

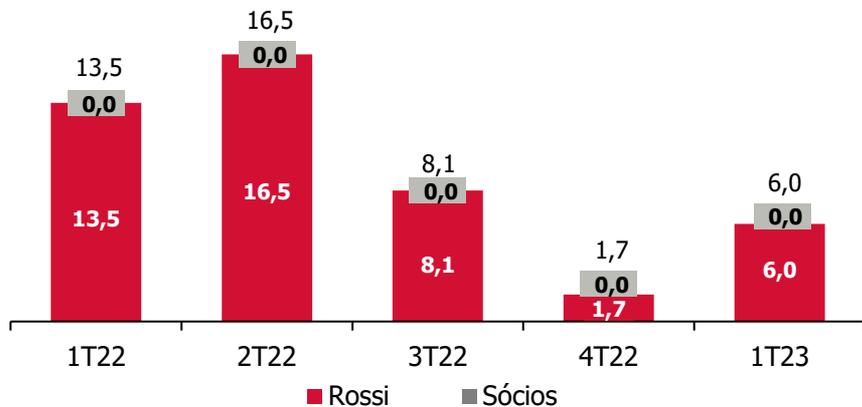
**ROSSI**

A photograph of a modern, multi-story apartment building at dusk. The building features a mix of dark grey and light grey facades. Many windows are illuminated from within, casting a warm glow. Balconies with glass railings are visible, some of which are also lit. The sky is a deep blue, suggesting twilight. The building is composed of several interconnected volumes, creating a complex architectural form.

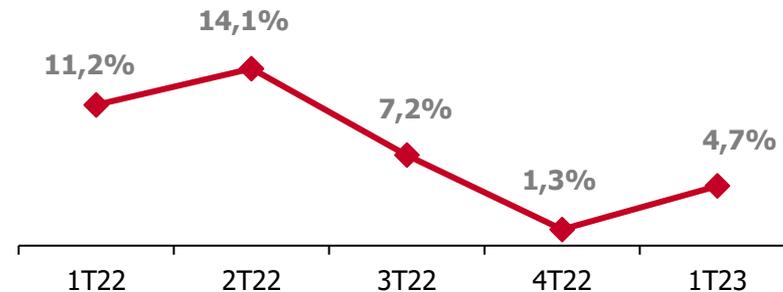
# Resultados 1T23

11 de maio de 2023

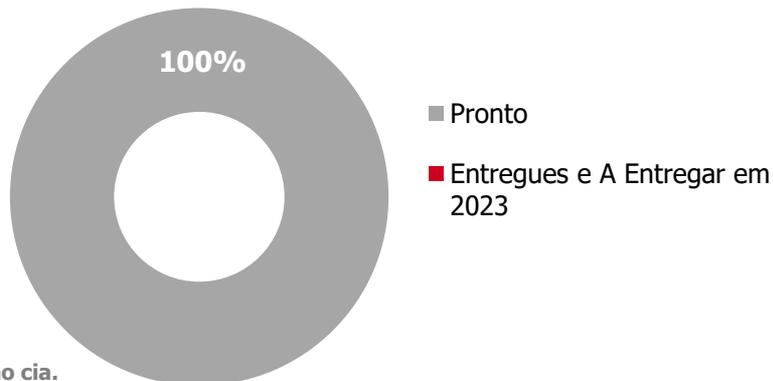
## Vendas Brutas | R\$ MM



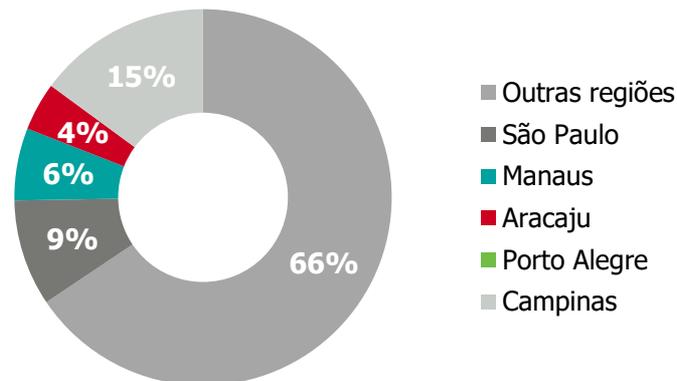
## VSO Trimestral (% Rossi)



## Vendas Brutas 1T23 | Estágio da Obra<sup>1</sup>

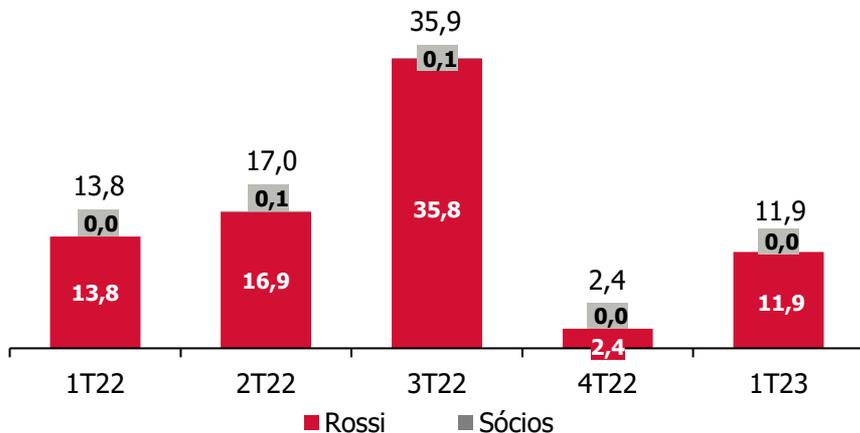


## Vendas Brutas 1T23 | Região<sup>1</sup>



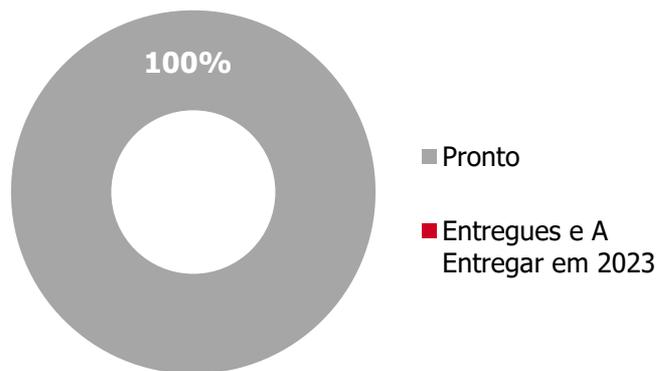
<sup>1</sup> Participação cia.

## Rescisão | R\$ MM

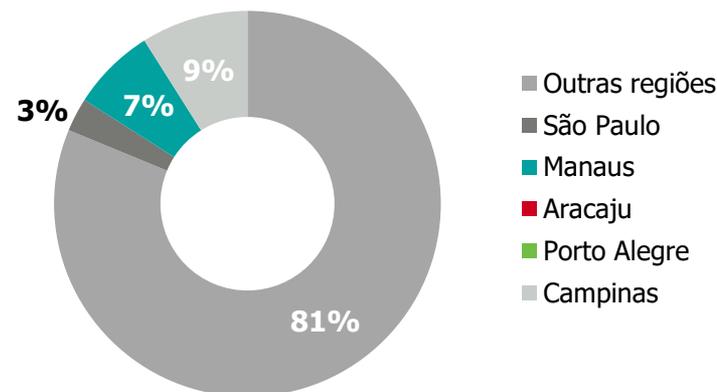


- A Companhia alcançou um índice de revenda de **100%** neste primeiro trimestre de 2023, após seu bem-sucedido esforço de comercialização das unidades rescindidas.

## Rescisão 1T23 | Estágio da Obra<sup>1</sup>

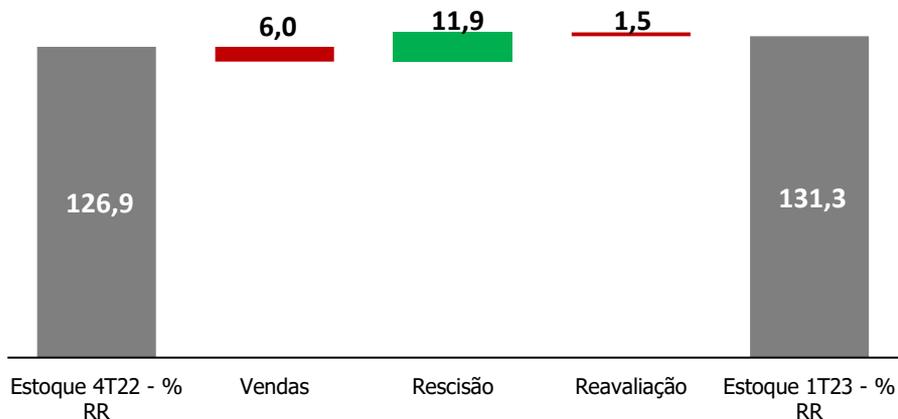


## Rescisão 1T23 | Região<sup>1</sup>

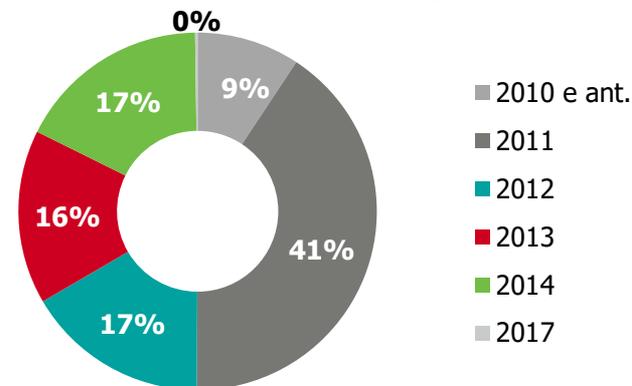


<sup>1</sup> Participação cia.

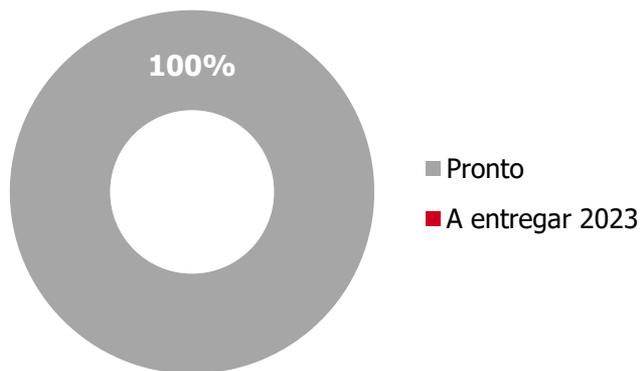
## Evolução do Estoque – 4T22 x 1T23 | R\$ MM



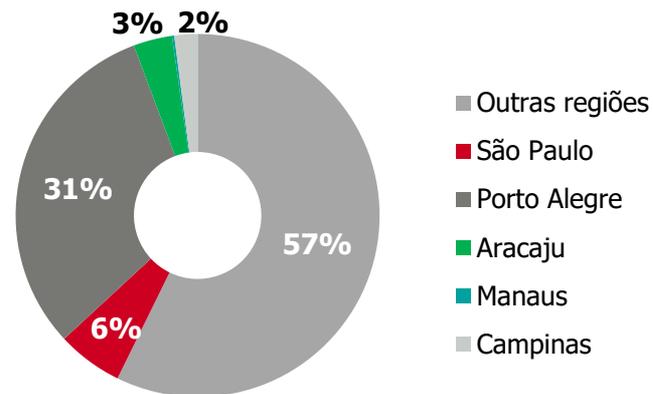
## Estoque 1T23 | Ano de Lançamento<sup>1</sup>



## Estoque 1T23 | Estágio da Obra<sup>1</sup>



## Estoque 1T23 | Região<sup>1</sup>



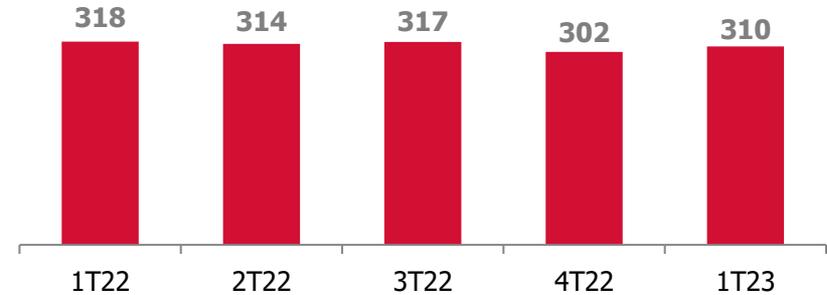
<sup>1</sup> Participação cia.

# Evolução do Endividamento - IFRS

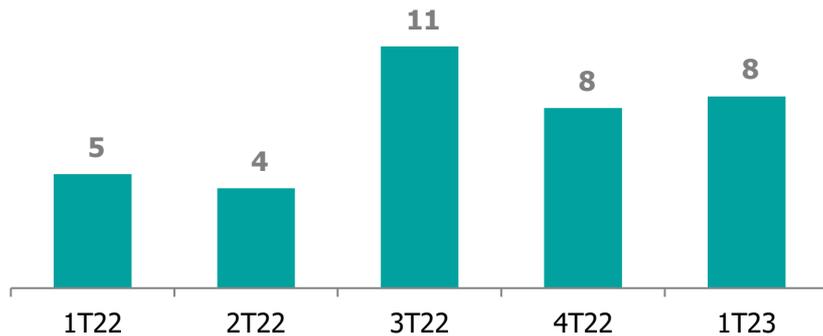
## Endividamento Corporativo | R\$ MM



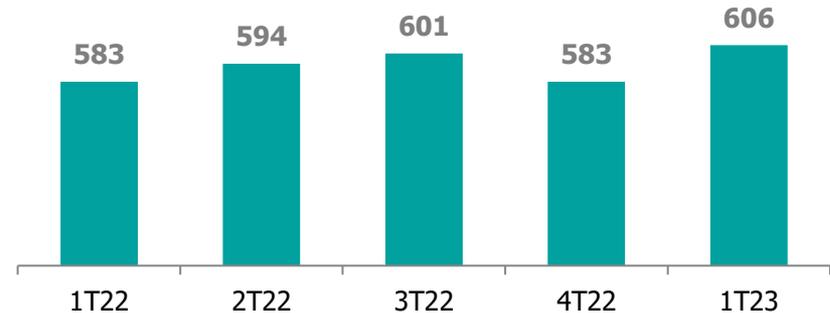
## Endividamento SFH | R\$ MM



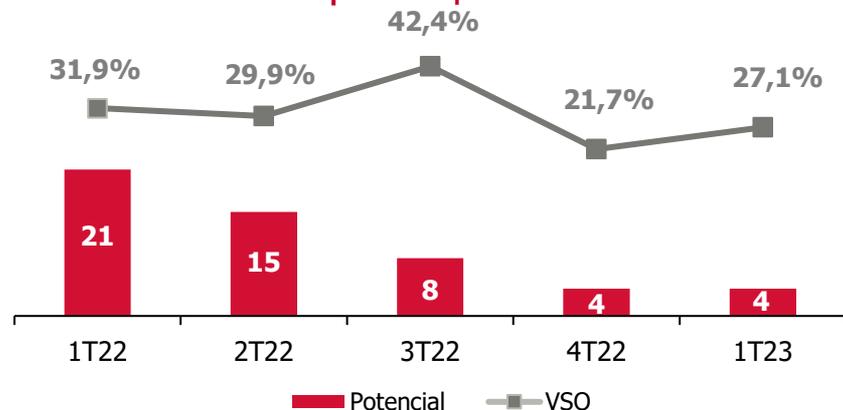
## Caixa e Disponibilidades | R\$ MM



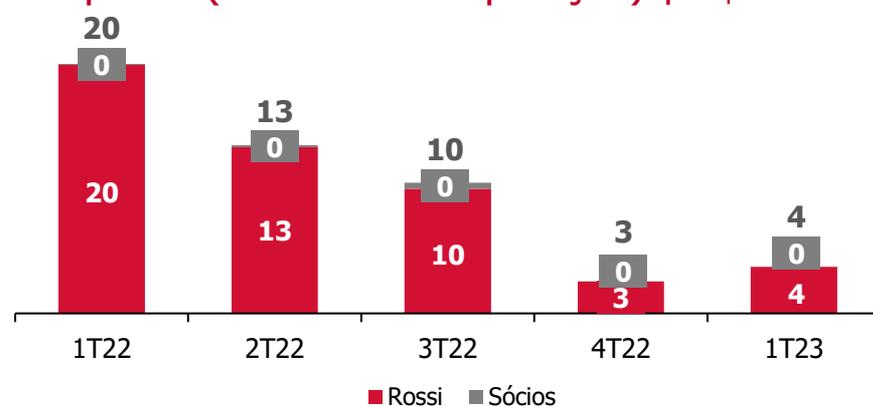
## Endividamento Líquido | R\$ MM



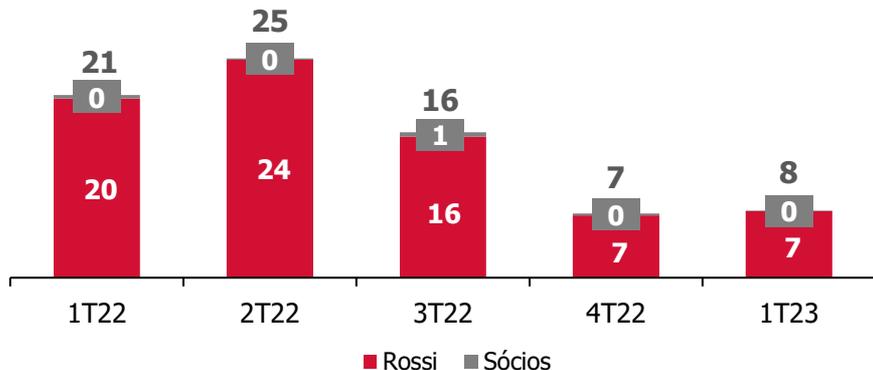
## Velocidade do Repasse | VSO



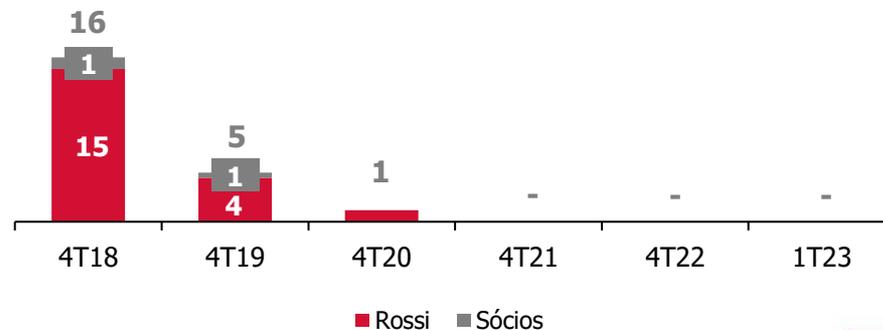
## Repasse (assinatura + quitação) | R\$ MM



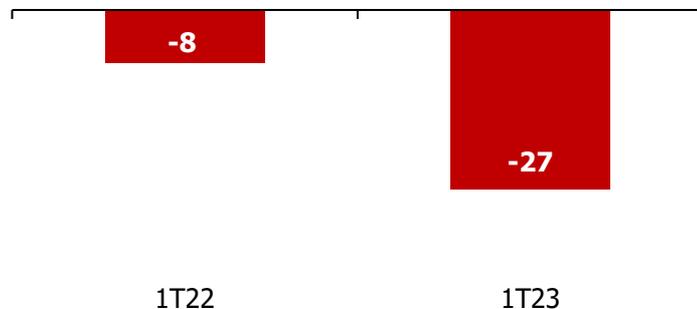
## Entrada de Caixa | R\$ MM



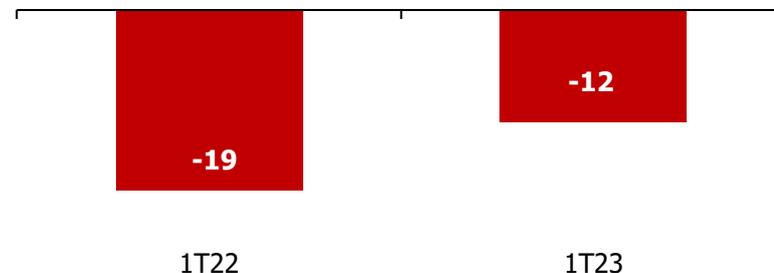
## Custos a Incorrer | R\$ MM



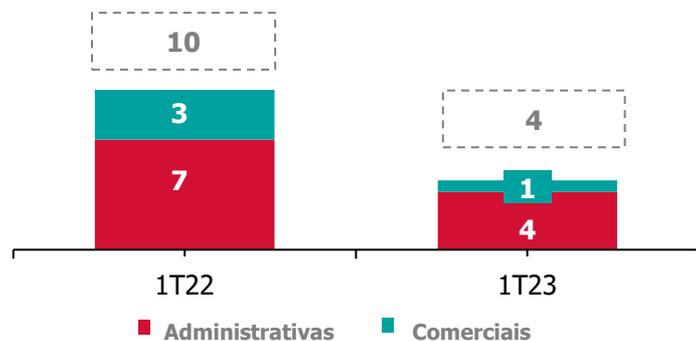
## Receita Líquida | R\$ MM



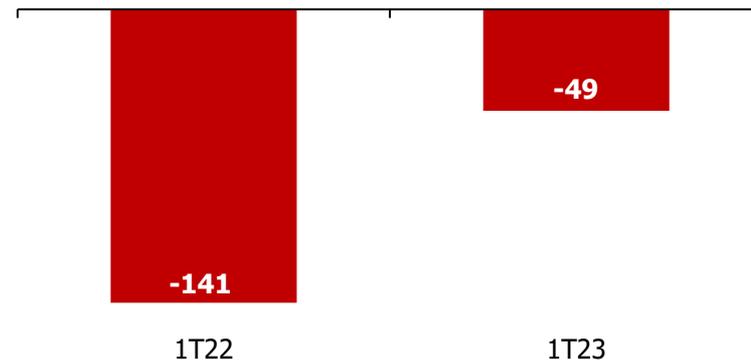
## Lucro (Prejuízo) Bruto Ajustado<sup>1</sup> | R\$ MM



## SG&A (IFRS) | R\$ MM



## Lucro (Prejuízo) Líquido | R\$ MM



<sup>1</sup> Margem bruta ajustada: exclui os encargos financeiros

## Equipe de RI

Tel. +55 (11) 4058-2502

E-mail: [ri@rossiresidencial.com.br](mailto:ri@rossiresidencial.com.br)

<http://ri.rossiresidencial.com.br/>

**Fernando Miziara**  
CEO e DRI

**Equipe RI**  
Vitor Alvarez  
Vinícius Canto

**ROSSI**