

Consolidated balance sheet

Assets

in CHF thousand	Notes	30.9.2013 reviewed	31.3.2013 audited ¹	1.4.2012 audited ¹
Non-current assets				
Investment properties strategic	6	744 271	854 295	847 221
Furnishing		439	539	551
Deferred tax assets		1 902	2 385	3 608
Derivative financial instruments	9	43	138	561
Other non-current receivables		3 327	4 633	7 227
Total non-current assets		749 982	861 990	859 168
Current assets				
Investment properties strategic held for sale	6	0	65 353	66 160
Investment properties non-strategic held for sale	6	104 398	145 144	292 762
Trade accounts receivable		3 806	3 980	5 854
Receivable from income taxes		1 987	5 381	3 659
Other current assets		20 044	22 813	19 565
Cash and cash equivalents		60 973	36 632	39 555
Total current assets		191 208	279 303	427 555
Total assets		941 190	1 141 293	1 286 723

¹ Amounts have been adjusted based upon the restated presentation (see section 2.4 in the notes to the consolidated semi-annual financial statements).
Information contained in the notes to the consolidated semi-annual financial statements is an integral part of the consolidated semi-annual financial statements.

Equity and liabilities

in CHF thousand	Notes	30.9.2013 reviewed	31.3.2013 audited ¹	1.4.2012 audited ¹
Equity				
Share capital	7	59 724	59 724	59 724
Capital reserves ²		159 871	37 036	37 036
Special reserve from capital decrease ²		0	367 306	367 306
Retained earnings ²		66 151	-164 593	-82 978
Treasury shares	7	-2 243	-2 134	-2 632
Reserve for cash flow hedges	9	-18 615	-29 686	-40 579
Currency translation adjustments		-55 556	-55 614	-55 890
Equity of the shareholders of Züblin Immobilien Holding AG		209 332	212 039	281 987
Non-controlling interests		52 774	51 979	56 440
Total equity		262 106	264 018	338 427
Liabilities				
Non-current mortgages strategic	10	246 235	477 522	444 711
Bond	11	57 786	59 369	59 102
Mandatory Convertible Securities		2 371	3 092	3 719
Other non-current liabilities		950	890	771
Deferred tax liabilities		8 194	21 300	20 820
Derivative financial instruments	9	33 075	49 100	53 192
Non-current liabilities		348 611	611 273	582 315
Mortgages strategic held for sale	10	0	45 122	40 247
Mortgages non-strategic held for sale	10	93 333	127 044	190 292
Current mortgages strategic	10	200 969	50 149	98 680
Mandatory Convertible Securities		718	683	644
Derivative financial instruments	9	3 532	323	896
Income tax liabilities		7	41	198
Trade accounts payable		4 401	14 022	3 161
Other current liabilities		27 513	28 618	31 863
Current liabilities		330 473	266 002	365 981
Total liabilities		679 084	877 275	948 296
Total equity and liabilities		941 190	1 141 293	1 286 723

¹ Amounts have been adjusted based upon the restated presentation (see section 2.4 in the notes to the consolidated semi-annual financial statements).

² Offset of loss carryforwards of CHF 244'470'162.91 in accordance with the AGM resolution of 11 June 2013 (see consolidated statement of equity on page 31).
Information contained in the notes to the consolidated semi-annual financial statements is an integral part of the consolidated semi-annual financial statements.