



São Paulo, August 14, 2018—General Shopping e Outlets do Brasil S/A [B3: GSHP3], a Company with a significant share of the shopping center industry in Brazil, today announces its results for the second quarter 2018. Except where otherwise stated, the following financial and operational information are presented on a consolidated basis and in thousands of Reais.

Adjusted EBITDA Margin rises 0.7 p.p. and reaches 71.2% in 2Q18

- General Shopping e Outlets do Brasil S/A reported Gross Revenue of R\$ 53.0 million in the second quarter of 2018 - 2Q18, a decrease of 24.2% compared with revenue of R\$ 69.9 million in the second quarter of 2017 - 2Q17. In 1H18, Gross Revenue fell 10.9% in relation to 1H17, posting R\$ 122.4 million.
- Consolidated Net Operating Income – NOI in 2Q18 reported R\$ 40.4 million, equivalent to a margin of 86.2% and a decrease of 27.1% in relation to the R\$ 55.5 million reported for 2Q17. In 1H18, Consolidated NOI was R\$ 96.1 million, corresponding to a margin of 88.6% and a decrease of 12.6% compared with 1H17.
- Gross Profit in 2Q18 was R\$ 40.2 million, corresponding to a margin of 85.7% and a decrease of 27.0% compared with R\$ 55.0 million in 2Q17. In 1H18, Gross Profit was R\$ 95.4 million, representing a margin of 87.9%, a 12.4% decrease in relation to 1H17.
- Adjusted EBITDA in 2Q18 was R\$ 33.4 million, corresponding to a margin of 71.2% and a reduction of 23.4% in relation to the R\$ 43.6 million in 2Q17. In 1H18, Adjusted EBITDA was R\$ 78.2 million, equivalent to a margin of 72.0% and a decrease of 10.3% compared with 1H17.

Consolidated Financial Highlights						
R\$ thousand	2Q17	2Q18	Chg.	1H17	1H18	Chg.
Gross Revenue	69,856	52,973	-24.2%	137,390	122,393	-10.9%
Rent (Shopping Malls)	48,678	32,912	-32.4%	96,548	81,138	-16.0%
Services	21,178	20,061	-5.3%	40,842	41,255	1.0%
NOI - Consolidated	55,506	40,440	-27.1%	110,021	96,138	-12.6%
Adjusted EBITDA	43,601	33,416	-23.4%	87,168	78,163	-10.3%
Adjusted Net Result	(67,509)	(125,831)	86.4%	(63,129)	(152,781)	142.0%
Adjusted FFO	(66,367)	(125,043)	88.4%	(60,668)	(150,965)	148.8%
NOI Margin	89.8%	86.2%	-3.6 p.p.	90.3%	88.6%	-1.7 p.p.
Adjusted EBITDA Margin	70.5%	71.2%	0.7 p.p.	71.5%	72.0%	0.5 p.p.
Adjusted Net Result Margin	-109.2%	-268.3%	-	-51.8%	-140.8%	-
Adjusted FFO Margin	-107.4%	-266.6%	-	-49.8%	-139.1%	-
Gross Revenue per m ²	285.66	287.05	0.5%	561.83	580.81	3.4%
NOI per m ²	226.98	219.13	-3.5%	449.91	456.22	1.4%
Adjusted EBITDA per m ²	178.30	181.07	1.6%	356.46	370.92	4.1%
Adjusted Net Result per m ²	(276.07)	(681.85)	147.0%	(258.15)	(725.02)	180.8%
Adjusted FFO per m ²	(271.40)	(677.58)	149.7%	(248.09)	(716.40)	188.8%
Own GLA - Average in the Period (m ²)	244,540	184,544	-24.5%	244,540	210,727	-13.8%
Own GLA - End of the Period (m ²)	244,540	184,576	-24.5%	244,540	184,576	-24.5%

INVESTOR RELATIONS

Marcio Snioka
IR Officer

www.generalshopping.com.br

Rodrigo Lepski Lopes
IR Manager

dri@generalshopping.com.br

Índice de
Ações com Governança
Corporativa Diferenciada **IGC**

Índice de
Ações com Tag Along
Diferenciado **ITAG**

GSHP3
NOVO
MERCADO
BM&FBOVESPA

MANAGEMENT'S COMMENTS

The Management of the Company is pleased to report on its operating and financial performance for the second quarter 2018 (2Q18).

Initially, it is worth pointing out the reduction in GLA (Gross Leasable Area) on average for the period when compared with 2Q17, the result of the divestment of the stake in Internacional Shopping Guarulhos.

Gross Revenue in 2Q18 fell by 24.2% to R\$ 53.0 million, driven by the reduction in Rental Revenue of 32.4% and the decline in Services Revenue of 5.3% when compared with the same period in 2017.

On a Same Areas basis, SAR (Same Area Rentals) fell 1.6%, year-on-year while with SAS (Same Area Sales) there was also a decrease of 3.3% on the same comparative basis. These ratios were affected by Easter falling early this year, a truckers' strike and the World Cup soccer championship.

Occupancy rates posted a slight reduction in the quarter, reaching 94.2% in 2Q18 against 94.5% in 2Q17.

There was a small R\$ 0.1 million reduction in the quarter in Rental and Services Costs to R\$ 6.7 million. The Company registered a Net Operating Income of R\$ 40.4 million in 2Q18, a reduction of 27.1% in relation to the same period in 2017, with a margin corresponding to 86.2%.

General and Administrative Expenses increased by 4.0% year-on-year to reach R\$ 13.6 million in the quarter.

In 2Q18, the Company's Net Financial Result suffered from the variation in the US Dollar- Real currency exchange effect, increasing from a negative R\$ 103.9 million in 2Q17, to negative R\$ 181.4 million.

Subsequent to the end of the quarter, the Company published a material fact on August 8, 2018, confirming that it had concluded the tender offer for the acquisition of perpetual debt notes ("10.00% Perpetual Notes") worth US\$ 48.3 million.

We would like to take this opportunity to thank our employees, tenants, customers and visitors for their contributions to the Company's results.

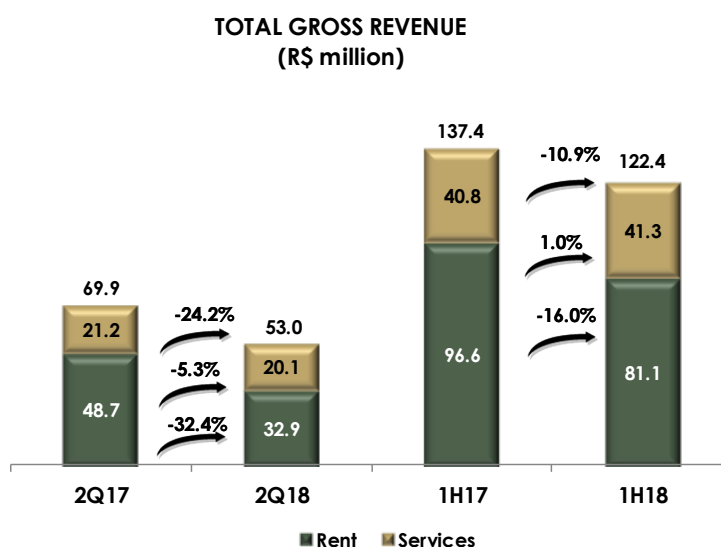
Marcio Snioka,
Investor Relations Officer

GROSS REVENUE

The Company's total gross revenue for the quarter was R\$ 53.0 million, representing a decrease of 24.2% compared with 2Q17. In 1H18, this same item amounted to R\$ 122.4 million, a decline of 10.9% compared with 1H17.

Gross revenue from rents in 2Q18 totaled R\$ 32.9 million, representing 62.1% of total gross revenue and a decrease of 32.4% in relation to 2Q17. The predominant factor contributing to this decrease was the sale of the stake in Internacional Shopping Guarulhos during the quarter, although partially offset by real growth and the annual readjustment in rentals. In 1H18, this revenue was R\$ 81.1 million, a decrease of 16.0% in relation to 1H17.

Gross revenue from services in 2Q18 amounted to R\$ 20.1 million, representing a decrease of 5.3% in relation to 2Q17, and R\$ 41.3 million in 1H18, a 1.0% increase in relation to 1H17.



RENTAL REVENUE

The Company's rental revenue in 2Q18 amounted to R\$ 32.9 million. This total incorporates minimum rent, percentage on sales, key money, advertising and straight-lining revenue.

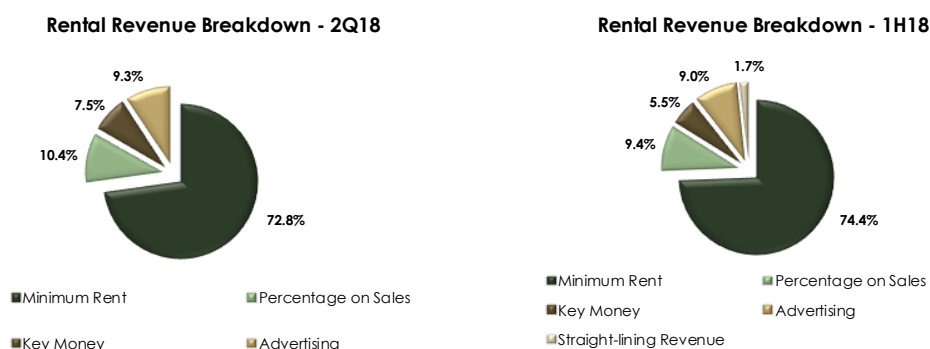
Rental Revenue Breakdown						
R\$ million	2Q17	2Q18	Chg.	1H17	1H18	Chg.
Minimum Rent	35.6	24.0	-32.7%	71.5	60.4	-18.6%
Percentage on Sales	5.1	3.4	-33.6%	9.2	7.6	-17.8%
Key Money	1.9	2.5	31.1%	3.8	4.4	16.8%
Advertising	3.9	3.0	-21.5%	7.6	7.3	-4.1%
Straight-lining Revenue	2.2	-	-	4.5	1.4	-68.4%
Total	48.7	32.9	-32.4%	96.6	81.1	-16.0%

Revenue from minimum rent in 2Q18 decreased R\$ 11.6 million, or 32.7% in relation to 2Q17 in the light of the factors already mentioned. When comparing 1H18 with 1H17, there was a R\$ 11.1 million, or 18.6% decline.

Rentals as a percentage of sales fell 33.6% comparing the quarters year-on-year. In relation to 1H17, the first half of 2018 posted a decrease of 17.8%.

Temporary rental (merchandising) in 2Q18 amounted to R\$ 3.0 million, a decrease of 21.5%, and R\$ 7.3 million in 1H18, a decline of 4.1% compared with 1H17.

Minimal rental revenue represented 72.8% of total revenue rental in 2Q18, while in the same quarter in 2017, the percentage was slightly higher at 73.2%. In 1H18, this same ratio amounted to 74.4% compared to 74.0% in 1H17.



SERVICES REVENUE

Services revenue in 2Q18 totaled R\$ 20.1 million, representing a decrease of 5.3% relative to the same period in 2017. In 1H18, revenues from the same item were R\$ 41.3 million, a growth of 1.0% compared with 1H17.

Services Revenue Breakdown						
R\$ million	2Q17	2Q18	Chg.	1H17	1H18	Chg.
Parking	12.2	10.2	-16.3%	23.8	21.1	-11.2%
Energy	3.8	4.6	21.3%	6.3	9.0	42.8%
Water	1.9	2.3	20.8%	4.0	4.6	13.6%
Management	3.3	3.0	-10.0%	6.7	6.6	-2.4%
Total	21.2	20.1	-5.3%	40.8	41.3	1.0%

Parking lot revenue in 2Q18 was R\$ 10.2 million, a reduction of R\$ 2.0 million or 16.3% in relation to 2Q17. This result reflects the divestment during the quarter as well as fluctuations in vehicle flows at some of our operations. In 1H18, revenue was R\$ 21.1 million, a decrease of 11.2% compared with 1H17.

Revenues from energy supply management were R\$ 4.6 million in 2Q18, an increase of R\$ 0.8 million, or 21.3%. This result reflected the improvement in spot

purchase costs and a consequent improvement in margins. In 1H18, the Company reported revenues from energy supply of R\$ 9.0 million, a year-on-year growth of 42.8%.

Revenues from water supply management totaled R\$ 2.3 million in 2Q18, R\$ 0.4 million greater than 2Q17. In 1H18, this revenue was R\$ 4.6 million, an increase of 13.6% compared with 1H17.

DEDUCTIONS FROM REVENUES (TAXES, DISCOUNTS AND CANCELLATIONS)

Deductions in the form of taxes, discounts and cancellations from gross revenue amounted to R\$ 6.1 million in 2Q18, corresponding to 11.5% of gross revenue, the percentage in 2Q17 being the same. In 1H18, the Company recorded R\$ 13.9 million for the item, 11.3% of gross revenue, while in 1H17 the percentage was unchanged.

Sales taxes (PIS/COFINS/ISS) totaled R\$ 4.4 million in 2Q18, representing a decrease of R\$ 1.3 million in relation to 2Q17. In 1H18, the amount was R\$ 10.0 million, a decrease of R\$ 1.1 million compared with 1H17.

During the quarter, discounts and cancellations were R\$ 1.7 million, a decrease of R\$ 0.6 million compared with 2Q17. In 1H18, the Company recorded R\$ 3.9 million, a decrease of R\$ 0.6 million compared with 1H17.

NET REVENUE FROM RENTALS AND SERVICES

Net Revenue amounted to R\$ 46.9 million in 2Q18, a reduction of 24.1% compared with the same period in 2017. In 1H18, the Company recorded R\$ 108.5 million, 11.0% less than 1H17.

COST OF RENTALS AND SERVICES

In 2Q18, costs of rentals and services declined by 0.9% to R\$ 6.7 million. For the first half year, these costs were R\$ 13.1 million, 1.0% increase over 1H17.

Rental and Services Costs						
R\$ million	2Q17	2Q18	Chg.	1H17	1H18	Chg.
Personnel	0,6	0,7	23,0%	1,0	1,2	23,4%
Depreciation	0,4	0,3	-45,4%	1,1	0,7	-34,5%
Occupancy	4,4	4,3	-0,7%	8,2	8,4	1,9%
Third parties	1,4	1,4	3,6%	2,6	2,8	4,6%
Total	6,8	6,7	-0,9%	12,9	13,1	1,0%

Personnel Costs

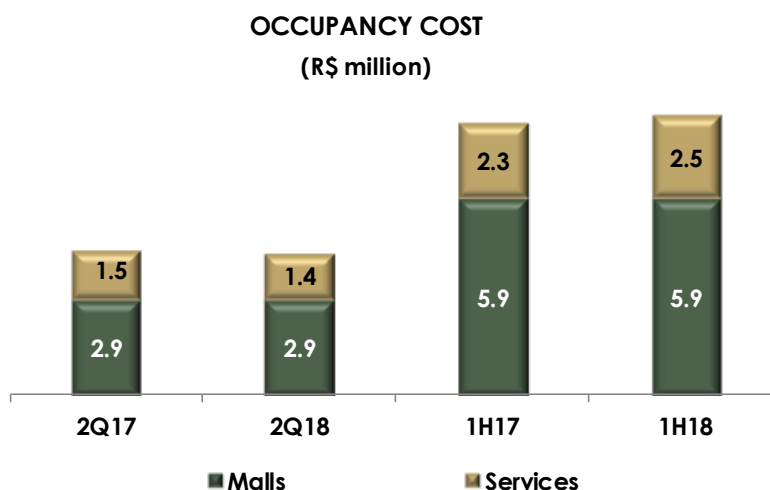
The Company posted personnel costs of R\$ 0.7 million during the quarter, R\$ 0.1 million higher than in 2Q17. In 1H18, personnel costs were R\$ 1.2 million, 23.4% greater than 1H17.

Depreciation Costs

In 2Q18, depreciation costs were R\$ 0.3 million, R\$ 0.1 million less than 2Q17. In 1H18, depreciation overheads were R\$ 0.7 million, a decrease of R\$ 0.4 million compared with 1H17.

Occupancy Costs

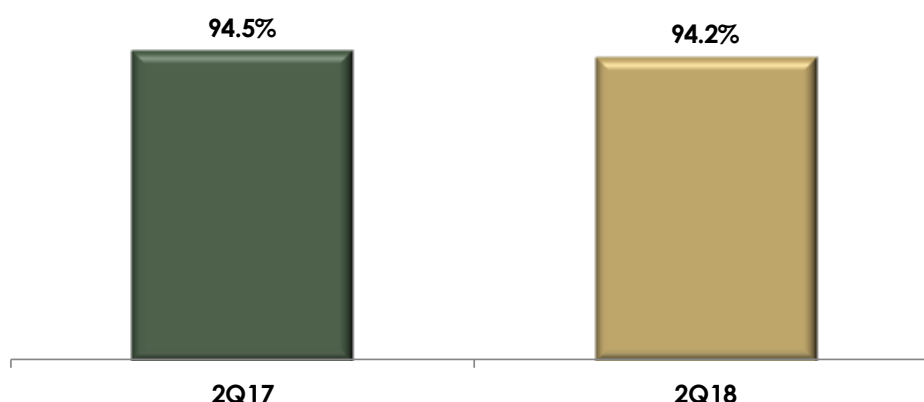
For the quarter under review, occupancy costs were R\$ 4.3 million, R\$ 0.1 million lower than 2Q17. In 1H18, this amount was R\$ 8.4 million, an increase of R\$ 0.2 million or 1.9% relative to 1H17.



Shopping center occupancy costs totaled R\$ 2.9 million in 2Q18, unchanged from 2Q17. In 1H18, occupancy costs were R\$ 5.9 million and again unchanged from the first half of 2017.

The occupancy costs of services amounted to R\$ 1.4 million in 2Q18, a decrease of R\$ 0.1 million compared with 2Q17. In 1H18, this same account totaled R\$ 2.5 million, a rise of R\$ 0.2 million compared with 1H17.

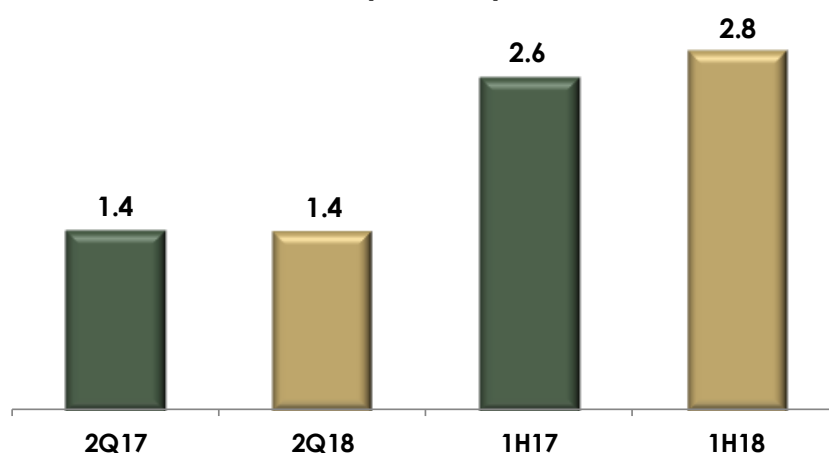
OCCUPANCY RATE PERFORMANCE



Third Party Services Costs

Third party services costs in 2Q18, principally those with respect to parking lots, were R\$ 1.4 million and unchanged from 2Q17. In 1H18, third party services costs were R\$ 2.8 million, a R\$ 0.2 million increase relative to 1H17.

THIRD-PARTIES SERVICES COST (R\$ million)

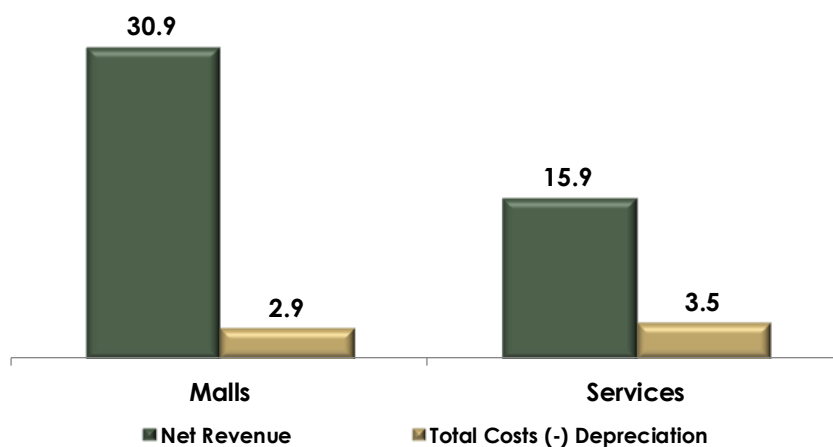


GROSS PROFIT

Gross profit in 2Q18 was R\$ 40.2 million, an 85.7% margin and a decrease of 27.0% compared with R\$ 55.0 million in 2Q17. In 1H18, gross profit totaled R\$ 95.4 million, a margin of 87.9% and a decrease of 12.4% compared with 1H17.

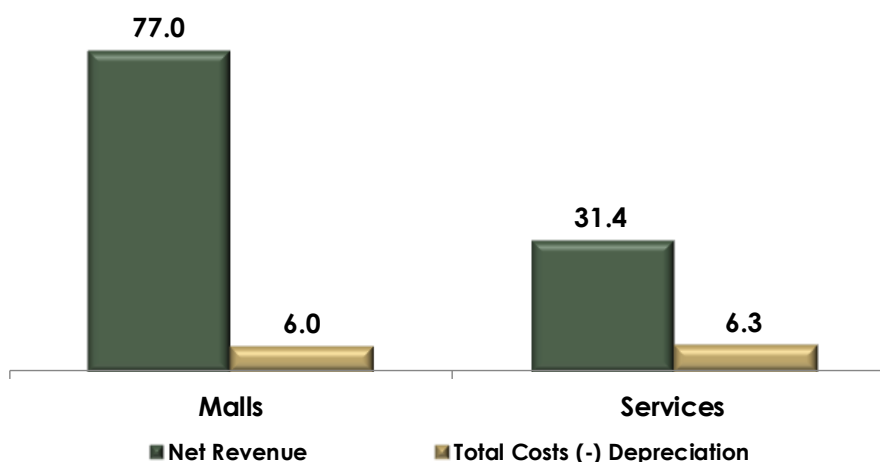
In 2Q18, the Company's consolidated NOI was R\$ 40.4 million. NOI from Shopping Center operations and Services was R\$ 28.0 million and R\$ 12.4 million, respectively.

NOI - 2Q18
(R\$ million)



In 1H18, consolidated NOI was R\$ 96.1 million, NOI from Shopping Center operations being R\$ 71.0 million and from Services, R\$ 25.1 million.

NOI - 1H18
(R\$ million)



GENERAL AND ADMINISTRATIVE EXPENSES

General and administrative expenses in 2Q18 were R\$ 13.6 million, representing growth of 4.0% compared with 2Q17. In 1H18, this amount was R\$ 25.8 million, 2.6% greater than 1H17.

General and Administrative Expenses

R\$ million	2Q17	2Q18	Chg.	1H17	1H18	Chg.
Publicity and Advertising	(0.3)	(0.3)	2.6%	(0.7)	(0.6)	-7.3%
Provision for Doubtful Accounts	(2.1)	(0.2)	-91.8%	(4.0)	(1.5)	-63.1%
Personnel	(3.6)	(3.5)	-1.5%	(7.0)	(6.9)	-0.5%
Third Parties	(3.1)	(2.6)	-17.2%	(4.8)	(6.1)	27.0%
Commercialization Expenses	(1.0)	(0.9)	-11.3%	(2.0)	(1.6)	-19.1%
Non-recurring Expenses	-	(3.4)	-	(0.1)	(4.0)	-
Other Expenses	(2.9)	(2.7)	-9.2%	(6.6)	(5.1)	-23.4%
Total	(13.0)	(13.6)	4.0%	(25.2)	(25.8)	2.6%

During the second quarter 2018, there was a growth of R\$ 0.6 million in administrative expenses, reflecting a growth (i) in publicity and advertising expenditures and (ii) in non-recurring items, partially offset by decreases (iii) in commercialization expenses, (iv) in other expenses, (v) in expenses with third party services, (vi) in personnel and (vii) in provisions for doubtful debts.

OTHER OPERATING REVENUES (EXPENSES)

Other operating revenues and expenses reflect principally the recovery of costs and expenses paid out by the Company for account of condominiums as well as other recoveries in general. In 2Q18, other operating revenues and expenses were negative at R\$ 41.4 million compared with 2Q17, when this item stood at R\$ 5.0 million negative. In 1H18, the other operating revenues and expenses account was R\$ 78.4 million negative and in 1H17, R\$ 4.5 million negative.

Other Operating Revenues

R\$ million	2Q17	2Q18	Chg.	1H17	1H18	Chg.
Recovery of Condominium Expenses	0.1	0.1	-0.3%	0.1	0.1	-23.1%
Gain/Loss on Investment Properties Sale	-	(44.1)	-	0.2	(81.1)	-
Recovery (other)	(5.1)	2.6	-150.5%	(4.8)	2.6	-
Total	(5.0)	(41.4)	733.2%	(4.5)	(78.4)	-

NET FINANCIAL RESULT

The net financial result in 2Q18 was negative at R\$ 181.4 million and in 2Q17, the result was R\$ 103.9 million negative. We would point out that there is no cash impact arising from the currency translation effect on the principal amount of our perpetual debt. In 1H18, the Company reported a net financial result of R\$ 247.8 million negative compared with R\$ 136.1 million negative in 1H17.

Interest charges on agreements for financing greenfield projects are capitalized in the period of construction/installation work and thereafter amortized once the commercial developments become operational.

Net Financial Result						
R\$ million	2Q17	2Q18	Chg.	1H17	1H18	Chg.
Revenues	5.5	80.7	-	61.2	135.2	121.1%
Interest on financial investments	1.9	10.0	434.8%	3.2	11.3	259.2%
Exchange Variation - Asset	0.1	54.0	-	51.7	103.2	99.4%
Derivative Operational Gain	2.0	14.9	624.1%	2.1	16.6	705.6%
Other	1.5	1.8	17.2%	4.2	4.1	-2.4%
Expenses	(109.4)	(262.1)	139.6%	(197.3)	(383.0)	94.2%
Interest on loans, financing and CCLs	(23.9)	(20.9)	-12.6%	(48.7)	(42.8)	-12.0%
Perpetual Bonds Debt	(26.7)	(30.5)	14.1%	(51.4)	(56.9)	10.6%
Derivative Operational Loss	-	-	-	(4.2)	(2.6)	-37.5%
Exchange Variation - Liability	(45.7)	(181.8)	297.8%	(68.2)	(236.6)	247.0%
Fine on Overdue Taxes	(6.3)	(13.9)	121.3%	(12.1)	(24.4)	100.5%
Other	(6.8)	(15.0)	121.8%	(12.7)	(19.7)	55.9%
Total	(103.9)	(181.4)	74.6%	(136.1)	(247.8)	82.1%

FINANCIAL INSTRUMENTS

The Risk Management Policy involves the use of financial derivatives or financial investments in US dollars to protect the Company against variations that can influence liquidity. The Board of Directors is responsible for monitoring and deciding on eventual policy changes.

Speculative transactions are not permitted under the Policy and any instrument used must be for risk mitigation only. All operations are controlled through daily marking-to-market monitoring and risk limits, information for which is supplied by a third-party consultancy independent of the Company's Financial Department.

No derivative is classified as a hedge instrument under the Brazilian Accounting Standards Committee's CPC 38 definition and therefore derivatives are not booked according to Hedge Accounting practices.

EXCHANGE RISK

The Company adopts a strategy of holding at least one year's interest payments hedged against currency risk. To this end, hedging may be conducted through operations either in Brazil or overseas and include derivative instruments. The Company adheres strictly to set criteria for costs and profitability.

The Company manages and monitors its derivatives position daily, adjusting it in accordance with the best hedging strategy at below market costs.

The Company uses dollar future contracts and non-deliverable forward contracts (NDF) from first class financial institutions to protect interest payments on its currency-denominated liabilities.

As of June 30, 2018, the Company's currency exposure for the next 24 months is as shown in the following chart:

Exchange Hedge Scenario					
US\$ thousands	2H18	1H19	2H19	1H20	24 months
Exposure	9,929	9,929	9,929	9,929	39,716
Total hedge with derivative instruments	10,000	10,000	10,000	10,000	40,000
Coverage					100%

Types of Hedge Instruments					
Derivative Instrument - Exchange NDF	2H18	1H19	2H19	1H20	24 months
Initial price - R\$/US\$*	3.5121	3.5121	-	-	3.5121
Notional value in US\$ thousands	10,000	10,000	-	-	20,000
Fair value in R\$ thousands	3,698	3,698	-	-	7,396

Derivative Instrument - Future Dollar BM&FBovespa	2H18	1H19	2H19	1H20	24 months
Initial price - R\$/US\$*	-	-	3.7767	3.7767	3.7767
Notional value in US\$ thousands	-	-	10,000	10,000	20,000
Fair value in R\$ thousands	-	-	182	182	364

Total Hedge Instruments	2H18	1H19	2H19	1H20	24 months
Notional value in US\$ thousands	10,000	10,000	10,000	10,000	40,000
Fair value in R\$ thousands	3,698	3,698	182	182	7,760

*For the currency NDF, the price reflects the operation's entry price

INCOME TAX AND SOCIAL CONTRIBUTION (CURRENT AND DEFERRED)

The amount of income tax and social contribution payable in 2Q18 was R\$ 27.0 million compared with R\$ 6.1 million in 2Q17. In 1H18, income tax and social contribution was R\$ 31.3 million, an increase of R\$ 19.6 million relative to 1H17.

NET ADJUSTED RESULT

In 2Q18, the Company recorded a negative net adjusted result of R\$ 125.9 million compared with a negative net adjusted result of R\$ 67.5 million in 2Q17. In 1H18, the net adjusted result was a negative R\$ 152.9 million against a negative R\$ 63.2 million in 1H17.

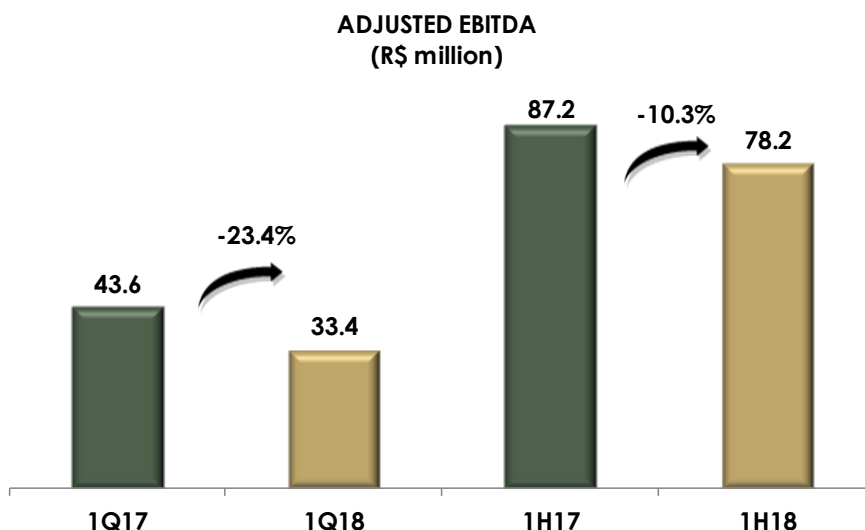
Adjusted Net Result Reconciliation						
R\$ million	2Q17	2Q18	Chg.	1H17	1H18	Chg.
Net Result	(73.0)	(223.2)	206.0%	(68.6)	(287.9)	319.9%
(+) Non-Recurring	5.5	47.4	771.2%	5.4	85.1	-
(+) IRPJ/CSLL (Non-Recurring)	-	49.9	-	-	49.9	-
Adjusted Net Result	(67.5)	(125.9)	86.4%	(63.2)	(152.9)	142.0%
Adjusted Net Result Margin	-109.2%	-268.3%	-	-51.8%	-140.8%	-

ADJUSTED EBITDA

The Adjusted EBITDA in 2Q18 was R\$ 33.4 million, corresponding to an Adjusted EBITDA margin of 71.2%, and a decrease of 23.4% compared with the same period in 2017 of R\$ 43.6 million. In 1H18, this same item was R\$ 78.2 million, and equivalent to a margin of 72.0%, a decrease of 10.3% in relation to 1H17.

Adjusted EBITDA Reconciliation

R\$ million	2Q17	2Q18	Chg.	1H17	1H18	Chg.
Net Result	(73.0)	(223.2)	206.0%	(68.6)	(287.9)	319.9%
(+) Income Tax and Social Contribution	6.1	27.0	344.7%	11.7	31.3	166.5%
(+) Net Financial Result	103.9	181.4	74.6%	136.1	247.8	82.1%
(+) Depreciation and Amortization	1.1	0.8	-31.0%	2.6	1.9	-26.2%
EBITDA	38.1	(14.0)	-136.8%	81.8	(6.9)	-108.5%
(+) Non-Recurring	5.5	47.4	771.2%	5.4	85.1	-
Adjusted EBITDA	43.6	33.4	-23.4%	87.2	78.2	-10.3%
Adjusted EBITDA Margin	70.5%	71.2%	0.7 p.p.	71.5%	72.0%	0.5p.p.

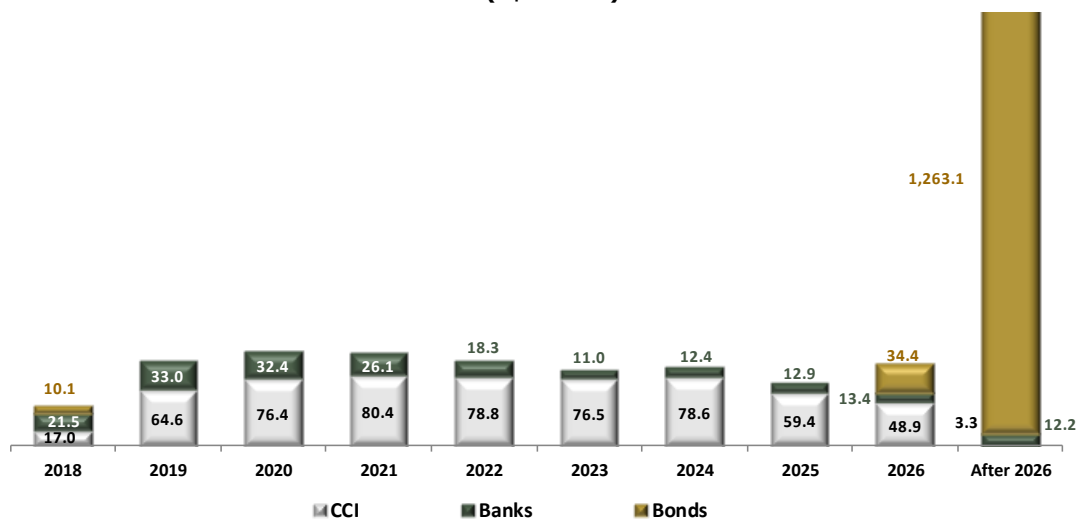


CAPITAL STRUCTURE

The Company's gross debt as at June 30, 2018 amounted to R\$ 2,084.7 million. On March 31, 2018, gross debt stood at R\$ 1,903.4 million.

In the light of the Company's cash position (cash and cash equivalents and other financial investments) as at June 30, 2018 of R\$ 1,059.0 million, total net debt amounted to R\$ 1,025.7 million. In 1Q18, net debt was R\$ 1,793.6 million.

AMORTIZATION SCHEDULE (R\$ million)



Financial Institution	Maturity	Index	Interest	06/30/2018	2018	2019	2020	2021	2022	2023	2024	2025	2026	After 2026
BNDES - PINE FINAME	Sep-19	-	8.7%	0.2	0.1	0.1	-	-	-	-	-	-	-	-
BNDES - HSBC FINEM	Aug-21	SELIC	6.8%	14.6	2.3	4.6	4.6	3.1	-	-	-	-	-	-
BNDES - HSBC FINEM	Aug-21	TJLP	6.8%	24.0	3.9	7.5	7.6	5.0	-	-	-	-	-	-
BNDES - ITAÚ CCB	Nov-20	TJLP	6.3%	11.8	2.5	4.9	4.4	-	-	-	-	-	-	-
BNDES - ITAÚ CCB	Nov-20	SELIC	4.6%	4.0	0.9	1.6	1.5	-	-	-	-	-	-	-
BNDES - ITAÚ CCB	Nov-20	-	3.5%	0.4	0.1	0.2	0.1	-	-	-	-	-	-	-
DEBENTURES - SB BONSUCESSO	Oct-22	CDI	2.8%	16.9	2.0	3.9	3.9	3.9	3.2	-	-	-	-	-
DEBENTURES - SB BONSUCESSO	Oct-22	IPCA	7.5%	25.9	5.5	5.1	5.1	5.1	5.1	-	-	-	-	-
DEBENTURES - FAT EMPREED.	Oct-27	CDI	3.5%	79.6	3.1	2.8	2.9	6.7	7.7	8.8	10.2	11.8	13.4	12.2
BNB	Jun-25	-	3.5%	15.8	1.1	2.3	2.3	2.3	2.3	2.2	2.2	1.1	-	-
CCI - SANTANDER	Jun-22	TR	11.0%	34.5	3.6	7.7	8.6	9.5	5.1	-	-	-	-	-
CCI - HABITASEC	Nov-24	IPCA	7.0%	58.9	3.9	7.8	8.3	8.9	9.6	10.3	10.1	-	-	-
CCI - HABITASEC	Jun-25	IPCA	7.0%	33.2	1.9	3.9	4.3	4.5	4.9	5.2	5.6	2.9	-	-
CCI - HABITASEC	Dec-24	IPCA	7.0%	46.1	3.0	6.0	6.4	6.9	7.4	7.9	8.5	-	-	-
CCI - ITAÚ	Sep-26	TR	9.9%	283.2	0.2	29.4	37.4	37.4	37.4	37.4	37.4	38.0	28.6	-
CCI - ITAÚ BBA	Jan-27	TR	10.0%	66.1	1.7	4.3	5.5	6.8	7.6	8.4	9.2	10.2	11.4	1.0
CCI - HABITASEC	Mar-27	IPCA	6.5%	61.9	2.7	5.5	5.9	6.4	6.8	7.3	7.8	8.3	8.9	2.3
BONDS 2010/2011 (*)	-	USD	10.0%	641.8	8.8	-	-	-	-	-	-	-	-	633.0
BONDS	Aug-26	USD	10%/12%	35.7	1.3	-	-	-	-	-	-	-	34.4	-
BONDS 2012 (*)	-	USD	13.2%	630.1	-	-	-	-	-	-	-	-	-	630.1
Total Debt				2,084.7	48.6	97.6	108.8	106.5	97.1	87.5	91.0	72.3	96.7	1,278.6

* Perpetual note with a call option

According to the criterion of the rating agencies monitoring the Company (Fitch and Moody's), 50% of the Perpetual Subordinated Debt note issue is considered as Capital.

SUBSEQUENT EVENT

In accordance with the Material Fact published on July 11, 2018, the Company began an offer for the acquisition of perpetual debt ("10.00% Perpetual Notes") pursuant to the terms and conditions in the tender offer to purchase document, which contains a more comprehensive description of the Tender Offer. The obligation on the part of GS Finance II to acquire the Perpetual Notes is subject to certain conditions described in the Tender Offer documents.

On August 8, 2018, the Company announced that its wholly-owned subsidiary, GS Finance II Limited, had successfully concluded the offer to purchase the perpetual debt ("10.00% Perpetual Notes"). The Tender Offer expired at 11:59 p.m., New York time, on August 7, 2018 ("Expiration Date"). On the said Expiration Date, valid tenders were received from the holders of the Notes worth a total of US\$48,297,000.00. The participation in the Offer did not exceed the Maximum Acceptance Amount, and for this reason will not be subject to prorating as described in the offer to purchase of July 11, 2018, as amended.

As announced in the material facts, this notice is not an offer to purchase the Perpetual Notes nor is it a solicitation to purchase the Notes. The Offer was made solely to investors outside Brazil.

CONSOLIDATED INCOME STATEMENT

R\$ thousand	2Q17	2Q18	Chg.	1H17	1H18	Chg.
Gross Operating Revenue	69,856	52,973	-24.2%	137,390	122,393	-10.9%
Revenue from Rents	48,678	32,912	-32.4%	96,548	81,138	-16.0%
Revenue from Services	21,178	20,061	-5.3%	40,842	41,255	1.0%
Revenue Deductions	(8,036)	(6,073)	-24.4%	(15,515)	(13,891)	-10.5%
Pis / Cofins	(5,043)	(3,685)	-26.9%	(9,622)	(8,602)	-10.6%
ISS	(653)	(706)	8.1%	(1,469)	(1,425)	-3.0%
Discounts	(2,340)	(1,682)	-28.1%	(4,424)	(3,864)	-12.7%
Net Operating Revenue	61,820	46,900	-24.1%	121,875	108,502	-11.0%
Rents and Services Costs	(6,774)	(6,711)	-0.9%	(12,940)	(13,075)	1.0%
Personnel	(556)	(684)	23.0%	(979)	(1,208)	23.4%
Depreciation	(460)	(251)	-45.4%	(1,086)	(711)	-34.5%
Occupancy	(4,368)	(4,336)	-0.7%	(8,193)	(8,350)	1.9%
Third Parties	(1,390)	(1,440)	3.6%	(2,682)	(2,806)	4.6%
Gross Profit	55,046	40,189	-27.0%	108,935	95,427	-12.4%
Operating Expenses	(18,033)	(55,004)	205.0%	(29,661)	(104,225)	251.4%
General and Administrative	(13,062)	(13,584)	4.0%	(25,193)	(25,850)	2.6%
Other Operating Revenues and Expenses	(4,971)	(41,420)	733.2%	(4,468)	(78,375)	-
Income Before Financial Result	37,013	(14,815)	-140.0%	79,274	(8,798)	-111.1%
Financial Results	(103,890)	(181,376)	74.6%	(136,092)	(247,771)	82.1%
Result Before Income Tax and Social Contribution	(66,877)	(196,191)	193.4%	(56,818)	(256,569)	351.6%
Income Tax and Social Contribution	(6,078)	(27,027)	344.7%	(11,744)	(31,301)	166.5%
Net Result in the period	(72,955)	(223,218)	206.0%	(68,562)	(287,870)	319.9%

CONSOLIDATED BALANCE SHEET

ASSETS R\$ thousand	06/30/2018	12/31/2017 (reclassified)
CURRENT ASSETS		
Cash and Cash Equivalents	562,976	108,647
Restricted Cash	494,390	-
Accounts Receivable	54,783	66,192
Recoverable Taxes	18,755	10,876
Investment Properties in negotiation to sale	-	996,069
Other Receivables	12,451	15,182
Total Current Assets	1,143,355	1,196,966
NON-CURRENT ASSETS		
Financial Application	1,628	1,588
Accounts Receivable	5,196	5,983
Recoverable Taxes	2,760	3,658
Third parties loans receivable	7,352	8,282
Related Parties	49,669	47,255
Deposits and Guarantees	6,220	6,158
Other Accounts Receivable	95	215
Investment Property	2,203,970	2,268,849
Property, Plant and Equipment	3,228	4,411
Intangible	15,711	16,942
Total Non-Current Assets	2,295,829	2,363,341
Total Assets	3,439,184	3,560,307

LIABILITIES AND SHAREHOLDERS' EQUITY

CURRENT LIABILITIES		
Suppliers	13,236	13,320
Loans and Financing	46,988	47,714
Payroll and Related Charges	2,330	2,093
Taxes and Contributions	138,875	107,579
Taxes to be paid in Installments	15,913	2,344
Real Estate Credit Notes - CCI	43,864	32,487
Related Parties	23,121	20,036
Cession revenues to be recognized	14,490	24,793
Other Payables	2,698	2,698
TOTAL CURRENT LIABILITIES	301,515	253,064
NON-CURRENT LIABILITIES		
Loans and financing	1,453,835	1,258,469
Cession revenues to be recognized	73,092	149,201
Taxes to be paid in Installments	68,570	16,042
Deferred Taxes and Social Contribution	63,292	96,355
Provision for Labor and Civil Risks	2,024	1,485
Real Estate Credit Notes - CCI	540,040	561,005
Total Non-Current Liabilities	2,200,853	2,082,557
Shareholders Equity	936,816	1,224,686
Total Liabilities and Shareholders Equity	3,439,184	3,560,307

CONSOLIDATED CASH FLOW		
R\$ thousand	06/30/2018	06/30/2017
CASH FLOW FROM OPERATING ACTIVITIES		
Net loss in the period	(287,870)	(68,562)
Adjustments for reconciling the net result in the period with net cash generated (used) by operating activities		
Depreciation and Amortization	1,833	2,461
Provision for doubtful accounts	3,307	3,964
Provision / (Recognition) for labor and civil risks	539	117
Income taxes and Social Contribution deferred	(33,063)	-
Income taxes and Social Contribution	31,301	11,744
Financial charges on loans, financing, CCI and perpetual bonds	99,630	99,248
(Gain) or loss on disposal of investments properties	43,736	-
Financial charges on taxes paid in installments	470	1,384
Exchange Variation	183,808	16,054
(Increase) Decrease in Operating Assets		
Accounts Receivable	8,889	3,331
Recoverable Taxes	(6,981)	42
Accounts Receivable - Cessions	-	11,500
Other receivables	2,851	5,358
Deposits and Guarantees	(62)	(1,255)
Increase (Decrease) in Operating Liabilities		
Suppliers	(84)	(3,294)
Taxes, Charges and Contributions	(5)	13,515
Salaries and Social Charges	237	168
Cession Revenue to be recognized	(86,412)	(12,101)
Other Payables	-	(665)
Cash (Applied in) / Generated from Operating Activities	(37,876)	83,009
Payment of Interest	(51,642)	(65,901)
Net Cash (Applied in) / Generated from Operating Activities	(89,518)	17,108
CASH FLOW FROM INVESTMENT ACTIVITIES		
Asset write off	733	34,158
Call / (Financial Application) and Restricted Cash	(494,430)	12,985
Acquisition of investment properties, fixed and intangible assets	(37,588)	(21,276)
Proceeds from sale of investments properties	1,054,648	-
Net Cash (Applied in) / Generated from Investment Activities	523,363	25,867
CASH FLOW FROM FINANCING ACTIVITIES		
Issuance of Loans, Financing and CCI	-	71,045
Costs on issuance of Loans, Financing and CCI and Perpetual Bonds	-	(5,466)
Amortization of principal of loans, financing and CCI	(47,162)	(77,422)
New taxes installments	68,452	5,386
Payment of principal on installment of taxes	(2,407)	(4,386)
Related Parties	1,601	(2,096)
Net Cash (Applied in) / Generated from Financing Activities	20,484	(12,939)
NET (REDUCTION)/INCREASE OF CASH AND CASH EQUIVALENTS	454,329	30,036
Cash and Cash Equivalents		
Beginning period	108,647	59,771
Closing period	562,976	89,807

Note: The operating and financial indicators have not been audited by our external auditors.

GLOSSARY

Adjusted EBITDA	Gross profit less operating expenses, plus depreciation and amortization together with non-recurring expenses.
Adjusted EBITDA per m²	Adjusted EBITDA divided by average own GLA in the period.
Adjusted FFO	Funds From Operations: Adjusted Net Profit + Depreciation + Amortization.
Adjusted net results	Net Results plus non-recurring expenses.
Adjusted net results per m²	Adjusted Net Results divided by average own GLA in the period.
Advertising	Rental of marketing space for the promotion of products and services.
Anchor Stores	Large and well known stores that carry special marketing and structural features, representing an attraction to consumers, ensuring a permanent flow and uniform consumer traffic in all areas of shopping centers.
CPC 06	Statement issued by the Brazilian Committee on Accounting Pronouncements which refers to straight-lining revenue.
CPC 28	Statement issued by the Brazilian Committee on Accounting Pronouncements whose purpose is to prescribe the accounting treatment of investment properties and respective disclosure requirements.
CPC 38	Statement issued by the Brazilian Committee on Accounting Pronouncements which refers to recognition and measurement of financial instruments.
FFO per m²	FFO divided by average own GLA in the period.
Malls	Common areas of shopping centers (corridors) for the leasing of stands, kiosks and similar.
Minimum Rent	Base rent as defined under the rental contract.
NOI	Net Operating Income: Net Revenue less cost of rents and services, plus depreciation and amortization.
NOI per m²	NOI divided by average own GLA in the period.
Occupancy Rate	Rented GLA at the shopping center.
Own GLA	Gross leasable area weighted by the Company's interest in the shopping centers.
Percentage of Sales Rent	Difference between minimum rent and the rent from sales percentage.
Satellite Stores	Small and specialized stores intended for general commerce.
Total GLA	Gross leasable area is the sum total of all the areas available for leasing in the shopping centers except for kiosks and third party areas.
Vacancy Rate	Unrented GLA at the shopping center.