



Annex N°2 Enel Green Power Americas S.p.A. Valuation and Share Exchange Ratio Report Independent Valuation



### Disclaimer

This document is an Annex to the Valuation and Exchange Ratio Report entrusted by EGP Americas SpA ("EGP Americas") to the Independent Expert in the context of the Merger (the "Report"), and therefore, it shall be used exclusively in such context, and non for any other purpose.

For the execution of this analysis and the conclusions contained in the Report, we have had access to information that was provided by EGP Americas through their respective managers, advisors and publicly available information, without carrying out an independent verification of such information, its truthfulness, completeness, accuracy, consistency or precision, nor having conducted a physical review of the assets of the companies involved in the Merger. As for the estimates, projections or forecasts, we have had to assume and trust that they have been prepared in good faith and in a reasonable manner based on assumptions that reflect the best available estimations and judgments made by the management of each company, regarding the results expected in the future. In this sense, this Report does not issue nor grant any guarantee of representation or assurance, of any kind, regarding the veracity or accuracy of the aforementioned information, estimations, projections or forecasts and, consequently, neither the Independent Expert nor Moonvalley Capital assumes any responsibility for errors or omissions that may exist in the information provided to them or to which they had access to, nor for the analysis and conclusions derived directly or indirectly from such errors or omissions.

In the preparation of the Report we have not assumed any obligation or commitment to provide legal, accounting or tax advisory services, nor to perform due diligence of the companies object of the Merger. Therefore, no content of this Report should be considered, used or construed as legal, accounting or tax advice, and any content of this Report that refers, directly or indirectly, to legal, accounting or tax matters should be considered as a review of general terms that we have deemed necessary and relevant to support the analysis.

In the preparation of this Report, no obligation or responsibility is assumed for the eventual results or consequences of the Merger or the non execution of the latter. This Report, including its analysis and conclusions, does not constitute, and shall not be construed as a recommendation or direction about how to proceed regarding any decision to be made regarding the Merger. We do not assume any liability in connection with decisions made by the Directors, the shareholders of EGP Americas or any other entity regarding the Merger, or for any decision made by any person relating to this subject. We recommend to analyze independently the risks and benefits of the Merger considering for such purposes all the available information.

The analysis and conclusions of this Report constitute the best understanding or opinion of the Independent Expert and Moonvalley Capital as of this date regarding the proposed Merger based on the information to which they had access. These conclusions are based on market conditions, financial conditions, economic situation and regulations in effect as of the date of this Report, it being understood that future events, occurrences or situations could may modify the conclusions set forth herein. Neither the Independent Expert nor Moonvalley Capital assumes any obligation to review or update this Report, or to communicate any changes that may arise from new information.

Additionally, we highlight that we have not been asked for, nor we have provided any advice regarding the design, selection or structure of the transactions that have been and will be carried out to execute the Merger, nor regarding the terms and conditions or any other aspect of latter, nor we have been asked to provide services other than the elaboration of this Report. Therefore, we have not made any declaration regarding the possibility that an alternative transaction or a different structure other than the Merger or the companies participating in the latter might or might not result in greater benefits for the shareholders of any of the companies involved.

Finally, it is expressly stated that this Report assumes that all the participations currently owned by Enel Green Power SpA in non-conventional renewable energy companies domiciled in Argentina, Brazil, Colombia, Peru, Costa Rica, Guatemala and Panama are owned by the company EGP Americas. Therefore, it must be considered that the valuation of EGP Americas and the exchange ratio contained in this Report do not consider the equity currently owned by EGP Americas, but rather assume that all such participations have entered the equity of EGP Americas, which to the extent we have been informed is the condition precedent to which the Merger is subject.



# Valuation Report Index

Strictly Private and Confidential



| 1    | EXECUTIVE SUMMARY                | 4  |
|------|----------------------------------|----|
| II   | TRANSACTION DESCRIPTION          | 9  |
| III  | COMPANIES' DESCRIPTION           | 11 |
| IV   | VALUATION METHODOLOGIES          | 24 |
| V    | COMPANIES' VALUATION             | 28 |
| VI   | SHARE EXCHANGE RATIO CALCULATION | 34 |
| VII  | PROFORMA BALANCE SHEET           | 36 |
| VIII | APPENDIX                         | 41 |



Summary

Strictly Private and Confidential



### 1 Summary

- Enel Americas S.A. ("Enel Americas") agreed to initiate the process of a merger aimed to acquire -by Enel Americas- the non-conventional renewable energy subsidiaries that its related company EGP Americas S.p.A ("EGP Americas") currently owns in Central and South America (excluding the ones located in Chile). The merger will be carried out through the incorporation into the equity of Enel Americas of the Chile based company EGP Americas. EGP Americas will be the owner of all the shares currently held by Enel Green Power S.p.A. in non-conventional renewable energy companies located in Argentina, Brazil, Colombia, Peru, Costa Rica, Guatemala and Panama (the "Merger").
- As part of the process of analyzing the possible merger of Enel Americas and EGP Americas, the administrator of EGP Americas appointed David Andrés Jana Bitrán (the "Independent Expert") as an independent expert to issue an Expert Report regarding the value of the entities to be merged and the exchange ratio of the corresponding shares.
- In order to value the entities that would be merged, an analysis by sum of parts was carried out, developing separate valuations for each company individually, as well as for their main subsidiaries. The main valuation methodology used was the Discounted Cash Flows, the results of which were corroborated with valuations for multiples of comparable listed companies and by multiples of comparable transactions.
- According to the results of the analyzes carried out, the economic value of the 100% of Enel Americas equity would be in the range of USD\$13,128 millions and USD\$15,995 millions, while 100% of the equity of EGP Americas would be in the range of USD\$6,053 million and USD\$6,840 million.<sup>1,2</sup>
- As a result of the valuations obtained for the equity of Enel Americas and EGP Americas, the share exchange ratio in the Merger, in the base case, would be 0.44 Enel Americas shares per EGP Americas share.
- Additionally, a sensitivity analysis was performed on the exchange ratio with respect to variations of the WACC (+/- 0,5%) in the DCF valuation of Enel Americas and EGP Americas, and with respect to the valuation of EGP Americas in the value assigned to its development pipeline, resulting in a range between 0.42 and 0.48 shares of Enel Americas per EGP Americas share.

| MERGER ENEL AMERICAS / EGP AMERICAS   |                                       |                  |                 |                   |  |  |
|---------------------------------------|---------------------------------------|------------------|-----------------|-------------------|--|--|
|                                       | Range                                 | Low <sup>3</sup> | Base Case       | High <sup>3</sup> |  |  |
| Equity Value                          | EGP Americas (CLP\$ mm) <sup>2</sup>  | 4,748,336        | 5,044,078       | 5,365,706         |  |  |
| Equity Value                          | Enel Americas (CLP\$ mm) <sup>2</sup> | 10,298,391       | 11,336,231      | 12,547,438        |  |  |
| Equity Value N                        | Nerged Company (CLP\$ mm)             | 15,046,727       | 16,380,309      | 17,913,144        |  |  |
| Share Pric                            | e Enel Americas (CLP\$)               | 135.4            | 149.0           | 164.9             |  |  |
| Share Pric                            | 62.4                                  | 66.3             | 70.5            |                   |  |  |
| Capital                               | 4,748,336                             | 5,044,078        | 5,365,706       |                   |  |  |
| N° of Shares to                       | be Issued by Enel Americas            | 35,081,538,749   | 33,854,749,150  | 32,537,065,801    |  |  |
| Enel América                          | 111,167,849,785                       | 109,941,060,186  | 108,623,376,837 |                   |  |  |
| EGP Americas Pipeline Discount of 25% |                                       | 0.48             | 0.46            | 0.44              |  |  |
| Exchange Ratio                        | EGP Americas Pipeline Discount of 50% | 0.46             | 0.44            | 0.43              |  |  |
|                                       | EGP Americas Pipeline Discount of 75% | 0.45             | 0.43            | 0.42              |  |  |

<sup>&</sup>lt;sup>1</sup> As indicated above, it is expressly stated that in order to determine the referred economic value of EGP Americas it has been assumed that the latter owns all the shares currently held by Enel Green Power S.p.A. in non-conventional renewable energy companies domiciled in Argentina, Brazil, Colombia, Peru, Costa Rica, Guatemala and Panama.

<sup>&</sup>lt;sup>2</sup> Considering an FX Exchange Rate USD/CLP 784,5. (30/09/2020)

<sup>&</sup>lt;sup>3</sup> Valuation range considers the sensitivity of the DCF valuation of the WACC (+/- 0,5%).



**Transaction Scope** 

### Strictly Private and Confidential



### 2 Transaction Scope

- According to the information provided to the Independent Expert by EGP Americas and Enel Americas and the relevant facts dated September 21, 2020 and October 9, 2020 to the
  Chilean Comission for the Financing Market ("Comisión para el Mercado Financiero"), Enel Americas agreed to initiate the process of a merger aiming the acquisition by Enel Americas
  of the non-conventional renewable energy subsidiaries currently held by its related company Enel Green Power S.p.A. in Central and South America (excluding the ones located in
  Chile). As previously mentioned, the Merger will take place through the incorporation into the equity of Enel Americas of the company EGP Americas, which will have the ownership of
  the participations currently held by Enel Green Power in non-conventional renewable energy companies domiciled in Argentina, Brazil, Colombia, Peru, Costa Rica, Guatemala and
  Panama.
- In accordance with the applicable legislation on corporations, merger transactions must be approved by the Shareholders' Meetings of each of the companies involved in the merger.
- According to the provisions set forth in Law No. 18.046 about Corporations ("LSA") and its complementary regulations, merger transactions involving public listed corporations shall be approved by the respective Extraordinary Shareholders' Meetings of each of the companies involved in the merger. In this regard, for the purposes of executing the referred Merger and in compliance with the provisions of Article 99 of LSA and Article 156 of its Regulation, unless the merger is approved by the unanimity of the shareholders or partners of all the merging companies, an independent expert must be appointed to issue, among other matters to be specified in the following point, a report on the value of the merging companies and the exchange ratio of the corresponding shares or corporate rights in the involved companies.
- The valuation work carried out by the Independent Expert, which serves as a basis for the estimation of the exchange ratio to be presented, has been carried out based on the information received from EGP Americas and Enel Americas. To carry out this work, the Independent Expert uses and trust the information received by or on behalf of EGP Americas and Enel Americas, as well as publicly available information. The Independent Expert, has not carried out an independent investigation or verification of the information received, therefore does not assume responsibility for the verification of the integrity and veracity of the information provided by EGP Americas and Enel Americas, nor of the public information used in the analysis and conclusions of the Report. Therefore, the Independent Expert does not assume any responsibility for errors or omissions that may exist in the information received, nor for the analysis and conclusions that are directly or indirectly derived from such errors or omissions.



### Strictly Private and Confidential



### **Report Limitations**

#### 3 General Limitations

- This Expert Report was prepared to be used exclusively by the administrator and shareholders of EGP Americas, as part of its analysis of the Merger, therefore it must be used exclusively in that context, and cannot be used for any other purpose.
- The Expert Report does not constitute a recommendation, expressed or implied, to the Board of Directors of EGP Americas regarding the appropriateness to decide about the Merger.
- No obligation nor responsibility in the preparation of the Expert Report is assumed for the results or consequences of the Merger or its execution.
- For the purposes of this analysis and its subsequent conclusions contained in the Expert Report, we had access to information that was provided, in writing and verbally, by EGP Americas and Enel Americas through their respective managers, and to publicly available information, without carrying out an independent verification of such information, of its truthfulness, completeness, accuracy, consistency or precision. As for the estimations, projections, or forecasts, we had to assume and trust that they have been prepared in good faith and in a reasonable manner based on assumptions that reflect the best available estimations and judgments by the management of the companies regarding expected future results.
- In the preparation of the Expert Report, we have not assumed any obligation or commitment to provide legal, accounting or tax advisory services, nor to carry out due diligence of the companies subject to the Merger. Therefore, no content of the Expert Report should be considered, used or construed as legal, accounting or tax advice and any content of the Expert Report that refers, directly or indirectly, to legal, accounting or tax aspects should be understood as a review of general aspects that have been deemed necessary and relevant to support the analysis.
- As requested by EGP Americas, the Expert Report includes (i) an estimated value of the companies that would eventually merge, (ii) the estimations of the exchange ratio of the corresponding shares, if the proposed operation is executed, and (iii) the proforma balance sheet of the merged companies. In this sense, it is necessary to reiterate that for the purposes of determining the estimated value of EGP Americas it has been assumed that said company owns all the participations that Enel Green Power S.p.A. currently holds in non-conventional renewable energy companies domiciled in Argentina, Brazil, Colombia, Peru, Costa Rica, Guatemala and Panama. Likewise, for the purposes of the exchange ratio, it has been assumed that the total number of shares into which the capital of EGP Americas will be divided after finalizing the reorganization by which it will acquire the aforementioned participation, is 76,086,311,036, which is the figure that was duly informed to us by the management of said company.
- Finally, we note that we have not been asked for, nor we have provided any advice regarding the design, selection or structuring of the transactions comprising the Merger, or regarding the terms or conditions or any other aspect of the latter, nor we have been asked for any services other than the preparation of the Expert Report. Therefore, we have not made any pronouncement in the Expert Report nor will we make any pronouncement regarding the possibility that an alternative transaction or a different configuration of the companies subject to the Merger may or may not result in greater benefits for the shareholders of one or another of the companies involved in the operation.

## Strictly Private and Confidential



#### **Background and Methodology**

### 4 Background and Methodology

- For the analysis of the economic valuation and exchange ratio, confidential private information provided by EGP Americas and Enel Americas was used. This information was obtained through management or the data room that was available. Additionally, public information obtained through electronic means as the Internet and written media was also used.
- The information provided by the management of EGP Americas and Enel Americas through a virtual data room, was mainly the following:
  - ✓ Financial Statements including proforma Balance Sheet
  - ✓ Corporate Organizational Chart
  - ✓ Analyst Reports
  - ✓ Business Plans
  - ✓ Management Presentation
  - ✓ EGP Americas Projects Pipeline
  - √ Equity Bridge
  - √ Tax, Technical and Legal Due Diligence
  - ✓ Macroeconomic Figures
- Management meetings, and Q&A rounds, including:
  - ✓ Management Presentation of Enel Américas: Thursday, October 1, 2020.
  - ✓ Management Presentation of EGP Américas: Friday, October 2, 2020.
  - ✓ Colombia Meeting: Enel Americas and EGP Americas, Wednesday, October 21, 2020.
  - ✓ Central America Meeting: EGP Americas, Wednesday, October 21, 2020.
  - ✓ Brazil Meeting: Enel Americas and EGP Americas, Thursday, October 22, 2020.
  - ✓ Business Development Meeting: EGP Americas, Thursday, October 22, 2020.
  - ✓ Meeting Argentina: Enel Americas and EGP Americas, Tuesday, October 27, 2020.
  - ✓ Meeting Peru: Enel Americas and EGP Americas, Tuesday, October 27, 2020.
  - ✓ Proforma Balance Meeting: Enel Americas and EGP Americas, Monday, October 26, 2020.
  - ✓ Active Q&A process with the Management of both companies.
- Information obtained from other sources, mainly:
  - ✓ Statistics information, market prices and market multiples obtained from S&P Capital IQ and other investment bank reports.
  - √ Websites of the assessed companies and comparable companies.
  - √ News in general



# **Valuation Report**Index





|      | EXECUTIVE SUMMARY                | 4  |
|------|----------------------------------|----|
| II   | TRANSACTION DESCRIPTION          | 9  |
| III  | COMPANIES' DESCRIPTION           | 11 |
| IV   | VALUATION METHODOLOGIES          | 24 |
| V    | COMPANIES' VALUATION             | 28 |
| VI   | SHARE EXCHANGE RATIO CALCULATION | 34 |
| VII  | PROFORMA BALANCE SHEET           | 36 |
| VIII | APPENDIX                         | 41 |



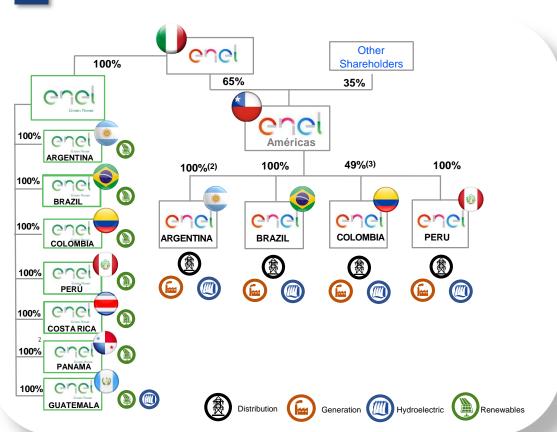
# **II. Transaction Description**

Strictly Private and Confidential

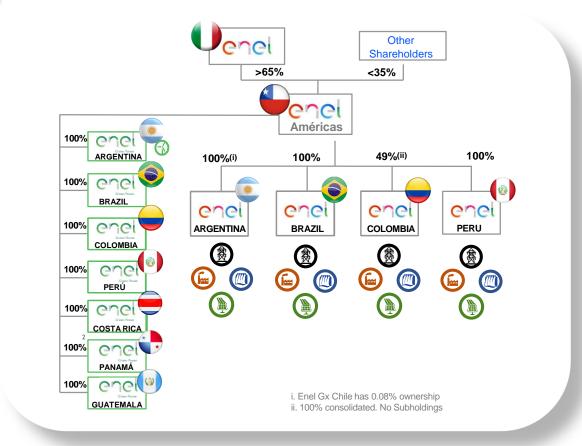


#### **Structure**

Current Structure



**Proposed Structure** 



The development of the proposed transaction will be a merger by absorption by Enel Americas of EGP Americas, for which this Expert Report presents an exchange ratio with an average of 0.44 shares of Enel Americas for each share of EGP Americas, and thus obtaining value ranges between 0.42 to 0.48 shares of Enel Americas for each share of EGP Americas.



# Valuation Report Index





| I    | EXECUTIVE SUMMARY                | 4  |
|------|----------------------------------|----|
|      | TRANSACTION DESCRIPTION          | 9  |
| III  | COMPANIES' DESCRIPTION           | 11 |
| IV   | VALUATION METHODOLOGIES          | 24 |
| V    | COMPANIES' VALUATION             | 28 |
| VI   | SHARE EXCHANGE RATIO CALCULATION | 34 |
| VII  | PROFORMA BALANCE SHEET           | 36 |
| VIII | APPENDIX                         | 41 |



Strictly Private and Confidential



#### **Enel Americas**

#### 1 Overview

- Enel Américas S.A. is a holding company listed in the Chilean stock exchange which, through its subsidiaries and affiliates, is dedicated to the generation, transmission and distribution of electricity in Argentina, Brazil, Colombia and Peru. The company is a subsidiary of Enel SpA who owns 65% of the shares of Enel Americas.
- As of December 31, 2019, Enel Americas had 11,267 megawatts (MW) of net installed generation capacity and 24.7 million distribution customers. Its installed capacity consists of 112 generation units in the four countries in which it operates, of which 55% are hydroelectric power plants.
- In 2019, the company's consolidated electricity sales were 72,553 gigawatt hours (GWh). In 2019, its production was 41,760 GWh.
- The company was founded in 1889. It was previously known as Compañía Chilena Metropolitana de Distribución Eléctrica S.A. and in 1988 changed its name to Enersis S.A. Additionally, the company changed its name to Enersis Americas S.A. in February 2016 and then to Enel Americas S.A. in December 2016.

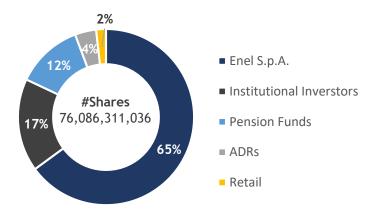
### Main Financial Figures

| USD\$ Bn   | 2017  | 2018  | 2019  | 2020-June LTM |
|------------|-------|-------|-------|---------------|
| Revenues   | 10.2  | 12.8  | 13.8  | 12.8          |
| EBITDA     | 2.9   | 3.4   | 4.0   | 3.4           |
| Net Debt   | 3.4   | 6.6   | 4.3   | 4.7           |
| Market Cap | 12.8  | 10.2  | 16.9  | 11.5          |
| TEV/EBITDA | 5.88x | 6.33x | 6.77x | 5.45x         |

#### Senior Management and Board of Directors

|    | Francisco de Borja Acha Besga | Chairman             |
|----|-------------------------------|----------------------|
| 1  | Domingo Cruzat Amunátegui     | Independent Director |
|    | Hernán Somerville Senn        | Independent Director |
|    | Patricio Gómez Sabaini        | Independent Director |
|    | José Antonio Vargas Lleras    | Director             |
|    | Enrico Viale                  | Director             |
| 96 | Livio Gallo                   | Director             |
|    | Maurizio Bezzeccheri          | CEO                  |
| 8  | Aurelio Butilho               | CFO                  |

### 4 Ownership Structure



Source: Enel Americas; S&P Capital IQ



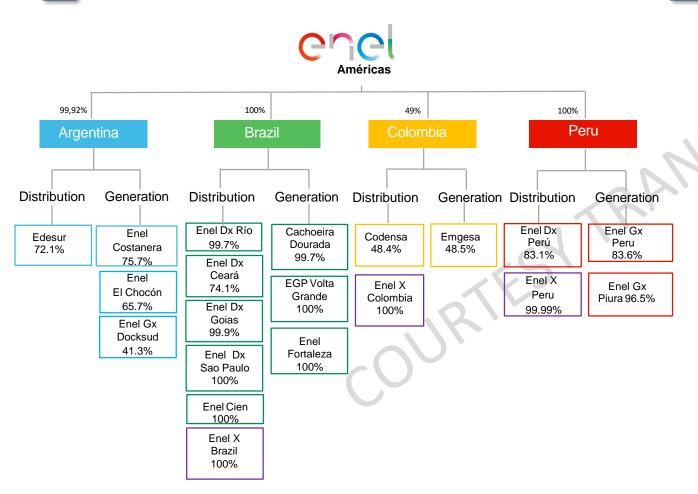
Strictly Private and Confidential

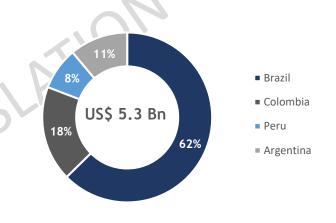


**Enel Americas** 

5 Corporate Structure

2020 - 2022 Accumulated Organic CAPEX by Country







Strictly Private and Confidential



#### **Enel Americas**

### 7 Business Description by Country

| _ | Generation   | Distribution   | Operations   | )                             |
|---|--|--|--|-------------------------------|
|   | 1. Installed Capacity (MW) 4,419 MW  2. Market Share (Revenue) 10%                       | 1. Clients (mm) 2.5 mm  2. Revenues (GWh) 16,798 GWl  3. Market Share (Revenue)          | Companies  1. Enel Gx Costanera 4. Endesur   | 14%<br>EBITDA<br>contribution |
|   | <ol> <li>Installed Capacity (MW) 1,354 MW</li> <li>Market Share (Revenue) 7%</li> </ol>  | <ol> <li>Clients (mm)</li> <li>Revenues (GWh)</li> <li>Market Share (Revenue)</li> </ol> | Companies  1. Enel Gx Fortaleza 5. Enel Dx Río 2. Cachoeira Dourada 6. Enel Dx Ceará 3. Volta Grande Gx 7. Enel Dx Goiás 4. Cien Tx 8. Enel Dx Sao Paulo | 41%<br>EBITDA<br>contribution |
|   | <ol> <li>Installed Capacity (MW) 3,506 MW</li> <li>Market Share (Revenue) 26%</li> </ol> | <ol> <li>Clients (mm)</li> <li>Revenues (GWh)</li> <li>Market Share (Revenue)</li> </ol> | Companies  1. Emgesa 2. Codensa  | 32%<br>EBITDA<br>contribution |
|   | <ol> <li>Installed Capacity (MW) 1,987 MW</li> <li>Market Share (Revenue) 21%</li> </ol> | <ol> <li>Clients (mm)</li> <li>Revenues (GWh)</li> <li>Market Share (Revenue)</li> </ol> | Companies  1. Enel Gx Peru 3. Enel Dx Perú 2. Enel Gx Piura  | 14%<br>EBITDA<br>contribution |



Strictly Private and Confidential

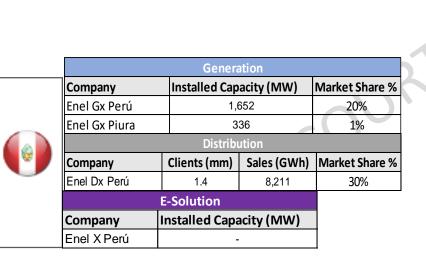


Enel Americas

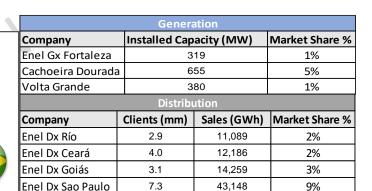
8

#### Distribution and Generation Businesses Description by Country (2019)

| Generation      |                         |             |                |  |  |
|-----------------|-------------------------|-------------|----------------|--|--|
| Company         | Installed Capacity (MW) |             | Market Share % |  |  |
| Enel Emgesa     | 3,506                   |             | 26%            |  |  |
| Distribution    |                         |             |                |  |  |
| Company         | Clients (mm)            | Sales (GWh) | Market Share % |  |  |
| Enel Codensa    | 3.5                     | 14,307      | 18%            |  |  |
|                 | E-Solution              |             |                |  |  |
| Company         | Installed Capacity (MW) |             |                |  |  |
| Enel X Colombia | -                       |             |                |  |  |





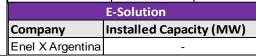


| uio                             |                | 10,110                         |  |  |  |
|---------------------------------|----------------|--------------------------------|--|--|--|
| Transmission                    |                |                                |  |  |  |
| Company Installed Capacity (MW) |                |                                |  |  |  |
| Enel Cien 2,100                 |                |                                |  |  |  |
| E-                              | Solution       |                                |  |  |  |
| In                              | stalled Capaci | ty (MW)                        |  |  |  |
|                                 | =              |                                |  |  |  |
|                                 | Tra<br>Inst    | Transmission Installed Capacit |  |  |  |



16,798

2.5





Edesur

16%

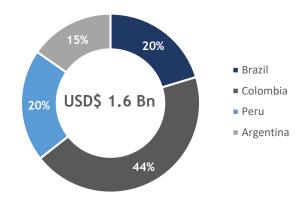


Strictly Private and Confidential

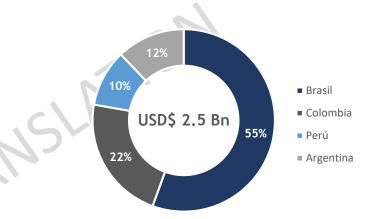


**Enel Americas** 

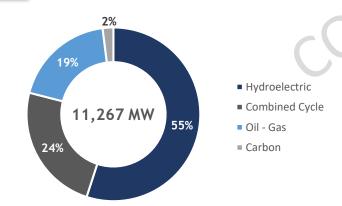
9 EBITDA Gx by Country (2019)



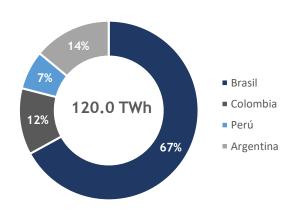
11 EBITDA Dx by Country (2019)



10 Installed capacity by segment (Gx 2019)



12 Energy Sales by Country (Dx 2019)





Strictly Private and Confidential

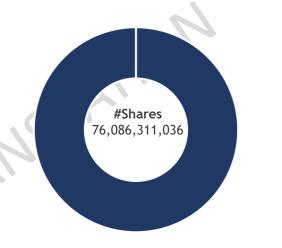


**Enel Green Power Americas** 

### 13 Overview

- Enel Green Power S.p.A. is a company that manages and develops energy generation activities from renewable sources in 28 countries, with an installed capacity of 46 GW. It was founded in 2008 and is a subsidiary of the Enel Group, which owns 100% of the shares.
- Enel Green Power S.p.A. has, among others, presence in the following countries: Brazil, Argentina, Colombia, Peru, Costa Rica, Panama and Guatemala, which together we will name Enel Green Power Americas ("EGP Americas"), with wind, solar and hydroelectric generating plants, both in operation, as well as under construction and under development.
- As of September 2020, EGP Americas had an installed generation capacity of 3,319 MW, composed of: 0.8 GW hydro, 1.2 GW wind and 1.3 GW solar.
- EGP Americas also has 2.2 GW in projects under construction that are expected to be operational between 2020 and 2022, as well as a short-term pipeline of 2.35 GW included in its Business Plan for growth to 2024. In addition, EGP Americas has a long-term development pipeline of 22.1 GW in the region.
- EGP Americas has an EBITDA 2020e of USD\$ 408 mm.





Enel S.p.A.



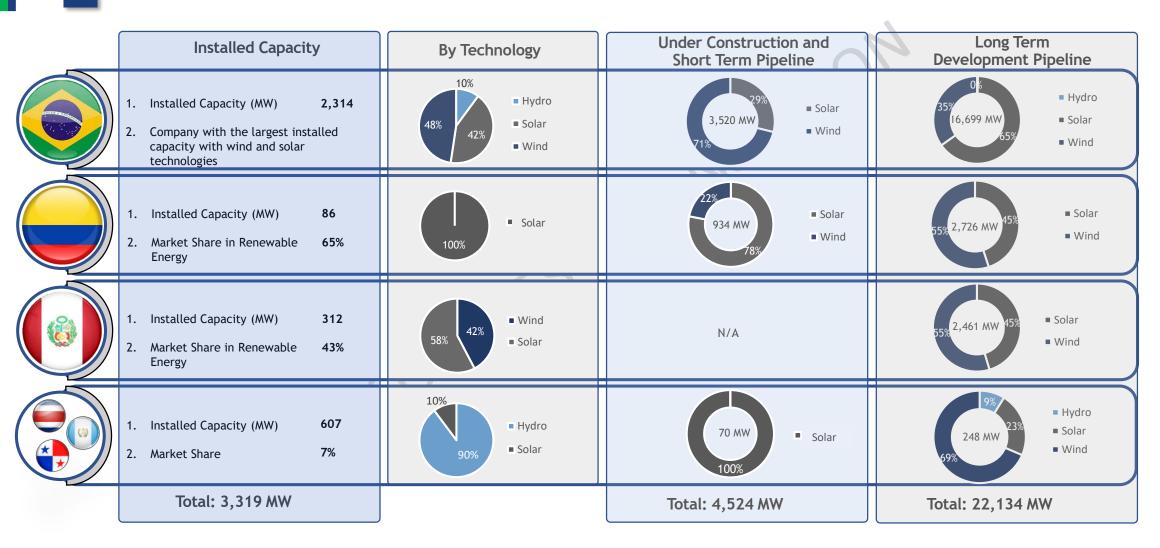
**Enel Green Power Americas** 

Strictly Private and Confidential



15

#### **Business Description by Country**





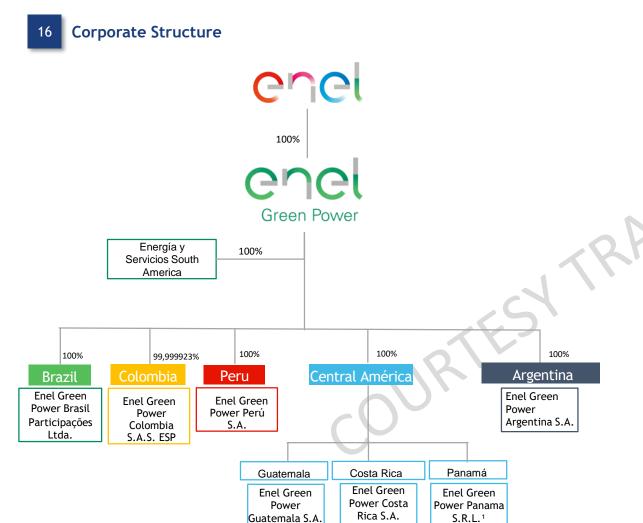
Source: Enel Green Power

# III. Companies' Description

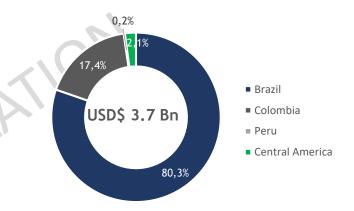
Strictly Private and Confidential



**Enel Green Power Americas** 



17 2020 - 2024 Accumulated Organic CAPEX by Country



Strictly Private and Confidential



#### **Enel Green Power Americas**

18 Regional Presence - Assets in Operation

| Technology | Project          | Installed<br>Capacity (MW) | Total Installed<br>Capacity (MW) |
|------------|------------------|----------------------------|----------------------------------|
|            | 1) PH Chucas     | 50                         |                                  |
| Hydro      | 2) PH Río Volcan | 17                         | 81                               |
|            | 3) PH Don Pedro  | 14                         |                                  |

|     | Technology | Project  | Installed<br>Capacity (MW) | Total Installed<br>Capacity (MW) |
|-----|------------|--|----------------------------|----------------------------------|
| (1) | Hydro      | 1) Palo Viejo 2) Generadora de Occidente 3) Tecnoguat 4) Montecristo | 87<br>47<br>16<br>13       | 164                              |

|  | Technology | Project           | Installed<br>Capacity (MW) | Total Installed<br>Capacity (MW) |
|--|------------|-------------------|----------------------------|----------------------------------|
|  | Hydro      | 1) Fortuna        | 300                        | 300                              |
|  | Solar      | 2) Chiriqui       | 12,3                       |                                  |
|  |            | 3) Solar David    | 7,6                        |                                  |
|  |            | 4) Solar Caldera  | 4,9                        |                                  |
|  |            | 5) Sol Real       | 10,8                       | 62                               |
|  |            | 6) Vista Alegre   | 8,2                        |                                  |
|  |            | 7) Milton         | 10,3                       |                                  |
|  |            | 8) Estrella Solar | 7,7                        |                                  |

| Technology | Project    | Installed<br>Capacity (MW) | Total Installed<br>Capacity (MW) |
|------------|------------|----------------------------|----------------------------------|
| Solar      | 1) El Paso | 86                         | 86                               |



|     | Technology | Project  | Installed<br>Capacity (MW)                             | Total Installed<br>Capacity (MW) |
|-----|------------|--|--|----------------------------------|
| (0) | Hydro      | 1) Alvorada 2) Apiacás 3) Isamu Ikeda 4) Mourão 5) Paranapanema 6) Primavera 7) Quatiara 8) Salto Apiacás 9) Socibe  | 7<br>16<br>29<br>8<br>31<br>20<br>5<br>103             | 234                              |
|     | Solar      | 10) Fontes Solar<br>11) Horizonte<br>12) Ituverava<br>13) São Gonçalo I<br>14) São Gonçalo II  | 11<br>103<br>254<br>476<br>133                         | 978                              |
|     | Wind       | 15) Cristal<br>16) Curva Dos Ventos<br>17) Delfina<br>18) Delfina VIII<br>19) Fontes dos Ventos<br>20) Modelo<br>21) Morro do Chapéu I<br>22) Serra Zul<br>23) Lagao dos Ventos I ph I | 90<br>56<br>180<br>29<br>80<br>56<br>172<br>118<br>320 | 1,102                            |

|          | Technology | Project  | Installed<br>Capacity (MW) | Total Installed<br>Capacity (MW) |
|----------|------------|----------|----------------------------|----------------------------------|
|          | Wind       | 1) Wayra | 132                        | 132                              |
| <b>A</b> | Solar      | 2) Rubi  | 180                        | 180                              |

TOTAL: 3,319 MW







Strictly Private and Confidential



**Enel Green Power Americas** 

19

Regional Presence - Assets Under Construction and Short-Term Pipeline

#### **Assets Under Construction**

|   | Technology | Project        | Installed<br>Capacity (MW) | Total Installed<br>Capacity (MW) |
|---|------------|----------------|----------------------------|----------------------------------|
| 4 |            | 1) Esperanza   | 26                         |                                  |
|   | Solar      | 2) Jaguito     | 13                         | 70                               |
|   |            | 3) Madre Vieja | 31                         |                                  |

#### **Assets Under Construction**

| <br>Technology | Project      | Installed<br>Capacity (MW) | Total Installed<br>Capacity (MW) |
|----------------|--------------|----------------------------|----------------------------------|
| Solar          | 1) La Loma   | 187                        | 187                              |
| Wind           | 2) Windpeshi | 205                        | 205                              |

#### **Short Term Pipeline**

| Technology | Project                      | Installed Capacity (MW) | Total Installed<br>Capacity (MW) |
|------------|------------------------------|-------------------------|----------------------------------|
| Solar      | 1) Guayepo 1<br>2) Guayepo 2 | 271<br>271              | 542                              |



TOTAL: 4,524 MW

#### **Assets Under Construction**

| Technology | Project                    | Installed<br>Capacity (MW) | Total Installed<br>Capacity (MW) |
|------------|----------------------------|----------------------------|----------------------------------|
| Solar      | 1) Sao Goncalo III         | 256                        | 256                              |
|            | 2) Lagoa dos Ventos Iph II | 276                        |                                  |
|            | 3) Lagoa dos Ventos ext.   | 121                        |                                  |
| Wind       | 4) Fonte dos Ventos II     | 99                         | 1.451                            |
| WIIIG      | 5) Morro do Chapeau II     | 353                        | 1,451                            |
|            | 6) Cumaru                  | 206                        |                                  |
|            | 7) Lagoa dos Ventos III    | 396                        |                                  |

#### **Short Term Pipeline**

| Technology | Project                | Installed<br>Capacity (MW) | Total Installed<br>Capacity (MW) |
|------------|------------------------|----------------------------|----------------------------------|
| Solar      | 1) Bom Nome            | 360                        | 760                              |
| SOLAI      | 2) Lagoa do Sol        | 400                        | 760                              |
|            | 3) Aroeira             | 397                        |                                  |
|            | 4) Lagoa V             | 396                        |                                  |
| Wind       | 5) Lagoa IV            | 80                         | 1.053                            |
|            | 6) Morro do Chapéu III | 100                        |                                  |
|            | 7) Zeus                | 80                         |                                  |

Solar

Wind



Strictly Private and Confidential



#### **Enel Green Power Americas**

#### Regional Presence - Long Term Development Pipeline

|          | Technology | Project           | Installed<br>Capacity (MW) | Total Installed<br>Capacity (MW) |
|----------|------------|-------------------|----------------------------|----------------------------------|
|          | Hydro      | 1) Santa Maria 82 | 22                         | 22                               |
|          | Solar      | 2) Cerro Viejo    | 25                         | 56                               |
| <b>*</b> | Solar      | 3) Baco Solar     | 31                         | 50                               |
| *        |            | 4) Escudero       | 80                         |                                  |
|          | Wind       | 5) Viento Sur     | 50                         | 170                              |
|          |            | 6) La Colorada    | 40                         |                                  |

|  | Technology | Project                   | Installed<br>Capacity (MW) | Total Installed<br>Capacity (MW) |
|--|------------|---------------------------|----------------------------|----------------------------------|
|  |            | 1) Guayepo 3              | 271                        |                                  |
|  |            | 2) Valledupar             | 130                        |                                  |
|  |            | 3) Fundacion              | 130                        |                                  |
|  | Solar      | 4) Caracoli Fotovoltaico  | 65                         | 1,226                            |
|  |            | 5) Atlantico Photovoltaic | 260                        |                                  |
|  |            | 6) Andes                  | 110                        |                                  |
|  |            | 7) Yariguies              | 260                        |                                  |
|  |            | 8) Velero                 | 150                        |                                  |
|  | Wind       | 9) Miramar                | 150                        |                                  |
|  |            | 10) Jarara                | 400                        | 1,500                            |
|  | WIIIU      | 11) Anas                  | 500                        |                                  |
|  |            | 12) Tumawind              | 200                        |                                  |
|  |            | 13) Chemesky              | 100                        |                                  |

|  | Technology | Project                    | Installed<br>Capacity (MW) | Total Installed<br>Capacity (MW) |
|--|------------|----------------------------|----------------------------|----------------------------------|
|  |            | 1) Solar Clemesi (Rubi 2)  | 120                        |                                  |
|  |            | 2) Ruta del Sol (Rubi III) | 300                        |                                  |
|  | Solar      | 3) El Sillar               | 70                         | 1,117                            |
|  | JOIdi      | 4) Illari (Phase 1)        | 300                        | 1,117                            |
|  |            | 5) Sumac Nina (Phase 1)    | 300                        |                                  |
|  |            | 6) MALACAS SOLAR           | 27                         |                                  |
|  |            | 7) Pampa Mórrope           | 150                        |                                  |
|  |            | 8) Wayra Extension         | 108                        |                                  |
|  | Wind       | 9) Libertad_ex-Cherrepe    | 100                        |                                  |
|  |            | 10) Muyu                   | 217                        |                                  |
|  |            | 11) Taita                  | 60                         | 1,344                            |
|  |            | 12) Pampa Caracoles        | 46                         |                                  |
|  |            | 13) Guarango               | 330                        |                                  |
|  |            | 14) Bayovar                | 183                        |                                  |
|  |            | 15) Wuambas                | 150                        |                                  |

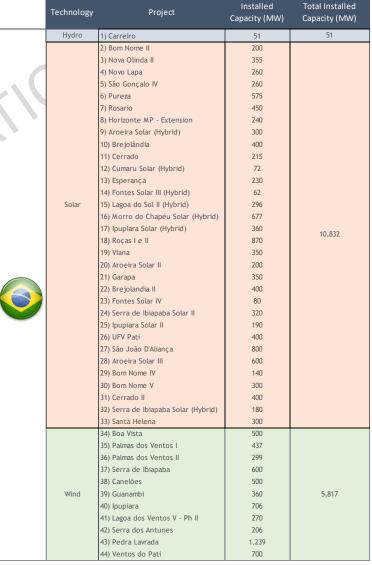
Source: Enel Green Power

TOTAL: 22,134 MW Hydro Solar











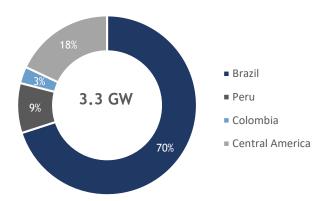
Strictly Private and Confidential



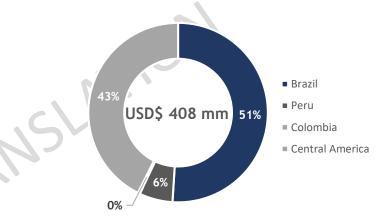
**Enel Green Power Americas** 

21 G

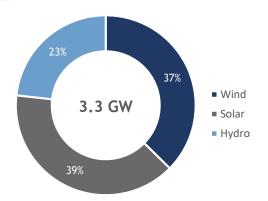
GW in Operation by Country (September 2020)



23 EBITDA by Country (2020e)



GW in Operation by Technology (September 2020)





# Valuation Report Index

Strictly Private and Confidential



| I   | EXECUTIVE SUMMARY  | 4  |
|-----|--|----|
|     | TRANSACTION DESCRIPTION                                  | 9  |
| III | COMPANIES' DESCRIPTION                                   | 11 |
| IV  | VALUATION METHODOLOGIES                                  | 24 |
| V   | COMPANIES' VALUATION                                     | 28 |
|     |  |    |
| VI  | SHARE EXCHANGE RATIO CALCULATION                         | 34 |
| VII | SHARE EXCHANGE RATIO CALCULATION  PROFORMA BALANCE SHEET | 36 |



## IV. Valuation Methodologies

At a Glance

Strictly Private and Confidential



### 1

#### **Valuation Methodologies Description**

- Given the available information, an analysis by sum of parts was made in order to estimate the value of Enel Americas and EGP Americas, with separate valuations for each of the countries and their businesses.
- In this way we obtain the enterprise value of each business, and the net financial debt is deducted along with other adjustments case by case, known as Equity Bridges provided by the management of the Companies, in order to determine the equity value of each company.
- The main methodology used was the Discounted Cash Flows ("DCF"), whose results were corroborated by the valuation through multiples of comparable comparable comparable transactions.

  Description

  Pros

  Applicability

| e transactions.                           | Description  | Pros  | Applicability                  |
|---|--|---|--------------------------------|
| Multiple of<br>Comparable<br>Companies    | Estimated value based on the performance of comparable companies through estimated 2020 metrics, listed on the stock market.  - The EBITDA multiple tends to be the most relevant.  - Importance of selecting comparables with similar business dynamics.  - We considered an average EV/EBITDA for each business segment and applied a variation of +/-1.0x to determine valuation ranges.  | It reflects the market's perception of similar companies. By implication, it incorporates a market discount rate Simple, direct and easy to understand methodology It does not have large assumptions like risk premium or company beta Allows different degrees of compare Uses fewer assumptions than a DCF.        | Enel Americas     EGP Americas |
| Multiple of<br>Comparable<br>Transactions | Estimated value based on comparable transactions that are precedents to the Energy industry.  The EBITDA multiple tends to be the most relevant.  Many renewable generation transactions show high multiples due to the high component of new projects (greenfield).  We considered an average EV/EBITDA for each business segment and applied a +/-1.0x variance to determine valuation ranges.   | It reflects the buyer's perception of value Simple, direct and easy to understand methodology.  | 1. Enel Americas               |
| Discounted Cash<br>Flows                  | Estimated value based on the Company's projections, growth assumptions and calculation of a discount rate that brings the cash flows to present value.  - Macroeconomic and operational assumptions estimated based on the Business Plan and PxQ projections delivered for each company.  - The Companies delivered an "equity bridge" that adjusts the respective net debt with certain additional assets and liabilities that given their nature should be considered as financial debt or cash equivalents. | It is an intrinsic valuation that allows the estimation of a theoretical value independent of market conditions.  - It provides a more flexible method to understand how different scenarios and variables impact on the value of the company.  - It allows to capture the growth trends in the value of the company. | Enel Americas     EGP Americas |



# IV. Valuation Methodologies

**Key Assumptions** 

Strictly Private and Confidential



### 2

#### **Key Assumptions**

Valuation Date

• September 30th, 2020.

Currency

• The nominal projections were made in the corresponding local currency of each country. For the DCF calculation, projections were converted to US dollars (USD) at the Valuation Date.

Forecast Period

• For both companies we considered a forecast period until the end of 2024.

Macro Assumptions

- Projections of inflation, GDP and other assumptions were provided by the companies.
- Both local and U.S. inflation are assumed to be constant from 2020 onwards.



- WACC was calculated by country and type of business (renewable generation, conventional generation, distribution and transmission).
- The WACC used to discount the cash flows was in local currency, for which the estimation was made in USD and it was converted to local currency using the parity model.



• Guatemala: 25% for EGP Américas; 7% on revenue for the other operating companies

- Brazil: 34%
- Panamá: 25% and 30% for Enel Fortuna
- Colombia: 32%(2020);31%(2021);30%(2022)
- Argentina: 30%(2020); 25%(2021)
- Chile: 27%
- Perú: 29,5%
- Costa Rica: 30%

7) Pipeline

• The project pipeline of EGP Americas was valued considering the status of each project and an estimate of the market value for each one of them. Permit progress, land status, country, among others, were taken into consideration.



- The terminal value of the different companies of EGP Americas and Enel Americas was calculated using at least one of the following methods:
  - Perpetuity for a normalized cash flow for 2025, using a different growth factor by country. Method used for EGP Americas and Enel Americas (generation).
  - Perpetuity using post-tax operating income with differentiated rates by country. Method used for Enel Americas (distribution and transmission).



- The following adjustments were considered in determining the equity value:
  - $\bullet\,$  Net debt according to the financial statements for each company.
  - Additional adjustments included in the Equity Bridge provided for each company.



# IV. Valuation Methodologies

**WACC - Terminal Value** 

Strictly Private and Confidential



3

#### **WACC Rate Calculation**

• The Discount Rate (WACC) was calculated using the following formula:

Discount Rate = 
$$Ke \times \frac{E}{D+E} + Kd \times \frac{D*(1-t)}{D+E}$$
 where,

- Ke = Equity cost.
- Kd = Debt Cost.
- D = Debt Market Value.
- E = Equity Market Value.
- Tax Rate (t): It is considered the corporate tax rate of each country.
- The calculation of the Equity Cost: was obtained through the CAPM methodology (Capital Asset Pricing Model) and using the following formula:
- $Ke = rf + \beta L \times (E(r_m) rf)$  where,
- Risk-Free Rate (rf): corresponds to the yield of the U.S. 10-year sovereign bond, using 0.69%.<sup>1</sup>
- Market Risk Rating (E(rm) rf): was estimated based on international references.
- The Leveraged Beta Factor ( $\beta$ L): was obtained by calculating the unleveraged beta of comparable companies for the distribution, generation and transmission markets.
- Capital Structure (D/A): It was used the capital structure of comparable companies.

### 4

#### Terminal Value

- The terminal value reflects the value of each company's expected free cash flows beyond the explicitly forecasted period.
- Moonvalley Capital's model assumes for EGP Americas a traditional perpetuity formula based on a normalized free cash flow for 2025, to which a discount is applied so that it is not considered in perpetuity and has an expected life which was estimated based on the useful life of the assets.
- On the other hand, Moonvalley Capital's model assumes a terminal value for Enel Americas depending on its business activity:
  - Generation: A traditional perpetuity formula is assumed based on a normalized free cash flow for 2025. In the case of Argentina, a discount is also added so that it is not considered to be in perpetuity and has an expected life, which was estimated based on the useful life of the assets.
  - <u>Distribution and Transmission</u>: RONIC model is assumed, from which a traditional perpetuity formula is applied on the net benefit after taxes for 2025, assuming a 1% penalty on the discount rate.

<sup>&</sup>lt;sup>1</sup> Source: Investing.com with date: 30/09/2020



# Valuation Report Index

Strictly Private and Confidential



| I   | EXECUTIVE SUMMARY                                      | 4  |
|-----|--|----|
| II  | TRANSACTION DESCRIPTION                                | 9  |
| III | COMPANIES' DESCRIPTION                                 | 11 |
| IV  | VALUATION METHODOLOGIES                                | 24 |
|     |  |    |
| V   | COMPANIES' VALUATION                                   | 28 |
| V   | COMPANIES' VALUATION  SHARE EXCHANGE RATIO CALCULATION | 34 |
|     |  |    |



Strictly Private and Confidential

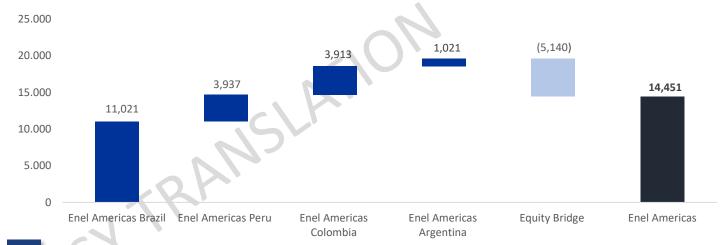


#### Summary

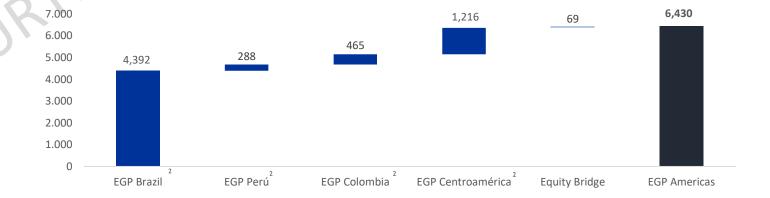
### 1 Summary of DCF Valuation <sup>1</sup>

- In our opinion, the most representative valuation method for estimating the value of EGP Americas and Enel Americas is the Discounted Cash Flow ("DCF").
- Under the DCF method we arrive at the following ranges of valuation for the equity value:
  - ✓ <u>Enel Américas</u>: between USD\$13,128 million and USD\$15,995 million.
  - ✓ <u>EGP Américas</u>: between USD\$6,053 million and USD\$6,840 million.

### 2 Enel Americas DCF Valuation - Equity Value - Base Case (USD\$ mm) <sup>1</sup>



#### EGP Americas DCF Valuation - Equity Value - Base Case (USD\$ mm) 1



<sup>&</sup>lt;sup>1</sup> The exchange rate of 30/09/2020 was used to convert the Equity Value resulting from the valuation of their respective local currency to USD <sup>2</sup> Considers valuation of the development projects pipeline in Brazil, Perú, Colombia y Panamá, with a 50% discount



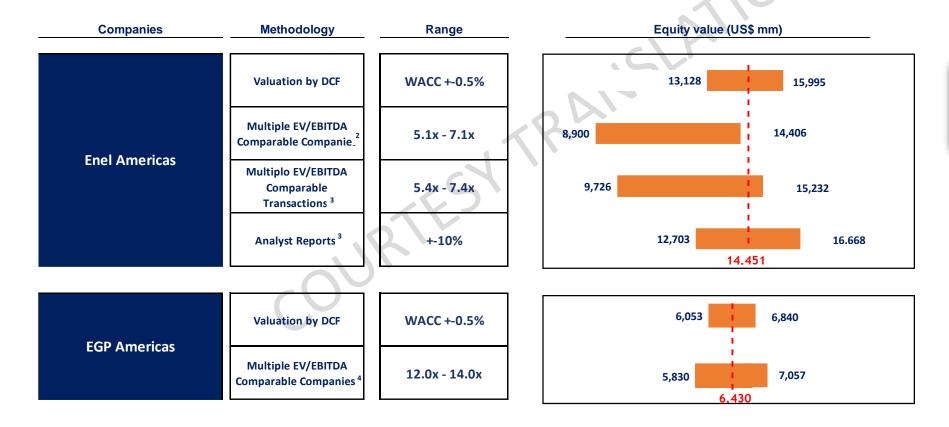
Strictly Private and Confidential



#### **Valuation Range**

### 4 Estimated Equity Value under different Methodologies for EGP Américas and Enel Américas 1

• The table below shows the valuation ranges by methodology for the Equity Value of Enel Americas that varies between USD\$13,128 mm and USD\$15,995 mm, and for EGP Americas that varies between USD\$6,053 mm and USD\$6,840 mm. For the calculation of the exchange ratio, the valuation by DCF is privileged for both companies, the other methodologies are used as a reference.



Represents the estimated Equity Value of the Base Case for Enel Américas and EGP Américas

<sup>&</sup>lt;sup>1</sup> The exchange rate of 30/09/2020 was used to convert the Equity Value resulting from the valuation of their respective local currency to USD <sup>2</sup> Considers EBITDA 2020e <sup>3</sup> Analyst reports used: BTG Pactual, Larrain Vial, Security, MBI, Santander, Citi and Credicorp <sup>4</sup> Considers average EBITDA of 2020e and 2021e



Strictly Private and Confidential



**Enel Américas Sum of the Parts** 

### 5 Summary of the DCF Valuation of Enel Américas (USD\$ mm) <sup>1</sup>

- The table shows the Base Case valuation by country of Enel Americas, under the DCF methodology.
- For the valuation, Enel Americas' cash flows were projected until 2024 in their respective local currencies.
- In the case of Enel X, the operations in Peru, Brazil and Argentina were valued as a whole.

|                     | DCF Valuation                    |                  |        |                  | Main Assumptions        |                      |   |  |
|---------------------|----------------------------------|------------------|--------|------------------|-------------------------|----------------------|---|--|
| Country             | Enterprise<br>Value <sup>4</sup> | Equity<br>Bridge | Equity | EV/EBITDA<br>20e | WACC (USD) <sup>2</sup> | Perpetuity<br>Growth | Valor Terminal <sup>3</sup><br>(Múltiplo EV/EBITDA 24E) |  |
| Peru                | 3,637                            | -547             | 3,091  | 8.1x             | 7.1%                    | 2.5%                 | 7.1x  |  |
| Colombia            | 3,913                            | -650             | 3,263  | 6.9x             | 8.7%                    | 3.0%                 | 7.3x  |  |
| Brazil              | 11,021                           | -2,504           | 8,517  | 7.3x             | 8.9%                    | 3.8%                 | 7.1x  |  |
| Argentina           | 1,021                            | -159             | 861    | 4.4x             | 25.5%                   | 8.6%                 | 2.2x  |  |
| Holdco              | n/a                              | -1,281           | n/a    | n/a              |                         |                      |   |  |
| Sum of the<br>Parts | 19,591                           | -5,140           | 14,451 | 7.1x             |                         |                      |   |  |

<sup>&</sup>lt;sup>1</sup> The exchange rate of 30/09/2020 was used to convert the Equity Value resulting from the valuation of their respective local currency to USD <sup>2</sup> WACC was calculated as the weighted average by country and business <sup>3</sup> Terminal value was calculated under the perpetuity method for generation and using the RONIC method for distribution and transmission. <sup>4</sup>Enterprise Value calculated using the proportional ownership of Enel Americas in its subsidiaries



Strictly Private and Confidential



#### **EGP Américas Sum of the Parts**

### 6

### Summary of the DCF Valuation of EGP Américas (USD\$ mm) <sup>1</sup>

- The table shows the Base Case valuation by country of EGP Americas, under the DCF methodology.
- For the valuation, the cash flows of EGP Americas were projected until 2024 in their respective local currencies.
- The Enterprise Value considers the valuation of the development project pipeline for Brazil, Peru, Colombia and Panama. The development project pipeline is valued at USD \$808 million, but for our valuation purposes we considered a 50% discount of the development project pipeline valuation, as shown in the table.

|   |                       | DCF Valuation       |                    |                  | Main Assumptions  |                   |            |                      |   |
|---|-----------------------|---------------------|--------------------|------------------|-------------------|-------------------|------------|----------------------|---|
|   | Country               | Enterprise<br>Value | Equity<br>Bridge   | Equity           | EV/EBITDA<br>20e  | EV/EBITDA<br>21e  | WACC (USD) | Perpetuity<br>Growth | Terminal Value (Multiple<br>EV/EBITDA 24e) <sup>5</sup> |
|   | Peru <sup>2</sup>     | 288                 | -170               | 118              | 12.4x             | 11.8x             | 6.1%       | 2.5%                 | 10.4x   |
|   | Brazil <sup>2</sup>   | 4,392               | -739               | 3,652            | 21.0x             | 13.3x             | 7.1%       | 3.8%                 | 11.9x   |
|   | Colombia <sup>2</sup> | 465                 | 23                 | 489              | n/a               | n/a               | 6.5%       | 3.0%                 | 13.3x   |
|   | Panama <sup>2</sup>   | 619 <sup>6</sup>    | -17 <sup>6</sup>   | 602 <sup>6</sup> | 8.7x <sup>7</sup> | 8.4x <sup>7</sup> | 7.3%       | 2.0%                 | 8.6x <sup>6</sup>                                       |
|   | Guatemala             | 381                 | -10                | 371              | 10.9x             | 10.5x             | 7.9%       | 2.0%                 | 9.9x  |
|   | Costa Rica            | 216                 | -125               | 91               | 11.5x             | 10.7x             | 9.1%       | 2.0%                 | 8.6x  |
|   | HoldCo                | 0                   | 1,106 <sup>3</sup> | 1,106            | n/a               | n/a               | n/a        | n/a                  | n/a   |
| S | um of the Parts       | 6,361               | 69                 | 6,430            | 15,6x / 14,6x     | 11,9x / 11,1x     |            |                      |   |

<sup>&</sup>lt;sup>1</sup> The exchange rate of 30/09/2020 was used to convert the Equity Value resulting from the valuation of their respective local currency to USD <sup>2</sup> Considers the valuation of the project pipeline with a 50% discount <sup>3</sup> Required cash for the development of the project pipeline <sup>4</sup> EV/EBITDA multiple does not considers Project pipeline valuation <sup>5</sup> Terminal value was calculated using the perpetuity method, EV/EBITDA 24e multiple is shown as a reference <sup>6</sup> Considers valuation of EGP Américas 50,05% stake in Fortuna <sup>7</sup> Multiples calculated considering 100% of Fortuna's EV



Strictly Private and Confidential



**Sensitivity Analysis** 

### 7 S

#### Sensitivity Analysis of EGP Americas <sup>1</sup>

• The tables below show the DCF sensitivities for EGP Americas' Equity Value based on the discount rate (WACC) and project pipeline valuation discount, respectively.

| Project Pipeline | Equity Value EGP    |
|------------------|---------------------|
| Discount         | Américas (USD\$ mm) |
| 0%               | 6,826               |
| 25%              | 6,628               |
| 50%              | 6,430               |
| 75%              | 6,232               |
| 100%             | 6,034               |

| WACC  | Equity Value EGP<br>Américas (USD\$ mm) |
|-------|---|
| +1,0% | 5,706                                   |
| +0,5% | 6,053                                   |
| 0%    | 6,430                                   |
| -0,5% | 6,840                                   |
| -1,0% | 7,288                                   |

### 8

#### Sensitivity Analysis of Enel Americas <sup>1</sup>

• The tables below show the DCF sensitivities for Enel Americas' Equity Value based on the discount rate (WACC) and holding company discount.

| Holding Company Discount | Equity Value Enel<br>Américas (USD\$ mm) |  |
|--------------------------|--|--|
| 0,0%                     | 14.451                                   |  |
| 2,5%                     | 14.090                                   |  |
| 5,0%                     | 13.729                                   |  |
| 7,5%                     | 13.368                                   |  |
| 10,0%                    | 13.006                                   |  |

| WACC  | Equity Value Enel<br>Américas (USD\$ mm) |
|-------|--|
| 1.0%  | 11,976                                   |
| +0,5% | 13,128                                   |
| 0%    | 14,451                                   |
| -0,5% | 15,995                                   |
| -1,0% | 17,829                                   |



# Valuation Report Index

Strictly Private and Confidential



|      | EXECUTIVE SUMMARY                | 4  |
|------|----------------------------------|----|
| II   | TRANSACTION DESCRIPTION          | 9  |
| III  | COMPANIES' DESCRIPTION           | 11 |
| IV   | VALUATION METHODOLOGIES          | 24 |
| V    | COMPANIES' VALUATION             | 28 |
| VI   | SHARE EXCHANGE RATIO CALCULATION | 34 |
| VII  | PROFORMA BALANCE SHEET           | 36 |
| VIII | APPENDIX                         | 41 |



# VI. Share Exchange Ratio Calculation Strictly Private and Confidential



Exchange Ratio Enel Américas - EGP Américas

### 1 Exchange Ratio Calculation

• According to the DCF valuation ranges for the Equity Value of Enel Americas and EGP Americas, we arrive at the following range of Exchange Ratios:

| ENEL AMERICAS           |  |            |            |  |  |
|-------------------------|--|------------|------------|--|--|
| N° of Shares            | 76,086,311,036                               |            |            |  |  |
| Range                   | Low <sup>1</sup> Base Case High <sup>1</sup> |            |            |  |  |
| Equity Value (USD\$ mm) | 13,128                                       | 14,451     | 15,995     |  |  |
| Equity Value (CLP\$ mm) | 10,298,391                                   | 11,336,231 | 12,547,438 |  |  |
| Share Price (CLP\$)     | 135.4  | 149.0      | 164.9      |  |  |

| EGP AMERICAS            |  |           |           |  |  |
|-------------------------|--|-----------|-----------|--|--|
| N° of Shares            | N° of Shares 76,086,311,036                  |           |           |  |  |
| Range                   | Low <sup>1</sup> Base Case High <sup>1</sup> |           |           |  |  |
| Equity Value (USD\$ mm) | 6,053  | 6,430     | 6,840     |  |  |
| Equity Value (CLP\$ mm) | 4,748,336                                    | 5,044,078 | 5,365,706 |  |  |
| Share Price (CLP\$)     | 62.4   | 66.3      | 70.5      |  |  |

|                 | MERGER ENEL AMERICAS / EGP AMERICAS    |                  |                 |                   |  |  |
|-----------------|--|------------------|-----------------|-------------------|--|--|
|                 | Range                                  | Low <sup>1</sup> | Base Case       | High <sup>1</sup> |  |  |
| Equity Value    | e EGP Americas (CLP\$ mm)              | 4,748,336        | 5,044,078       | 5,365,706         |  |  |
| Equity Value    | Enel Americas (CLP\$ mm)               | 10,298,391       | 11,336,231      | 12,547,438        |  |  |
| Equity Value N  | Merged Company (CLP\$ mm)              | 15,046,727       | 16,380,309      | 17,913,144        |  |  |
| Share Price     | Share Price Enel Americas (CLP\$)      |                  |                 | 164.9             |  |  |
| Share Prio      | Share Price EGP Americas (CLP\$)       |                  |                 | 70.5              |  |  |
| Capita          | Increase (CLP\$ mm)                    | 4,748,336        | 5,044,078       | 5,365,706         |  |  |
| N° of Shares to | be Issued by Enel Americas             | 35,081,538,749   | 33,854,749,150  | 32,537,065,801    |  |  |
| Enel América    | Enel Américas Total Shares Post-Merger |                  | 109,941,060,186 | 108,623,376,837   |  |  |
|                 | EGP Americas Pipeline Discount of 25%  |                  | 0.46            | 0.44              |  |  |
| Exchange Ratio  | EGP Americas Pipeline Discount of 50%  | 0.46             | 0.44            | 0.43              |  |  |
|                 | EGP Americas Pipeline Discount of 75%  | 0.45             | 0.43            | 0.42              |  |  |

tivity of the DCE valuation of the WACC (1/ 0.5%)



# **Valuation Report**Index

Strictly Private and Confidential



|      | EXECUTIVE SUMMARY                | 4  |
|------|----------------------------------|----|
| II   | TRANSACTION DESCRIPTION          | 9  |
| III  | COMPANIES' DESCRIPTION           | 11 |
| IV   | VALUATION METHODOLOGIES          | 24 |
| V    | COMPANIES' VALUATION             | 28 |
| VI   | SHARE EXCHANGE RATIO CALCULATION | 34 |
| VII  | PROFORMA BALANCE SHEET           | 36 |
| VIII | APPENDIX                         | 41 |



### VII. Proforma Balance Sheet

At a Glance

Strictly Private and Confidential



## Balance Sheet USD\$ M

| Balance Sheet (September 2020)   | Enel Americas | EGP Americas | Enel Americas<br>combined<br>(a) + (b) | EGP in Central America and<br>South America combined<br>(c) | Merged<br>Adjustments<br>(d) | Merged Company $(a) + (b) + (c) + (d)$ |
|--|---------------|--------------|--|---|------------------------------|--|
| ASSETS   |               |              |  |   |                              |  |
| Cash and cash equivalents  | 1,605,306     | 1            | 1,605,307                              | 259,907   |                              | 1,865,214                              |
| Other current financial assets   | 378,734       |              | 378,734                                | 19,683  |                              | 398,417                                |
| Other current non-financial assets   | 439,518       |              | 439,518                                | 226,004   |                              | 665,522                                |
| Trade accounts receivable and other current accounts receivable            | 2,751,457     |              | 2,751,457                              | 160,254   |                              | 2,911,711                              |
| Accounts receivable from related parties current                           | 17,457        |              | 17,457                                 | 1,247,679   | (28,180)                     | 1,236,956                              |
| Current Inventories  | 443,463       |              | 443,463                                | 11,708  |                              | 455,171                                |
| Current tax assets   | 70,971        |              | 70,971                                 | 26,927  |                              | 97,898                                 |
| Non-current assets or groups of assets for disposal classified as held for |               |              |  | 4,683   |                              | 4,683                                  |
| sale   |               |              | -                                      | 4,083   |                              | 4,003                                  |
| Current Assets   | 5,706,906     | 1            | 5,706,907                              | 1,956,845   | (28,180)                     | 7,635,572                              |
| Other non-current financial assets   | 2,372,542     |              | 2,372,542                              | 139,319   |                              | 2,511,861                              |
| Other non-financial non-current assets                                     | 2,248,022     |              | 2,248,022                              | 37,464  |                              | 2,285,486                              |
| Trade accounts receivable and other non-current accounts receivable        | 522,643       |              | 522,643                                | 650   |                              | 523,293                                |
| Non-current related party accounts receivable                              | 158           | ヘレ           | 158                                    | -   | (122)                        | 36                                     |
|  | 2,626         |              | 2,626                                  | -   |                              | 2,626                                  |
| Investments accounted for using the equity method                          | 4,044,797     |              | 4,044,797                              | 251,711   |                              | 4,296,508                              |
| Intangible assets other than capital gains                                 | 886,828       |              | 886,828                                | 581,863   |                              | 1,468,691                              |
| Added value  | 7,772,954     |              | 7,772,954                              | 3,912,929   |                              | 11,685,883                             |
| Properties, plant and equipment  | -             |              | -                                      | -   |                              | -                                      |
| Investment Property  | 224,361       |              | 224,361                                | 31,328  |                              | 255,689                                |
| Assets by right of use   | 846,634       |              | 846,634                                | 92,489  |                              | 939,123                                |
| Deferred tax assets  | -             |              | -                                      | -   |                              | -                                      |
| Non-Current Assets   | 18,928,872    | -            | 18,928,872                             | 5,047,753   | (122)                        | 23,976,503                             |
| Total Assets   | 24,635,778    | 1            | 24,635,779                             | 7,004,598   | - 28,302                     | 31,612,075                             |

 The Merger Adjustments in assets reflect the removal of accounts with related entities from Enel Americas Combined with EGP Americas.

# VII. Proforma Balance Sheet

Strictly Private and Confidential



## At a Glance

# 2 Balance Sheet USD\$ M

|  |                 |   | 1             | T                          |             |                       |
|--|-----------------|---|---------------|----------------------------|-------------|-----------------------|
|  | Enel Americas   | FGP Americas                            | Enel Americas | EGP in Central America and | Merged      | Merged Company        |
| Balance Sheet (September 2020)                           | Litory arronodo | LOI / arronodo                          | combined      | South America combined     | Adjustments | Worgoa Company        |
|  | (a)             | (b)                                     | (a) + (b)     | (c)                        | (d)         | (a) + (b) + (c) + (d) |
| LIABILITIES AND EQUITY                                   |                 |   |               |                            |             |                       |
| Other current financial liabilities                      | 2,446,001       |   | 2,446,001     | 80,051                     |             | 2,526,052             |
| Current lease liabilities                                | 51,161          |   | 51,161        | 55,651                     |             | 51,161                |
| Trade and other current accounts payable                 | 3,094,407       |   | 3,094,407     | 173,539                    |             | 3,267,946             |
| Accounts payable to related current entities             | 388,369         |   | 388,369       | 310,395                    | (28,180)    | 670,584               |
| Other current provisions                                 | 223,597         |   | 223,597       | 1,171                      | (20,200)    | 224,768               |
| Current tax liabilities                                  | 143,396         |   | 143,396       | 22,244                     |             | 165,640               |
| Other current non-financial liabilities                  | 240,859         |   | 240,859       | 33,099                     |             | 273,958               |
| Current Liabilities                                      | 6,587,790       | -                                       | 6,587,790     | 620,499                    | (28,180)    | 7,180,109             |
| Other non-current financial liabilities                  | 3,427,518       |   | 3,427,518     | 837,306                    | -           | 4,264,824             |
| Non-current lease liabilities                            | 95,639          |   | 95,639        | -                          | -           | 95,639                |
| Trade and other non-current accounts payable             | 2,024,476       |   | 2,024,476     | 18,265                     | -           | 2,042,741             |
| Accounts payable to related non-current entities         | -               |   | -             | 149,636                    | (122)       | 149,514               |
| Other non-current provisions                             | 748,874         |   | 748,874       | 21,074                     | -           | 769,948               |
| Deferred tax liability                                   | 573,692         | 1 \ \ \ \ \ \ \ \ \ \ \ \ \ \ \ \ \ \ \ | 573,692       | 87,806                     | -           | 661,498               |
| Provisions for non-current employee benefits             | 1,404,960       |   | 1,404,960     | 1,171                      | -           | 1,406,131             |
| Other non-financial non-current liabilities              | 93,146          |   | 93,146        | 7,491                      | -           | 100,637               |
| Non-Current Liabilities                                  | 8,368,305       | -                                       | 8,368,305     | 1,122,749                  | (122)       | 9,490,932             |
| Issued capital   | 9,783,875       | 1                                       | 9,783,876     | -                          | 5,019,005   | 14,802,881            |
| Reserve by combination of financial statements           | -               | -                                       | -             | 5,464,287                  | (5,464,287) | -                     |
| Accumulated earnings                                     | 5,562,290       | -                                       | 5,562,290     | 826,068                    | (826,068)   | 5,562,290             |
| Other reserves   | (7,653,055)     | -                                       | (7,653,055)   | (1,271,350)                | 1,271,350   | (7,653,055)           |
| Equity attributable to the owners of the holding company | 7,693,110       | 1                                       | 7,693,111     | 5,019,005                  | -           | 12,712,116            |
| Non-controlling interests                                | 1,986,573       |   | 1,986,573     | 242,345                    |             | 2,228,918             |
| Total Equity and Liabilities                             | 24,635,778      | 1                                       | 24,635,779    | 7,004,598                  | - 28,302    | 31,612,075            |

- The Merger Adjustments in liabilities reflect the removal of accounts with related entities from Enel Americas Combined with EGP Americas.
- Additionally, the Merger in Equity adjustments represent the capital increase that would originate in Enel Americas, which is equivalent to the book value of EGP Americas' net assets.

# VII. Proforma Balance Sheet

# Strictly Private and Confidential



#### **EGP** Americas Reclassifications

3

#### Reclassifications to the EGP Americas Balance Sheet

| Balance Sheet   | EGP SpA in South<br>and Central<br>America Historic<br>Combined (€ MM) | EGP SpA in South<br>and Central America<br>Historic Combined<br>(USD\$ M) | Reclasifications<br>(USD\$ M) | EGP SpA in South<br>and Central<br>America Final<br>Historic Combined<br>(USD\$ M) |
|---|--|---|-------------------------------|--|
| ASSETS  |  |   |                               |  |
| Cash and cash equivalents   | 222  | 259,907   |                               | 259,907  |
| Other current assets  | 1,323  | 1,548,902   | (1,548,902)                   | -  |
| Other current financial assets  |  |   | 19,683                        | 19,683   |
| Other current non-financial assets  | -  | -   | 226,004                       | 226,004  |
| Trade accounts receivable and other current accounts receivable                 | 113  | 132,295   | 27,959                        | 160,254  |
| Accounts receivable from related parties current                                | -  |   | 1,247,679                     | 1,247,679  |
| Current Inventories   | 10   | 11,708  | -                             | 11,708   |
| Current tax assets  | -  | 1 1- "  | 26,927                        | 26,927   |
| Non-current assets or groups of assets for disposal classified as held for sale | 4  | 4,683   | -                             | 4,683  |
| Current Assets  | 1,672  | 1,957,495   | (650)                         | 1,956,845  |
| Other non-current assets  | 230  | 269,272   | (269,272)                     | -  |
| Other non-current financial assets  | 0 \ -  | -   | 139,319                       | 139,319  |
| Other non-financial non-current assets  | -  | -   | 37,464                        | 37,464   |
| Trade accounts receivable and other non-current accounts receivable             | -  | -   | 650                           | 650  |
| Material and inmaterial assets  | 3,584  | 4,195,968   | (4,195,968)                   | -  |
| Intangible assets other than capital gains                                      | -  | -   | 251,711                       | 251,711  |
| Added value   | 497  | 581,863   | -                             | 581,863  |
| Properties, plant and equipment   | -  | -   | 3,912,929                     | 3,912,929  |
| Assets by right of use  | -  | -   | 31,328                        | 31,328   |
| Deferred tax assets   | -  | -   | 92,489                        | 92,489   |
| Non-Current Assets  | 4,311  | 5,047,103   | 650                           | 5,047,753  |
| Total Assets  | 5,983  | 7,004,598   | -                             | 7,004,598  |

- In order to present the balance sheet of EGP Americas in a consistent format with the balance sheet of Enel Americas, certain reclassifications were made.
- Comments to the reclassifications:
- i. Reclassification from Other current assets for USD\$ 1,548,902 M to (a) Other financial assets for USD\$ 19,683 M (derivative instruments), (b) other non-financial assets for USD\$ 226,004 M, (c) Commercial accounts receivable and other accounts receivable for USD\$ 27,959 M (with portion in the long term for USD\$ 650 M), (d) Accounts receivable from related entities for USD\$ 1,247,679 M, and (e) current taxes for USD\$ 26,927 M.
- ii. Reclassification from Other non-current assets for USD\$ 269,272 M to (a) Other financial assets for USD\$ 139,319 M (derivative instruments for USD\$ 111,221 M and other financial assets for USD\$ 28,098 M), (b) other non-financial assets for USD\$ 37,464 M and (c) deferred taxes for USD\$ 92. 489 M. Reclassification from tangible and intangible assets for USD\$ 4,195,968 M to the items, (d) Intangible assets other than goodwill for USD\$ 251,711 M, (e) Property, plant and equipment for USD\$ 3,912,929 M and (f) Assets through right of use for USD\$ 31,328 M.

# VII. Proforma Balance Sheet

# Strictly Private and Confidential

# moonvalleycapital

#### **EGP Americas Reclassifications**

4

#### Reclassifications to the EGP Americas Balance Sheet

| Balance Sheet  | EGP SpA in South<br>and Central<br>America Historic<br>Combined (€ MM) | EGP SpA in South<br>and Central America<br>Historic Combined<br>(USD\$ M) | Reclasifications<br>(USD\$ M) | EGP SpA in South<br>and Central<br>America Final<br>Historic Combined<br>(USD\$ M) |
|--|--|---|-------------------------------|--|
| LIABILITIES AND EQUITY                                   |  |   |                               |  |
| Short term loans   | 181  | 211,906   | (211,906)                     | -  |
| Other current liabilities                                | 166  | 194,345   | (194,345)                     | -  |
| Other current financial liabilities                      | -  | -   | 80,051                        | 80,051   |
| Trade and other current accounts payable                 | 183  | 214,248   | (40,709)                      | 173,539  |
| Accounts payable to related current entities             | -  | -   | 310,395                       | 310,395  |
| Other current provisions                                 | -  | -   | 1,171                         | 1,171  |
| Current tax liabilities                                  | -  |   | 22,244                        | 22,244   |
| Other current non-financial liabilities                  | -  | _   | 33,099                        | 33,099   |
| Current Liabilities                                      | 530  | 620,499   | -                             | 620,499  |
| Long term loans  | 830  | 971,722   | (971,722)                     | -  |
| Other non-current financial liabilities                  | -  | -   | 837,306                       | 837,306  |
| Trade and other non-current accounts payable             | -  | -   | 18,265                        | 18,265   |
| Accounts payable to related non-current entities         | -  | -   | 149,636                       | 149,636  |
| Diverse provisions and deferred tax liability            | 94   | 110,051   | (110,051)                     | -  |
| Other non-current provisions                             | -  | -   | 21,074                        | 21,074   |
| Deferred tax liability                                   | -  | -   | 87,806                        | 87,806   |
| Provisions for non-current employee benefits             | -  | -   | 1,171                         | 1,171  |
| Other non-financial non-current liabilities              | 35   | 40,976  | (33,485)                      | 7,491  |
| Non-Current Liabilities                                  | 959  | 1,122,749   | -                             | 1,122,749  |
| Issued capital   | -  | -   | -                             | -  |
| Reserve by combination of financial statements           | 4,287  | 5,019,005   | 445,282                       | 5,464,287  |
| Accumulated earnings                                     | -  | -   | 826,068                       | 826,068  |
| Other reserves   | -  | -   | (1,271,350)                   | (1,271,350)  |
| Equity attributable to the owners of the holding company | 4,287  | 5,019,005   | -                             | 5,019,005  |
| Non-controlling interests                                | 207  | 242,345   | -                             | 242,345  |
| Total Equity and Liabilities                             | 5,983  | 7,004,598   |                               | 7,004,598  |

- i. Reclassification from Short term loans for USD\$ 211,906 M, and Other current liabilities for USD\$ 193,345 M and Trade and other accounts payable for USD\$ 214,248 M, to (a) Other financial liabilities for USD\$ 80,051 M (short term loan portion), (b) Trade and other accounts payable for USD\$ 173. 539 M, (c) Accounts payable to related entities for USD\$ 310,395 M, (d) Other provisions for USD\$ 1,171 M, (e) Tax liabilities for USD\$ 22,244 M and (f) Other non-financial liabilities for USD\$ 33,099 M (derivative instruments for USD\$ 2,342 M and others for USD\$ 30,757 M).
- iv. Reclassification from Long term loans for USD\$ 971,722 M and Other non-financial liabilities for USD\$ 33,485 M, to (a) Other financial liabilities for USD\$ 837,306 M, (b)
   iv, v Trade and other accounts payable for USD\$ 18,265 M, and (c) Accounts payable to related entities for USD\$149,636 M.
  - v. Reclassification from diverse provisions and deferred tax liabilities for USD\$ 110,051 M, to (a) Other non-current provisions for USD\$ 21,074 M, (b) deferred tax liability for USD\$ 87,806 M and (c) Provisions for employee benefits for USD\$ 1,171 M.



# **Valuation Report**Index

Strictly Private and Confidential



| VI  | SHARE EXCHANGE RATIO CALCULATION | 34 |
|-----|----------------------------------|----|
| V   | COMPANIES' VALUATION             | 28 |
| IV  | VALUATION METHODOLOGIES          | 24 |
| III | COMPANIES' DESCRIPTION           | 11 |
| II  | TRANSACTION DESCRIPTION          | 9  |
| I   | EXECUTIVE SUMMARY                | 4  |



# Weighted Average Cost of Capital (WACC) Estimated - EGP Américas

| Country                | EE.UU. | Peru  | Colombia | Brazil | Costa Rica | Panama | Guatemala |
|------------------------|--------|-------|----------|--------|------------|--------|-----------|
| Risk Free Rate         |        |       |          |        |            |        |           |
| Bonds - 10 years       | 0.7%   | 4.3%  | 5.1%     | 7.3%   | 6.3%       | 2.5%   | 4.9%      |
| Country Risk           |        | 1.7%  | 2.6%     | 3.3%   | 6.5%       | 1.9%   | 3.2%      |
| Unleveraged Beta       |        | 0.5x  | 0.5x     | 0.5x   | 0.5x       | 0.5x   | 0.5x      |
| Market Risk Premium    |        | 6.0%  | 6.0%     | 6.0%   | 6.0%       | 6.0%   | 6.0%      |
| Debt                   |        |       |          |        |            |        |           |
| Cost of Debt (pre-tax) |        | 6.0%  | 6.0%     | 6.0%   | 8.0%       | 8.0%   | 8.0%      |
| Cost of Debt after tax |        | 4.2%  | 4.2%     | 4.5%   | 5.6%       | 6.0%   | 6.0%      |
| D/(D+E): Debt/Capital  |        | 53.0% | 53.0%    | 53.0%  | 53.0%      | 53.0%  | 53.0%     |
| Tax                    |        |       |          |        |            |        |           |
| Tax rate               |        | 29.5% | 30.0%    | 25.0%  | 30.0%      | 25.0%  | 25.0%     |
| D/(D+E): Debt/Capital  |        | 53.0% | 53.0%    | 53.0%  | 53.0%      | 53.0%  | 53.0%     |
| D/E: Debt/Equity       |        | 1.4   | 1.4      | 1.4    | 1.4        | 1.4    | 1.4       |
| Leveraged Beta         |        | 1.0x  | 1.0x     | 1.0x   | 1.0x       | 1.0x   | 1.0x      |
| Cost of Capital        |        | 8.2%  | 9.1%     | 10.1%  | 13.1%      | 8.7%   | 9.9%      |
| WACC USD               |        | 6.1%  | 6.5%     | 7.1%   | 9.1%       | 7.3%   | 7.8%      |



2 WACC Estimated - Conventional Generation - Enel Americas

| Country                | EE.UU. | Peru  | Colombia | Brazil | Argentina |
|------------------------|--------|-------|----------|--------|-----------|
| Risk Free Rate         |        |       |          |        |           |
| Bonds - 10 years       | 0.7%   | 4.3%  | 5.1%     | 7.3%   | 42.7%     |
| Country Risk           |        | 1.7%  | 2.6%     | 3.3%   | 13.0%     |
| Unleveraged Beta       |        | 0.6x  | 0.6x     | 0.6x   | 1.6x      |
| Market Risk Premium    |        | 6.0%  | 6.0%     | 6.0%   | 6.0%      |
| Debt                   |        |       |          |        |           |
| Cost of Debt (pre-tax) |        | 7.2%  | 7.2%     | 7.8%   | 14.8%     |
| Cost of Debt after tax |        | 5.1%  | 5.0%     | 5.1%   | 11.1%     |
| D/(D+E): Debt/Capital  |        | 47.1% | 47.1%    | 53.7%  | 42.2%     |
| Tax                    |        |       |          |        |           |
| Tax rate               |        | 29.5% | 30.0%    | 34.0%  | 25.0%     |
| D/(D+E): Debt/Capital  |        | 47.1% | 47.1%    | 53.7%  | 42.2%     |
| D/E: Debt/Equity       |        | 1.1   | 1.1      | 1.5    | 0.7       |
| Leveraged Beta         |        | 1.1x  | 1.1x     | 1.2x   | 2.4x      |
| Cost of Capital        |        | 9.1%  | 10.0%    | 11.1%  | 28.2%     |
| WACC USD               |        | 7.2%  | 7.7%     | 7.9%   | 21.0%     |

WACC Estimated - Distribution - Enel Americas

| Country                | EE.UU. | Peru  | Colombia | Brazil | Argentina |
|------------------------|--------|-------|----------|--------|-----------|
| Risk Free Rate         |        |       |          |        |           |
| Bonds - 10 years       | 0.7%   | 4.3%  | 5.1%     | 7.3%   | 42.7%     |
| Country Risk           |        | 1.7%  | 2.6%     | 3.3%   | 13.0%     |
| Unleveraged Beta       |        | 0.5x  | 0.6x     | 0.6x   | 0.6x      |
| Market Risk Premium    |        | 6.0%  | 6.0%     | 6.0%   | 6.0%      |
| Debt                   |        |       |          |        |           |
| Cost of Debt (pre-tax) |        | 6.1%  | 6.1%     | 6.8%   | 14.8%     |
| Cost of Debt after tax |        | 4.3%  | 4.3%     | 4.5%   | 11.1%     |
| D/(D+E): Debt/Capital  |        | 48.3% | 48.3%    | 51.2%  | 48.3%     |
| Tax                    |        |       |          |        |           |
| Tax rate               |        | 29.5% | 30.0%    | 34.0%  | 25.0%     |
| D/(D+E): Debt/Capital  |        | 48.3% | 48.3%    | 51.2%  | 48.3%     |
| D/E: Debt/Equity       |        | 1.0   | 1.0      | 1.1    | 1.0       |
| Leveraged Beta         |        | 0.8x  | 1.0x     | 1.0x   | 1.0x      |
| Cost of Capital        |        | 7.3%  | 9.4%     | 9.9%   | 19.9%     |
| WACC USD               |        | 5.8%  | 6.9%     | 7.1%   | 15.7%     |

## WACC Estimated - Transmission - Enel Americas

| Country                | EE.UU. | Brazil |
|------------------------|--------|--------|
| Risk Free Rate         |        |        |
| Bonds - 10 years       | 0.7%   | 7.3%   |
| Country Risk           |        | 3.3%   |
| Unleveraged Beta       | -11    | 0.6x   |
| Market Risk Premium    |        | 6.0%   |
| Debt                   |        |        |
| Cost of Debt (pre-tax) |        | 4.3%   |
| Cost of Debt after tax |        | 2.8%   |
| D/(D+E): Debt/Capital  |        | 37.1%  |
| Tax                    |        |        |
| Tax rate               |        | 34.0%  |
| D/(D+E): Debt/Capital  |        | 37.1%  |
| D/E: Debt/Equity       |        | 0.7    |
| Leveraged Beta         |        | 0.9x   |
| Cost of Capital        |        | 9.3%   |
| WACC USD               |        | 6.9%   |

## WACC Estimated - Enel E-Solutions - Enel Americas

| EE.UU. | Peru  | Colombia   | Brazil  | Argentina   |
|--------|-------|--|---|---|
|        |       |  |   |   |
| 0.7%   | 4.3%  | 5.1%   | 7.3%  | 42.7%   |
|        | 1.7%  | 2.6%   | 3.3%  | 13.0%   |
|        | 0.7x  | 0.7x   | 0.7x  | 0.7x  |
|        | 6.0%  | 6.0%   | 6.0%  | 6.0%  |
|        |       |  |   |   |
|        | 6.9%  | 6.9%   | 6.9%  | 14.8%   |
|        | 4.9%  | 4.8%   | 4.6%  | 11.1%   |
|        | 47.5% | 47.5%  | 47.5%   | 47.5%   |
|        |       |  |   |   |
|        | 29.5% | 30.0%  | 34.0%   | 25.0%   |
|        | 47.5% | 47.5%  | 47.5%   | 47.5%   |
|        | 1.3   | 1.3  | 1.3   | 1.3   |
|        | 1.4x  | 1.4x   | 1.3x  | 1.4x  |
|        | 10.5% | 11.4%  | 11.9%   | 22.1%   |
|        | 7.8%  | 8.3%   | 8.4%  | 16.9%   |
|        |       | 0.7% 4.3%<br>1.7%<br>0.7x<br>6.0%<br>6.9%<br>4.9%<br>47.5%<br>29.5%<br>47.5%<br>1.3<br>1.4x<br>10.5% | 0.7% 4.3% 5.1% 1.7% 2.6% 0.7x 0.7x 6.0% 6.0%  6.9% 4.9% 4.8% 47.5% 47.5%  29.5% 30.0% 47.5% 47.5% 1.3 1.3 1.4x 1.4x 10.5% 11.4% | 0.7% 4.3% 5.1% 7.3% 1.7% 2.6% 3.3% 0.7x 0.7x 0.7x 6.0% 6.0% 6.0%  6.9% 6.9% 4.8% 4.6% 47.5% 47.5% 47.5%  29.5% 30.0% 34.0% 47.5% 47.5% 47.5% 1.3 1.3 1.3 1.4x 1.4x 1.3x 10.5% 11.4% 11.9% |



## Comparable Companies - Renewable Generation

| Company                   | Country  | Market Cap | Total Enterprise<br>Value | Deuda / Equity | Debt / Capital | Cost of Debt<br>(pre-taxes) | Unleveraged<br>Beta |
|---------------------------|----------|------------|---------------------------|----------------|----------------|-----------------------------|---------------------|
| Engie Brasil Energia S.A. | Brazil   | 5,999.9    | 8,151.7                   | 2.1            | 0.7            | 11.8                        | 0.5                 |
| CPFL Energia S.A.         | Brazil   | 6,013.8    | 8,802.7                   | 1.4            | 0.6            | 5.7                         | 0.6                 |
| Engie Energía Perú S.A.   | Peru     | 1,200.4    | 1,652.8                   | 0.6            | 0.4            | 5.1                         | 0.4                 |
| CELSIA S.A. E.S.P.        | Colombia | 1,305.1    | 2,667.8                   | 0.7            | 0.4            | 8.7                         | 0.2                 |
| Omega Geração S.A.        | Brazil   | 1,254.7    | 1,921.9                   | 1.4            | 0.6            | 8.9                         | 0.7                 |
|                           |          |            | Average                   | 1.2            | 0.5            | 8.0                         | 0.5                 |

# 7 Comparable Companies - Conventional Generation

| Company                            | Country   | Market Cap | Total Enterprise Value     | Deuda /<br>Equity | Debt / Capital | Cost of Debt<br>(pre-taxes) | Unleveraged<br>Beta |
|------------------------------------|-----------|------------|----------------------------|-------------------|----------------|-----------------------------|---------------------|
| Centrais Elétricas Brasileiras S.A | Brazil    | 9,304.7    | 16,197.0                   | 0.7               | 0.4            | 6.8                         | 0.83                |
| EDP - Energias do Brasil S.A.      | Brazil    | 1,943.4    | 3,209.0                    | 0.8               | 0.5            | 9.2                         | 0.29                |
| AES Tietê Energia S.A.             | Brazil    | 1,084.4    | 1,577.5                    | 3.0               | 0.7            | 7.3                         | 0.67                |
| Colbún S.A.                        | Chile     | 2,841.8    | 4,054.7                    | 0.5               | 0.3            | 4.7                         | 0.75                |
| Central Puerto S.A.                | Argentina | 790.1      | 1,248.4                    | 0.7               | 0.4            | 13.4                        | 1.75                |
| Pampa Energía S.A.                 | Argentina | 1,686.8    | 3,206.8                    | 0.8               | 0.4            | 16.2                        | 1.36                |
|                                    |           |            | Average Brazil             | 1.5               | 0.5            | 7.8                         | 0.6                 |
|                                    |           |            | Average Argentina          | 0.7               | 0.4            | 14.8                        | 1.6                 |
|                                    |           |            | Average Latam ex-Argentina | 1.1               | 0.5            | 7.2                         | 0.6                 |



# Comparable Companies - Distribution

| Company  | Country | Market Cap | Total Enterprise<br>Value | Deuda /<br>Equity | Debt / Capital | Cost of Debt<br>(pre-taxes) | Unleveraged<br>Beta |
|--|---------|------------|---------------------------|-------------------|----------------|-----------------------------|---------------------|
| Equatorial Energia S.A.                                  | Brazil  | 3,722.5    | 6,099.0                   | 1.7               | 0.6            | 6.3                         | 0.7                 |
| Luz del Sur S.A.A.                                       | Peru    | 3,673.5    | 4,254.4                   | 0.7               | 0.4            | 5.8                         | 0.5                 |
| Companhia Energética do Ceará - Coelce                   | Brazil  | 833.0      | 1,283.4                   | 0.7               | 0.4            | 6.3                         | 0.8                 |
| Eletropaulo Metropolitana Eletricidade de São Paulo S.A. | Brazil  | 1,730.6    | 2,410.8                   | 1.0               | 0.5            | 8.1                         | -                   |
| Companhia Energética de Minas Gerais                     | Brazil  | 2,986.8    | 5,089.8                   | 0.9               | 0.5            | 8.6                         | 1.0                 |
| Companhiade Eletricidade do Estado da<br>Bahia - COELBA  | Brazil  | 1,850.0    | 3,162.0                   | 1.5               | 0.6            | 4.5                         | 0.1                 |
| Centrais Elétricas de Santa Catarina S.A.                | Brazil  | 352.9      | 553.1                     | 1.2               | 0.5            | 8.2                         | 0.4                 |
|  | -       |            | Average Latam             | 1.0               | 0.5            | 6.1                         | 0.7                 |
|  |         |            | Average Brazil            | 1.1               | 0.5            | 6.8                         | 0.6                 |

# 9

## Comparable Companies - Transmission

| Company  | Country Market Cap |             | Total Enterprise | Deuda / Equity | Debt / Capital | Cost of Debt | Unleveraged |
|--|--------------------|-------------|------------------|----------------|----------------|--------------|-------------|
| Company  | Country            | mai ket cap | Value            | Dedda / Equity | Debt / Capital | (pre-taxes)  | Beta        |
| Companhia Paranaense de Energia - COPEL        | Brazil             | 3,026.1     | 4,496.0          | 0.7            | 0.4            | 0.3          | 0.9         |
| Companhia Estadual de Geração e Transmissão de | Brazil             | 684.7       | 741.9            | 0.2            | 0.2            | 4.3          | 0.5         |
| Transmissora Aliança de Energia Elétrica S.A.  | Brazil             | 1,751.8     | 2,575.2          | 1.1            | 0.5            | 5.4          | 0.5         |
|  |                    |             | Average          | 0.7            | 0.4            | 3.3          | 0.6         |

## 10

## **Comparable Companies - Enel E-Solutions**

| Company                   | Country | Market Cap | Total Enterprise<br>Value | Deuda / Equity | Debt / Capital | Cost of Debt<br>(pre-taxes) | Unleveraged<br>Beta |
|---------------------------|---------|------------|---------------------------|----------------|----------------|-----------------------------|---------------------|
| Schneider Electric S.E.   | France  | 69,836.6   | 78,470.6                  | 0.4            | 0.3            | 2.1                         | 0.9                 |
| Engie Brasil Energia S.A. | Brazil  | 5,999.9    | 8,151.7                   | 2.1            | 0.7            | 11.8                        | 0.5                 |
|                           |         |            | Average                   | 1.3            | 0.5            | 7.0                         | 0.7                 |



# VIII. Appendix

#### Strictly Private and Confidential



## Multiples of Comparable Companies and Transactions

**Comparable Companies Enel Americas** 

Multiple Comparable Companies -Latin America & Rest of the World

|         | TEV/EBITDA<br>LTM | P/TangBV<br>LTM |
|---------|-------------------|-----------------|
| Median  | 5.7x              | 1.3x            |
| Average | 6.1x              | 5.7x            |

- N° of companies in Latin America: 11
- N° of companies in the rest of the world: 10

**Comparable Transactions Enel Americas** 

Multiple Comparable Companies -Latin America & Rest of the World

| 70      | TEV/EBITDA<br>LTM |
|---------|-------------------|
| Median  | 6.1x              |
| Average | 6.4x              |

- N° of companies in Latin America: 5

N° of companies in the rest of the world: 4

**Comparable Companies EGP Americas** 

Multiple Comparable Companies -Latin America & Rest of the World

|         | TEV/EBITDA<br>LTM | P/TangBV<br>LTM |
|---------|-------------------|-----------------|
| Median  | 12.0x             | 2.5x            |
| Average | 13.0x             | 3.6x            |

- N° of companies in Latin America: 9
- N° of companies in the rest of the world: 10



# VIII. Appendix Comparable Companies



14

## **Comparable Companies Enel Americas**

#### **Comparable Companies in America**

| Company  | Country   | Market Cap | Total<br>Entrrprise<br>Value | LTM Total<br>Revenues | LTM EBITDA | TEV/EBITDA<br>LTM | P/TangBV<br>LTM |
|--|-----------|------------|------------------------------|-----------------------|------------|-------------------|-----------------|
| Engie Energia Chile S.A.                         | Chile     | 1,265.2    | 2,071.1                      | 1,345.5               | 444.9      | 4.4x              | 0.6x            |
| Centrais Elétricas Brasileiras S.A<br>Eletrobrás | Brazil    | 8,785.3    | 15,716.4                     | 5,845.9               | 2,945.3    | 4.9x              | 1.2x            |
| Engie Brasil Energia S.A.                        | Brazil    | 5,880.5    | 8,044.5                      | 1,889.0               | 938.1      | 8.0x              | 5.7x            |
| Equatorial Energia S.A.                          | Brazil    | 3,857.3    | 6,247.1                      | 3,350.6               | 979.6      | 6.5x              | NM              |
| Neoenergia S.A.                                  | Brazil    | 3,639.8    | 7,613.5                      | 5,031.2               | 999.0      | 7.6x              | 1.9x            |
| Companhia Energética de Minas Gerais             | Brazil    | 3,036.8    | 5,187.2                      | 4,370.1               | 578.5      | 8.3x              | 39.3x           |
| Companhia Paranaense de Energia - COPEL          | Brazil    | 2,948.5    | 4,426.7                      | 3,128.0               | 886.0      | 4.8x              | 1.3x            |
| EDP - Energias do Brasil S.A.                    | Brazil    | 1,897.1    | 3,169.8                      | 2,724.4               | 537.0      | 5.7x              | 3.0x            |
| Grupo Energía Bogotá S.A. E.S.P.                 | Colombia  | 5,963.7    | 9,367.0                      | 1,339.4               | 585.0      | 9.3x              | 2.9x            |
| Pampa Energía S.A.                               | Argentina | 1,262.6    | 2,802.2                      | 2,107.3               | 463.5      | 5.1x              | 0.8x            |
| Central Puerto S.A.                              | Argentina | 633.4      | 1,097.6                      | 434.7                 | 257.6      | 4.1x              | 0.8x            |
|  |           |            |                              | •                     | Median     | 5.7x              | 1.6x            |
|  |           |            |                              |                       | Average    | 6.2x              | 5.8x            |

#### Comparable Companies Rest of the World

| Company   | Country   | Market Cap | Total<br>Entrrprise<br>Value | LTM Total<br>Revenues | LTM EBITDA | TEV/EBITDA<br>LTM | P/TangBV<br>LTM |
|---|-----------|------------|------------------------------|-----------------------|------------|-------------------|-----------------|
| Edison International                              | USA       | 20,371.0   | 43,454.0                     | 12,488.0              | 4,231.0    | 6.7x              | 1.4x            |
| Energy Transfer LP                                | USA       | 14,530.6   | 80,437.6                     | 46,180.0              | 9,733.0    | 8.0x              | 1.5x            |
| NRG Energy, Inc.                                  | USA       | 8,220.1    | 14,146.1                     | 9,488.0               | 2,065.0    | 6.5x              | 42.5x           |
| Capital Power Corporation                         | Canada    | 3,013.3    | 6,366.4                      | 1,407.8               | 785.9      | 7,4x              | 2.6x            |
| TransAlta Corporation                             | Canada    | 1,785.5    | 5,736.7                      | 1,707.8               | 684.6      | 8.2x              | 2,0x            |
| Public Joint Stock Company Gazprom                | Russia    | 50,690.1   | 101,129.3                    | 82,871.5              | 17,109.4   | 5.1x              | 0.3x            |
| Rosseti, Public Joint Stock Company               | Russia    | 3,703.9    | 14,005.6                     | 12,929.2              | 3,575.7    | 3.8x              | 0.2x            |
| PGE Polska Grupa Energetyczna S.A.                | Poland    | 3,172.4    | 5,703.3                      | 11,075.0              | 1,349.5    | 4.7x              | 0.3x            |
| Tenaga Nasional Berhad                            | Malaysia  | 14,064.2   | 30,379.8                     | 11,403.4              | 3,354.3    | 7.1x              | 1.1x            |
| China Resources Power Holdings<br>Company Limited | Hong Kong | 5,468.4    | 19,604.8                     | 8,519.5               | 3,307.9    | 5.7x              | 0.5x            |
|   |           |            |                              |                       | Median     | 5.7x              | 1.1x            |
|   |           |            |                              |                       | Average    | 5.9x              | 5.6x            |

Multiple Comparable Companies -Latin America & Rest of the World

|         | TEV/EBITDA<br>LTM | P/TangBV<br>LTM |
|---------|-------------------|-----------------|
| Median  | 5.7x              | 1.3x            |
| Average | 6.1x              | 5.7x            |



## **Comparable Companies EGP Americas**

#### **Comparable Companies in America**

| Company                                     | Country  | Market Cap | Total<br>Entrrprise<br>Value | LTM Total<br>Revenues | LTM EBITDA | TEV/EBITDA<br>LTM | P/TangBV<br>LTM |
|---|----------|------------|------------------------------|-----------------------|------------|-------------------|-----------------|
| AES Gener S.A.                              | Chile    | 1,279.6    | 6,036.7                      | 2,304.6               | 796.5      | 8.4x              | 0.5x            |
| Engie Energía Perú S.A.                     | Peru     | 1,225.9    | 1,681.5                      | 506.5                 | 237.5      | 7.0x              | 1.1x            |
| Engie Brasil Energia S.A.                   | Brazil   | 5,868.9    | 8,032.8                      | 1,889.0               | 938.1      | 8.0x              | 5.7x            |
| CPFL Energia S.A.                           | Brazil   | 5,818.6    | 8,628.9                      | 5,302.7               | 1,093.8    | 7.5x              | 5.8x            |
| Eneva S.A.                                  | Brazil   | 2,596.3    | 3,393.9                      | 612.6                 | 249.0      | 13.3x             | 2.5x            |
| CESP - Companhia<br>Energética de São Paulo | Brazil   | 1,690.3    | 1,909.8                      | 320.5                 | 147.5      | 12.9x             | 1.6x            |
| Omega Geração S.A.                          | Brazil   | 1,267.9    | 1,947.1                      | 184.3                 | 101.5      | 18.4x             | 3.4x            |
| AES Tietê Energia S.A.                      | Brazil   | 1,068.4    | 1,565.3                      | 366.6                 | 197.4      | 7.9x              | 4.8x            |
| CELSIA S.A. E.S.P.                          | Colombia | 1,295.1    | 2,638.2                      | 983.7                 | 346.2      | 7.7x              | 1.6x            |
|   |          | •          |                              |                       | Median     | 8.2x              | 2.1x            |
|   |          |            |                              |                       | Average    | 10.4x             | 2.8x            |

#### Comparable Companies Rest of the World

| Company                                  | Country     | Market Cap | Total<br>Entrrprise<br>Value | LTM Total<br>Revenues | LTM EBITDA | TEV/EBITDA<br>LTM | P/TangBV<br>LTM |
|--|-------------|------------|------------------------------|-----------------------|------------|-------------------|-----------------|
| Ormat Technologies, Inc.                 | USA         | 3,512.4    | 4,858.0                      | 730.0                 | 356.7      | 13.2x             | 2.9x            |
| Brookfield Renewable Corporation         | USA         | 15,667.9   | 27,829.7                     | 2,133.0               | 1,219.0    | 22.2x             | 2.4x            |
| The AES Corporation                      | USA         | 12,471.2   | 34,245.2                     | 9,611.0               | 3,176.0    | 11.4x             | 14.9x           |
| Iberdrola, S.A.                          | Spain       | 78,081.9   | 132,976.0                    | 40,743.6              | 10,810.6   | 12.2x             | 3.8x            |
| Acciona, S.A.                            | Spain       | 6,067.1    | 13,143.5                     | 8,855.7               | 1,068.6    | 10.9x             | 2.0x            |
| Audax Renovables, S.A.                   | Spain       | 978.2      | 1,180.1                      | 1,081.6               | 62.5       | 18.5x             | NM              |
| Meridian Energy Limited                  | New Zealand | 8,888.2    | 9,954.1                      | 2,245.9               | 468.3      | 21.0x             | 2.7x            |
| CGN Power Co., Ltd.                      | China       | 19,445.2   | 52,944.0                     | 9,855.2               | 5,196.6    | 10.7x             | 0.9x            |
| Huaneng Lancang River<br>Hydropower Inc. | China       | 11,053.7   | 25,590.0                     | 2,692.5               | 2,185.2    | 11.7x             | 1.6x            |
| Kasumigaseki Capital<br>Co.,Ltd.         | Japon       | 134.2      | 154.2                        | 50.5                  | 7.9        | 19.5x             | 8.1x            |
|  |             |            |                              |                       | Median     | 12.7x             | 2.7x            |
|  |             |            |                              |                       | Average    | 15.1x             | 4.4x            |

Multiple Comparable Companies -Latin America & Rest of the World

|         | TEV/EBITDA<br>LTM | P/TangBV<br>LTM |
|---------|-------------------|-----------------|
| Median  | 12.0x             | 2.5x            |
| Average | 13.0x             | 3.6x            |



16 Comparable Transactions Enel Américas

| Announced<br>Day | Target Company   | Transaction value | Buyer                               | Seller  | Target Company<br>Country | TEV/LTM<br>EBITDA |
|------------------|--|-------------------|-------------------------------------|---|---------------------------|-------------------|
| 05/29/2020       | Enel Américas S.A.                                     | 701.0             | Enel SpA                            | - 10  | Chile                     | 5.26x             |
| 10/08/2019       | Uniper SE  | 5,595.7           | Fortum Oyj                          | Elliott Management Corporation, Knight Vinke Energy | Germany                   | 5,1x              |
| 07/30/2019       | Zespól Elektrowni Patnów-<br>Adamów-Konin S.A.         | 25.0              | Argumenol Investment Company        | 413.  | Poland                    | 3.65x             |
| 06/14/2019       | Red Eléctrica Corporación,<br>S.A.                     | 356.9             | Amundi SA                           | -   | Spain                     | 9.56x             |
| 02/07/2019       | Crius Energy Trust                                     | 526.2             | Vistra Corp.                        | -   | Canada                    | 6.30x             |
| 04/17/2018       | Eletropaulo Metropolitana<br>Eletricidade de São Paulo | 2,982.5           | Enel Brasil<br>Investimentos        | BNDES Participações S.A<br>BNDESPAR; Eletrobras     | Brazil                    | 7.01x             |
| 12/19/2017       | Centrais Elétricas de Santa<br>Catarina S.A.           | 74.0              | EDP - Energias do<br>Brasil S.A.    | Angra Partners Gestão De<br>Recursos S.A.           | Brazil                    | 4.12x             |
| 09/05/2017       | Pampa Energía S.A.                                     | 9.2               | The Capital Group<br>Companies, Inc | -   | Argentina                 | 5.93x             |
| 10/26/2017       | Celsia Colombia S.A.<br>E.S.P.                         | 1,243.9           | CELSIA S.A. E.S.P.                  | Grupo Argos S.A.                                    | Colombia                  | 9.61x             |
|                  |  |                   |                                     |   | Median                    | 6.1x              |
|                  |  |                   |                                     |   | Average                   | 6.4x              |



Av. Alonso de Córdova 2860, Suite 401
Edificio Tantum
Vitacura, Santiago, Chile
Phone:
Chile +56 2 2307 0000

USA +1 (212) 461 3709

www.moonvalleycapital.com