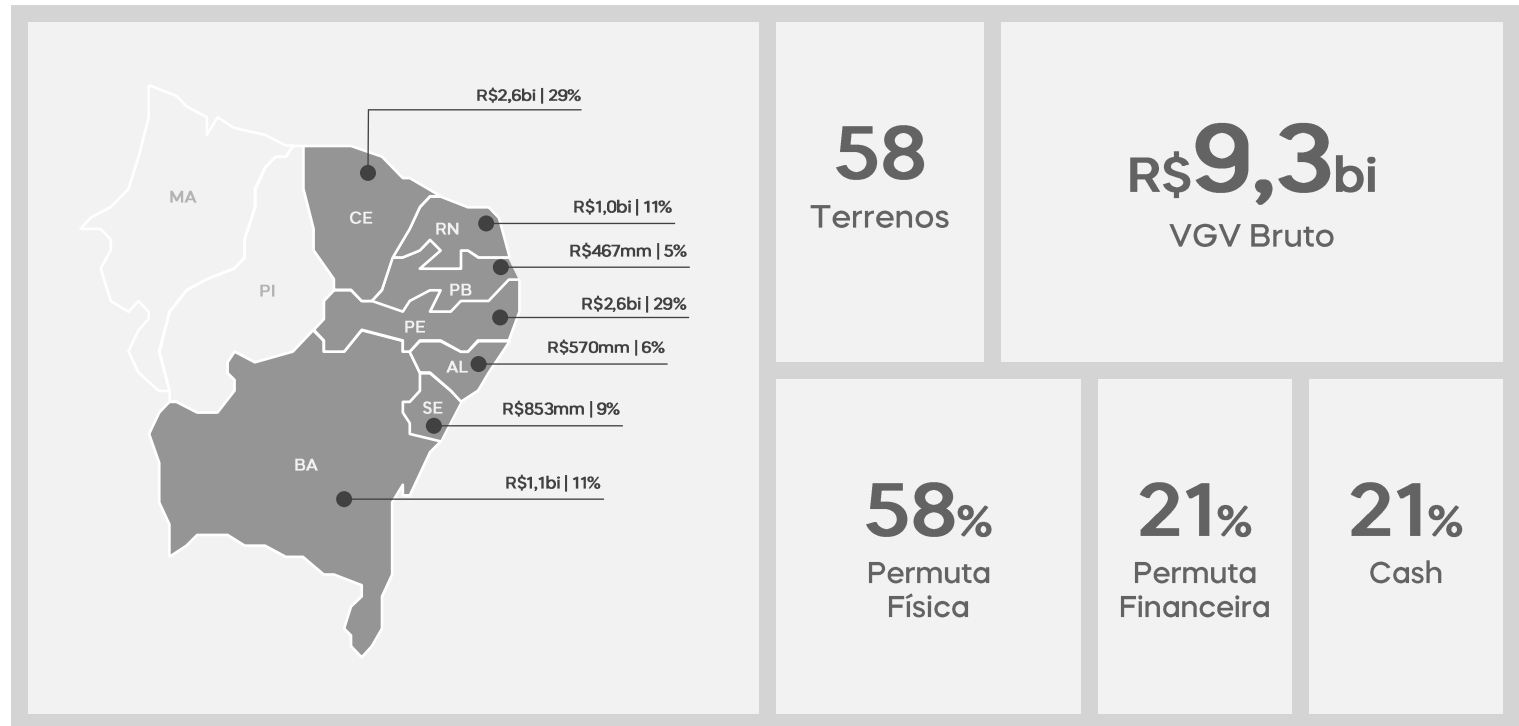
O VSO dos lançamentos (%MD) nos últimos doze meses foi de 56,8% e 44,8% no 3T23.



TERRENOS

No 3T24, a Companhia adquiriu 5 terrenos, e encerrou o trimestre com 58 terrenos totalizando um VGV Bruto potencial de aproximadamente R\$ 9,3 bilhões.

Distribuição do VGV Bruto por Praça



ENTREGAS

No 3T24, a Companhia entregou 1 projeto sob o regime de incorporação, totalizando um VGV Bruto e Líquido de R\$ 120 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	
Jardino	Fortaleza/CE	Médio Padrão	Incorporação	380	120	120	97%
Total (7)				1.180	1.029	997	

1. Em 30.09.2024

GERAÇÃO (CONSUMO) DE CAIXA

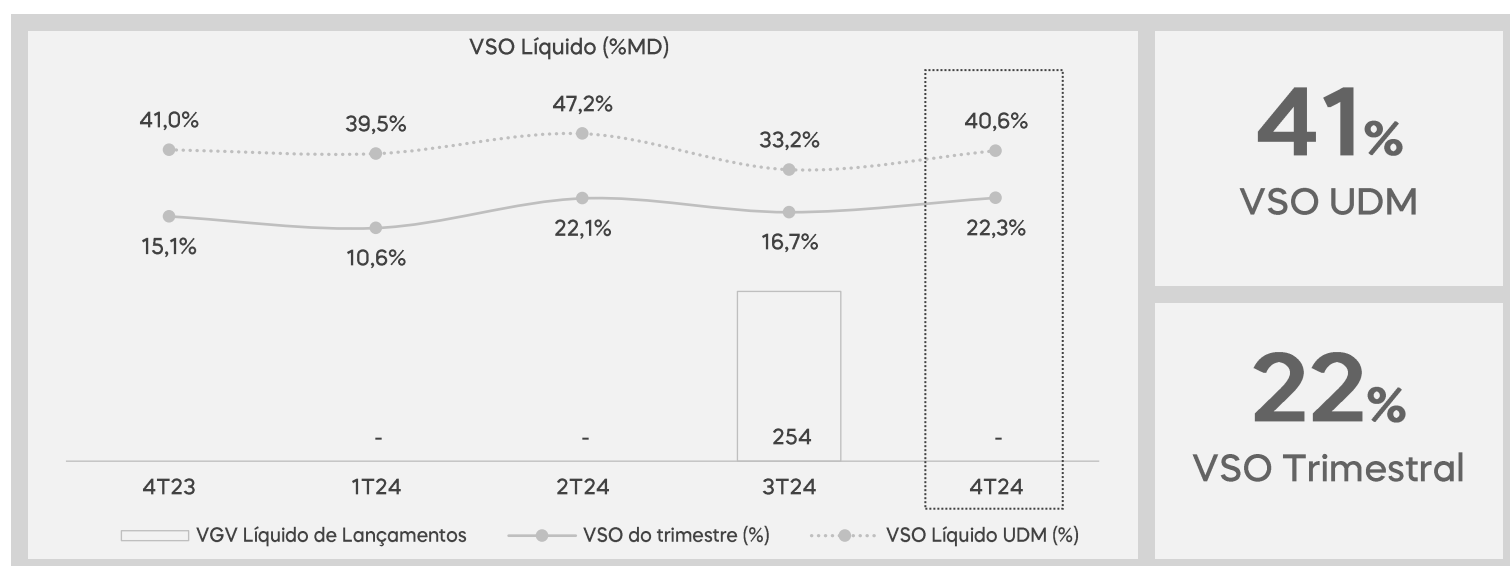
No trimestre, a Companhia apresentou geração de caixa de R\$ 14,5 milhões. Já nos últimos doze meses, a Companhia acumulou consumo de caixa de R\$ 94,4 milhões.

PROJETOS EM ANDAMENTO

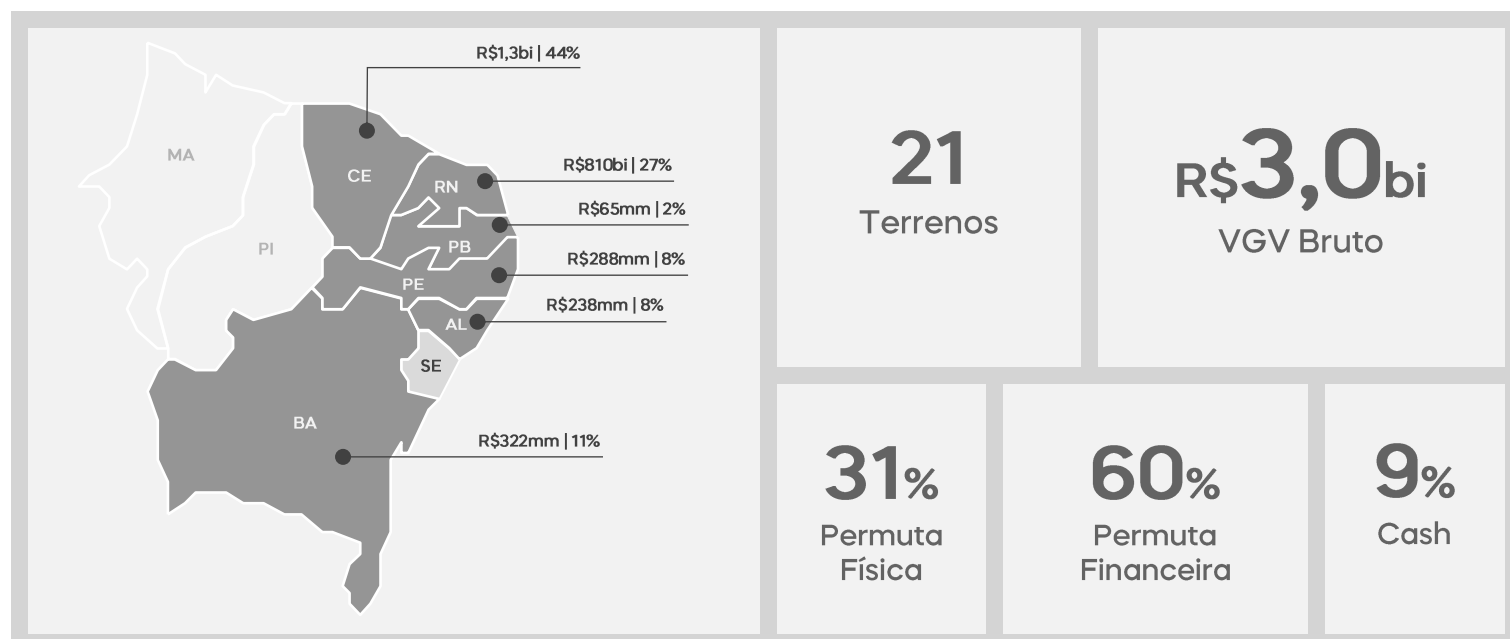
Empreendimentos (R\$ em milhares)	Região	Unid. Totais	VG Bruto	VG Líquido	Lançamento	% Venda ¹
Arborê	Fortaleza/CE	300	102	120	nov/22	83%
Miraflor	Fortaleza/CE	300	125	125	jun/23	72%
Mood Parque das Dunas	Natal/RN	158	70	64	set/23	76%
Mood Aurora	Recife/PE	320	146	118	abr/24	10%
Mood Parque do Cocó	Fortaleza/CE	249	135	135	jun/24	25%
Total (5)		1.327	578	562		

1. Em 30.09.2024

VSO



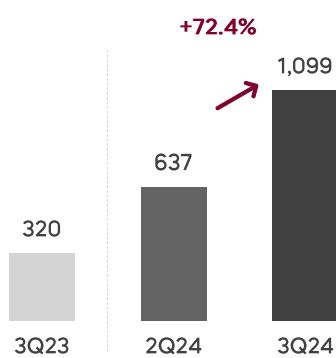
TERRENOS



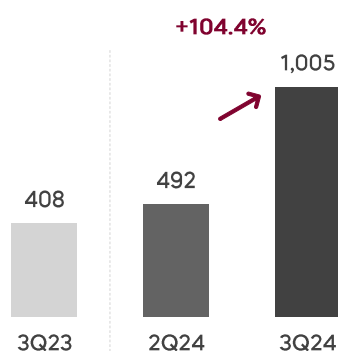
Recife, October 7th, 2024 - Moura Dubeux Engenharia S.A. ("MD" or "Company") (B3: MDNE3; Bloomberg: MDNE3:BZ), market share leader homebuilder in Brazil Northeast, operating for more than 40 years in the region, presents its operational preview results for the third quarter of 2024 (3Q24). These results are preliminary, still subject to audit review.

LAUNCHES OF R\$ 1.1 bn AND SALES OF R\$ 1.0 bn (RECORD-HIGH) IN 3Q24

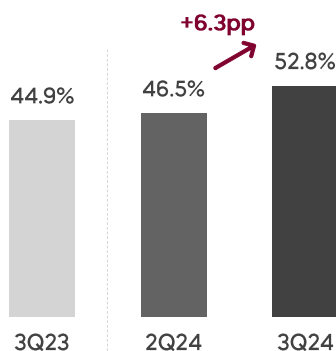
Net Launches %MD (R\$ MN)



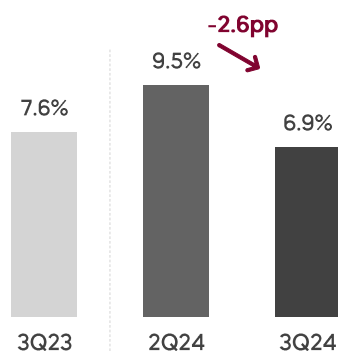
Net Sales %MD (R\$ MN)



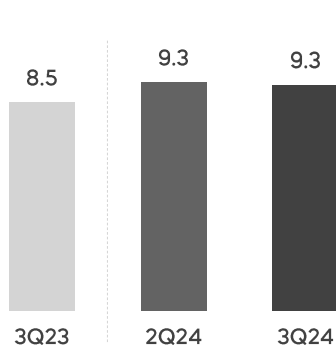
Net SoS LTM %MD



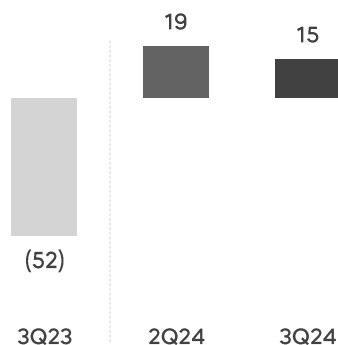
Cancellations %MD / Gross Sales %MD

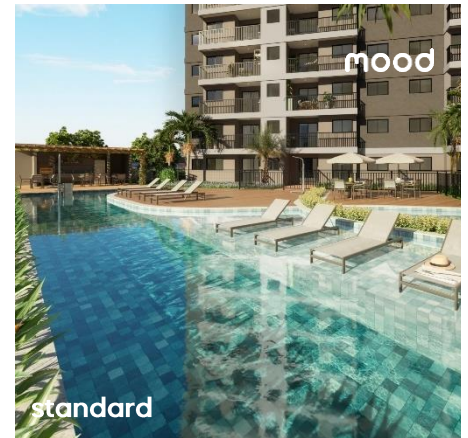


Landbank Gross PSV (R\$ bn)



Free Cash Flow (R\$ MN)





LAUNCHES

The Company launched 4 projects in 3Q24, totaling Gross PSV of R\$ 1,322 million and Net PSV of R\$ 1,099 million.

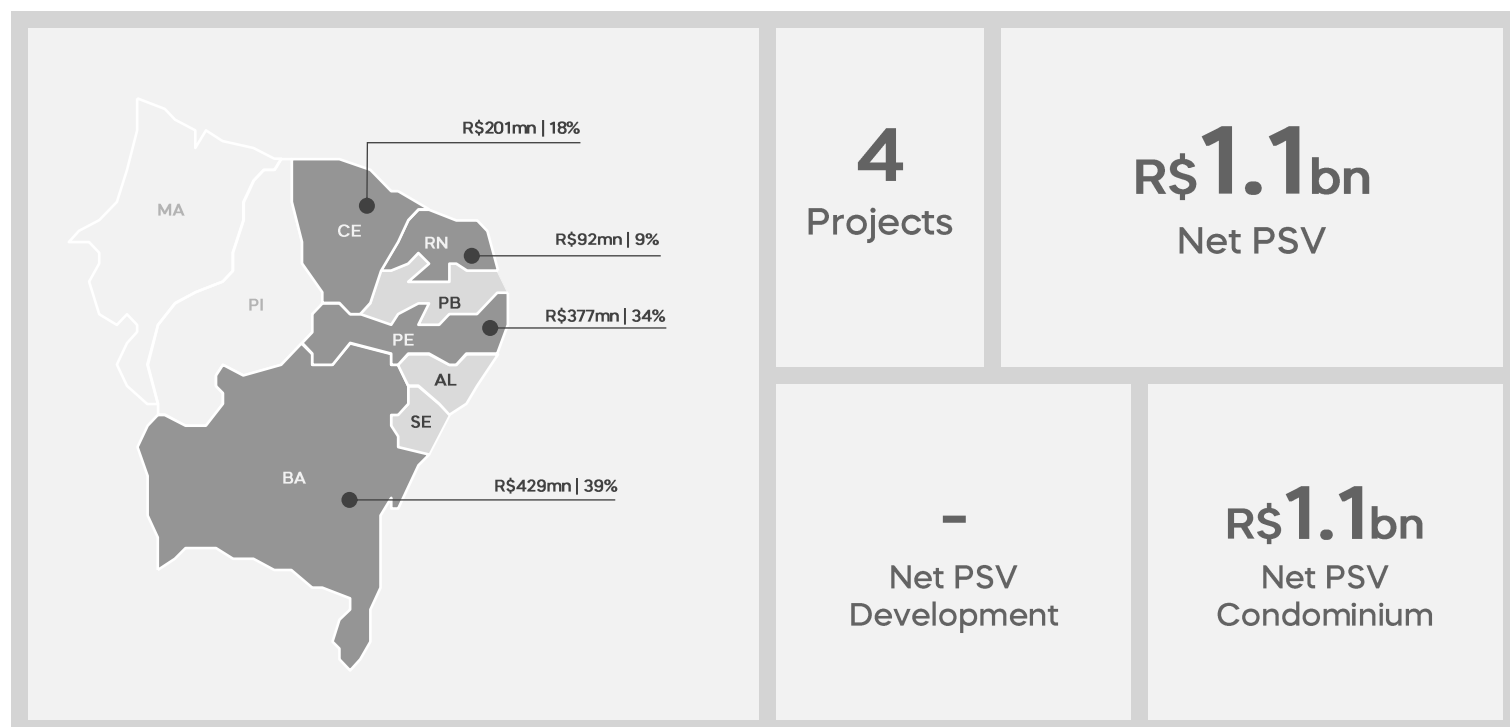
In 9M24, launches totaled Gross PSV of R\$ 2,420 million and Net PSV of R\$ 2,083 million.

Launches (R\$ '000)	3 Q 2 4	3 Q 2 3	Chg. %	2 Q 2 4	Chg. %	9 M 2 4	9 M 2 3	Chg. %
Launches PSV (%MD)	1,099	320	242.8%	637	72.4%	2,083	1,163	79.1%
# Projects Launched	4	3	33.3%	4	0.0%	11	10	10.0%
# Units Launched	1,267	590	114.7%	871	45.5%	2,789	2,359	18.2%

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		
Trairi 517	Natal/RN	High-End	Condominium	72	112	92	Jul-24	20%
Infinity Salvador	Salvador/BA	Beach Class	Condominium	554	429	429	Aug-24	66%
Casa Mauá	Fortaleza/CE	High-End	Condominium	117	242	201	Sep-24	68%
Beach Class Manguinhos	Carneiros/PE	Beach Class	Condominium	524	539	377	Sep-24	7%
Total (11)				2,789	2,420	2,083		

1. In 09.30.2024

Net PSV Breakdown Launched by Region – 3Q24



SALES

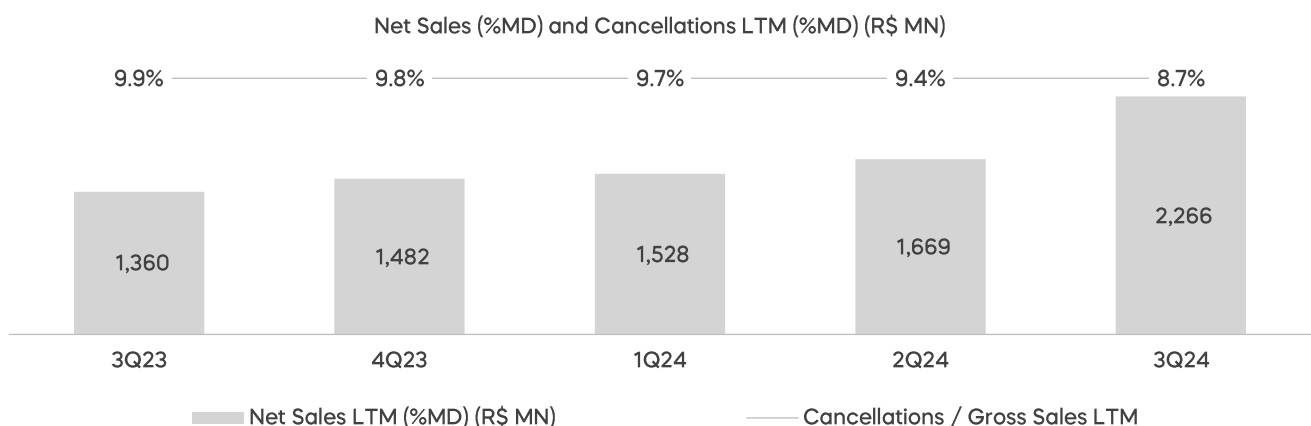
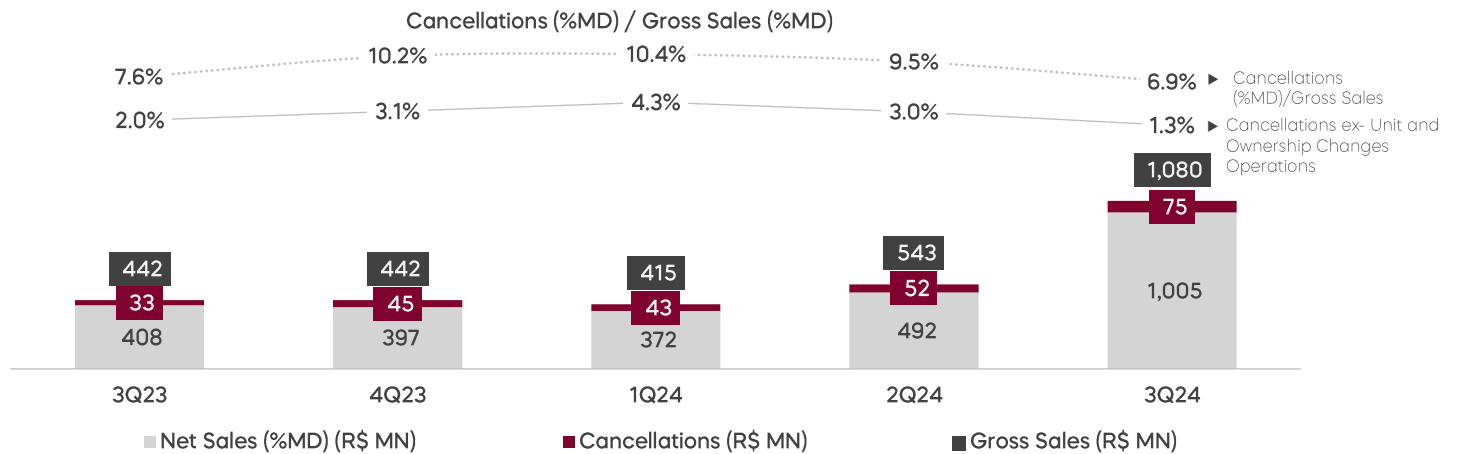
The volume of Net Sales and Adhesions (%MD) totaled a record-high figure of R\$ 1,005 million in 3Q24, representing an significant increase of 146.2% compared to 3Q23 and 104.4% compared to 2Q24.

In 9M24, the volume of Net Sales and Adhesions (%MD) totaled R\$ 1,869 million, increase of 72.2% when compared to 9M23.

Sales and Adhesions (R\$ '000)	3 Q 2 4	3 Q 2 3	Chg. %	2 Q 2 4	Chg. %	9 M 2 4	9 M 2 3	Chg. %
Gross Sales and Adhesions¹ (%MD) (a)	1,080,153	441,707	144.5%	543,366	98.8%	2,038,999	1,200,824	69.8%
Development Sales	223,443	187,710	19.0%	240,566	-7.1%	643,196	637,048	1.0%
Closed Sales ²	54,516	56,359	-3.3%	160,775	-66.1%	271,539	128,053	112.1%
Adhesions to Condominium ³	802,194	197,638	305.9%	142,024	464.8%	1,124,263	435,723	158.0%
Cancellations (%MD) (b)	74,882	33,362	124.5%	51,500	45.4%	169,783	115,545	46.9%
Net Sales and Adhesions (%MD) (c=a-b)	1,005,271	408,345	146.2%	491,866	104.4%	1,869,216	1,085,279	72.2%
Cancellations (%MD) / Gross Sales (%MD)	6.9%	7.6%	-0.7pp	9.5%	-2.6pp	8.3%	9.6%	-1.3pp
# Units Sold	1,136	702	61.8%	819	38.7%	2,723	1,967	38.4%

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 3Q24, the total number of cancellations was R\$ 75 million, representing 6.9% of the Gross Sales (%MD). Considering the last twelve months (LTM), the total volume of cancellations represented 8.7% of LTM Gross Sales (%MD).



SALES BREAKDOWN

Segment – 3Q24
(R\$ '000)

	Total				Launch ¹		Under Construction		Completed Units	
Segment	Units	Gross PSV	Gross PSV (%MD)	% PSV (%MD)	Units	Gross PSV (%MD)	Units	Gross PSV (%MD)	Units	Gross SPV (%MD)
High-End	197	494,212	494,212	45.8%	100	374,112	79	91,500	18	28,600
Beach Class	685	455,581	455,581	42.2%	443	358,834	238	94,877	4	1,870
Standard	121	66,637	66,637	6.2%	-	-	55	34,960	66	31,677
Mood	124	61,227	61,227	5.7%	52	28,281	72	32,946	-	-
Commercial	9	2,496	2,496	0.3%	-	-	-	-	9	2,496
Total	1,136	1,080,153	1,080,153	100.0%	595	761,227	444	254,283	97	64,643

1. Projects launched up to 6 (six) months

Region – 3Q24
(R\$ '000)

	Total				Launch ¹		Under Construction		Completed Units	
Region	Units	Gross PSV	Gross PSV (%MD)	% PSV (%MD)	Units	Gross PSV (%MD)	Units	Gross PSV (%MD)	Units	Gross SPV (%MD)
Bahia	445	585,743	585,743	54.3%	391	534,681	43	43,187	11	7,875
Ceará	311	267,998	267,998	24.9%	103	152,561	154	83,679	54	31,758
Pernambuco	209	123,055	123,055	11.4%	40	38,737	144	63,046	25	21,272
Rio Grande do Norte	42	35,918	35,918	3.4%	12	19,245	23	12,935	7	3,738
Alagoas	48	29,581	29,581	2.8%	-	-	48	29,581	-	-
Sergipe	57	24,396	24,396	2.3%	49	16,002	8	8,393	-	-
Paraíba	24	13,462	13,462	1.3%	-	-	24	13,462	-	-
Total	1,136	1,080,153	1,080,153	100.0%	595	761,227	444	254,283	97	64,643

1. Projects launched up to 6 (six) months

Operation Format – 3Q24
(R\$ '000)

	Total				Launch ¹		Under Construction		Completed Units	
Operation Format	Units	Gross PSV	Gross PSV (%MD)	% PSV (%MD)	Units	Gross PSV (%MD)	Units	Gross PSV (%MD)	Units	Gross SPV (%MD)
Development	384	223,443	223,443	20.7%	101	44,283	199	130,099	84	49,061
Condominium ²	681	802,194	802,194	74.3%	493	714,861	188	87,334	-	-
Closed Sales ³	71	54,516	54,516	5.1%	1	2,083	57	36,850	13	15,583
Total	1,136	1,080,153	1,080,153	100.0%	595	761,227	444	254,283	97	64,643

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 – 9M24 (R\$ '000)

	Total				Launch		Under Construction		Completed Units	
Segment	Units	Gross PSV	Gross PSV (%MD)	% PSV (%MD)	Units	Gross PSV (%MD)	Units	Gross PSV (%MD)	Units	Gross SPV (%MD)
High-End	446	880,176	880,176	43.2%	202	548,618	188	232,446	56	99,111
Beach Class	1,577	802,551	802,551	39.4%	726	456,133	821	339,914	30	6,504
Standard	322	181,642	180,023	8.9%	51	37,042	129	76,159	142	66,822
Mood	369	173,753	173,753	8.6%	97	51,653	272	122,101	-	-
Commercial	9	2,496	2,496	0.2%	-	-	-	-	9	2,496
Total	2,723	2,040,617	2,038,999	100.0%	1,076	1,093,446	1,410	770,620	237	174,933

Region – 9M24 (R\$ '000)

	Total				Launch		Under Construction		Completed Units	
Region	Units	Gross PSV	Gross PSV (%MD)	% PSV (%MD)	Units	Gross PSV (%MD)	Units	Gross PSV (%MD)	Units	Gross SPV (%MD)
Bahia	586	796,789	796,789	39.1%	493	709,187	61	68,125	32	19,477
Ceará	961	583,827	583,827	28.7%	310	228,659	568	301,490	83	53,677
Pernambuco	562	332,667	331,048	16.3%	58	46,979	401	190,855	103	93,215
Alagoas	211	120,777	120,777	6.0%	51	37,042	158	83,705	2	30
Sergipe	179	80,781	80,781	4.0%	152	52,334	27	28,447	-	-
Rio Grande do Norte	107	67,458	67,458	3.4%	12	19,245	78	39,679	17	8,534
Paraíba	117	58,319	58,319	2.9%	-	-	117	58,319	-	-
Total	2,723	2,040,617	2,038,999	100.0%	1,076	1,093,446	1,410	770,620	237	174,933

Operation Format – 9M24 (R\$ '000)

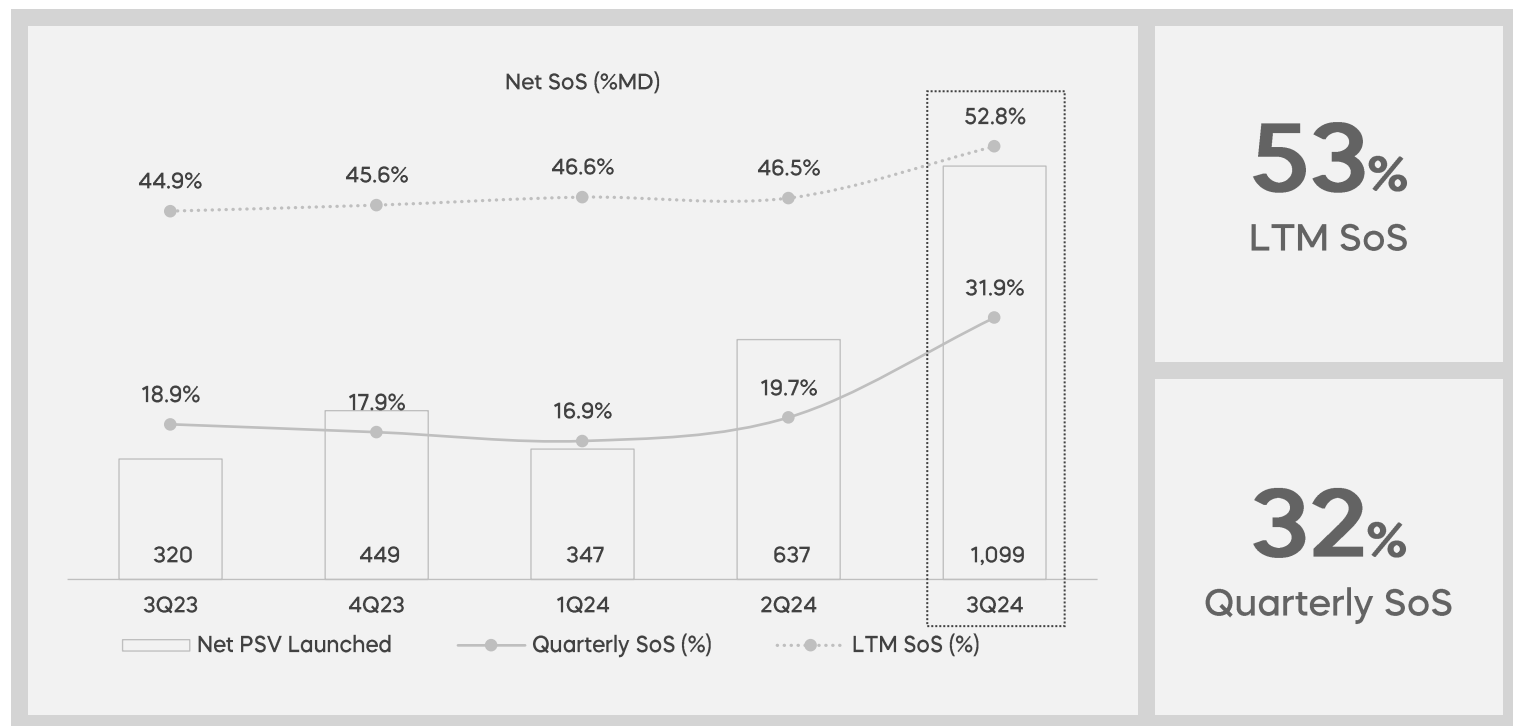
	Total				Launch		Under Construction		Completed Units	
Operation Format	Units	Gross PSV	Gross PSV (%MD)	% PSV (%MD)	Units	Gross PSV (%MD)	Units	Gross PSV (%MD)	Units	Gross SPV (%MD)
Development	1,106	644,815	643,196	31.6%	300	141,029	636	405,128	170	97,039
Condominium ¹	1,372	1,124,263	1,124,263	55.2%	745	854,366	627	269,896	-	-
Closed Sales ²	245	271,539	271,539	13.4%	31	98,051	147	95,595	67	77,894
Total	2,723	2,040,617	2,038,999	100.0%	1,076	1,093,446	1,410	770,620	237	174,933

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

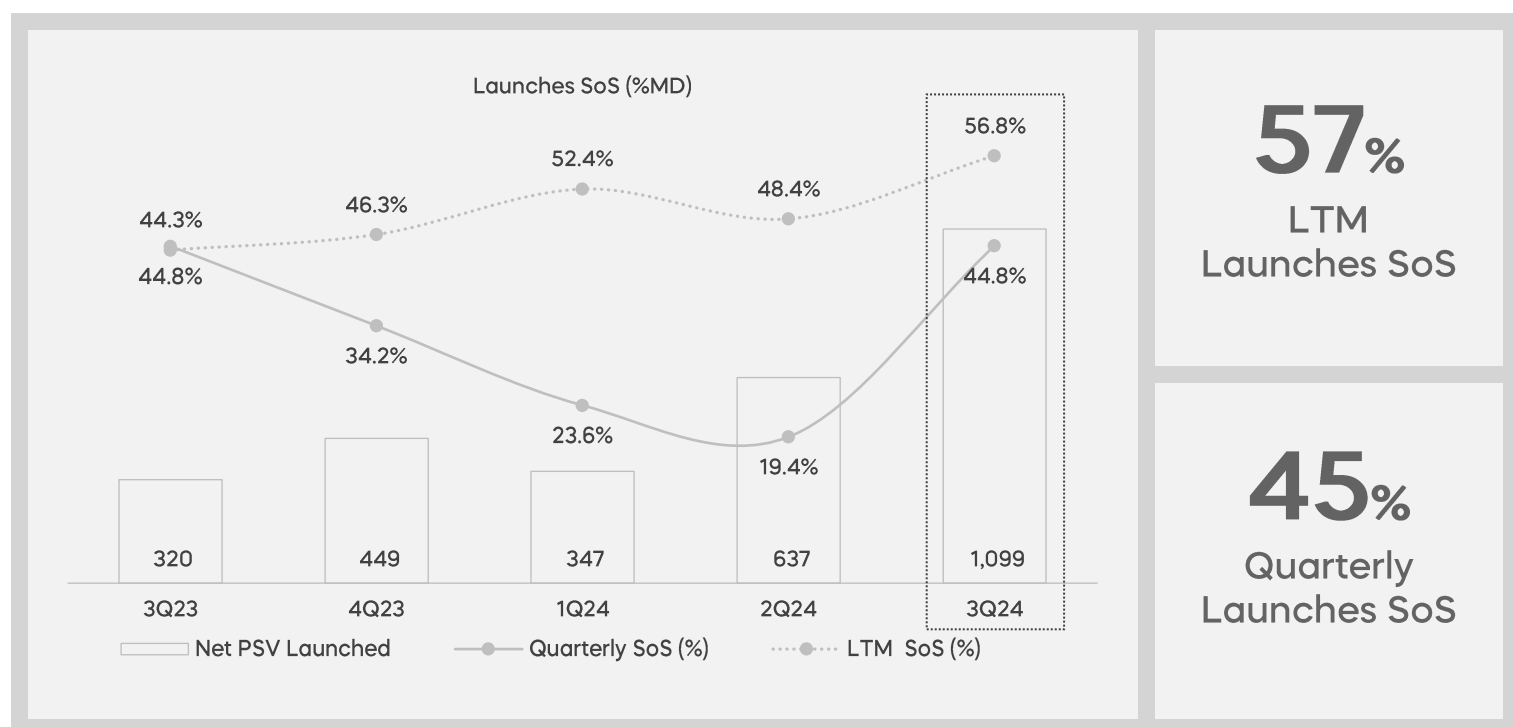
2. Condominium quotas (units) adhered by Moura Dubeux and resold as Development units

SPEED OF SALES (SoS)

Net SoS (%MD) LTM was 52.8%, increase of 7.9pp YoY and 6.3pp QoQ. As for the quarter, Net SoS (%MD) was 31.9%, increase of 13.0pp YoY and 12.2pp QoQ.



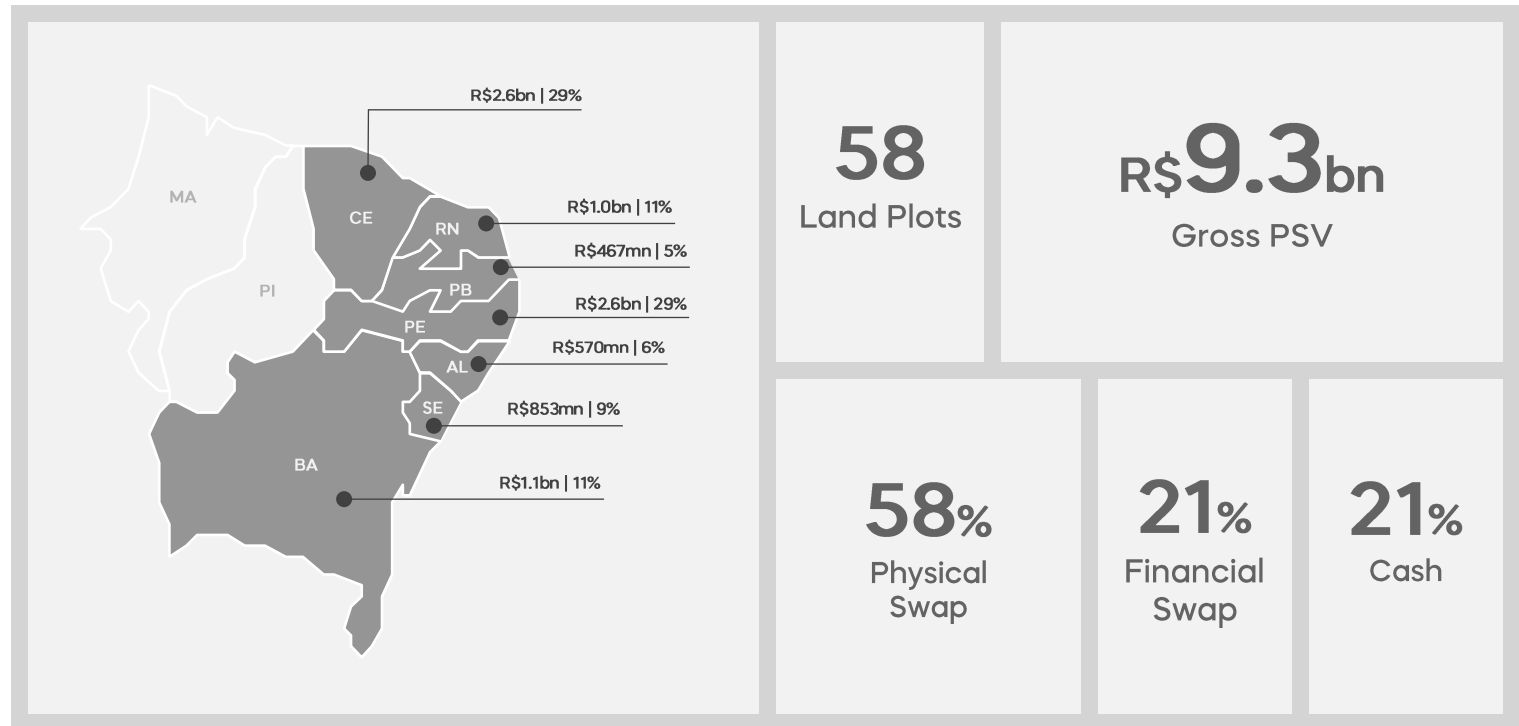
Launches SoS (%MD) recorded 56.8% in LTM and 44.8% in the quarter



LANDBANK

In 3Q24, the Company acquired 5 land plots and ended the quarter with a total of 58 plots, totaling Gross PSV of approximately R\$ 9.3 billion.

Gross PSV Breakdown Distribution - Region



PROJECTS DELIVERED

In 3Q24, the Company delivered 1 project under the Development operational format, totaling Gross and Net PSV of R\$ 120 million.

Project (R\$ '000)	Region	Segment	Operation Formats	Units	Gross PSV	Net PSV	% Sales ¹
1º Quarter (2)				417	627	627	
2º Quarter (4)				383	282	250	
3º Quarter (1)				380	120	120	
Jardino	Fortaleza/CE	Standard	Development	380	120	120	97%
Total (7)				1,180	1,029	997	

1. In 09.30.2024

FREE CASH FLOW

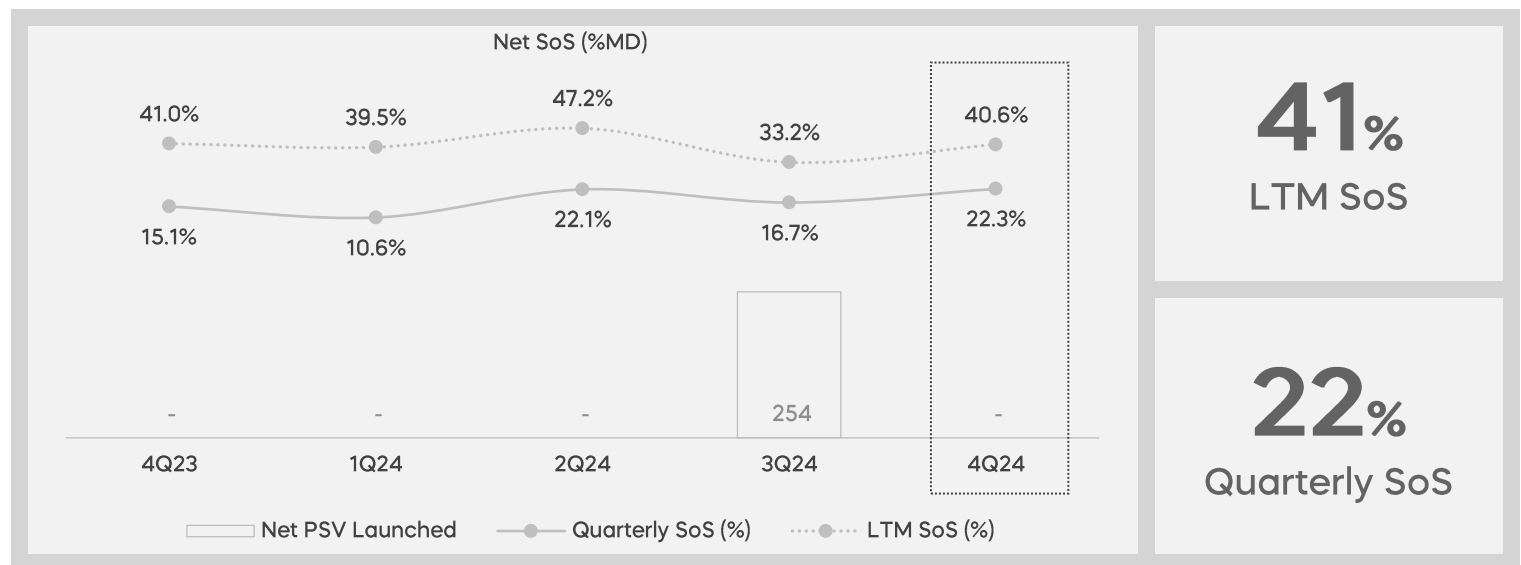
In the quarter, the Company recorded positive free cash flow of R\$ 14.5 million. Considering the last twelve months, the Company accumulated negative free cash flow of R\$ 94.4 million.

CURRENT PROJECTS

Project (R\$ '000)	Region	Units	Gross PSV	Net PSV	Launch	% Sold ¹
Arborê	Fortaleza/CE	300	102	120	Nov-22	83%
Miraflor	Fortaleza/CE	300	125	125	Jun-23	72%
Mood Parque das Dunas	Natal/RN	158	70	64	Sep-23	76%
Mood Aurora	Recife/PE	320	146	118	Apr-24	10%
Mood Parque do Cocó	Fortaleza/CE	249	135	135	Jun-24	25%
Total (5)		1,327	578	562		

1. In 09.30.2024

SPEED OF SALES (SoS)



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