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# VERDANT EUROPE

Investing in the sustainable future of Czech agriculture

# Introduction to VERDANT EUROPE & Our Regulated Fund

VERDANT EUROPE is a family-owned investment group focusing on long-term investments in agricultural land and projects that support sustainable development.

APF GROUP EUROPE SICAV P.L.C. is a regulated alternative investment fund based in Malta.

We focus on European farmland and invest with respect for traditional agricultural values and a regenerative approach to land management.

The legacy of our ancestors,  
a certainty for next generations.

# Mission and Strategy

- **Long-term land ownership as a strategic foundation**  
Our investment model is built on securing long-term ownership of high-quality agricultural land, allowing us to create stable value and ensure responsible land use across generations.
- **Regeneration through cooperation with local farmers**  
We initiate and support projects that apply regenerative farming methods, such as cover cropping, minimal tillage and biodiversity enhancement. These are developed in collaboration with experienced family-owned farms.
- **Performance-based returns through active engagement**  
Rather than passive leasing, we create value by offering capital to farmers through flexible direct financing or performance-linked profit-sharing agreements.
- **Agriculture with a purpose: resilience and independence**  
Our mission goes beyond return on investment. We aim to strengthen food systems, improve soil health and reduce dependence on subsidies, imports or short-term exploitation.

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# Track Record of the Founding Team

Our team builds on over a decade of experience in the Czech agricultural land market.

- 2,178 completed transactions
- EUR 67.7 million in total farmland traded
- EUR 26.4 million in directly owned land (930 ha)
- EUR 37.2 million in client-held farmland under management
- Over 2,000 clients and long-term farmer relationships
- Consistent annual appreciation of 10%+ p.a. across our client and proprietary land portfolios

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# From Local Roots to European Platform

In 2025, we completed a successful exit from our Czech-based agricultural holding, closing a chapter of direct ownership that allowed us to gain deep expertise, trust, and results.

Now, we are building on this foundation through a regulated European fund.

We carry on forward:

- Years of practical experience
- Strong partnerships
- Reputation for transparent transactions
- Over 2,000 clients and long-term farmer relationships
- Most importantly, an extensive network of trusted local farmers and agricultural entrepreneurs in key Czech regions.

We continue to manage a client portfolio where farmland is held directly by investors, and we maintain long-standing relationships with landowners, buyers, and industry partners.

This is not a reset. This is a continuation at a higher level – moving from local success to regulated, long-term impact.

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# Why Invest with Us

- **Real, tangible assets with long-term value**

We invest in premium farmland. It is a physical and limited resource that offers long-term value and capital protection.

- **Low volatility and inflation resilience**

Farmland prices grow steadily over time and resist economic shocks. Land also works as a natural hedge against inflation.

- **Strong farmer partnerships and local insight**

We work with trusted local farmers through long-standing relationships. This brings stability, insight and effective land management.

- **Fully regulated under MFSA (Malta)**

Our fund is regulated by the Malta Financial Services Authority. Investors benefit from legal certainty within the EU framework.

- **Sustainability, regeneration and food independence**

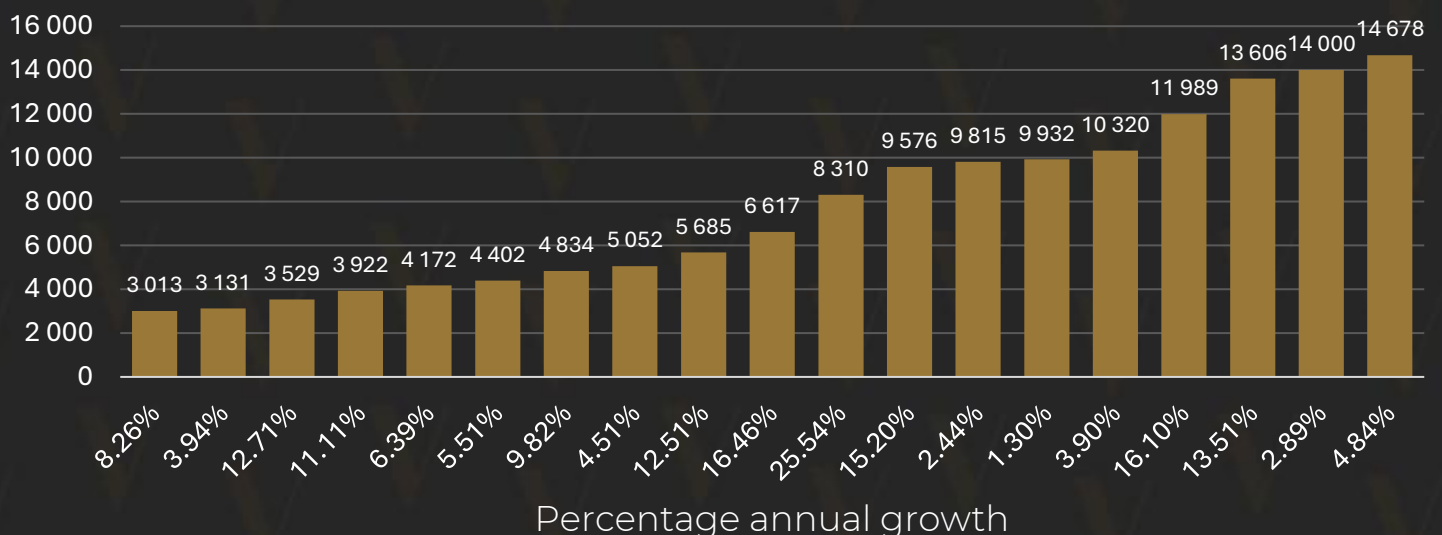
We support soil health, biodiversity and regional food systems. Our strategy combines ecological benefit with financial value.

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# Land Market Growth & Economic Drivers

- Farmland in Czech Republic and rest of the Europe has seen consistent price growth
- Agricultural land is finite, essential, and increasingly strategic
- Institutional interest in land-backed assets is growing across Europe

Development of Land Market Prices in the Czech Republic in the Period 2006-2024 (EUR/ha)



The price reflects a nationwide average across various types of land. Since we focus exclusively on agricultural land, and specifically on the highest quality parcels, the growth rate is significantly higher.

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# Our Impact on Agriculture

- **Financing independent, family-run farms**

We provide capital to small and mid-sized family farms that often lack access to traditional financing. Our goal is to strengthen local agriculture and support generational continuity on the land.

- **Supporting regenerative techniques**

We help implement regenerative practices such as crop rotation, biodiversity planting and soil health improvement. These methods boost long-term productivity and environmental resilience.

- **Reducing reliance on subsidies and bank loans**

By offering direct financial support and flexible partnerships, we help farms operate more independently and reduce their dependence on government aid or commercial debt.

- **Creating long-term value for land and people**

We focus on building sustainable value, not just for the land itself, but also for the farmers and communities who rely on it. Our investments aim to deliver both economic and social impact.

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# Our Vision & Partnership Model

We aim to **strengthen and transform Czech agriculture** by providing long-term capital and working side by side with independent local farmers.

Our goal is to build a more **resilient, independent and future-ready agricultural sector**, starting in regions we know well. From there, we continue to grow across Europe.

To support this mission, we are open to **qualified investors** (EU-compliant), with a **minimum investment of EUR 100,000**.

We are actively seeking:

- **Licensed tied agents**
- **Distribution partners**
- **Ambitious individuals** with investment licenses who want to grow with us in a purpose-driven environment.

We grow with the land, the people and our partners.

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# Get in Touch

VERDANT EUROPE

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Let's grow something lasting. Together.

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