



# *Company Presentation*

*December 2022*

# Disclaimer

Additional information about Central Puerto can be found in the Investor Support section on the website at [www.centralpuerto.com](http://www.centralpuerto.com). This presentation does not contain all the Company's financial information. As a result, investors should read this presentation in conjunction with Central Puerto's consolidated financial statements and other financial information available on the Company's website.

This presentation does not constitute an offer to sell or the solicitation of any offer to buy any securities of Central Puerto, in any jurisdiction. Securities may not be offered or sold in the United States absent registration with the U.S. Securities Exchange Commission or an exemption from such registration.

Financial statements as of and for the period ended on **December 31, 2022** include the effects of the inflation adjustment, applying IAS 29. Accordingly, the financial statements have been stated in terms of the measuring unit current at the end of the reporting period, including the corresponding financial figures for previous periods informed for comparative purposes.

Rounding amounts and percentages: Certain amounts and percentages included in this presentation have been rounded for ease of presentation. Percentage figures included in this presentation have not in all cases been calculated on the basis of such rounded figures, but on the basis of such amounts prior to rounding. For this reason, certain percentage amounts in this presentation may vary from those obtained by performing the same calculations using the figures in the financial statements. In addition, certain other amounts that appear in this presentation may not sum due to rounding. This presentation contains certain metrics, including information per share, operating information, and others, which do not have standardized meanings or standard methods of calculation and therefore such measures may not be comparable to similar measures used by other companies. Such metrics have been included herein to provide readers with additional measures to evaluate the Company's performance; however, such measures are not reliable indicators of the future performance of the Company and future performance may not compare to the performance in previous periods.

## Cautionary Statements Relevant to Forward-Looking Information

This presentation contains certain forward-looking information and forward-looking statements as defined in applicable securities laws (collectively referred to in this presentation as "forward-looking statements") that constitute forward-looking statements. All statements other than statements of historical fact are forward-looking statements. The words "anticipate," "believe," "could," "expect," "should," "plan," "intend," "will," "estimate" and "potential," and similar expressions, as they relate to the Company, are intended to identify forward-looking statements.

Statements regarding possible or assumed future results of operations, business strategies, financing plans, competitive position, industry environment, potential growth opportunities, the effects of future regulation and the effects of competition, expected power generation and capital expenditures plan, are examples of forward-looking statements. Forward-looking statements are necessarily based upon a number of factors and assumptions that, while considered reasonable by management, are inherently subject to significant business, economic and competitive uncertainties and contingencies, which may cause the actual results, performance or achievements of the Company to be materially different from any future results, performance or achievements expressed or implied by the forward-looking statements.

The Company assumes no obligation to update forward-looking statements except as required under securities laws. Further information concerning risks and uncertainties associated with these forward-looking statements and the Company's business can be found in the Company's public disclosures filed on EDGAR ([www.sec.gov](http://www.sec.gov)).

## Adjusted EBITDA

In this presentation, Adjusted EBITDA, a non-IFRS financial measure, is defined as net income for the year, plus finance expenses, minus finance income, minus share of the profit of associates, plus income tax expense, plus depreciations and amortizations, minus net results of non-continuing operations. The Adjusted EBITDA may not be useful in predicting the results of operations of the Company in the future.

Adjusted EBITDA is believed to provide useful supplemental information to investors about the Company and its results. Adjusted EBITDA is among the measures used by the Company's management team to evaluate the financial and operating performance and make day-to-day financial and operating decisions. In addition, Adjusted EBITDA is frequently used by securities analysts, investors and other parties to evaluate companies in the industry. Adjusted EBITDA is believed to be helpful to investors because it provides additional information about trends in the core operating performance prior to considering the impact of capital structure, depreciation, amortization and taxation on the results.

Adjusted EBITDA should not be considered in isolation or as a substitute for other measures of financial performance reported in accordance with IFRS. Adjusted EBITDA has limitations as an analytical tool, including:

- Adjusted EBITDA does not reflect changes in, including cash requirements for, our working capital needs or contractual commitments;
- Adjusted EBITDA does not reflect our finance expenses, or the cash requirements to service interest or principal payments on our indebtedness, or interest income or other finance income;
- Adjusted EBITDA does not reflect our income tax expense or the cash requirements to pay our income taxes;
- although depreciation and amortization are non-cash charges, the assets being depreciated or amortized often will need to be replaced in the future, and Adjusted EBITDA does not reflect any cash requirements for these replacements;
- although share of the profit of associates is a non-cash charge, Adjusted EBITDA does not consider the potential collection of dividends; and
- other companies may calculate Adjusted EBITDA differently, limiting its usefulness as a comparative measure.

The Company compensates for the inherent limitations associated with using Adjusted EBITDA through disclosure of these limitations, presentation of the Company's consolidated financial statements in accordance with IFRS and reconciliation of Adjusted EBITDA to the most directly comparable IFRS measure, net income. For a reconciliation of the net income to Adjusted EBITDA, see the tables included in this release. For more information see "Adjusted EBITDA Reconciliation" below.

## Convenience Translations

The translations into US dollars in the table under this presentation have been made for convenience purposes only, and, given the significant exchange rate fluctuation during 2016, 2017, 2018 and 2019, you should not place undue reliance on the amounts expressed in US dollars. The US dollar translations should not be construed as a representation that the peso amounts have been or may be converted into US dollars at the rate indicated in the table below or at any other rate. For more information see "Foreign Exchange Rate Evolution" below.



# *Company Description*

MAIN

OPERATING  
METRICS





## Power Generation

- **4,809 MW** of installed capacity  
-17.5 TWh generated in LTM 4Q 2022 with 12.6% market share

## FONI Receivables

- Receivables under FONI program. Expected capital collection for 2023: **US\$ 76.85 million**.
- Capital and interest collected in 2022 were **US\$ 54.83 million\***.
- FONI receivables to be collected from **CVO total approximately US\$ 295 million**, as of December 31, 2022, and accrue interest at a **30 days LIBOR + 5% rate**, to be collected in **65 monthly principal installments** until May 2028.

## FONI Plants

- **Participation** in 3 combined cycles under the FONI consortium (Total Installed Capacity **2,554 MW**).
  - **10%** in San Martín
  - **11%** in Manuel Belgrano
  - **56%** in Vuelta de Obligado (Operating Company).

## Natural Gas Distribution and Transportation

- Stake in natural gas distribution and transportation companies:
    - **41%** in DGCE (Ecogas)
    - **22%** in DGCU (Ecogas)
    - **20%** in TGM
- ▶ **15%** market share

\* Amount in US\$ converted from Ps. to US\$ at the exchange rate of each collection's day



# Corporate structure and main financial figures



## Power generation of Central Puerto and its consolidated subsidiaries (LTM information ended on December 31, 2022)<sup>1</sup>



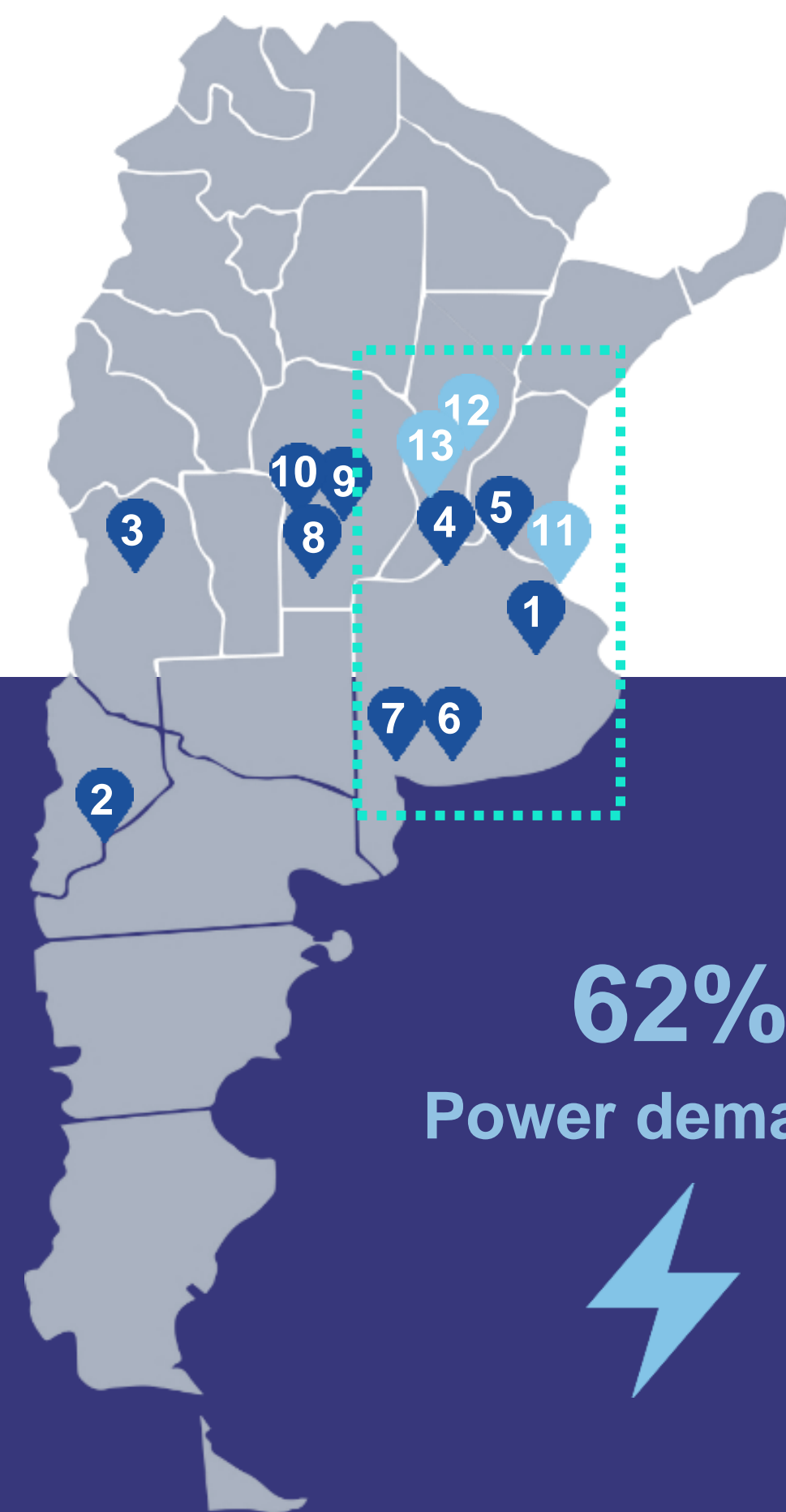
Source: Company information

<sup>1</sup> Figures in Ps. were converted into US dollars for the convenience of the reader using the FX rate as of **December 31, 2022**. See “Disclaimer – Adjusted EBITDA; Convenience translation”.

<sup>2</sup> Central Puerto’s Adjusted EBITDA without Impairment and interests and FX difference on FONI trade receivables.

# Well diversified portfolio of generation assets

Power  
Generation



	POWER CAPACITY (MW) <sup>2</sup>	ASSETS IN OPERATION	FONINVEMEM PLANTS
1	Puerto Complex	1,747	-
2	Piedra del Águila	1,440	-
3	Luján de Cuyo	576	-
4	Brigadier Lopez	281	-
5	San Lorenzo	391	-
6	La Castellana I & II	116	-
7	Genoveva I & II	130	-
8	Achiras I	48	-
9	Manque	57	-
10	Los Olivos	23	-
11	Manuel Belgrano	-	873
12	San Martín	-	865
13	Vuelta de Obligado	-	816
	<b>Total</b>	<b>4,809</b>	<b>2,554</b>

G E O G R A P H I C  
F O O T P R I N T

Source: Company information and CAMMESA

<sup>1</sup> Demand for last-twelve-months as of **December 31, 2022** based on CAMMESA's monthly report. Includes Gran Buenos Aires, Buenos Aires and Litoral regions;

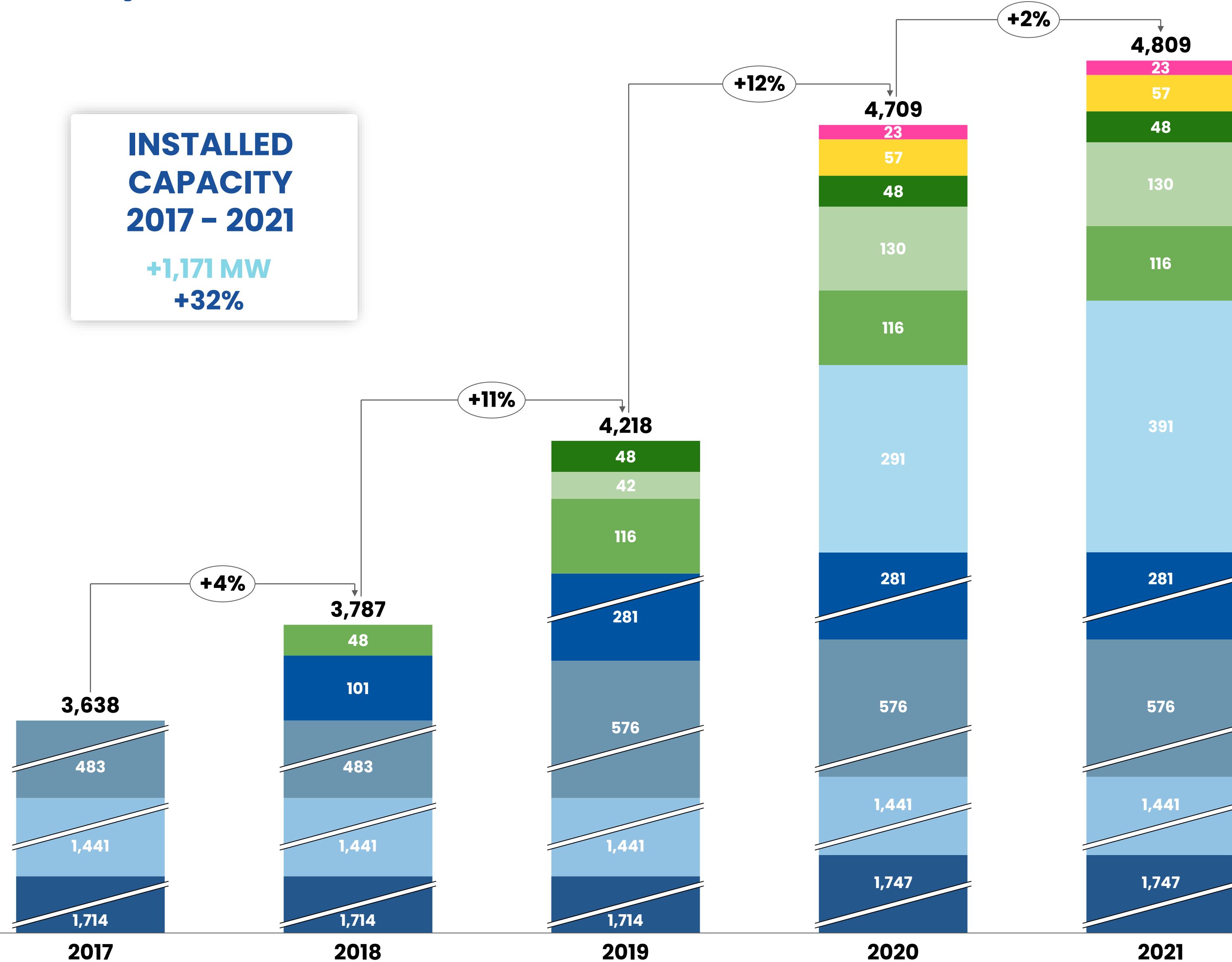
<sup>2</sup> Considers 100% of the capacity of each asset.

# Expansion Plan 2017 – 2021

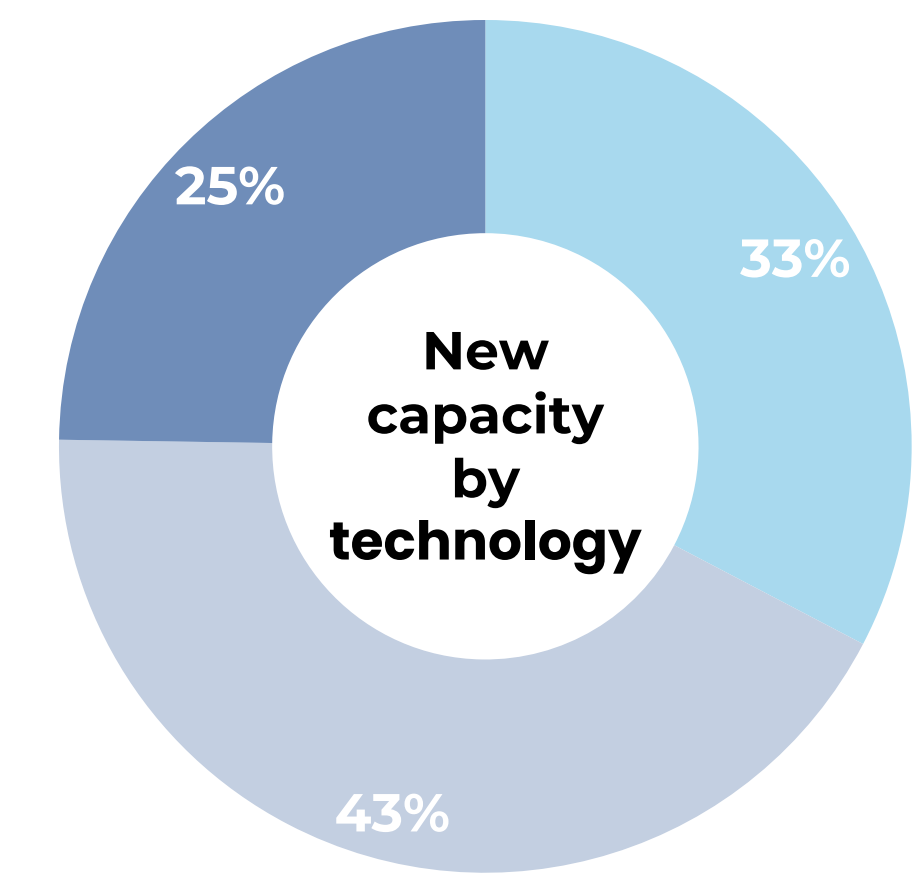


Power Generation

**INSTALLED CAPACITY 2017 – 2021**  
 +1,171 MW  
 +32%



- Puerto Complex
- Piedra Del Aguila
- Lujan De Cuyo
- Brigadier Lopez
- San Lorenzo
- Castellana I & II
- Genoveva I & II
- Achiras
- Manque
- Olivos

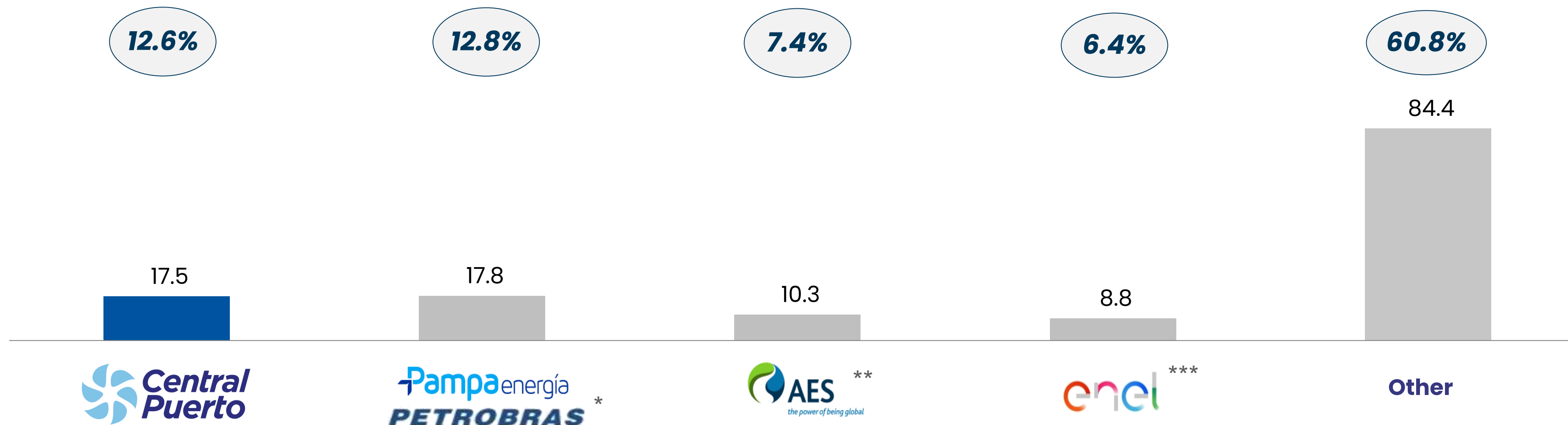


- Renewable
- Cogeneration
- Gas Turbine

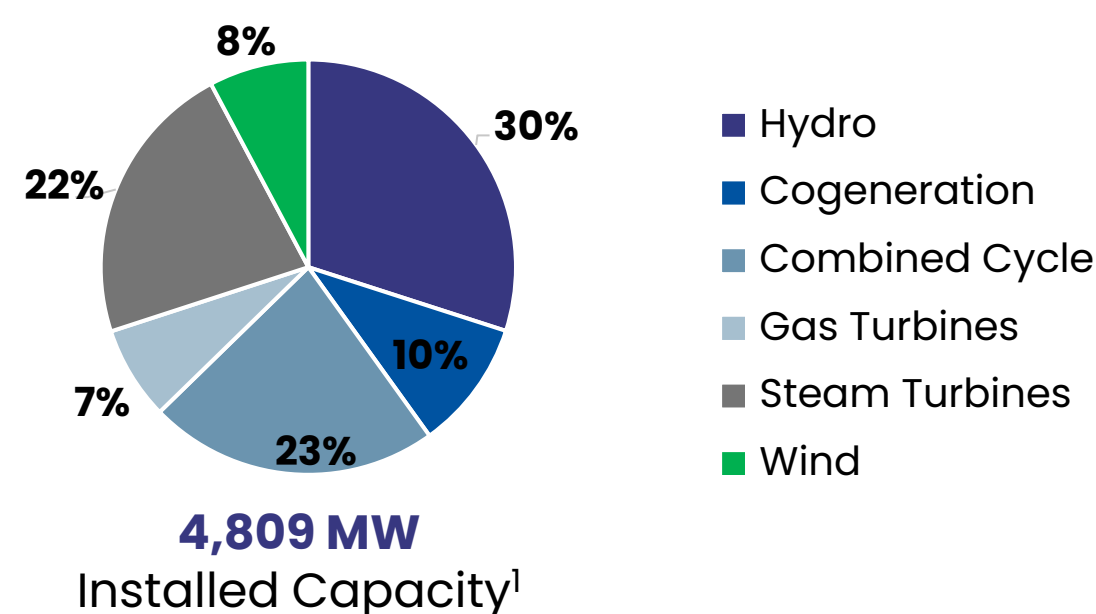


# Private sector power generation market shares (TWh)

SADI's total power generation by private sector companies and market share, December 2021 – December 2022

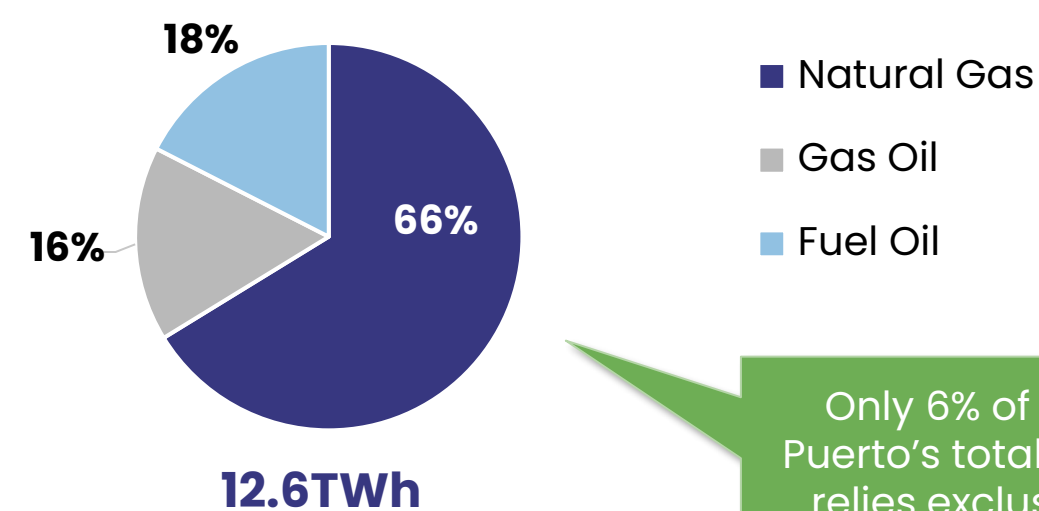


Balanced portfolio with different technologies in place...



... coupled with fuel sources diversification

Thermal generation by fuel type, January 2022 – December 2022



Only 6% of Central Puerto's total capacity relies exclusively on natural gas supply<sup>1,2</sup>

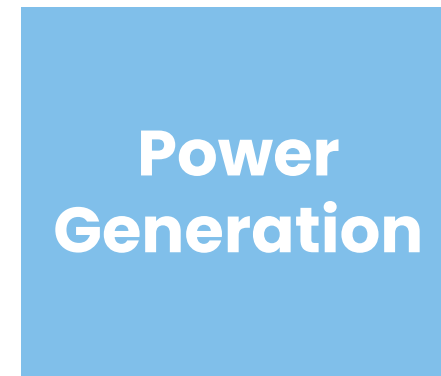
Source: CAMMESA, and Company information.

<sup>1</sup> Excludes FONI Plants; <sup>2</sup> Lujan de Cuyo's Siemens Combined Cycle unit (290 MW installed capacity) is Central Puerto's only unit relying exclusively on natural gas. <sup>3</sup> Includes 50% stake at Ensenada Barragán plant

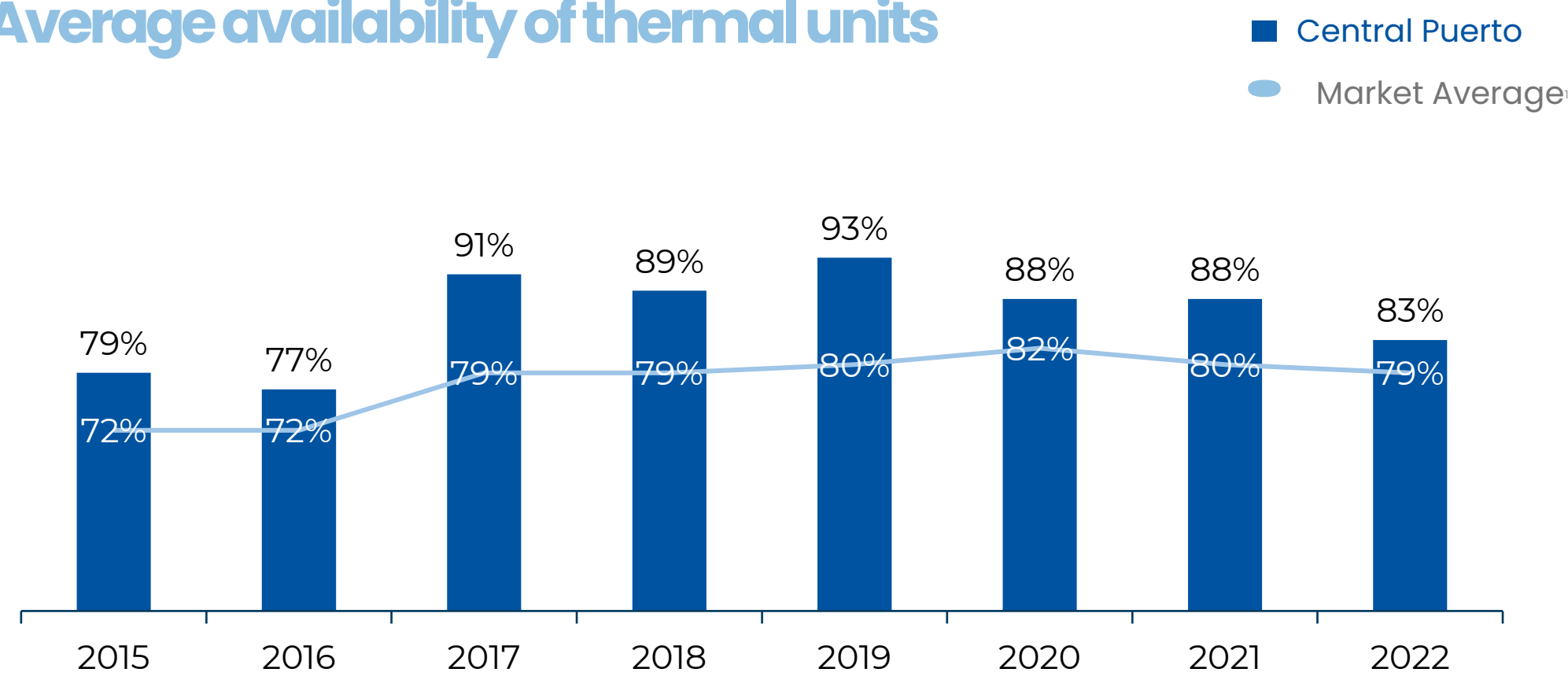
\*For Pampa Energía, 50% of Ensenada Barragan is considered. \*\*AES includes TERMOANDES \*\*\*For ENEL, 40% of DSUD is considered.



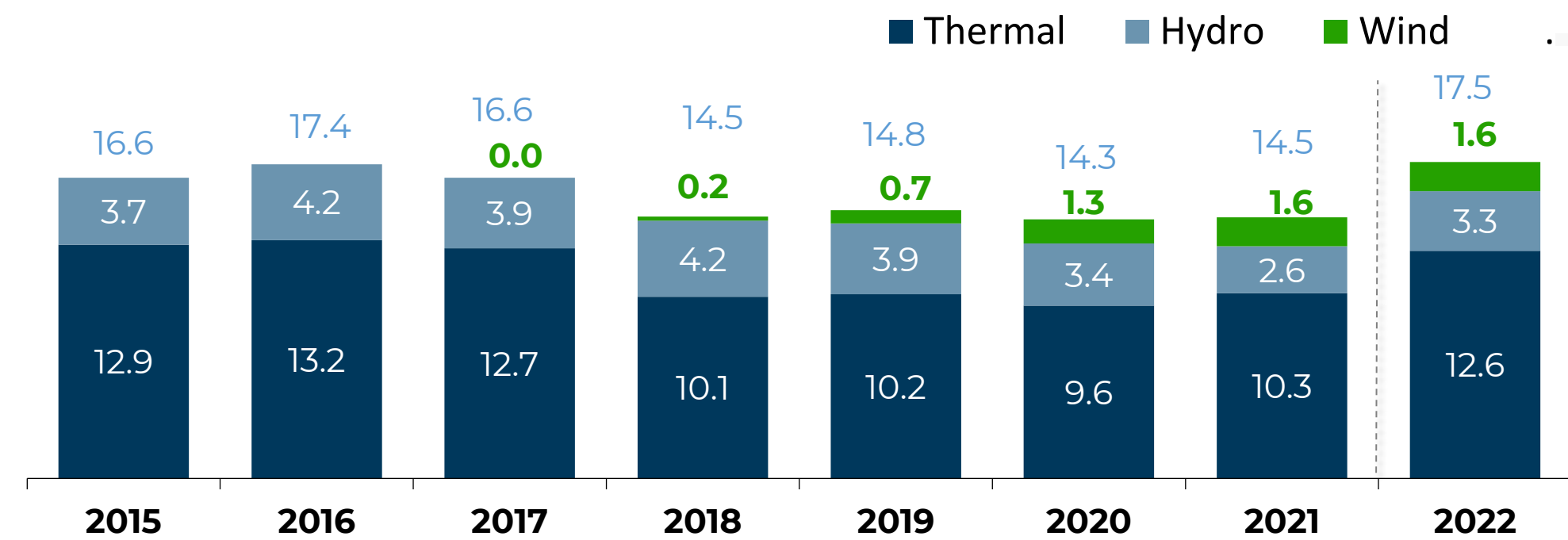
# High quality assets with strong and stable operational performance



## Average availability of thermal units



## Power generated (TWh)

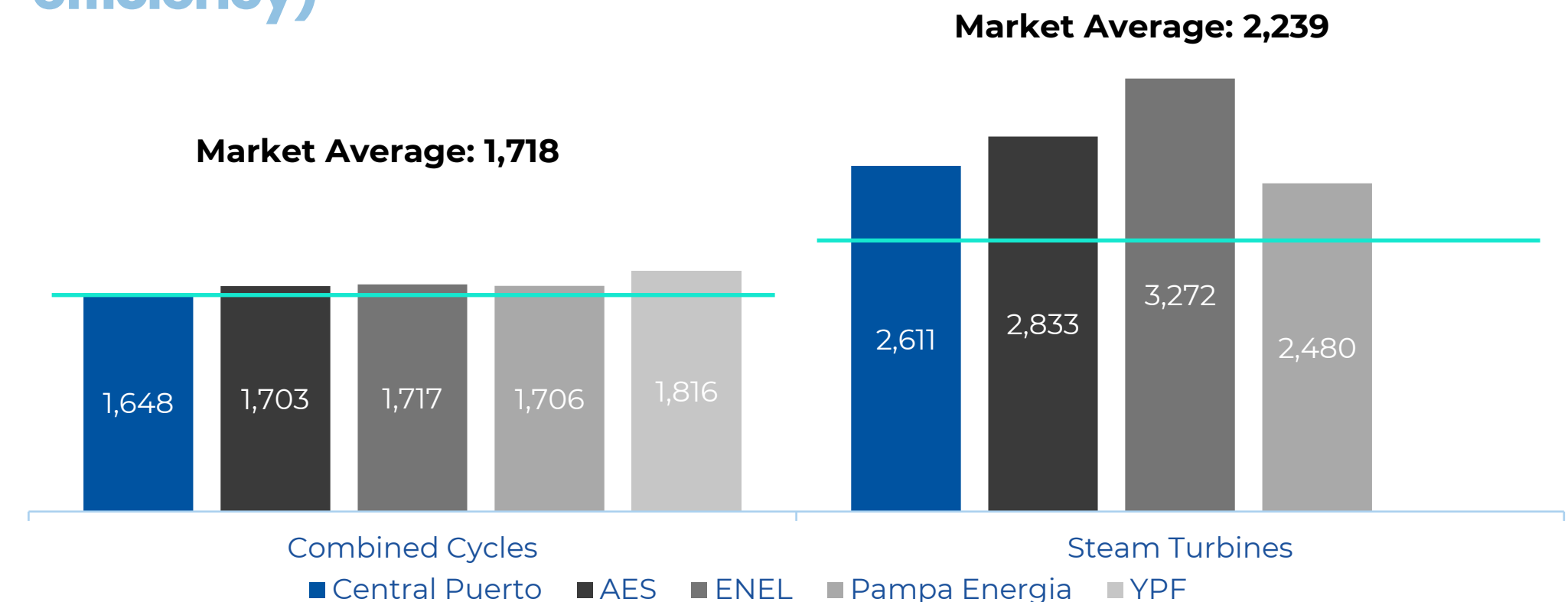


## ... access to fuel and water storage...

<b>Fuel Oil</b>	<ul style="list-style-type: none"> <li>32,000 tons of storage capacity (Buenos Aires) and 10,000 tons (Luján de Cuyo)</li> <li>Equivalent to 6.3 and 14 days of consumption, respectively</li> </ul>
<b>Gas Oil</b>	<ul style="list-style-type: none"> <li>24.242 m<sup>3</sup> of storage capacity (BA), 30.000 m<sup>3</sup> (San Lorenzo) and 22.000 m<sup>3</sup> (Brigadier López).</li> <li>Equivalent to 5.7, 16 and 12 days of consumption, respectively.</li> </ul>
<b>Water (HPDA)</b>	<ul style="list-style-type: none"> <li>12 bn m<sup>3</sup> of water, of which 50% are usable.</li> <li>Equivalent to 45 days of consumption.</li> </ul>

*Critical assets due to their large storage capacity*

## Heat Rate (Kcal/KWh)<sup>3</sup> (lower values represent higher efficiency)

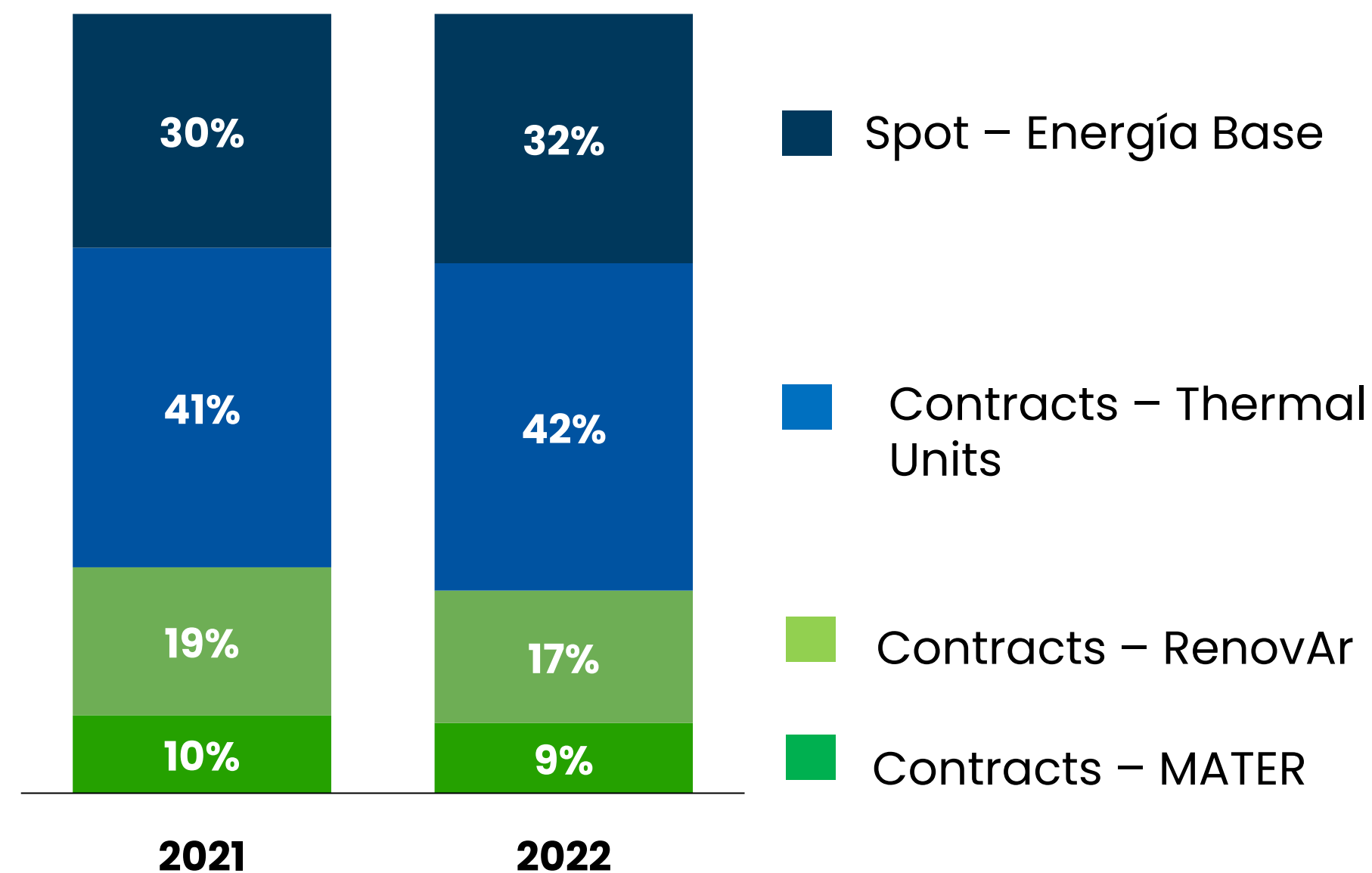


Source: Company information, CAMMESA

<sup>1</sup> Average market availability for thermal units; <sup>3</sup> Considers units operating only with natural gas, as of December 31, 2022. Market weighted average based on information published by CAMMESA for December 2021- December 2022.

# High portion of the operating cash flow through long term contracts and with protection mechanisms

## EBITDA contribution by regulatory framework



- ▶ Backed by reserve fund financed by the World Bank (FODER)
- ▶ PPAs directly with private clients

**68%**  
of EBITDA  
Through **long term contracts**, with prices set in **US\$ dollars**

+

**Capital and interest collection under CVO in 12M 2022 (US\$ MM)<sup>1</sup>**  
**US\$ 55 million**

CVO receivables to be collected total approximately **US\$ 295 million**, as of December 31, 2022, and accrue interest at a 30 days LIBOR rate + 5%, to be collected in 65 monthly principal installments until May 2028.

Collections **protected by reserve accounts mechanisms**

Source: Company information. <sup>1</sup> Spot – Energía Base refers to the Regulatory framework established by Res 19/17 (from March 2017 to February 2019), Res. 1/19 (from March 2019 to January 2020), Res. 31/2020 (since February 2020), Resolution 440 (Until February 2022) and Res. 238/2022 (since February 2022).

\* Amount in US\$ converted from Ps. to US\$ at the exchange rate of each collection's day.



## Central Puerto's Wind Farms<sup>1</sup>

		RenovAr Program			Term Market (MATER)			
		1	2	3	4	5	6	7
		La Castellana I	Achiras I	La Genoveva I	La Castellana II	Manque	Los Olivos	La Genoveva II
<b>Capacity and technology</b>		100.8 MW wind farm	48 MW wind farm	88.2 MW wind farm	15.2 MW wind farm	57 MW wind farm	22.8 MW wind farm	41.8 MW wind farm
<b>STATUS</b>		In Operation	In Operation	In Operation	In Operation	In Operation	In Operation	In Operation
<b>COD</b>		August 2018	September 2018	November 2020	July 2019	Dic-19 /Jan-20	February 2020	September 2019
<b>Equipment</b>		32 units	15 units	21 units	4 units	15 units	6 units	11 units
<b>Funding</b>	Committed	✓	✓	✓	✓	✓	✓	✓
	Type	Equity y project finance			Equity y project finance	Equity+Bond	Equity+Bond	Equity and project finance
<b>Awarded Price</b>	Starting	61.50 US\$/MWh	59.38 US\$/MWh	40.90 US\$/MWh				
	Adjustments	Annual adjustment factor + incentive factor						
<b>PPA Signing Date</b>		January 2017	May 2017	July 2018				
<b>Term</b>		20 years starting on COD						

### Main clients under MATER:



<sup>1</sup> Equity stake in wind farms La Castellana I, Achiras I, La Genoveva I, La Castellana II, Manque, Los Olivos, La Genoveva II, owned through CP La Castellana S.A.U., CP Achiras S.A.U., Vientos La Genoveva S.A.U., CPR Energy Solutions S.A.U.; CP Manque S.A.U., CP Los Olivos S.A.U. and Vientos La Genoveva II S.A.U, respectively.

# Largest private player in FONI consortium operating combined cycles totaling 2,554 MW

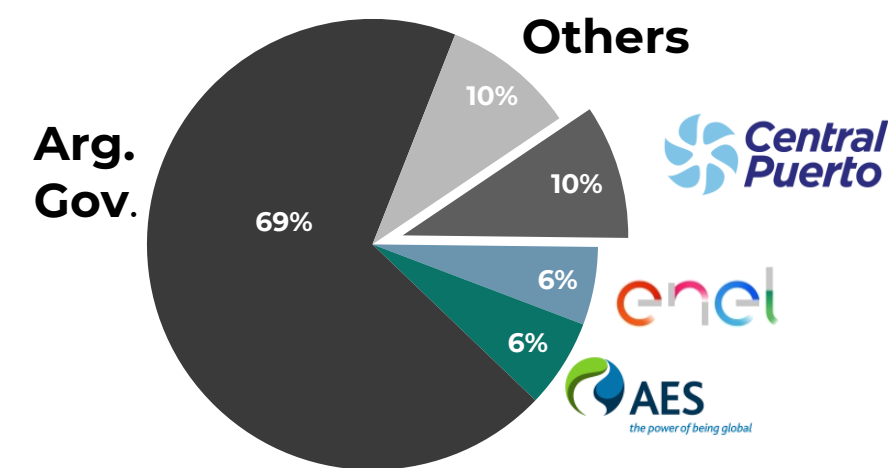
FONI  
Receivables  
and stake in  
Plants

## Assets under the FONINVEMEM program

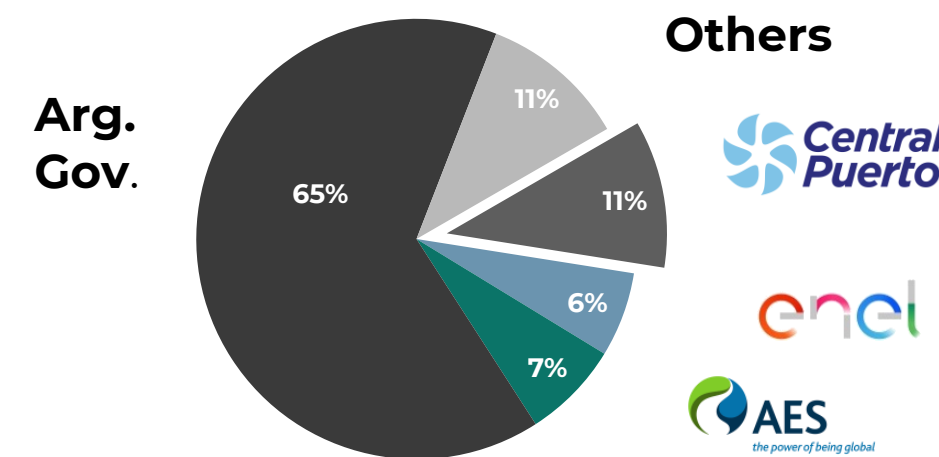
Plant  
Overview

Shareholders

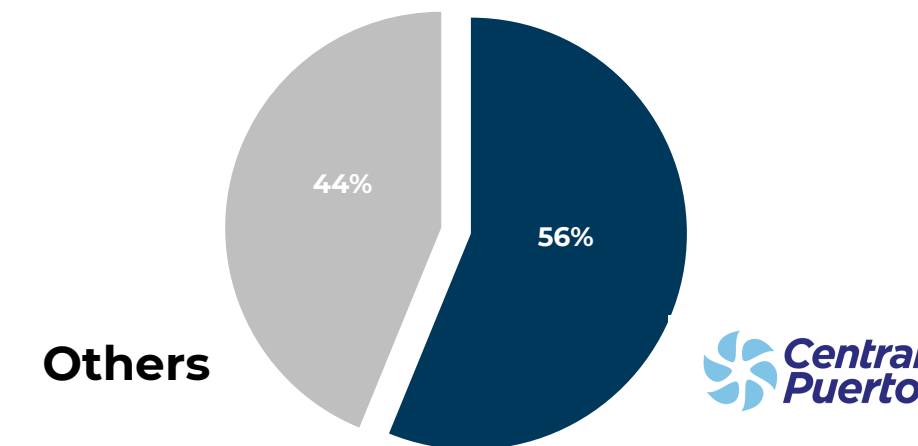
**1 San Martín**  
Combined Cycle 865  
MW  
COD: 2010  
Transfer: 2020



**2 Manuel Belgrano**  
Combined Cycle 873  
MW  
COD: 2010  
Transfer: 2020



**3 Vuelta de Obligado**  
Combined Cycle 816  
MW  
COD: March 18  
Transfer: 2028



- **US\$ 323 million** to be collected (LIBOR+5%)
- Central Puerto **controls the operating company**
- Argentine Government to be incorporated as a shareholder





# Environmental, Social and Governance

## Sustainability Report 2021 – 4th Edition

- CO2E Emissions (2021 VS. 2020): -13%
- Total CO2E Emission Factor [T/MWH] 0.362
- Number of wind turbines installed: 104
- Renewable energy generated in 2021: 1,569,475 MW
- 4,533 Training hours
- 46% New female personnel
- 18% of our employees have a 20-year seniority
- CEPU is part of BYMA´s Sustainability Index





# *Company Description*

## MAIN FINANCIALS

1. Financial Position
2. Adjusted EBITDA Reconciliation
3. Foreign Exchange Rate Evolution

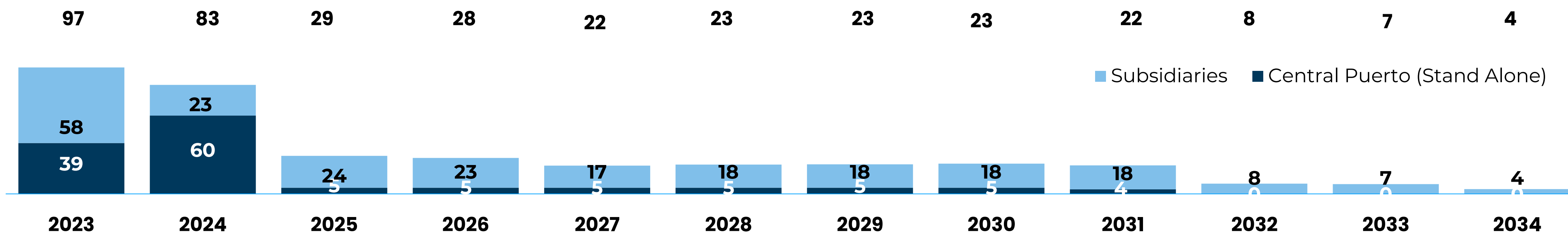


# Financial Position

## Debt Principal as of December 31, 2022 (US\$ MM)<sup>1</sup>



## Debt Principal Amortization Schedule as of December 31, 2022 (US\$ MM)<sup>1</sup>



Source: Company information.

<sup>1</sup> Financial figures converted for the convenience of the reader from Ps. To US dollars at the exchange rate of **December 31, 2022**. See “Foreign Exchange Rate Evolution” and “Disclaimer - Convenience Translations”.



# Adjusted EBITDA Reconciliation

Million Ps. -except where noted-	9M 2022 (A)	9M 2022 (B)	4Q 2022 (C-B)	2022 (C)
	Unaudited, subject to limited review according to rule ISRE 2410	Unaudited	Unaudited, subject to limited review according to rule ISRE 2410	Audited
Currency as of	September 30, 2022	December 31, 2022	December 31, 2022	December 31, 2022
<b>Net Income of the period</b>	14,250	16,714	2,364	19,078
Loss on net monetary position	18,898	22,166	8,297	30,463
Finance Expenses	25,514	29,927	13,526	43,453
Finance Income	(14,636)	(17,167)	(8,371)	(25,538)
Share of the profit of associates	(306)	(359)	248	(112)
Income tax expense	6,922	8,119	(1,398)	6,720
Depreciation and Amortization	12,840	15,060	4,391	19,451
Acquisition of participation in companies	-	-	(12,174)	(12,174)
<b>Adjusted EBITDA<sup>1</sup></b>	<b>63,481</b>	<b>74,459</b>	<b>6,882</b>	<b>81,342</b>
- plus Impairment	-	-	(14,536)	(14,536)
- minus Foreign Exchange Difference and interests related to FONI and similar programs	16,655	19,536	8,841	28,377
<b>Adjusted EBITDA minus CVOSA effect and Foreign exchange difference and interests related to FONI and similar programs, plus impairment</b>	<b>46,826</b>	<b>54,924</b>	<b>12,577</b>	<b>67,501</b>
<b>Adjusted EBITDA minus CVOSA effect and Foreign exchange difference and interests related to FONI and similar programs (convenience translation into US\$*)</b>				<b>381</b>
<b>Net Income of the period (convenience translation into million US\$**)</b>				<b>108</b>
End of period exchange rate				177.16

Source: Company information

\* See “Disclaimer—Adjusted EBITDA” above for further information. 2021 Financial Figures have been restated to be expressed in the currency unit as of **December 31, 2022**. The inflation adjustment factor between **December 31, 2021** and **December 31, 2022** was **94.75%**.

\*\*Financial figures in US dollars converted from Ps. to US\$ at the exchange rate as of **December 31, 2022**. See Foreign Exchange Rate Evolution.





# Foreign Exchange Rate Evolution

## Exchange rate quoted by Banco de la Nación Argentina for wire transfers (“divisas”)

Year	Period	High	Low	Average	End
2018	4Q 2018	40.5000	35.4000	37.1457	37.7000
	1Q 2019	43.8700	36.9000	39.0054	43.3500
2019	2Q 2019	45.9700	41.6200	44.0067	42.4630
	3Q 2019	60.4000	41.6000	50.6532	57.5900
	4Q 2019	60.0000	57.6400	59.3465	59.8900
	1Q 2020	64.4690	59.8150	61.4240	64.4690
2020	2Q 2020	70.4600	64.5290	67.7395	70.4600
	3Q 2020	76.1800	70.5200	73.3227	76.1800
	4Q 2020	84.1500	76.2500	79.8555	84.1500
	1Q 2021	84.1500	91.9600	88.5285	91.9600
2021	2Q 2021	95.7100	92.2400	94.0912	95.7100
	3Q 2021	98.7400	95.7600	97.3500	98.7400
	4Q 2021	102.7200	98.7900	100.4896	102.7200
	1Q 2022	111.0100	102.7200	106.6413	111.0100
2022	2Q 2022	125.2300	111.1200	117.7336	125.2300
	3Q 2022	147.3200	125.2300	135.5200	147.3200
	4Q 2022	177.1600	147.3200	162.1700	177.1600

Source: Banco de la Nación Argentina.



 ***Central  
Puerto***