(Convenience Translation into English from the Original Previously Issued in Portuguese)

Sonae Sierra Brasil S.A. and Subsidiaries

Interim Financial Information - ITR for the Second Quarter of 2015 and Report on Review of Interim Financial Information

Deloitte Touche Tohmatsu Auditores Independentes

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REPORT ON REVIEW OF INTERIM FINANCIAL INFORMATION

To the Shareholders, Directors and Officers of
Sonae Sierra Brasil S.A.
São Paulo - SP

Introduction

We have reviewed the accompanying individual and consolidated interim financial information of Sonae Sierra Brasil S.A. and subsidiaries (the "Company"), included in the Interim Financial Information Form (ITR) for the quarter ended June 30, 2015, which comprises the balance sheet as at June 30, 2015 and the related income statement and statement of comprehensive income for the three and six-month periods then ended and the statement of changes in equity and statement of cash flows for the six-month period then ended, including the explanatory notes.

Management is responsible for the preparation of the interim financial information in accordance with CPC 21(R1) and in accordance with IAS 34 - Interim Financial Reporting, issued by the International Accounting Standards Board (IASB), as well as for the presentation of such information in accordance with the standards issued by the Brazilian Securities and Exchange Commission (CVM), applicable to the preparation of Interim Financial Information (ITR). Our responsibility is to express a conclusion on this interim financial information based on our review.

Scope of review

We conducted our review in accordance with Brazilian and international standards on review of interim financial information (NBC TR 2410 and ISRE 2410 Review of Interim Financial Information Performed by the Independent Auditor of the Entity, respectively). A review of interim financial information consists of making inquiries, primarily of persons responsible for financial and accounting matters, and applying analytical and other review procedures. A review is substantially less in scope than an audit conducted in accordance with the standards on auditing and consequently does not enable us to obtain assurance that we would become aware of all significant matters that might be identified in an audit. Accordingly, we do not express an audit opinion.

Conclusion on the interim financial information

Based on our review, nothing has come to our attention that causes us to believe that the accompanying individual and consolidated interim financial information included in the ITR referred to above is not prepared, in all material respects, in accordance with CPC 21 (R1) and IAS 34 applicable to the preparation of Interim Financial Information (ITR) and presented in accordance with the standards issued by the Brazilian Securities and Exchange Commission.

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Other matters

Statements of value added

We have also reviewed the individual and consolidated interim statements of value added ("DVA") for the six-month period ended June 30, 2015, prepared under the Management's responsibility, the presentation of which in the interim financial information is required by the standards issued by the Brazilian Securities and Exchange Commission (CVM) applicable to the preparation of Interim Financial Information (ITR) and considered supplemental information by IFRSs, which do not require the presentation of a DVA. These statements were subject to the same review procedures described above and, based on our review, nothing has come to our attention that causes us to believe that they are not prepared, in all material respects, in relation to the interim financial information taken as a whole.

Other matters

The accompanying interim financial information has been translated into English for the convenience of readers outside Brazil.

São Paulo, August 3, 2015

Deloitte Touche Tohmatsu
DELOITTE TOUCHE TOHMATSU
Auditores Independentes

Marcelo Magalhães Fernandes
Engagement Partner

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(Convenience Translation into English from the Original Previously Issued in Portuguese)

SONAE SIERRA BRASIL S.A. AND SUBSIDIARIES

BALANCE SHEETS AS OF JUNE 30, 2015 AND DECEMBER 31, 2014
(In thousands of Brazilian reais - R$)

		Company		Consolidated				Company		Consolidated	
ASSETS	Note	06/30/15	12/31/14	06/30/15	12/31/14	LIABILITIES AND EQUITY	Note	06/30/15	12/31/14	06/30/15	12/31/14
CURRENT ASSETS						CURRENT LIABILITIES					
Cash and cash equivalents	4	165,465	204,976	243,831	315,936	Loans and financing	12	-	-	71,852	72,241
Trade receivables, net	5	-	-	30,342	48,666	Debentures	13	57,091	16,298	57,091	16,298
Recoverable taxes	6	166	131	13,820	11,079	Domestic trade accounts payable		4	14	16,322	15,953
Prepaid expenses		74	14	167	32	Taxes payable	16	-	-	4,405	7,891
Other receivables	5	-	-	45,533	22,131	Personnel, payroll taxes, benefits, and rewards		18	18	9,796	10,921
Total current assets		165,705	205,121	333,693	397,844	Key money	14	-	-	7,049	6,746
						Dividends payable	17	-	34,773	-	34,773
NONCURRENT ASSETS						Earnings payable		-	-	2,209	2,573
Restricted investments	28	-	-	9,862	9,329	Trade accounts payable - acquisition of assets		-	-	-	11,763
Trade receivables, net	5	-	-	18,434	16,540	Other payables		256	140	6,378	8,468
Recoverable taxes	6	18,391	15,915	18,391	15,915	Total current liabilities		57,369	51,243	175,102	187,627
Loans to condominiums	7	-	-	26,556	23,746						
Deferred income tax and social contribution	21	-	-	3,362	5,496	NONCURRENT LIABILITIES					
Escrow deposits	15	2,273	2,188	12,186	11,797	Loans and financing	12	-	-	462,865	490,375
Other receivables	5	-	-	7,504	7,900	Debentures	13	304,081	334,919	304,081	334,919
Investments	8	2,618,956	2,517,934	37,512	36,717	Key money	14	-	-	6,314	8,410
Investment properties	10	-	-	4,351,018	4,208,266	Deferred income tax and social contribution	21	-	-	576,178	541,712
Property, plant and equipment	9	-	-	3,040	3,357	Reserve for civil, tax, labor and social security risks	15	2,257	2,188	7,636	7,894
Intangible assets	11	-	-	4,890	5,426	Accrual for variable compensation	26	-	-	1,562	1,949
Total noncurrent assets		2,639,620	2,536,037	4,492,755	4,344,489	Total noncurrent liabilities		306,338	337,107	1,358,636	1,385,259
						EQUITY	17				
						Capital		1,397,866	1,397,866	1,397,866	1,397,866
						Capital reserves		80,115	80,115	80,115	80,115
						Earnings reserves		874,827	874,827	874,827	874,827
						Retained earnings		88,810	-	88,810	-
						Equity attributable to owners of the Company		2,441,618	2,352,808	2,441,618	2,352,808
						Noncontrolling interests		-	-	851,092	816,639
						Total equity		2,441,618	2,352,808	3,292,710	3,169,447
TOTAL ASSETS		2,805,325	2,741,158	4,826,448	4,742,333	TOTAL LIABILITIES AND EQUITY		2,805,325	2,741,158	4,826,448	4,742,333

The accompanying notes are an integral part of these interim financial information.

(Convenience Translation into English from the Original Previously Issued in Portuguese)

SONAE SIERRA BRASIL S.A. AND SUBSIDIARIES

STATEMENTS OF INCOME
FOR THE THREE AND SIX-MONTH PERIODS ENDED JUNE 30, 2015 AND 2014
(In thousands of Brazilian reais - R$, except earnings per share)

		Company				Consolidated			
	Note	Period from 04/01/15 to 06/30/15	Period from 01/01/15 to 06/30/15	Period from 04/01/14 to 06/30/14	Period from 01/01/14 to 06/30/14	Period from 04/01/15 to 06/30/15	Period from 01/01/15 to 06/30/15	Period from 04/01/14 to 06/30/14	Period from 01/01/14 to 06/30/14
NET OPERATING REVENUE FROM RENTALS, SERVICES, AND OTHER	18	-	-	-	-	79,970	161,198	77,109	151,449
COST OF RENTALS AND SERVICES	19	-	-	-	-	(19,810)	(38,078)	(18,549)	(36,932)
GROSS PROFIT		-	-	-	-	60,160	123,120	58,560	114,517
OPERATING (EXPENSES) INCOME									
General and administrative expenses	19	(499)	(1,277)	(462)	(1,218)	(6,633)	(14,122)	(5,865)	(12,664)
Tax expenses		(8)	(93)	(4)	(183)	(290)	(629)	(86)	(1,481)
Equity in investees	8	77,593	106,942	47,391	67,540	1,801	2,595	2,009	2,762
Changes in fair value of investment properties	10	-	-	-	-	99,714	99,714	68,184	68,184
Other operating income, net		-	-	(3)	(3)	1,484	2,692	1,240	1,821
Total income from operations, net		77,086	105,572	46,922	66,136	96,076	90,250	65,482	58,622
OPERATING INCOME BEFORE FINANCIAL INCOME (EXPENSES)		77,086	105,572	46,922	66,136	156,236	213,370	124,042	173,139
FINANCIAL RESULT, NET	20	(7,602)	(16,762)	(5,024)	(9,086)	(16,489)	(34,873)	(14,571)	(28,996)
INCOME BEFORE INCOME TAX AND SOCIAL CONTRIBUTION		69,484	88,810	41,898	57,050	139,747	178,497	109,471	144,143
INCOME TAX AND SOCIAL CONTRIBUTION									
Current	21	-	-	-	-	(4,720)	(7,755)	(6,058)	(12,334)
Deferred	21	-	-	-	(26)	(33,519)	(36,600)	(22,556)	(23,513)
Total		-	-	-	(26)	(38,239)	(44,355)	(28,614)	(35,847)
NET INCOME FOR THE PERIOD		69,484	88,810	41,898	57,024	101,508	134,142	80,857	108,296
NET INCOME ATTRIBUTABLE TO									
Owners of the Company						69,484	88,810	41,898	57,024
Noncontrolling interests	8					32,024	45,332	38,959	51,272
BASIC AND DILUTED EARNINGS PER SHARE - R$	17.7	0.91	1.16	0.55	0.75	0.91	1.16	0.55	0.75

The accompanying notes are an integral part of these interim financial information.

(Convenience Translation into English from the Original Previously Issued in Portuguese)

SONAE SIERRA BRASIL S.A. AND SUBSIDIARIES

STATEMENTS OF COMPREHENSIVE INCOME
FOR THE THREE AND SIX-MONTH PERIODS ENDED JUNE 30, 2015 AND 2014
(In thousands of Brazilian reais - R$)

	Company				Consolidated			
	Period from 04/01/15 to 06/30/15	Period from 01/01/15 to 06/30/15	Period from 04/01/14 to 06/30/14	Period from 01/01/14 to 06/30/14	Period from 04/01/15 to 06/30/15	Period from 01/01/15 to 06/30/15	Period from 04/01/14 to 06/30/14	Period from 01/01/14 to 06/30/14
NET INCOME FOR THE PERIOD	69,484	88,810	41,898	57,024	101,508	134,142	80,857	108,296
Other comprehensive income	-	-	-	-	-	-	-	-
TOTAL OF COMPREHENSIVE INCOME	69,484	88,810	41,898	57,024	101,508	134,142	80,857	108,296
NET INCOME ATTRIBUTABLE TO								
Owners of the Company					69,484	88,810	41,898	57,024
Noncontrolling interests					32,024	45,332	38,959	51,272

The accompanying notes are an integral part of these interim financial information.

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SONAE SIERRA BRASIL S.A. AND SUBSIDIARIES

STATEMENTS OF CHANGES IN EQUITY (COMPANY AND CONSOLIDATED)
FOR THE SIX-MONTH PERIODS ENDED JUNE 30, 2014 AND 2013
(In thousands of Brazilian reais - R$)

		Capital reserves		Earnings reserve				Total equity attributable to owners of the Company	Noncontrolling interests	Total consolidated equity
	Capital	Share issuance costs	Share subscription premium	Legal reserve	Earnings retention reserve	Unrealized earnings	Retained earnings			
BALANCES AS OF DECEMBER 31, 2013	997,866	(16,083)	96,198	41,591	1,003,814	107,225	-	2,230,611	733,948	2,964,559
Net income for the period	-	-	-	-	-	-	57,024	57,024	51,272	108,296
Capital increase	400,000	-	-	-	(400,000)	-	-	-	-	-
Dividends applied in the operation of Fundo de Investimento Imobiliário Shopping Parque D. Pedro and Fundo de Investimento Parque D. Pedro Shopping Center	-	-	-	-	-	-	-	-	(19,275)	(19,275)
BALANCES AS OF JUNE 30, 2014	1,397,866	(16,083)	96,198	41,591	603,814	107,225	57,024	2,287,635	765,945	3,053,580
BALANCES AS OF DECEMBER 31, 2014	1,397,866	(16,083)	96,198	49,440	715,655	109,732	-	2,352,808	816,639	3,169,447
Net income for the period	-	-	-	-	-	-	88,810	88,810	45,332	134,142
Dividends applied in operation of Fundo de Investimento Imobiliário Shopping Parque D. Pedro and Fundo de Investimento Parque D. Pedro Shopping Center	-	-	-	-	-	-	-	-	(10,879)	(10,879)
BALANCES AS OF JUNE 30, 2015	1,397,866	(16,083)	96,198	49,440	715,655	109,732	88,810	2,441,618	851,092	3,292,710

The accompanying notes are an integral part of these interim financial information.

(Convenience Translation into English from the Original Previously Issued in Portuguese)

SONAE SIERRA BRASIL S.A. AND SUBSIDIARIES

STATEMENTS OF CASH FLOWS
FOR THE SIX-MONTH PERIODS ENDED JUNE 30, 2015 AND 2014
(In thousands of Brazilian reais - R$)

	Company		Consolidated	
	06/30/15	06/30/14	06/30/15	06/30/14
CASH FLOW FROM OPERATING ACTIVITIES				
Net income for the period	88,810	57,024	134,142	108,296
Adjustments to reconcile net income to net cash provided by (used in) operating activities:				
Depreciation and amortization	-	-	1,343	1,276
Residual value of property and equipment sold	-	-	207	144
(Gain) Loss from derivatives transaction, net	(1,479)	403	(1,479)	403
Unbilled revenue from rentals	-	-	(1,986)	(2,981)
Allowance for doubtful accounts	-	-	4,076	3,672
(Reversion) constitution of reserve for civil, tax, labor, and social security risks	-	-	(354)	84
Monetary adjustment of reserve for civil, tax, labor and social security risks	69	58	451	372
Accrual for variable compensation	-	-	1,330	1,219
Deferred income tax and social contribution	-	26	36,600	23,513
Income tax and social contribution	-	-	7,755	12,334
Interest on borrowings, financing, debentures and acquisition of assets	29,642	22,501	57,662	51,581
Changes in fair value of investment properties	-	-	(99,714)	(68,184)
Equity in investees	(106,942)	(67,540)	(2,595)	(2,762)
(Increase) decrease in operating assets:				
Trade receivables	-	-	(193)	2,382
Loans to condominiums	-	-	(2,810)	(10,341)
Recoverable taxes	(2,511)	(4,684)	(5,217)	(6,349)
Prepaid expenses	(60)	(41)	(135)	(59)
Escrow deposits	(85)	(31)	(389)	(368)
Other	-	(90)	(8,473)	(5,928)
Increase (decrease) in operating liabilities:				
Domestic trade accounts payable	(10)	(49)	(3,403)	(22,043)
Taxes payable	-	-	(2,202)	(6,938)
Personnel, payroll taxes, benefits and rewards	-	10	(2,842)	(1,191)
Key money	-	-	(1,793)	(3,328)
Payments of contingencies	-	-	(355)	(13)
Other payables	116	14	(2,090)	(1,291)
Cash provided by operating activities	7,550	7,601	107,536	73,500
Interest paid	(18,208)	(19,474)	(47,741)	(39,373)
Income tax and social contribution paid	-	-	(9,039)	(6,014)
Net cash (used in) provided by operating activities	(10,658)	(11,873)	50,756	28,113
CASH FLOW FROM INVESTING ACTIVITIES				
Restricted investments	-	-	(533)	(948)
Acquisition or construction of investment property	-	-	(39,266)	(27,189)
Purchase of property and equipment	-	-	(470)	(1,241)
Increase in intangible assets	-	-	(227)	(118)
Capital increase in investees	-	(58,600)	-	-
Proceeds from the sale of investment properties	-	-		
Dividends received	5,920	2,600	1,800	1,720
Net cash provided by (used in) investing activities	5,920	(56,000)	(38,696)	(27,776)
CASH FLOW FROM FINANCING ACTIVITIES				
Loans and financing raised	-	-	-	23,995
Loans and financing paid - principal	-	-	(29,017)	(16,964)
Trade accounts payable - acquisition of assets	-	-	(9,132)	(9,132)
Distributed earnings of real estate funds Parque D. Pedro I e II	-	-	(11,243)	(20,831)
Dividends paid	(34,773)	(34,772)	(34,773)	(34,772)
Related parties	-	20,129	-	-
Net cash used in financing activities	(34,773)	(14,643)	(84,165)	(57,704)
DECREASE IN CASH AND CASH EQUIVALENTS, NET	(39,511)	(82,516)	(72,105)	(57,367)
CASH AND CASH EQUIVALENTS				
At end of period	165,465	200,267	243,831	367,064
At beginning of period	204,976	282,783	315,936	424,431
DECREASE IN CASH AND CASH EQUIVALENTS, NET	(39,511)	(82,516)	(72,105)	(57,367)

The accompanying notes are an integral part of these interim financial information.

(Convenience Translation into English from the Original Previously Issued in Portuguese)

SONAE SIERRA BRASIL S.A. AND SUBSIDIARIES

STATEMENTS OF VALUE ADDED
FOR THE SIX-MONTH PERIODS ENDED JUNE 30, 2015 AND 2014
(In thousands of Brazilian reais - R$)

	Company		Consolidated	
	06/30/15	06/30/14	06/30/15	06/30/14
REVENUE				
Revenue from rentals and services	-	-	183,070	172,997
Other income	-	-	995	1,897
Changes in fair value of investment property	-	-	99,714	68,184
Revenues related to the construction of investment properties	-	-	43,735	28,548
Allowance for doubtful accounts	-	-	(4,076)	(3,672)
	-	-	323,438	267,954
SERVICES AND SUPPLIES PURCHASED FROM THIRD PARTIES				
Cost of rentals and services	-	-	(31,002)	(32,601)
Supplies, power, outside services and other	(949)	(1,093)	(49,090)	(33,931)
	(949)	(1,093)	(80,092)	(66,532)
GROSS VALUE ADDED	(949)	(1,093)	243,346	201,422
DEPRECIATION AND AMORTIZATION	-	-	(1,343)	(1,276)
WEALTH CREATED BY THE COMPANY	(949)	(1,093)	242,003	200,146
WEALTH RECEIVED IN TRANSFER				
Equity in earnings of subsidiaries	106,942	67,540	2,595	2,762
Financial income	12,917	13,986	23,120	23,830
	119,859	81,526	25,715	26,592
DISTRIBUTION OF WEALTH	118,910	80,433	267,718	226,738
WEALTH DISTRIBUTED				
Personnel:				
Salaries and wages	274	107	14,437	13,099
Benefits	-	2	1,282	1,155
Severance pay fund (FGTS)	-	-	848	730
	274	109	16,567	14,984
Taxes and fees:				
Federal	147	228	56,118	47,875
Municipal	-	-	1,389	1,306
	147	228	57,507	49,181
Lenders and lessors:				
Financial expenses	29,679	23,072	57,993	52,826
Rentals	-	-	1,509	1,451
	29,679	23,072	59,502	54,277
Interest on capital:				
Retained earnings	88,810	57,024	88,810	57,024
Noncontrolling interests	-	-	45,332	51,272
	88,810	57,024	134,142	108,296
Total	118,910	80,433	267,718	226,738

The accompanying notes are an integral part of these interim financial information.

1. GENERAL INFORMATION

Sonae Sierra Brasil S.A. (the "Company"), headquartered at Avenida Doutor Cardoso de Melo, 1,184 - 13º floor, on São Paulo City, São Paulo State, was established on June 18, 2003 and is primarily engaged in: (a) planning, developing, implementing and investing in real estate, namely shopping malls and related activities, as developer, builder, lessor and advisor; (b) operating and managing own and/or third-party properties and stores and providing related services; and (c) holding equity interest in other companies and/or real estate investment funds, directly or indirectly through subsidiaries and associates.

The Company trades its shares on BM&FBOVESPA (São Paulo Stock Exchange), under the ticker symbol "SSBR3".

The Company's immediate parent is Sierra Brazil 1 BV, headquartered in the Netherlands while its ultimate parents are Sonae Sierra SGPS S.A., headquartered in Portugal, and Mr. Alexander Otto and his associates located in Germany.

The Company's direct and indirect subsidiaries included in the consolidated interim financial information are the following:

a) Sierra Investimentos Brasil Ltda. ("Sierra Investimentos") - primarily engaged in: (i) planning, developing, implementing and investing in real estate, namely shopping malls and related activities, as developer, builder, lessor and advisor; (ii) operating and managing own properties and stores and providing related services; and (iii) holding equity interest in other companies. As of June 30, 2015, this company is the parent company of Pátio Boavista Shopping Ltda. ("Pátio Boavista"), Pátio Campinas Shopping Ltda. ("Pátio Campinas"), Pátio São Bernardo Shopping Ltda. ("Pátio São Bernardo"), Pátio Sertório Shopping Ltda. ("Pátio Sertório"), Pátio Uberlândia Shopping Ltda. ("Pátio Uberlândia"), Pátio Londrina Empreendimentos e Participações Ltda. ("Pátio Londrina"), Pátio São Paulo Shopping Ltda. ("Pátio São Paulo"), Pátio Goiânia Shopping Ltda.("Pátio Goiânia"). Fundo de Investimento Imobiliário Shopping Parque D. Pedro ("Fundo de Investimento Imobiliário I") and Fundo de Investimento Imobiliário Parque D. Pedro Shopping Center ("Fundo de Investimento Imobiliário II").

   (i) Fundo de Investimento Imobiliário I - engaged in holding long-term investment properties, basically to earn income by renting and leasing properties of its real estate assets. As of June 30, 2015, Fundo de Investimento Imobiliário I holds a trust equivalent to 85% of the undivided interest in Shopping Parque D. Pedro.

(ii) Fundo de Investimento Imobiliário II - engaged in holding long-term investment properties, basically to earn income by renting and leasing properties of its real estate assets. Established on June 30, 2009 through the partial spin-off of Fundo de Investimento Imobiliário I operations, Fundo de Investimento Imobiliário II holds a trust equivalent to 15% of the undivided interest in Shopping Parque D. Pedro and holds cotes that represent 17.7% of Fundo de Investimento Imobiliário I.

(iii) Pátio Boavista, Pátio Campinas, Pátio São Bernardo, Pátio Sertório, Pátio Uberlândia, Pátio Londrina, Pátio São Paulo and Pátio Goiânia - are primarily engaged in investing in real estate, namely shopping malls and related activities.

b) Unishopping Consultoria Imobiliária Ltda. ("Unishopping Consultoria") - engaged in planning, installing, developing and managing shopping malls, leasing, operating and managing car parking areas, managing properties and related services.

As of June 30, 2015 and 2014 and December 31, 2014, the Company's subsidiaries and associates held the following interests in shopping malls:

		Undivided interest - %		
Developer	Shopping mall	06/30/15	12/31/14	06/30/14
Fundos de Investimento Imobiliário I	Shopping Parque D. Pedro	85.00	85.00	85.00
Fundos de Investimento Imobiliário II	Shopping Parque D. Pedro	15.00	15.00	15.00
Pátio Londrina Empreendimentos e Participações Ltda.	Shopping Plaza Sul	30.00	30.00	30.00
Pátio São Bernardo Shopping Ltda.	Shopping Plaza Sul	30.00	30.00	30.00
Pátio Boavista Shopping Ltda.	Shopping Center Metrópole	100.00	100.00	100.00
Pátio Campinas Shopping Ltda.	Boavista Shopping	100.00	100.00	100.00
Pátio Uberlândia Shopping Ltda.	Franca Shopping	76.92	76.92	76.92
Pátio Sertório Shopping Ltda.	Shopping Manauara	100.00	100.00	100.00
Pátio Uberlândia Shopping Ltda.	Uberlândia Shopping	100.00	100.00	100.00
Pátio Londrina Empreendimentos e Participações Ltda.	Boulevard Londrina	88.64	88.64	88.64
Pátio Goiânia Shopping Ltda.	Passeio das Águas Shopping	100.00	100.00	100.00
Campo Limpo Empreendimentos e Participações Ltda.	Shopping Campo Limpo	20.00	20.00	20.00

2. SIGNIFICANT ACCOUNTING POLICIES

2.1. Declaration of conformity

The Company's interim financial information comprises:

- The individual and consolidated interim financial information prepared and presented in accordance with the technical pronouncement CPC 21 (R1) / IAS 34 - Interim Financial Information, issued by the International Accounting Standard Board (IASB), consistent with the standards issued by the Brazilian Securities Commission - CVM, applicable to the preparation of interim financial information.

- The accounting practices adopted in Brazil comprise the policies set out in the Brazilian Corporate Law and the pronouncements, guidance, and interpretations issued by the Accounting Pronouncements Committee ("CPC") and approved by the Brazilian Securities and Exchange Commission ("CVM").

As there is no difference between the consolidated shareholders' equity and the consolidated net income attributable to the owners of the Company, disclosed in the interim financial information prepared in accordance with IFRSs and the Brazilian accounting practices, and the Company's shareholders' equity and net income disclosed in the interim financial information prepared in accordance with the Brazilian accounting practices, the Company opted for presenting these individual and consolidated interim financial information is a single set, side by side.

2.2. Basis of preparation

The interim financial information have been prepared based on the historical cost and adjusted to reflect the fair values of the investment properties and certain financial instruments against net income for the period. The historical cost is generally based on the fair value of the consideration paid in exchange for assets.

The main accounting practices adopted by the Company in the preparation of its individual and consolidated financial information are consistent with those presented in the financial statements related the year ended December 31, 2014, and, thus, should have been read together.

2.3. New rules, changes and interpretation

The rules, changes and interpretation related to the initial adoption as from January 1st 2015 have not impacted significantly the amounts reported for the current and previous period.

The details of these rules are presented in the financial statements for the year ended December 31, 2014.

3. CRITICAL ACCOUNTING JUDGMENTS AND MAIN ESTIMATES

In the application of the Company's accounting policies, management is required to make judgments, estimates and assumptions about the carrying amounts of assets and liabilities. The estimates and associated assumptions are based on historical experience and other factors that are considered to be relevant to the Management. Actual results may differ from these estimates.

The estimates and underlying assumptions are reviewed on an ongoing basis. Revisions to accounting estimates are recognized in the period in which the estimate is revised.

The following are the main judgments and accounting estimates that the Company's and its subsidiaries management understands as relevant for the preparation of the individual and consolidated financial information:

a) Investment property value: the fair value of investment property is determined by valuating the future cash flows of each property at present value, as determined by an independent valuation consulting. The Company's and its subsidiaries' management uses its judgment to choose the method and define assumptions, which are mainly based on market conditions existing at the end of the reporting period.

b) Reserve for civil, tax, labor and social security risks: the reserve for risks is recognized for lawsuits assessed by the legal counsel and management of the Company and its subsidiaries as probable losses, considering the nature of the lawsuits and the legal counsel and management's experience in similar cases. Reserves have been recognized for matters classified as legal obligations, regardless of the expected final outcome of lawsuits.

c) Projections prepared for the realization of deferred income tax and social contribution balances: based on analyses of the multiyear operating projections, the Company recognized tax credits related to prior year tax loss carryforwards and temporary differences.

Maintenance of tax credits from tax loss carryforwards, deferred income tax and social contribution tax loss carryforwards is supported by future earnings projections prepared by the Company's management and periodically reviewed, for the next ten years, to determine the recoverability of tax loss carryforwards and temporary differences.

4. CASH AND CASH EQUIVALENTS

	Company		Consolidated	
	06/30/15	12/31/14	06/30/15	12/31/14
Cash and checking account	103	145	1,114	3,180
Short-term investments (*)	165,362	204,831	242,717	312,756
Total	165,465	204,976	243,831	315,936

(*) The short-term investments are highly liquid and earn yield at the weighted average interest rate of 102.1% of the interbank deposit rate (CDI) (102.0% as of December 31, 2014).

5. TRADE RECEIVABLES, NET AND OTHER RECEIVABLES

Trade receivables, net

	Consolidated	
	06/30/15	12/31/14
Rentals	49,616	63,913
Assignment of rights receivable (a)	121	72
Total trade receivables billed	49,737	63,985
Unbilled revenue from rentals (b)	18,434	16,540
Total trade receivables billed and unbilled	68,171	80,525
Allowance for doubtful accounts	(19,395)	(15,319)
Total	63,309	65,206
Current	30,342	48,666
Noncurrent	18,434	16,540

(a) Represent receivables from agreements for the right to use property's space in shopping malls, also known as "Key Money".

(b) Represent the effect of unbilled revenue from rentals recognized on a straight-line basis according to agreement terms.

The aging list of trade receivables billed as of June 30, 2015 and December 31, 2014 is as follows:

	Consolidated	
	06/30/15	12/31/14
Current	31,388	48,458
Past due:		
Up to 30 days	2,658	1,973
31 to 60 days	1,728	1,465
61 to 90 days	1,519	1,145
91 to 180 days	3,358	2,602
Over 180 days	9,086	8,342
Subtotal	18,349	15,527
Total	49,737	63,985

Allowance for doubtful accounts

Change in allowance for doubtful accounts for the six-month periods ended June 30, 2015 and 2014 is as follows:

	Consolidated
Balance as of December 31, 2014	(15,319)
Allowances recognized in the period, net	(4,076)
Balance as of June 30, 2015	(19,395)
Balance as of December 31, 2013	(10,715)
Allowances recognized in the period, net	(3,672)
Balance as of June 30, 2014	(14,387)

Other receivables

The balance of "Other receivables" as of June 30, 2015 and December 31, 2014 is broken down as follows:

	Consolidated	
	06/30/15	12/31/14
Loan agreement with storeowners(a)	9,538	10,953
Other receivables from condominiums (b)	41,743	17,343
Other	1,756	1,735
Total	53,037	30,031
Current	45,533	22,131
Noncurrent	7,504	7,900

(a) Refers to loans agreements entered into among Company's subsidiaries and shopping tenants. These agreements are subject to financial charges that can be indexed to the annual fluctuation of the Amplified Consumer Price Index - IPCA or 103% of CDI. The maturity is up to 60 months.

(b) Refers mainly to receivables from Condominium Parque D. Pedro to the Investment Funds I and II. These resources will be invested in improvements and expansion areas of Shopping Parque D. Pedro.

Additionally, there are receivables from Condomínio Franca Shopping Center, which are related to resources held for refurbishment and expansion of Franca Shopping.

6. RECOVERABLE TAXES

	Company		Consolidated	
	06/30/15	12/31/14	06/30/15	12/31/14
Withholding income tax - IRRF	18,391	15,915	31,077	25,820
Social contribution - Law 10833/03	157	122	813	869
Other	9	9	321	305
Total	18,557	16,046	32,211	26,994
Current	166	131	13,820	11,079
Noncurrent	18,391	15,915	18,391	15,915

Recoverable taxes were generated from the operations of the Company and its subsidiaries and do not depend on court or administrative decisions to be realized.

7. LOANS TO CONDOMINIUMS

		Consolidated	
Subsidiary	Condominium	06/30/15	12/31/14
Pátio São Bernardo	Condomínio Shopping Center Plaza Sul	841	867
Pátio Sertório	Condomínio Manauara Shopping	171	227
Pátio Uberlândia	Condomínio Uberlândia Shopping (*)	6,363	5,380
Pátio Londrina	Condomínio Boulevard Londrina Shopping (*)	8,652	7,877
Pátio Goiânia	Condomínio Passeio das Águas Shopping (*)	10,529	9,395
Total		26,556	23,746

(*) Represent primarily loans granted to promotional funds for recently opened shopping's, in order to finance marketing campaigns. These loans have a grace period, which thereby comes up with the initial payments agreed to start by 2016. The interest is based on 100% to 103% of CDI.

These loans are considered related-party transactions (see note 22).

8. INVESTMENTS

a) Investments in subsidiaries (Company)

June 30, 2015	Number of shares held	Capital - equity interest %	Assets	Liabilities	E quity	Revenue	Net income for the period	Equity in investee	Investment balance
Subsidiaries									
Sierra Investimentos Brasil Ltda.	1,078,862,171	100	2,617,078	17,902	2,599,176	94	104,306	104,306	2,599,176
Unishopping Consultoria Imobiliária Ltda.	12,663,326	100	29,031	9,251	19,780	26,278	2,636	2,636	19,780
Total			2,646,109	27,153	2,618,956	26,372	106,942	106,942	2,618,956

December 31, 2014	Number of shares held	Capital - equity interest %	Assets	Liabilities	Equity	Revenue	Net income for the year	Equity in investee	Investment balance
Subsidiaries									
Sierra Investimentos Brasil Ltda.	1,078,862,171	100	2,511,702	16,831	2,494,871	193	171,493	171,493	2,494,871
Unishopping Consultoria Imobiliária Ltda.	12,663,326	100	36,890	13,827	23,063	54,204	4,993	4,993	23,063
Total			2,548,592	30,658	2,517,934	54,397	176,486	176,486	2,517,934

b) Investment in associate (consolidated)

(i) Ownership interest held in Campo Limpo Empreendimentos e Participações Ltda.

	Consolidated	
	06/30/15	12/31/14
Balance Sheet		
Number of shares held by Sierra Investimentos	9,435,400	9,435,400
Interest held in investee's capital (%)	20.00	20.00
Investment balance	37,512	36,717

	Consolidated	
	06/30/15	06/30/14
Statements of income		
Equity pick-up in the period	2,595	2,762

(ii) Financial information on Campo Limpo Empreendimentos e Participações Ltda.

	Consolidated	
	06/30/15	12/31/14
Balance sheet		
Current assets	4,850	5,570
Noncurrent assets	253,959	247,486
Current liabilities	1,639	1,890
Noncurrent liabilities	69,609	67,580
Equity	187,561	183,586

	Consolidated	
	06/30/15	06/30/14
Statements of income		
Revenue from rentals, service and others, net	11,934	10,449
Profit for the year and comprehensive income	12,975	13,810

(iii) Changes in investments for the six-month period ended June 30, 2015 and 2014

	Company	Consolidated
Balance as of December 31, 2014	2,517,934	36,717
Equity pick-up	106,942	2,595
Dividends received	(5,920)	(1,800)
Balance as of June 30, 2015	2,618,956	37,512

	Company	Consolidated
Balance as of December 31, 2013	2,285,448	33,375
Capital increase	58,600	-
Equity pick-up	67,540	2,762
Dividends received	(2,600)	(1,720)
Balance as of June 30, 2014	2,408,988	34,417

c) Noncontrolling interest

(i) Ownership interest held by noncontrolling interest of Fundo de Investimento Imobiliário I and in Fundo de Investimento Imobiliário II

	Consolidated			
Balance Sheet	Fundo de Investimento Imobiliário I		Fundo de Investimento Imobiliário II	
	06/30/15	12/31/14	06/30/15	12/31/14
Interest in capital held by noncontrolling (%)	40.00	40.00	49.90	49.90
Noncontrolling interests in equity	589,976	566,146	261,116	250,493
Statements of income	06/30/15	06/30/14	06/30/15	06/30/14
Net income from noncontrolling interests	31,540	35,694	13,792	15,578
Dividends paid to noncontrolling	8,254	14,944	2,989	5,887

(ii) Financial information of Fundo de Investimento Imobiliário I and II

	Fundo de Investimento Imobiliário I		Fundo de Investimento Imobiliário II	
	06/30/15	12/31/14	06/30/15	12/31/14
Balance sheet				
Current assets	43,068	35,299	11,076	8,791
Noncurrent assets	1,440,632	1,390,265	516,039	496,837
Current liabilities	8,759	10,200	4,561	4,254
Equity	1,474,941	1,415,364	522,554	501,374
Statements of income	06/30/15	06/30/14	06/30/15	06/30/14
Net operating revenue from rentals, services and other	54,458	44,332	9,524	7,823
Net and comprehensive income for the period	78,851	89,235	27,533	31,219

9. PROPERTY AND EQUIPMENT

	Annual depreciation rate - %	06/30/15 Consolidated Cost	Accumulated depreciation	Net
Facilities	10	2,772	(2,772)	-
Furniture and fixtures	10	939	(673)	266
Machinery and equipment	10	685	(431)	254
IT equipment	20	2,845	(2,285)	560
Vehicles	20	2,695	(800)	1,895
Other	20	102	(63)	39
Subtotal		10,038	(7,024)	3,014
Advances to suppliers	-	26	-	26
Total		10,064	(7,024)	3,040

	Annual depreciation rate - %	12/31/14 Consolidated Cost	Accumulated depreciation	Net
Facilities	10	2,765	(2,759)	6
Furniture and fixtures	10	933	(638)	295
Machinery and equipment	10	683	(405)	278
IT equipment	20	2,821	(2,140)	681
Vehicles	20	2,897	(974)	1,923
Other	20	102	(56)	46
Subtotal		10,201	(6,972)	3,229
Advances to suppliers	-	128	-	128
Total		10,329	(6,972)	3,357

Changes in property and equipment in operation for the six-month periods ended June 30, 2015 and 2014

	Consolidated						
	Facilities	Furniture and fixtures	Machinery and equipment	IT equipment	Vehicles	Other	Total
Balances at December 31, 2014	6	295	278	681	1,923	46	3,229
Transfer to advances to suppliers	7	6	-	-	124	-	137
Additions	-	-	2	24	327	-	353
Write-off, net	-	-	-	3	(210)	-	(207)
Depreciation	(13)	(35)	(26)	(148)	(269)	(7)	(498)
Balances at June 30, 2015	-	266	254	560	1,895	39	3,014
Balances at December 31, 2013	-	364	326	678	1,786	5	3,159
Transfer to advances to suppliers	13	2	5	48	54	24	146
Additions	-	-	-	140	477	-	617
Write-off, net	-	-	-	-	(144)	-	(144)
Depreciation	(4)	(37)	(31)	(135)	(265)	(3)	(475)
Balances at June 30, 2014	9	329	300	731	1,908	26	3,303

Changes in construction in progress and advances to suppliers for six-month periods ended June 30, 2015 and 2014

	Consolidated		
	Construction in progress	Advances to suppliers	Total
Balances at December 31, 2014	-	128	128
Additions	108	9	117
Transfer to fixed asset in operation and intangible	(82)	(137)	(219)
Balances at June 30, 2015	26	-	26
Balances at December 31, 2013	-	4	4
Additions	383	241	624
Transfer to fixed asset in operation and intangible	-	(146)	(146)
Balances at June 30, 2014	383	99	482

10. INVESTMENT PROPERTIES

Under technical pronouncement CPC 28 (IAS 40) - "Investment Property", properties held to earn rentals and/or for capital appreciation can be recognized as investment property. The Company's management adopted the fair value method to reflect better its business.

	Consolidated	
	06/30/15	12/31/14
Constructed investment property	4,258,183	4,129,482
Investment property under construction	49,129	36,060
Land	43,706	42,724
Total	4,351,018	4,208,266

Changes in investment property for the for six-month periods ended June 30, 2015 and 2014

	Consolidated			
	Constructed properties	Properties under expansion	Land	Total
Balance at December 31, 2014	4,129,482	36,060	42,724	4,208,266
Additions (i)	25,067	17,971	-	43,038
Transfers (ii)	4,902	(4,902)	-	-
Changes in fair value of properties	98,732	-	982	99,714
Balance at June 30, 2015	4,258,183	49,129	43,706	4,351,018

	Consolidated			
	Constructed properties	Properties under expansion	Land	Total
Balance at December 31, 2013	3,879,411	25,068	41,692	3,946,171
Additions	24,330	2,859	-	27,189
Changes in fair value of properties	68,184	-	-	68,184
Balance at June 30, 2014	3,971,925	27,927	41,692	4,041,544

(i) Additions to properties under expansion are related to expenses with construction of new areas in Parque D. Pedro, Uberlandia and Franca malls.

(ii) Refers to the opening of the area dedicated new anchor stores of Shopping Parque D. Pedro.

The property comprising Shopping Boavista project is not registered with the Registry of Deed Office. The total amount of such property, which was accounted for as investment property as of June 30, 2015 is R$65,757 (R$67,102 as of December 31, 2014).

Fair value measurement methodology

The fair value of each investment property in operation is determined based on a valuation reported at the time, prepared by an independent external appraiser (Cushman & Wakefield).

The valuation of these investment properties was prepared in accordance with the practice statements of the RICS Appraisal and Valuation Manual published by The Royal Institution of Chartered Surveyors (Red Book), based in the United Kingdom.

The methodology adopted to calculate the market value (fair value) of investment property in operation involves developing making related to ten-year projections of gains and losses for each shopping mall, added to the residual value, which corresponds to a perpetuity calculated based on the net earnings of the 11th year and a market yield rate (exit yield or cap rate). For the calculation of the perpetuity, we considered a null real growth rate. These projections are discounted at the measurement date using a market discount rate.

The projections are not forecasts but simply reflect the best estimate of the appraiser regarding the current view of the market with respect to the future revenue and cost of each property. The yield rate and the discount rate are set according to the local investment and institutional market and the reasonableness of the market value obtained according to the methodology above, equally tested in terms of the initial yield rate obtained based on net yield estimated for the first year of projections.

The period for measurement at fair value is semiannual basis.

The assumptions considered as of June 30, 2015 and December 31, 2014 for the measurement at fair value described above are as follows:

06/30/15				12/31/14			
Ten year discount rate		Ten year exit yield		Ten year discount rate		Ten year exit yield	
Minimum	Maximum	Minimum	Maximum	Minimum	Maximum	Minimum	Maximum
12.25%	14.50%	7.75%	10.00%	12.25%	14.50%	7.75%	10.00%

Fair value measurement of investment property is classified as level 3, based on the technique used. Level 3 classifications have in its nature the usage of other techniques which makes the use of data that has significant effects on registered fair value that are not based on data given by the market.

The main non-observable variable is the discount rate, which took in consideration the potential rental capitalization, nature of property and market conditions.

11. INTANGIBLE ASSETS

	Annual amortization rate - %	Consolidated 06/30/15	Consolidated 12/31/14
Software	20	9,325	9,016
Accumulated amortization (*)		(4,435)	(3,590)
Total		4,890	5,426

(*) During the six-month period ended June 30, 2015, the amortization of software, amounting to R$845 (R$801 as of June 30, 2014), has been recognized as "general and administrative expenses", in the statement of income.

Changes in intangible assets for the six-month periods ended June 30, 2015 and 2014

	Consolidated		
	Cost	Amortization	Net
Balance at December 31, 2014	9,016	(3,590)	5,426
Additions	227	(845)	(618)
Transfer from construction in progress	82	-	82
Balance at June 30, 2015	9,325	(4,435)	4,890
Balance at December 31, 2013	7,797	(2,135)	5,662
Additions	118	(801)	(683)
Balance at June 30, 2014	7,915	(2,936)	4,979

12. LOANS AND FINANCING

		Consolidated	
Domestic	Maturity	06/30/15	12/31/14
Banco do Amazonas S.A. - BASA (a)	12/10/20	93,994	102,526
Banco Itaú BBA S.A. (b)	10/21/15	1,486	3,709
Banco Bradesco S.A. (c)	10/27/25	115,428	120,198
Banco Bradesco S.A. (d)	10/26/25	64,717	67,369
Banco Itaú BBA S.A. (e)	05/10/23	36,451	38,525
Banco Santander S.A. (f)	06/22/23	222,641	230,289
Total		534,717	562,616
Current		71,852	72,241
Noncurrent		462,865	490,375

(a) On December 17, 2008, subsidiary Pátio Sertório raised a loan of R$90,315 with Banco do Amazonas S.A. - BASA to finance the construction of the mall Shopping Manauara. In 2009 the subsidiary obtained new loans totaling R$21,985. These loans bear fixed interest of 10% per year, with possible discount of 15% if payments are made on the maturity date, and have a grace period of 48 months, during which only 50% of interests incurred are paid. The remaining balance of accrued interest is being paid after the grace period together with the principal repayment. The loan is collateralized by the Shopping Manauara property. The Company and subsidiary Sierra Investimentos are guarantors of this transaction.

(b) On November 16, 2010, subsidiary Sierra Investimentos raised R$20,000 with Banco Itaú BBA S.A. to finance working capital. The Company is the guarantor of this transaction. The loan is collateralized by: (i) the Shopping Metrópole property; and (ii) net receivables of Shopping Metrópole. The interest rate is equivalent to CDI plus 1.66% per year.

(c) In the period from June 2011 to May 2014, subsidiary Pátio Londrina raised R$120,027 with Banco Bradesco S.A. to finance the construction of Shopping Londrina. The agreement is effective for 15 years, with a 2-year grace period for repaying the principal. The outstanding balance is being paid in 144 monthly consecutive installments. The loan is collateralized by the Shopping Londrina property. The Company is the guarantor of this transaction. The agreed interest rate is equivalent to TR plus 9.7% per year.

(d) From August 2010 to February 2012, subsidiary Pátio Uberlândia raised R$77,152 with Banco Bradesco S.A. to finance the construction of Shopping Uberlândia. The agreement is effective for 15 years, with a two-year grace period for the interest installment. The outstanding balance will be paid in 156 monthly consecutive installments. The loan is collateralized by the Shopping Uberlândia property. The Company is the guarantor of this transaction. The agreed interest rate is equivalent to TR plus 9.7% per year.

(e) On June 29, 2011, subsidiary Pátio Boavista raised R$52,651 with Banco Itaú BBA S.A. to finance the expansion of Shopping Metrópole. The agreement is effective for 7 years, with a 12-month grace period for repaying the principal. The outstanding balance is being paid in 72 monthly consecutive installments. The Company is the guarantor of this transaction. The loan is collateralized by: (i) the Shopping Metrópole property; and (ii) Shopping Metrópole's net receivables. The interest rate applied is equivalent to TR plus 9.3% per year.

(f) From March 2012 to May 2014, the subsidiary Patio Goiania raised the total approved funding line of Banco Santander SA, in the amount of R$200,000, for the construction of Shopping Passeio das Águas. The maturity of contract is in 12 years with 24 months grace period for paying the principal. The outstanding balance is being paid in 106 monthly installments. The finance is collateralized by Passeio das Águas Shopping property. The Company is the guarantor of this transaction. The interest rate is equivalent to TR plus 9.7% per year.

As of June 30, 2015, the total amount of the properties pledged to the banks in connection with the borrowings and financing is R$2,145,725 and the amount of net receivables pledged by Pátio Boavista is R$2.792.

Covenants

The loan agreements entered by the Company and its subsidiaries, described above, do not provide for compliance with any financial ratios such as debt ratios, expenses coverage with interests, etc.

Changes in loans and financing for the six-month periods ended June 30, 2015 and 2014

Balance as at December 31, 2014	562,616
Payments - principal	(29,017)
Interest payments	(26,524)
Interest allocated to net income	27,642
Balance as at June 30, 2015	534,717
Balance as at December 31, 2013	571,663
New loans	23,995
Payments - principal	(16,964)
Interest payments	(18,125)
Interest allocated to net income	27,731
Balance as at June 30, 2014	588,300

The loans and finance classified in noncurrent liabilities as of June 30, 2015 mature as follows:

From July 1, 2016	38,999
2017	65,941
2018	65,941
2019	65,941
2020	64,431
2021 – 2026	161,612
Total	462,865

13. DEBENTURES

		Company and consolidated	
Debentures	Maturity	06/30/15	12/31/14
Securities - 1st Serie	02/15/17	99,045	98,598
Securities - 2nd Serie	02/15/19	256,884	249,769
Loss with derivative transaction in fair value hedging accounting		5,243	2,850
Total		361,172	351,217
Current		57,091	16,298
Noncurrent		304,081	334,919

On February 15, 2012, the Company issued 30,000 nonconvertible debentures, in two series, with a par value of R$10 each, totaling R$300,000. After the bookbuilding procedure carried out on March 2, 2012, which defined the debenture interest, the series can be summarized as follows:

- 1st Serie: 9,550 debentures, in the total amount of R$95,500, yielding a floating annual rate equivalent of CDI plus 0.96%, with final maturity within five years. Interest is being paid semiannually.

- 2nd Serie: 20,450 debentures, in the total amount of R$204,500, yielding a floating annual rate equivalent of Amplified Consumer Price Index - IPCA plus 6.25% with final maturity within seven years. Interest is being paid annually.

As described in note 24.3, on August 22, 2013, the Company contracted a derivative instrument ("swap") in the notional amount of R$54,500, to partially hedge the inflation rate risk (IPCA) subject to the interest of the 2nd series of debentures. In this transaction, the Company replaced the IPCA plus 6.25% per year by the CDI plus 1.24% per year.

The swap agreement expires within six years and matures on February 15, 2019. This maturity date is the same as the hedged instrument.

This transaction is intended to adjust the Company's indebtedness, including the change from variable IPCA rate to the interbank deposit rate - CDI. Although both rates are variable, the CDI currently reflects the primary compensation index of the Company's financial assets and, therefore, it is more appropriate to the management of financial instruments.

Changes in debentures, recorded in current and noncurrent liabilities, are broken down as follows:

	Company and consolidated
Balance at December 31, 2014	351,217
Amortized borrowing costs	555
Interest allocated to net income	29,087
Interest payments, net of cash received in derivatives transaction	(18,208)
Gain with derivatives transaction, net	(1,479)
Balance as at June 30, 2015	361,172
Balance at December 31, 2013	332,988
Amortized borrowing costs	555
Interest allocated to net income	21,946
Interest paid	(19,474)
Loss with derivatives transaction, net	403
Balance as at June 30, 2014	336,418

The debenture, classified in noncurrent liabilities, will be repaid as follows:

	Principal and interests	Unamortized cost	Total
From April 1st , 2016	-	(833)	(833)
2017 (repayment of 50% of 1st Series)	47,750	(745)	47,005
2018 (repayment of 50% of 2nd Series)	129,346	(671)	128,675
2019 (repayment of 50% of 2nd Series)	129,346	(112)	129,234
Total	306,442	(2,361)	304,081

Covenants

The debenture indenture subjects the Company to covenants, which may in case of noncompliance lead to early maturity of the debt. These covenants are mainly related to financial ratios such as "Earnings Before Interest, Taxes, Depreciation and Amortization - EBITDA", net debt and net financing expenses. The required ratios are shown as follows:

	Contractually required ratio
Net debt/EBITDA	Equal or less than 3.0
EBITDA/Net Financing Expenses	Equal or greater than 1.75

As at June 30, 2015, the Company is compliant with all covenants.

14. KEY MONEY - CONSOLIDATED

		Consolidated	
Subsidiary	Shopping mall	06/30/15	12/31/14
Pátio Boavista	Metrópole	700	907
Pátio Sertório	Manauara	885	704
Pátio Uberlândia	Uberlândia	1,691	2,613
Pátio Londrina	Boulevard Londrina	3,802	4,539
Pátio Goiânia	Passeio das Águas	5,763	5,757
Pátio Campinas	Boavista	118	111
Fundo de Investimento Imobiliário I	Parque D. Pedro	232	335
Fundo de Investimento Imobiliário II	Parque D. Pedro	172	190
Total		13,363	15,156
Current		7,049	6,746
Noncurrent		6,314	8,410

Refers to the lease agreements for the use of property space, payable by tenants from the time the point of sales lease agreement is executed. Mainly on the launching of new projects, expansions or when a store is returned, the new tenants pay for the right to use commercial locations in the shopping malls. These amounts are negotiated based on the market value of the locations.

The key money amounts are billed according to the lease term, in up to 60 months, and are recognized on a straight-line basis in the statement of income over the lease agreement period.

15. RESERVE FOR CIVIL, TAX, LABOR AND SOCIAL SECURITY RISKS

The Company and its subsidiaries are parties to civil, tax, labor and social security lawsuits at different courts and levels. Based on the opinion of its legal counsel, the Company's management recorded a reserve for lawsuits whose likelihood of an unfavorable outcome is considered probable. The reserve for risks is broken down as follows:

	Company		Consolidated	
	06/30/15	12/31/14	06/30/15	12/31/14
Labor and social security (a)	-	-	2,767	3,083
Tax (b)	2,257	2,188	4,057	3,947
Civil (c)	-	-	812	864
Total	2,257	2,188	7,636	7,894

Changes in the reserve for the six-month periods ended June 30, 2015 and 2014 are as follows:

	Consolidated			
	Labor and social security (a)	Tax (b)	Civil (c)	Total
Balance at December 31, 2014	3,083	3,947	864	7,894
Addition	232	-	22	254
Monetary adjustments	286	110	55	451
Payments	(355)	-	-	(355)
Reversals	(479)	-	(129)	(608)
Balance as at June 30, 2015	2,767	4,057	812	7,636
Balance at December 31, 2013	3,477	3,754	682	7,913
Addition	537	-	86	623
Monetary adjustments	195	93	84	372
Payments	-	-	(13)	(13)
Reversals	(501)	-	(38)	(539)
Balance as at June 30, 2014	3,708	3,847	801	8,356

(a) Labor and social security

As of June 30, 2015, the Company and its subsidiaries whose contingency in the amount of R$328 (R$906 as of December 31, 2014) was assessed as probable loss by the legal counsel.

For the social security risks, the Company maintained a reserve of R$2,439 as of June 30, 2015 (R$2,177 as of December 31, 2014) according to the legal counsel's opinion, which estimated that the likelihood of loss on these lawsuits is probable.

(b) Tax

IRRF, CIDE, CPMF and CADE

The Company is claiming the suspension of the payment of IRRF, economic intervention contribution (CIDE), and tax on banking transaction (CPMF) on payments made abroad. The historical amounts of such lawsuits correspond to the total amount of R$3,647 (R$3,537 as of December 31, 2014), which are deposited in escrow and accrued, considering that the likelihood of loss on these lawsuits is probable.

The CIDE and IRRF lawsuits had an unfavorable decision to the Company on appellate court and await ruling at special appeal.

There was a final and unappealable decision on the lawsuit challenging the CPMF levied on foreign payments unfavorable decision to subsidiary Sierra Investimentos. This decision will not require disbursements since the court costs have already been paid and the subsidiary was not sentenced to pay attorney's fees to prevailing party arising from the injunction. Presently, subsidiary Sierra Investimentos waits the settlement of the escrow deposit, which amounts to R$1,390, in order to write off the tax credit.

Additionally, Sierra Investments recognizes a reserve for contingencies and made an escrow deposit of R$410 as of June 30, 2015 and December 31, 2014 corresponding to the administrative fine imposed by the CADE (Brazilian antitrust agency). As of December 31, 2012, this lawsuit had already obtained a final and unappealable decision. Presently, Sierra Investimentos is awaiting the withdrawal of said of escrow deposits by the CADE to settle said fine, with no impact on net income.

(c) Civil

The Company's subsidiaries are defendants in several lawsuits arising from their regular business activities, especially involving compensation, contract termination and shopping mall rental renewal and revision lawsuits.

The Company's subsidiaries are plaintiffs in lawsuits mostly related to evictions (due to default and contractual breaches), executions and collections, in general.

The amount of R$812 (R$864 as of December 31, 2014) refers to the estimated court costs and attorney fees for the lawsuits in which the loss is assessed as probable.

Possible losses

The Company and its subsidiaries are parties to other tax, civil, labor and social security lawsuits arising from the normal course of their business and whose likelihood of loss is possible. These lawsuits amount to R$48,445 as of June 30, 2015 (R$48,426 as of December 31, 2014). The main lawsuits are described as follows:

(i) The subsidiary Pátio Sertório filed suit against the building company responsible for the construction of Manauara Shopping. It refers to an action involving rescission of contract combined with indemnity for pain and suffering claiming the payment of compensation due to non-performance and irregularities in the construction of Manauara Shopping. Additionally, subsidiary Pátio Sertório Shopping Ltda. is a defendant in a lawsuit started by the building company, claiming payment of fees related to the execution of the construction of Manauara Shopping. Currently the proceeding awaits ruling at lower court.

(ii) The subsidiary Pátio Londrina is a party to an arbitration proceeding filed against the building company responsible for the construction of Boulevard Londrina Shopping that claims the agreement termination and damages and pain and suffering compensation for the noncompliance of the construction schedule and the resulting delay of the project's opening, and on the other hand the building company claims compensation for pain and suffering, damages, and loss of profits.

On February, 25, 2014 come to an end the described filed. In syntheses, the court greeted partially the appliance made, and authorized expressively compensation of final value of the procedure. At this point, regardless the sentence exemptions in terms of fixing an amount of value for some causes, that have been paid off by the means of specific procedures, it is of the Company belief that there will be a confrontation of values in which will not result in payment obligations or a receivable in any relevant amount from the subsidiary Pátio Londrina.

Currently, the subsidiary Patio Londrina waits for conclusion of the last stage of award calculation to determine the dependent settlement values and the calculation of condemnation in expenses and fees.

Escrow deposits

Breakdown of escrow deposits:

	Company		Consolidated	
	06/30/15	12/31/14	06/30/15	12/31/14
Labor and social security	16	-	194	231
Tax	2,257	2,188	4,057	3,948
Civil	-	-	7,935	7,618
Total	2,273	2,188	12,186	11,797

16. TAXES PAYABLE

	Consolidated	
	06/30/15	12/31/14
Income tax and social contribution	2,969	5,394
IRRF	583	632
COFINS	227	992
PIS	49	215
ISS	285	552
Other	292	106
Total	4,405	7,891

17. QUITY – COMPANY

17.1. Capital

As of June 30, 2015 the Company's capital is of R$1,397,866 (R$1,397,866 as of December 31, 2014) represented by 76,423,831 common shares without par value.

According to its bylaws, the Company is authorized to increase the capital regardless of any amendment to said bylaws up to a cap of R$2,000,000 by decision of the Board of Directors, which will set in each case the number of shares to be issued, the issue price, and the terms and conditions for the capital subscription and payment.

The Company's main shareholders for the year ended June 30, 2015 is as follows:

Name	Percentage	Number of shares
Sierra Brazil 1 BV	66.65%	50,933,104
Deutsche Bank	9.83%	7,515,046
Other - "free float"	23.52%	17,975,681
Total	100.00%	76,423,831

17.2. Capital reserve

Share subscription premium reserve

As of June 30, 2015, the Company had R$96,198 registered as share premium reserve, net of share issuance costs, that represents the premium paid by shareholders on issuance of shares.

The amount will remain in line item "capital reserve" until its capitalization. Such amount will be capitalized proportionately to the interest held by each shareholder.

Expenses with share issuance costs

Refers to share issue expenditures, which were classified as a capital reserve reduction. The amount of R$16,083 is primarily comprised of commissions, lawyers, audit service, registration, publications fees and other expenses, and was recorded net of tax impacts.

17.3. Legal reserve

As provided by Article 193 of Law 6404/76, 5% of net income for the year must be used to recognize a legal reserve, which cannot exceed 20% of capital. As of June 30, 2015 and December 31, 2014, the Company had a legal reserve in the amount of R$49,440.

17.4. Unrealized earnings reserve

In years when mandatory dividends, calculated as prescribed by the Company's bylaws, exceed the realized portion of net income, the Shareholders' Meeting can, as proposed by management bodies, allocate net income surplus to the unrealized earnings reserve.

It is considered realized the portion of the net income of the year that exceeds the positive net equity pick-up.

As of June 30, 2015, the Company had R$109,732 related to the portion of unrealized earnings reserve yet to be considered.

17.5. Profit retention reserve

The earnings retention reserve has the main objective of funding the budgeted investment plans for expansion, renewal and maintenance of shopping malls.

As of June 30, 2015, the Company had an amount of R$715,655 related to profit retention reserve.

17.6. Under the bylaws, shareholders are entitled to minimum dividends of 25% of net income adjusted according to Brazilian Corporate Law.

On May 19, 2015 the Company paid R$34,773 as minimum dividends regarding the year ended December 31, 2014.

17.7. Earnings per share

As required the technical pronouncement CPC 41 (IAS 33) - Earnings per Shares, the table below shows the reconciliation of net income to the amounts used to calculate the basic earnings per share.

The Company has no debt convertible into shares nor stock options granted; therefore, no diluted earnings per share were calculated as shown below:

	Company			
	04/01 to 06/30/15	01/01 to 06/30/15	04/01 to 06/30/14	01/01 to 06/30/14
Net income for the period attributable to the Company's owners	69,484	88,810	41,898	57,024
Weighted average of outstanding common shares	76,424	76,424	76,424	76,424
Basic earnings per share - R$	0.91	1.16	0.55	0.75

18. NET OPERATING REVENUE FROM RENTALS, SERVICES AND OTHER

	Consolidated			
	04/01 to 06/30/15	01/01 to 06/30/15	04/01 to 06/30/14	01/01 to 06/30/14
Gross revenue:				
Rentals	74,522	147,192	70,876	137,992
Revenue from services	6,457	12,776	5,725	11,522
Parking revenue	8,643	17,644	7,718	15,249
Key Money	2,320	5,457	4,103	8,234
Other income	222	996	1,093	1,897
Total	92,164	184,065	89,515	174,894

	Consolidated			
	04/01 to 06/30/15	01/01 to 06/30/15	04/01 to 06/30/14	01/01 to 06/30/14
Deductions:				
Taxes on rentals and services	(4,600)	(9,444)	(4,590)	(8,992)
Discounts and abatements	(7,594)	(13,423)	(7,816)	(14,453)
Total	(12,194)	(22,867)	(12,406)	(23,445)
Net operating revenue from rentals, services and other	79,970	161,198	77,109	151,449

19. EXPENSES AND COSTS BY NATURE

	Company				Consolidated			
	04/01 to 06/30/15	01/01 to 06/30/15	04/01 to 06/30/14	01/01 to 06/30/14	04/01 to 06/30/15	01/01 to 06/30/15	04/01 to 06/30/14	01/01 to 06/30/14
Depreciation and amortization	-	-	-	-	670	1,343	613	1,276
Personnel costs	165	328	85	128	10,197	19,647	9,143	17,845
External services	288	838	314	950	2,524	4,973	1,760	4,422
Cost of occupancy (vacant stores)	-	-	-	-	5,150	10,194	5,703	11,561
Costs of contractual agreements with tenants	-	-	-	-	3,151	5,823	2,862	5,291
Allowance for doubtful accounts receivables	-	-	-	-	1,752	4,076	1,944	3,672
Rent	-	-	-	-	770	1,509	766	1,451
Others	46	111	63	140	2,229	4,635	1,623	4,078
Total	499	1,277	462	1,218	26,443	52,200	24,414	49,596
Classified as:								
Cost of rentals and services	-	-	-	-	19,810	38,078	18,549	36,932
General and administrative expenses	499	1,277	462	1,218	6,633	14,122	5,865	12,664
Total	499	1,277	462	1,218	26,443	52,200	24,414	49,596

20. FINANCIAL RESULT, NET

	Company				Consolidated			
	04/01 to 06/30/15	01/01 to 06/30/15	04/01 to 06/30/14	01/01 to 06/30/14	04/01 to 06/30/15	01/01 to 06/30/15	04/01 to 06/30/14	01/01 to 06/30/14
Financial income:								
Interest from short-term investments	5,512	11,208	5,480	12,064	9,141	18,363	9,762	19,857
Interest receivable	-	-	294	294	1,561	2,089	1,534	1,534
Monetary and exchange variations	-	-	-	-	(217)	277	114	114
Gain on accounting of financial instruments at fair value	512	1,479	(450)	132	512	1,479	(450)	132
Other	-	230	(221)	1,496	406	912	(248)	2,193
	6,024	12,917	5,103	13,986	11,403	23,120	10,712	23,830
Financial expenses:								
Interest on loans and financing	-	-	-	-	(13,989)	(27,642)	(13,956)	(27,731)
Interest on debentures	(13,607)	(29,642)	(10,970)	(22,501)	(13,607)	(29,642)	(10,969)	(22,501)
Interest on payables – acquisition of assets	-	-	-	-	(110)	(378)	(1,349)	(1,349)
Loss on accounting of financial instruments at fair value	-	-	860	(535)	-	-	860	(535)
Monetary and exchange variations	-	-	-	-	-	(8)	(2)	(2)
Other	(19)	(37)	(17)	(36)	(186)	(323)	133	(708)
	(13,626)	(29,679)	(10,127)	(23,072)	(27,892)	(57,993)	(25,283)	(52,826)
Total, net	(7,602)	(16,762)	(5,024)	(9,086)	(16,489)	(34,873)	(14,571)	(28,996)

21. INCOME TAX AND SOCIAL CONTRIBUTION

a) Income tax and social contribution expense

	Company				Consolidated			
	04/01 to 06/30/15	01/01 to 06/30/15	04/01 to 06/30/14	01/01 to 06/30/14	04/01 to 06/30/15	01/01 to 06/30/15	04/01 to 06/30/14	01/01 to 06/30/14
Income before income tax and social contribution	69,484	88,810	41,898	57,050	139,747	178,497	109,471	144,143
Statutory rate	34%	34%	34%	34%	34%	34%	34%	34%
Expected income tax and social contribution charge, at statutory rate	(23,625)	(30,195)	(14,245)	(19,397)	(47,514)	(60,689)	(37,220)	(49,009)
Effect of income tax and social contribution on permanent differences:								
Equity in investees	26,382	36,360	16,112	22,964	612	882	683	939
Other permanent differences	-		-	-	(54)	(124)	(94)	(182)
Effect of income tax and social contribution on tax loss carryforwards	(2,757)	(6,165)	(1,867)	(3,593)	(4,424)	(4,884)	(8,130)	(9,659)
Effect of taxation of subsidiaries taxed based on deemed income	-	-	-	-	2,125	4,288	3,038	3,994
Effect of different taxation of Fundos de Investimento Imobiliário I and II (*)	-	-	-	-	11,016	16,172	13,109	18,070
Income tax and social contribution expense at effective rate	-	-	-	(26)	(38,239)	(44,355)	(28,614)	(35,847)
Effective rate - %	-	-	-	-	27	25	26	25

(*) Fundos de Investimento Imobiliário I and II are tax exempt.

b) Deferred income tax and social contribution

Based on analysis of the multiyear operating projections, the Company recognized tax credits related to tax loss carryforwards and temporary differences in prior years.

Maintenance of tax credits from tax loss carryforwards - deferred income tax and social contribution tax loss carryforwards - is supported by future earnings projections prepared by the Company's management and periodically reviewed, for the next ten years, to determine the recoverability of tax loss carryforwards and temporary differences.

Deferred income tax and social contribution are broken down as follows:

	Consolidated	
	06/30/15	31/12/14
Tax loss carryforward	29,629	22,723
Reserve for civil, tax, labor, and social security risks	1,304	1,541
Allowance for doubtful accounts	2,318	1,902
Other temporary reserves	(5,516)	(72)
Change in fair value of investment property	(600,551)	(562,310)
Total deferred income tax and social contribution	(572,816)	(536,216)
In noncurrent assets	3,362	5,496
In noncurrent liabilities	(576,178)	(541,712)

Recognized noncurrent tax credits totaling R$59,912 as of June 30, 2015 will be realized within up to ten years, as shown below:

Year	Consolidated
2015	239
2016	822
2017	1,521
2018	2,927
2019	4,496
2020-2024	49,907
Total	59,912

As at June 30, 2015, the Company and its subsidiaries have R$92,654 of tax losses and negative social contribution base for which has not been registered deferred income tax and social contribution, because the expected realization is unlikely, based on studies and internal projections.

22. RELATED-PARTIES

In the course of the Company's business, controlling shareholders, subsidiaries, the associate, and condominiums (related parties) carry out commercial and financial intercompany transactions. These commercial transactions include mainly management of shopping malls (common charges and promotion fund).

Balances and transactions with related parties as of June 30, 2015 and December 31, 2014 are as follows:

		Company		Consolidated	
Balance sheet	Purpose	06/30/15	31/12/14	06/30/15	31/12/14
Current assets-					
Affiliates:					
Condomínio Manauara Shopping	(a)	-	-	609	696
Boulevard Londrina Shopping	(a)	-	-	551	571
Passeio das Águas Shopping	(a)	-	-	885	841
Condomínio Uberlândia Shopping	(a)	-	-	1,000	944
Condomínio Civil Center Shopping São Bernardo	(a)	-	-	-	21
Condomínio Shopping Center Plaza Sul	(a)	-	-	20	58
Condomínio Franca Shopping Center	(a)	-	-	5	9
Condomínio Parque Dom Pedro Shopping	(a)	-	-	-	22
Total (*)		-	-	3,070	3,162
Noncurrent assets-					
Affiliates:					
Condomínio Manauara Shopping	(b)	-	-	171	227
Boulevard Londrina Shopping	(b)	-	-	8,652	7,877
Passeio das Águas Shopping	(b)	-	-	10,529	9,395
Condomínio Shopping Center Plaza Sul	(b)	-	-	841	867
Condomínio Uberlândia Shopping	(b)	-	-	6,363	5,380
Total		-	-	26,556	23,746
Current liabilities-					
Affiliates-					
Parque D, Pedro I BV SARL	(c)	-	-	932	1,279
Total		-	-	932	1,279

		Company			
Profit or loss	Purpose	06/30/15	06/30/14	06/30/15	06/30/14
Financial Revenue					
Subsidiary-					
Pátio Uberlândia	(d)	-	-	-	294
		-	-	-	294

		Consolidated			
Profit or loss	Purpose	04/01 to 06/30/15	01/01 to 06/30/15	04/01 to 06/30/14	01/01 to 06/30/14
Net Revenue					
Related parties					
Condominium Shopping Center Penha	(a)	392	763	345	681
Condominium Civil Center Shopping São Bernardo	(a)	316	616	274	545
Condominium Tivoli Shopping Center	(a)	178	339	148	295
Condominium Franca Shopping Center	(a)	129	253	117	231
Condominium Boavista Shopping	(a)	275	527	240	468
Condominium Shopping Center Plaza Sul	(a)	450	903	423	838
Condominium Parque Dom Pedro Shopping	(a)	912	1,787	791	1,592
Condominium Campo Limpo Shopping	(a)	262	509	235	461
Condominium Manauara Shopping	(a)	527	1,075	473	949
Condominium Uberlândia Shopping	(a)	331	667	327	646
Boulevard Londrina Shopping	(a)	373	746	343	686
Passeio das Águas Shopping	(a)	565	1,026	454	901
Total		4,710	9,211	4,170	8,293
Financial revenue					
Affiliates:					
Condominium Manauara Shopping	(b)	6	12	8	16
Boulevard Londrina Shopping	(b)	246	463	164	232
Passeio das Águas Shopping	(b)	285	609	145	243
Condominium Uberlândia Shopping	(b)	214	397	98	166
Total		751	1,481	415	657

(*) Included in the balance of receivables, net, and other receivables.

(a) Refers to revenue from services related to the management of common charges and the promotion fund of said condominiums. This revenue is recognized in line item “revenue - services”, as disclosed in note 18. These services have been rendered by Unishopping Consultoria. Additionally, there are receivables from the initial expenses of the constitution of condominiums of the newly opened malls, which were paid by the companies owning the respective malls and are recorded in "other receivables" in current assets.

(b) Refers to loans to condominiums described on note 7.

(c) Yield payable to Fundos de Investimento Imobiliário I and II. Related company Parque D. Pedro I BV SARL holds 27.6% and 15.9% of the units of these funds, respectively. The amount is registered as “earnings payables”.

(d) Refers to interests on loan transaction among the Company and its subsidiary Pátio Uberlândia, for the acquisition of land for expansion of Franca Shopping, recognized in the profit for the period ended June 30, 2014. This transaction amounted R$19,550, which was paid through one single installment on February 20, 2014. The inflation adjustment was calculated based on the 103% fluctuation of CDI until the payment date.

23. OPERATING SEGMENT REPORTING

Segment reporting is used by the Company’s top management to make decisions about resources to be allocated to a segment and assess its performance.

Therefore, the Company's segments reportable pursuant technical pronouncement CPC 22 (IFRS 8) - "Operating Segment" are as follows:

a) Development and management

Refer to the provision of asset and property management services to shopping malls' tenants and owners, brokerage services, and development of project for a new shopping mall.

b) Investment

Refers to the rentals of stores spaces to tenants and other commercial space, such as sales stands; rental of commercial space for advertising and promotion; operation of parking lots; and the agreement for the use of property space (key money).

(i) Segment reporting of asset

	06/30/15		
	Development and management	Investment	Total
Asset	29,033	4,797,415	4,826,448

	12/31/14		
	Development and management	Investment	Total
Asset	36,892	4,705,441	4,742,333

(ii) Segment reporting of income statement

	Consolidated - 04/01 to 06/30/15			
	Development and management	Investment	Elimination of intersegment revenue	Total
Gross revenue	12,845	85,706	(6,387)	92,164
Deductions:				
Taxes	(1,811)	(2,789)	-	(4,600)
Discounts and abatements	-	(7,594)	-	(7,594)
Total	(1,811)	(10,383)	-	(12,194)
Net operating revenue	11,034	75,323	(6,387)	79,970
Operating costs and general and administrative costs	(10,036)	(22,794)	6,387	(26,443)
Adjusted net operating revenue	998	52,529	-	53,527

	Consolidated - 04/01 to 06/30/14			
	Development and management	Investment	Elimination of intersegment revenue	Total
Gross revenue	12,498	83,790	(6,773)	89,515
Deductions:				
Taxes	(1,763)	(2,827)	-	(4,590)
Discounts and abatements	-	(7,816)	-	(7,816)
Total	(1,763)	(10,643)	-	(12,406)
Net operating revenue	10,735	73,147	(6,773)	77,109
Operating costs and general and administrative costs	(9,373)	(21,814)	6,773	(24,414)
Adjusted net operating revenue	1,362	51,333	-	52,695

	Consolidated - 01/01 to 06/30/15			
	Development and management	Investment	Elimination of intersegment revenue	Total
Gross revenue	26,275	171,288	(13,498)	184,065
Deductions:				
Taxes				
Discounts and abatements	(3,706)	(5,738)	-	(9,444)
Total	-	(13,423)	-	(13,423)
	(3,706)	(19,161)	-	(22,867)
Net operating revenue				
Operating costs and general and administrative costs	22,569	152,127	(13,498)	161,198
	(19,587)	(46,111)	13,498	(52,200)
Adjusted net operating revenue				
Gross revenue	2,982	106,016	-	108,998

	Consolidated - 01/01 to 06/30/14			
	Development and management	Investment	Elimination of intersegment revenue	Total
Gross revenue	24,542	163,372	(13,020)	174,894
Deductions:				
Taxes				
Discounts and abatements	(3,461)	(5,531)	-	(8,992)
Total	-	(14,453)	-	(14,453)
	(3,461)	(19,984)	-	(23,445)
Net operating revenue				
Operating costs and general and administrative costs	21,081	143,388	(13,020)	151,449
	(18,573)	(44,043)	13,020	(49,596)
Adjusted net operating revenue				
Gross revenue	2,508	99,345	-	101,853

24. FINANCIAL INSTRUMENTS

The Company and its subsidiaries conduct transactions involving financial instruments, all of which recorded in balance sheet accounts, which are intended to meet their operating and financial needs.

These financial instruments are managed based on policies, definition of strategies, and establishment of control systems, which are duly monitored by the management of the Company and its subsidiaries, with a view to maximize shareholder value and achieve a balance between debt and equity capital.

The Company's and its subsidiaries' main financial instruments are represented by:

a) Cash and cash equivalents: they are classified as loans and receivables and their carrying amount is equivalent to the assets´ fair value.

b) Trade accounts receivables: they are classified as held to maturity and recorded at the contracted amounts, which is equivalent to market value.

c) Suppliers: are described as other financial liabilities.

d) Loans and financing: they are measured by the amortized cost methodology.

e) Debenture: part is classified as other financial liabilities and part is classified as fair value by the profit loss.

As of June 30, 2015 and December 31, 2014, the carrying amounts and fair values financial instruments are as follows:

Company

			06/30/15		12/31/14	
Type	Classification	Fair value hierarchy	Carrying amount	Fair value	Carrying amount	Fair value
Assets:						
Cash and cash equivalents	Loans and receivables	Level 2	165,465	165,465	204,976	204,976
Escrow deposits	Loans and receivables	Level 2	2,273	2,273	2,188	2,188
Liabilities:						
Debentures	Other financial liabilities	Level 2	294,859	282,652	288,209	278,578
Debentures	Fair value through profit and loss	Level 2	61,070	61,070	60,158	60,158
Domestic trade accounts payable	Other financial liabilities	Level 2	-	-	14	14
Derivatives (*)	Fair value through profit and loss	Level 2	5,243	5,243	2,850	2,850

(*) Registered as "debentures" in the Company´s liabilities.

Consolidated

		Fair	06/30/15		12/31/14	
Type	Classification	value hierarchy	Carrying amount	Fair value	Carrying amount	Fair value
Assets:						
Cash and cash equivalents	Loans and receivables	Level 2	243,831	243,831	315,936	315,936
Trade receivables	Loans and receivables	Level 2	48,776	48,776	65,206	65,206
Restricted investments	Loans and receivables	Level 2	9,862	9,862	9,329	9,329
Loans to condominiums	Loans and receivables	Level 2	26,556	26,556	23,746	23,746
Other payables	Loans and receivables	Level 2	38,504	38,504	30,031	30,031
Escrow deposits	Loans and receivables	Level 2	12,186	12,186	11,797	11,797

Type	Classification	Fair value hierarchy	06/30/15 Carrying amount	06/30/15 Fair value	12/31/14 Carrying amount	12/31/14 Fair value
Liabilities:						
Loans and financing	Other financial liabilities	Level 2	534,717	534,717	562,616	562,616
Debentures	Other financial liabilities	Level 2	294,859	282,652	288,209	278,578
Debentures	Fair value through profit and loss	Level 2	61,070	61,070	60,158	60,158
Derivatives	Fair value through profit and loss	Level 2	5,243	5,243	2,850	2,850
Domestic trade account payable	Other financial liabilities	Level 2	16,322	16,322	15,953	15,953
Accounts payable Asset purchase	Other financial liabilities	Level 2	-	-	11,763	11,763
Other	Other financial liabilities	Level 2	6,378	6,378	8,468	8,468

(*) Registered as "debentures" in the Company´s liabilities.

The measurement of financial instruments is grouped into levels 1 to 3, based on the fair value hierarchy:

- Level 1 - quoted prices in active markets for identical assets and liabilities.
- Level 2 - other techniques according to which all inputs with significant effects on the fair value are observable, either directly or indirectly.
- Level 3 - techniques that use inputs with significant effects on fair value not based on observable market inputs.

24.1. Credit risk

The Company has a large customer base and constantly monitors trade receivables using internal controls, which limit the risk of default. The allowance for doubtful accounts is recognized in an amount considered by Management as sufficient to cover probable losses on the collection of receivables, based on the following criterion: allowance of 100% for receivables past due over 120 days.

The credit risk related to cash and cash equivalents is limited as the counterparties are represented by banks with a high rating assigned by international credit rating agencies.

24.2. Price fluctuation risk

The Company's revenue consists basically of rentals received from shopping malls' tenants. In general, rentals are adjusted based on the annual fluctuation of consumer price index (IPCA), as provided in the lease agreements. The rental levels may vary according to adverse economic conditions and, consequently, the revenue level may be affected. Management monitors these risks in order to minimize impacts on its business.

24.3. Interest rate risk

Results from the portion of debt contracted with interest linked to the CDI, TR and IPCA and involves the risk of increase in financial expenses as a result of unfavorable rates.

The Company contracted non-speculative derivatives swap to partially hedge the risk of IPCA subject to interest of the 2nd series of debentures, as follows:

Type	Initial date	Maturity date	Notional R$	Active index edge	Passive index edge	Fair Value Active index edge	Fair Value Passive index edge	Fair Value R$
Swap	08/22/2013	02/15/2019	54,500	IPCA + 6.25% p.a.	CDI + 1.24% p.a.	63,620	68,863	(5,243)

The aforementioned swap transaction was designated by the Company as a fair value hedge accounting transaction.

24.4. Foreign currency risk

Trade receivables and trade payables are denominated in Brazilian reais and are not exposed to exchange fluctuations.

24.5. Capital risk management

The Company and its subsidiaries manage their capital to ensure regular business continuity and, at the same time, maximize return for all stakeholders or parties involved in their operations, by optimizing debt and equity balance.

The Company's and its subsidiaries' equity structure consists of net debt (loans and financing and debentures detailed in notes 12 and 13, less cash and cash equivalents) and consolidated shareholders' equity (including capital, reserves and noncontrolling interests, as mentioned in note 17).

Indebtedness level

As of June 30, 2015 and December 31, 2014, the indebtedness level is as follows:

	Consolidated	
	06/30/15	12/31/14
Debt (a)	890,646	910,983
Cash and cash equivalents	(243,831)	(315,936)
Net debt	646,815	595,047
Equity attributable to owners of the Company (b)	2,441,618	2,352,808
Net debt-to-equity ratio	26.49%	25.29%

(a) Debt is defined as short- and long-term loans, financing and debentures detailed in notes 12 and 13. Excludes debts or credits arising derivatives instruments.

(b) Shareholders' equity includes the Company's total capital and reserves, managed as capital.

24.6. Liquidity risk management

The Company and its subsidiaries manage the liquidity risk by maintaining proper reserves, bank and other credit facilities to raise new loans that they consider appropriate, based on the continuous monitoring of budgeted and actual cash flows, and the combination of the maturity profiles of financial assets and financial liabilities.

Liquidity risk and interest tables

The table below details the remaining contractual maturity of the Company's financial liabilities and the contractual payment periods. The table was prepared in accordance with non-discounted cash flows of financial liabilities based on the closest date when the Company and its subsidiaries should settle the corresponding obligations. The table includes interest and principal cash flows. As interest flows are based on floating rates, the undiscounted amount was based on the interest curves at year end. Contractual maturity is based on the most recent date when the Company and its subsidiaries should settle the related obligations.

June 30, 2015	Weighed average effective interest rate	Less than one month	From one to three months	From three months to one year	Between one and five years	More than five years	Total
Loans and financing	11.10%	9,370	18,653	79,017	368,768	228,063	703,871
Debentures	12.62%	-	6,637	72,023	401,401	-	480,061

Supplementary sensitivity analysis on financial instruments, pursuant to CVM 475/08

Considering the financial instrument previously described, the Company has developed a sensitivity analysis, according to the CVM Instruction 475/08, which requires the presentation of two additional scenarios based on 25% and 50% fluctuations in the risk variable taken into consideration. These scenarios may impact the Company's and its subsidiaries' net income and/or future cash flows, as described below:

- Base scenario: maintenance of interest in the same levels as those as of June 30, 2015.
- Adverse scenario: a 25% fluctuation of the main risk factor of the financial instrument compared to the level as of June 30, 2015.
- Remote scenario: a 50% fluctuation of the main risk factor of the financial instrument compared to the level as of June 30, 2015.

Assumptions

As described above, the Company believes that it is exposed mainly to the risks of fluctuation of the interbank deposit rate (CDI), TR and IPCA, which is the basis to adjust a substantial portion of short-term investments and loans and financing. Accordingly, the table below shows the index and rates used to prepare the sensitivity analysis:

Assumptions	Base scenario	Adverse scenario	Remote scenario
CDI fluctuation:			
Short-term investments	14.00%	10.50%	7.00%
Loans and financing	14.00%	17.50%	21.00%

Assumptions	Base scenario	Adverse scenario	Remote scenario
TR fluctuation			
Loans and financing	1.98%	2.48%	2.97%
IPCA fluctuation:			
Debentures	9.12%	11.40%	13.68%
Swap derivatives	9.12%	6.84%	4.56%

Management analysis

			Consolidated		
Risk factor	Financial instrument	Risk	Base scenario (*)	Adverse scenario	Remote scenario
Short-term investments	Interest rate	Decrease in CDI rate	33,980	25,485	16,990
Loans and financing	Interest rate	Increase in CDI rate	208	260	312
Loans and financing	Interest rate	Increase in TR rate	8,697	10,893	13,045
Debentures	Interest rate	Increase in CDI rate	13,370	16,713	20,055
Debentures	Interest rate	Increase in IPCA rate	18,650	23,313	27,976
Swap derivatives	Inflation index and interest rate	Increase in CDI rate and decrease in IPCA	3,274	6,805	10,335

(*) The Company's base scenario is comprised of interest estimated for the next twelve-month period,

The Company's management understands that the market risks originated from other financial instruments are immaterial.

25. INSURANCE

As of June 30, 2015 insurance is as follows:

Line	Insured amount - R$
Civil liability (shopping mall operations)	282,560
Fire	1,965,304
Loss of profits	243,478
Windstorm/smoke	133,891

26. MANAGEMENT COMPENSATION

The expenses on management compensation as of the six-month period ended June 30, 2015 and 2014 are as follows:

	Consolidated	
	06/30/15	06/30/14
Payroll and related taxes	1,995	1,533
Variable compensation	1,330	1,219
Benefits	209	159
Total	3,534	2,911

These amounts are recorded as "cost of rents and services", in the statement of income.

The amounts referring to the compensation of key executives are represented by short and long-term benefits, substantially corresponding to fixed and variable salaries (including performance bonuses). The Company does not pay post-employment benefits or share-based compensation.

As of June 30, 2015, the balance of line item "accrual for variable compensation", totaling R$1.562 (R$1,949 as of December 31, 2014), stated in noncurrent liabilities, includes only variable compensation (performance bonuses) awarded to Company officers.

Additionally, according to the General Ordinary Shareholders' Meeting held on April 29, 2015, the overall compensation to Company Directors and Officers in 2015 is limited to R$10,000.

27. ADDITIONAL DISCLOSURES ON CASH FLOWS

The Company conducted the following noncash transactions:

	Consolidated	
	06/30/15	06/30/14
Additions in investment properties (outstanding balance with suppliers)	3,772	-

28. COMMITMENTS

With the enactment of Law 12.024, of August 27, 2009, which prescribes the tax treatment applicable to income earned by real estate investment funds, the administrator of Fundo de Investimento Imobiliário I, Banco Ourinvest S.A., stopped retain IRRF on income paid to a certain shareholder headquartered in Brazil. In view of the inquiry made by Banco Ourinvest S.A. to the Federal Revenue Service on the content and scope of this Law. Sierra Investimentos committed in an agreement entered into with this bank, dated October 29, 2009, to make a short-term investment under custody to cover a possible collection of the tax that is not being withheld. At the same date, Parque D. Pedro 1 BV/SARL (a Luxembourg company belonging to the same corporate group of the Company) and Sierra Investimentos entered into an agreement under which Parque D. Pedro 1 BV/SARL agrees to reimburse Sierra Investimentos for any type of risk arising from the nonpayment of said tax by Banco Ourinvest S.A.

On May 13, 2010, the federal government filed an appeal against the federal lower court decision, On June 11, 2010, Banco Ourinvest S.A. filed its counterarguments and currently awaits the appellate court decision.

On June 25, 2015, the Federal Court accepted the appeal of the federal government, which was contrary to the first decision. On July 13, 2015, the BTG Pactual Serviços Financeiros S.A. DTVM, the current administrator of Fundo de Investimento Parque D. Pedro I, has filed the appeal in order to keep suspended the payment of the tax credit, as well as to reverse this decision.

As of June 30, 2015, subsidiary Sierra Investimentos has R$9,862 (R$9,329 as of December 31, 2014) in restricted investments, registered as a noncurrent assets.

29. APPROVAL OF THE INTERIM FINANCIAL INFORMATION

The interim financial information was approved by Executive Committee on August 3, 2015.