

8/16/2024

Green Thumb Ind. (GTBIF)

Company Update: Overweight

| Sales | CY22a | CY23a | CY24e | Prev | CY25e | Prev | CY26e | Prev |
|-----------|-----------|-------|-------|--------------|-------|---------|---------|----------------|
| 1Q | 243 | 249 | 276 A | 276 | 282 | 277.0 | 360 | 347.0 |
| 2Q | 254 | 252 | 280 A | 277 | 288 | 282.0 | 385 | 377.0 |
| 3Q | 261 | 275 | 282 E | 280 | 314 | 302.0 | 412 | 401.0 |
| 4Q | 259 | 278 | 288 E | 283 | 325 | 210.0 | 431 | 422.0 |
| FY | 1,017 | 1,055 | 1,126 | 1,115.8 | 1,209 | 1,071.0 | 1,587 | 1,547.0 |
| EBITDA | CY22a | CY23a | CY24e | Prev | CY25e | Prev | CY26e | Prev |
| 1Q | 67 | 76 | 91 A | 91 | 92 | 90 | 119 | 115.0 |
| 2Q | 79 | 76 | 94 A | 91 | 94 | 92 | 127 | 125.0 |
| 3Q | 84 | 83 | 92 E | 92 | 101 | 97 | 137 | 134.0 |
| 4Q | 81 | 91 | 94 E | 93 | 104 | 99 | 144 | 141.0 |
| FY | 311 | 326 | 370 | 367 | 390 | 378 | 527 | 515 |
| | | | | | | | | |
| Share pri | ce (US\$) | 10.77 | Perf. | GTBIF | MSOS | \$&P500 | Stance: | Overweight |
| Share cou | int (mn) | 246.3 | 30d | -8% | -3% | -3% | r | o price target |
| | | | | | | | | |

| Share price (US\$) | 10.77 | <u>Perf.</u> | GTBIF | MSOS | \$&P500 | Stance: | Overweight |
|---------------------|-------|--------------|--------------|------|---------|---------|-----------------|
| Share count (mn) | 246.3 | 30d | -8% | -3% | -3% | | no price target |
| Market Cap (US\$Mn) | 2,653 | 90d | -17% | -23% | 3% | | FY=0 ec |
| Ticker | GTBIF | 1yr | 61% | 50% | 22% | | |



| \$Mn | FY24 | FY25 | FY26 |
|-----------------|-------|-------|-------|
| Projected EV | 2,704 | 2,617 | 2,508 |
| EV/Sales | 2,4x | 2.2x | 1.6x |
| ev/ebitda | 7.3x | 6.7x | 4.8x |
| | | | |
| | FY24 | FY25 | FY26 |
| Net debt/Sales | x0,0 | x0.0 | 0.1x |
| Net debt/EBITD# | -0.1x | 0.1x | 0.3x |
| Free Cash Flow | 134 | 94 | 122 |
| Net debt | -52 | 38 | 151 |
| | | | |
| Consensus | FY24 | FY25 | FY26 |
| Sales | 1,128 | 1,207 | na |
| EBITDA | 365 | 379 | na |
| Guidance CY24: | | na | |
| | | na | |

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We are publishing this report for FactSet compilation purposes. See appendix for our estimates.



Appendix I: Company Financials



Exhibit 1: Financial highlights

| US\$ Mn | Dec CY22 | Dec CY23 | Mar 1024 | Jun 2024 | <i>Sep</i> 3Q24e | Dec 4Q24e | Dec CY24e | Mar 1Q25e | Jun 2Q25e | Sep 3Q25e | Dec 4Q25e | Dec CY25e | Dec CY26e |
|---------------------------|-------------|-------------|-------------|-------------|----------------------------|---------------------|--------------|--------------|--------------|--------------|--------------|--------------|--------------|
| P&L metrics | L122 | LTZS | 1024 | ZŲZ4 | 34246 | 4UZ48 | CT24e | TQZSE | zuzse | suzse | 40256 | CTZSE | CYZGE |
| Sales | 1,017.4 | 1,054.6 | 275.8 | 280.1 | 282.5 | 287.8 | 1,126.2 | 281.9 | 288.0 | 314.0 | 324.9 | 1,208.8 | 1,586.9 |
| gog ch % | na | na | -1% | 2% | 1% | 2% | na | -2% | 2% | 9% | 3% | na | na |
| yoy ch % | 14% | 4% | 11% | 11% | 3% | 3% | 7% | 2% | 3% | 11% | 13% | 7% | 31% |
| Gross profit | 504.0 | 526.5 | 144.9 | 150.5 | 141.2 | 143.9 | 580.6 | 140.9 | 144.0 | 157.0 | 162.5 | 604.4 | 793.5 |
| Total SGA | -382.9 | -341.9 | -74.3 | -96.5 | -80.4 | -81.7 | -332.9 | -81.1 | -83.0 | -89.8 | -92.7 | -346.7 | -407.4 |
| Operating income | 121.1 | 184.6 | 70.7 | 54.0 | 60.8 | 62.2 | 247.7 | 59.8 | 61.0 | 67.2 | 69.7 | 257.7 | 386.1 |
| Net interest expense | -17.1 | -12.4 | -5.4 | -3.7 | -2.0 | -0.9 | -12.0 | -0.9 | -0.8 | -0.8 | -0.7 | -3,1 | -2,4 |
| Profit before tax | 108.4 | 156.0 | 63.5 | 52.8 | 58.8 | 61.3 | 236.4 | 59.0 | 60.2 | 66.4 | 69.0 | 254.6 | 383.7 |
| Adj EBITDA | 311.5 | 325.8 | 90.5 | 93.8 | 92.1 | 93.9 | 370.4 | 92.0 | 93.8 | 100.6 | 103.9 | 390.2 | 527.4 |
| Net profit | 12.0 | 36.3 | 31.1 | 20.7 | 21.0 | 22.7 | 95.5 | 21.2 | 21.6 | 24.3 | 25.4 | 92.6 | 168.6 |
| EPS | 0.05 | 0.15 | 0.13 | 0.09 | 0.09 | 0.10 | 0.40 | 0.09 | 0.09 | 0.10 | 0.11 | 0.39 | 0.71 |
| FD share count (mn) | 238.1 | 239.8 | 240.6 | 240.1 | 240.1 | 240.1 | 240.2 | 240.1 | 240.1 | 240.1 | 240.1 | 240.1 | 240.1 |
| Gross margins | 49.5% | 49.9% | 52.5% | 53.7% | 50.0% | 50.0% | 51.6% | 50.0% | 50.0% | 50.0% | 50.0% | 50.0% | 50.0% |
| SGA/sales | -37.6% | -32.4% | -26.9% | -34.4% | -28.5% | -28.4% | -29.6% | -28.8% | -28.8% | -28.6% | -28.5% | -28.7% | -25.7% |
| Operating margin | 11.9% | 17.5% | 25.6% | 19.3% | 21.5% | 21.6% | 22.0% | 21.2% | 21.2% | 21.4% | 21.5% | 21.3% | 24.3% |
| Net int exp/sales | -1.7% | -1.2% | -2.0% | -1.3% | -0.7% | -0.3% | -1.1% | -0.3% | -0.3% | -0.2% | -0.2% | -0.3% | -0.1% |
| EBITDA margin | 30.6% | 30.9% | 32.8% | 33.5% | 32.6% | 32.6% | 32.9% | 32.6% | 32.6% | 32.0% | 32.0% | 32.3% | 33.2% |
| FactSet consensus | | | | | | | | | | | | | |
| Sales | | | | | 282.4 | 289.1 | 1,128.1 | na | na | na | na | 1,206.7 | па |
| EBITDA | | | | | 89.8 | 91.1 | 364.6 | na | na | na | na | 378.7 | na |
| as % of sales | | | | | 31.8% | 31.5% | 32.3% | na | na | na | na | 31.4% | па |
| BS & CF highlights | | | | | | | | | | | | | |
| Operating cash flow | 158.6 | 225.0 | 84.0 | 20.2 | 83.7 | 18.2 | 208.4 | 83.3 | 22.6 | 86.2 | 17.9 | 214.8 | 280.7 |
| (-) Capex | -179.5 | -220.0 | -14.7 | -20.3 | -19.8 | -20.1 | -74.9 | -28.2 | -28.8 | -31.4 | -32.5 | -120.9 | -158.7 |
| Free cash flow | -20.9 | 4.9 | 69.3 | -0.1 | 64.0 | -1.9 | 133.6 | 55.1 | -6.2 | 54.8 | -14.6 | 93.9 | 122.0 |
| Financial net (debt) | -98.0 | -146.9 | -86.0 | -113.6 | -49.6 | -51.6 | -51.6 | 3.5 | -2.7 | 52.1 | 37.5 | 37.5 | 150.6 |
| Net debt to Sales | -0.1x | -0.1x | -0.1x | -0.1x | 0.0x | x0.0 | 0.0x | x0.0 | x0.0 | 0.0x | 0.0x | 0.0x | 0.1x |
| Net debt to EBITDA | -0.3x | -0.5x | -0.2x | -0.3x | -0.1x | -0.1x | -0.1x | x0.0 | x0.0 | 0.1x | 0.1x | 0.1x | 0.3x |
| Broad net debt (tax, etc) | | -177.0 | -116.5 | -128.0 | -55.3 | -51.7 | -51.7 | -29.3 | -17.8 | 44.6 | 35.9 | 35.9 | 145.0 |
| Income tax paid | 118.2 | 99.5 | 5.4 | 0.2 | na | na | na | na | na | na | na | na | na |

Source: Z&A estimates, company reports



Exhibit 2: Cannabis sales projections

| | Dec | Dec | Mar | Jun | Sep | Dec | Dec | Mar | Jun | Sep | Dec | Dec | Dec |
|--------------------------------|------------------|---------|-------|-------|-------|-------|---------|-------|-------|-------|-------|---------|---------|
| US\$ Mn | CY22 | CY23 | 1Q24 | 2Q24 | 3Q24e | 4Q24e | CY24e | 1Q25e | 2Q25e | 3Q25e | 4Q25e | CY25e | CY26e |
| Total | 1,017.4 | 1,054.6 | 275.8 | 280.1 | 282.5 | 287.8 | 1,126.2 | 281.9 | 288.0 | 314.0 | 324.9 | 1,208.8 | 1,586.9 |
| qoq ch % | na | na | -1% | 2% | 1% | 2% | na | -2% | 2% | 9% | 3% | na | na |
| yoy ch % | 14% | 4% | 11% | 11% | 3% | 3% | 7% | 2% | 3% | 11% | 13% | 7% | 31% |
| Retail | 763.2 | 791.5 | 203.8 | 204.7 | 207.0 | 211.9 | 827.3 | 206.3 | 210.1 | 230.2 | 238.9 | 885.5 | 1,186.2 |
| qoq ch % | na | na | -3% | 0% | 1% | 2% | na | -3% | 2% | 10% | 4% | na | na |
| yoy ch % | 24% | 4% | 8% | 9% | 1% | 1% | 5% | 1% | 3% | 11% | 13% | 7% | 34% |
| Wholesale (net) | 254.2 | 263.1 | 72.0 | 75.5 | 75.5 | 75.9 | 298.9 | 75.6 | 77.9 | 83.8 | 86.0 | 323.3 | 400.7 |
| qoq ch % | na | na | 4% | 5% | 0% | 1% | na | 0% | 3% | 8% | 3% | na | na |
| yoy ch % | -9% | 3% | 21% | 17% | 8% | 10% | 14% | 5% | 3% | 11% | 13% | 8% | 24% |
| Total sales (\$Mn) | 1,016.1 | 1,054.3 | 275.8 | 280.2 | 282.5 | 287.8 | 1,126.2 | 281.9 | 288.0 | 314.0 | 324.9 | 1,208.8 | 1,586.9 |
| CA | 8.1 | 12.9 | 3.0 | 3.2 | 3.2 | 3.1 | 12.5 | 3.1 | 3.3 | 3.2 | 3.2 | 12.8 | 13.1 |
| co | 2.7 | 2.3 | 0.5 | 0.5 | 0.6 | 0.5 | 2.1 | 0.5 | 0.5 | 0.5 | 0.5 | 2.0 | 2.0 |
| CT | 32.3 | 58.9 | 12.1 | 12.0 | 12.5 | 12.6 | 49.2 | 12.7 | 13.0 | 13.7 | 14.0 | 53.5 | 60.7 |
| FL | 34.1 | 46.0 | 11.2 | 11.3 | 12.4 | 12.5 | 47.4 | 12.3 | 12.2 | 12.2 | 12.2 | 48.8 | 65.0 |
| IL | 355.5 | 278.2 | 68.9 | 73.3 | 74.1 | 75.5 | 291.8 | 70.6 | 72.4 | 73.8 | 75.4 | 292.1 | 291.1 |
| MA | 48.3 | 36.5 | 8.6 | 8.9 | 9.4 | 9.2 | 36.1 | 8.9 | 9.3 | 9.6 | 9.4 | 37.2 | 37.9 |
| MD | 39.9 | 69.4 | 21.6 | 22.0 | 21.3 | 21.6 | 86.5 | 21.8 | 22.4 | 23.0 | 23.7 | 90.9 | 104.2 |
| MN | 20.8 | 37.3 | 11.8 | 11.9 | 12.6 | 12.6 | 48.9 | 11.0 | 10.3 | 9.6 | 9.7 | 40.5 | 229.6 |
| NJ | 113,4 | 120.6 | 31.9 | 32.9 | 32.5 | 32.6 | 129.9 | 32.8 | 32.8 | 34.2 | 35.6 | 135.5 | 133.7 |
| NV | 79.4 | 115.5 | 24.9 | 23.7 | 23.0 | 22.4 | 94.1 | 22.8 | 23.8 | 23.0 | 22.6 | 92,2 | 94.6 |
| NY | 17.9 | 8.7 | 1.7 | 1.7 | 1.7 | 1.9 | 7.0 | 1.8 | 1.9 | 2.1 | 2,2 | 0.8 | 10.5 |
| OH | 32.5 | 34.3 | 7.0 | 6.9 | 10.1 | 16.2 | 40.2 | 19.5 | 23.9 | 27.5 | 29.3 | 100.3 | 142.5 |
| PA | 205.6 | 177.2 | 60.0 | 58.5 | 55.3 | 52.9 | 226.7 | 50.9 | 49.1 | 68.2 | 73.9 | 242.1 | 344.1 |
| RI | 10.7 | 19.4 | 4.9 | 5.0 | 5.0 | 5.0 | 19.9 | 3.9 | 3.6 | 3.4 | 3.3 | 14.2 | 14.8 |
| VA | 15.1 | 36.9 | 7.5 | 8.2 | 8.8 | 9.3 | 33.9 | 9.3 | 9.6 | 9.8 | 10.0 | 38.7 | 43.0 |
| Note: the split above is as pe | er our estimates | | | | | | | | | | | | |

Source: Z&A estimates, company reports



Exhibit 3: Market size projections

| | | | | | | | | | | | | | | | | rec |
|-----------------|--------|--------|--------|-------|-------|-------|-------|--------|-------|-------|-------|-------|--------|--------|--------|---------|
| US\$ Mn | CY21 | CY22 | CY23 | 1Q24 | 2Q24e | 3Q24e | 4Q24e | CY24e | 1Q25e | 2Q25e | 3Q25e | 4Q25e | CY25e | CY26e | CY27e | began |
| Total | 25,035 | 25,711 | 28,496 | 7,335 | 7,585 | 7,829 | 7,897 | 30,647 | 8,134 | 8,460 | 8,811 | 8,931 | 34,336 | 38,251 | 42,617 | |
| rec | 15,961 | 16,581 | 18,264 | 4,688 | 4,900 | 5,120 | 5,175 | 19,883 | 5,267 | 5,551 | 5,924 | 6,012 | 22,754 | 26,667 | 30,915 | |
| med | 9,074 | 9,130 | 10,232 | 2,648 | 2,685 | 2,710 | 2,722 | 10,764 | 2,867 | 2,909 | 2,887 | 2,919 | 11,582 | 11,584 | 11,703 | |
| Total (med/rec) | 25,035 | 25,711 | 28,496 | 7,335 | 7,585 | 7,829 | 7,897 | 30,647 | 8,134 | 8,460 | 8,811 | 8,931 | 34,336 | 38,251 | 42,617 | |
| AZ | 1,359 | 1,426 | 1,376 | 325 | 301 | 311 | 331 | 1,267 | 325 | 306 | 316 | 337 | 1,284 | 1,306 | 1,330 | Jan'21 |
| CA | 5,780 | 5,393 | 5,174 | 1,204 | 1,294 | 1,264 | 1,245 | 5,007 | 1,233 | 1,324 | 1,294 | 1,274 | 5,125 | 5,244 | 5,362 | Oct'16 |
| CO | 2,229 | 1,769 | 1,529 | 356 | 360 | 378 | 318 | 1,413 | 342 | 345 | 362 | 305 | 1,354 | 1,345 | 1,348 | Jan'14 |
| CT | 150 | 150 | 277 | 73 | 73 | 76 | 76 | 298 | 80 | 84 | 89 | 93 | 346 | 419 | 493 | Jan '23 |
| FLA | 1,616 | 1,705 | 1,860 | 489 | 480 | 496 | 500 | 1,965 | 491 | 487 | 487 | 486 | 1,951 | 2,601 | 4,524 | Jul'26 |
| GA | 1 | 16 | 49 | 21 | 27 | 29 | 32 | 109 | 34 | 34 | 34 | 34 | 136 | 156 | 157 | med |
| IL | 1,776 | 1,907 | 1,960 | 493 | 505 | 517 | 528 | 2,042 | 513 | 528 | 538 | 550 | 2,130 | 2,222 | 2,320 | Jan'20 |
| MA | 1,644 | 1,755 | 1,806 | 441 | 457 | 483 | 471 | 1,852 | 457 | 475 | 494 | 483 | 1,909 | 1,943 | 1,977 | Nov'18 |
| MD | 551 | 509 | 787 | 273 | 284 | 279 | 286 | 1,121 | 298 | 309 | 320 | 332 | 1,259 | 1,458 | 1,700 | Jul'23 |
| ME | 93 | 171 | 229 | 58 | 63 | 76 | 67 | 265 | 66 | 72 | 87 | 77 | 303 | 346 | 396 | Oct'20 |
| MI | 1,793 | 2,294 | 3,029 | 793 | 837 | 912 | 892 | 3,433 | 919 | 947 | 975 | 1,005 | 3,846 | 4,075 | 4,165 | Dec'19 |
| MN | 25 | 36 | 66 | 19 | 20 | 21 | 21 | 80 | 18 | 17 | 15 | 15 | 66 | 376 | 619 | Jan'26 |
| MO | 210 | 390 | 1,338 | 348 | 363 | 375 | 381 | 1,467 | 385 | 395 | 405 | 409 | 1,593 | 1,708 | 1,833 | Feb '23 |
| NH | 17 | 20 | 24 | 7 | 7 | 7 | 7 | 27 | 8 | 8 | 8 | 8 | 30 | 34 | 37 | med |
| NJ | 217 | 556 | 800 | 225 | 235 | 245 | 256 | 962 | 267 | 279 | 291 | 303 | 1,142 | 1,251 | 1,371 | Apr'22 |
| NM | 119 | 358 | 556 | 147 | 150 | 156 | 156 | 609 | 157 | 158 | 162 | 162 | 640 | 654 | 670 | Apr'22 |
| NV | 1,042 | 882 | 825 | 219 | 210 | 206 | 204 | 838 | 208 | 216 | 209 | 205 | 838 | 860 | 884 | Jul'17 |
| NY | 250 | 265 | 431 | 138 | 152 | 172 | 192 | 654 | 201 | 216 | 230 | 245 | 892 | 1,164 | 1,259 | Dec'22 |
| OH | 379 | 467 | 482 | 122 | 120 | 175 | 282 | 699 | 328 | 395 | 441 | 469 | 1,632 | 2,280 | 2,658 | 3Q24 |
| OK | 941 | 780 | 728 | 179 | 185 | 175 | 175 | 714 | 179 | 185 | 175 | 175 | 714 | 724 | 735 | med |
| OR | 1,184 | 994 | 955 | 234 | 243 | 249 | 242 | 968 | 239 | 248 | 254 | 247 | 988 | 1,008 | 1,028 | Oct'15 |
| PA | 1,353 | 1,457 | 1,530 | 411 | 426 | 411 | 405 | 1,653 | 399 | 387 | 539 | 591 | 1,916 | 2,753 | 3,104 | Jul'25 |
| RI | 44 | 53 | 108 | 29 | 30 | 29 | 29 | 117 | 24 | 24 | 24 | 24 | 96 | 106 | 115 | Dec'22 |
| VA | 27 | 100 | 167 | 52 | 57 | 62 | 67 | 237 | 67 | 68 | 70 | 71 | 276 | 307 | 583 | Jun'27 |
| VT | 8 | 9 | 11 | 3 | 3 | 3 | 3 | 12 | 3 | 3 | 3 | 3 | 14 | 15 | 17 | May'22 |
| WA | 1,422 | 1,294 | 1,259 | 305 | 314 | 327 | 319 | 1,265 | 307 | 316 | 328 | 321 | 1,272 | 1,278 | 1,284 | Jul'14 |
| wv | 0 | 22 | 66 | 20 | 21 | 22 | 22 | 85 | 23 | 24 | 25 | 26 | 99 | 116 | 133 | med |
| Other states | 804 | 932 | 1,073 | 353 | 369 | 375 | 391 | 1,488 | 565 | 611 | 632 | 679 | 2,486 | 2,501 | 2,515 | |

Source: Z&A estimates, company reports



Appendix II: MSO Valuation Comps



Exhibit 4: Valuation Comps – MSOs

| | | | | | | | | Financial | Net Debt | | Broadly Defined Net Debt | | | | |
|------------------|------|---------------|------|-------|--------------|-------|-------|-----------|----------|---------|--------------------------|---------|--------|---------|--|
| US\$Mn | Z8J | A Spot EV / S | ales | Z8A | Spot EV / EE | HTDA | Se | iles | EBI | ITDA | Si | iles | EB | ITDA | |
| 16-Aug-24 | 2023 | 2024 | 2025 | 2023 | 2024 | 2025 | CY24 | Current | CY24 | Current | CY24 | Current | CY24 | Current | |
| US MSOs | 2.0x | 1.9x | 1.7x | 12.2x | 9.9x | 8.3x | | | | | | | | | |
| Acreage Holdings | 0.3x | 1.1x | na | 2.8x | 5.8x | na | -0.8x | -0.9x | -4.2x | -8.1x | -1.0x | -1.1x | -4.9x | -9.5x | |
| Ascend Wellness | 1.4x | 1.2x | 1.2x | 6.7x | 6.2x | 5.5x | -0.4x | -0.4x | -2.1x | -2.0x | -0.8x | -0.8x | -4.1x | -4.0x | |
| Ayr Wellness | 1.3x | 1.2x | 1.1x | 5.3x | 5.3x | 4.4x | -0.8x | -0.8x | -3.4x | -3.4x | -0.7x | -0.7x | -3.0x | -3.0x | |
| Cannabist Co | 0.9x | 0.9x | 0.8x | 6.6x | 6.6x | 4.8x | -0.5x | -0.5x | -3.9x | -3.3x | -0.7x | -0.7x | -4.9x | -4.2x | |
| Cansortium | 1.2x | na | na | 3.4x | na | na | na | na | na | na | na | na | na | na | |
| Cresco Labs | 1.8x | 1.9x | 1.8x | 8.2x | 6.7x | 6.3x | -0.5x | -0.5x | -1.9x | -2.0x | -0.7x | -0.7x | -2.6x | -2.8x | |
| Curaleaf | 3.2x | 3.1x | 2.8x | 14.0x | 13.2x | 10.9x | 0.0x | 0.0x | 0.0x | 0.0x | -1.3x | -1.3x | -5.6x | -8.6x | |
| 4Front Ventures | 2.0x | 2.2x | na | 19.1x | 11.7x | na | -0.9x | -0.9x | -4.8x | -5.7x | -1.5x | -1.5x | -8.2x | -9.7x | |
| Glass House | 5.7x | 4.4x | na | 37.6x | 21.9x | na | -0.1x | na | -0.6x | na | -0.4x | -0.4x | -1.8x | -1.8x | |
| Gold Flora | 0.7x | 0.6x | 0.5x | na | 14.6x | 3.9x | na | -0.2x | na | na | na | -0.5x | na | na | |
| Goodness Growth | 1.0x | 0.9x | na | 4.9x | 3.7x | na | -0.5x | -0.5x | -2.2x | -1.8x | -0.6x | -0.6x | -2.5x | -2.1x | |
| Green Thumb | 2.6x | 2.5x | 2.3x | 8.5x | 7.6x | 7.3x | -0.1x | -0.1x | -0.3x | -0.3x | -0.1x | -0.1x | -0.4x | -0.4x | |
| Grown Rogue | 4.4x | na | na | 18.9x | na | na | na | na | na | na | na | na | na | na | |
| iAnthus | 1.5x | na | na | na | na | na | na | -0.8x | na | -7.5x | na | -0.9x | na | -8.0x | |
| Jushi | 1.6x | 1.6x | 1.4x | 10.4x | 7.5x | 6.5x | -0.7x | -0.7x | -3.1x | -8.4x | -1.1x | -1.1x | -5.2x | -13.9x | |
| MariMed | 1.4x | 1.3x | 1.0x | 8.4x | 9.2x | 5.2x | -0.4x | -0.4x | -2.8x | -2.6x | -0.5x | -0.5x | -3.6x | -3.3x | |
| Planet 13 | 2.1x | 1.6x | 1.1x | -8.5x | 16.1x | 6.9x | 0.1x | 0.2x | 1.5x | 20.0x | 0.0x | 0.0x | 0.2x | 2.6x | |
| Schwazze | 1.1x | 1.1x | na | 3.6x | 4.9x | na | -0.8x | -0.7x | -3.5x | -2.4x | -0.9x | -0.8x | -4.0x | -2.8x | |
| StateHouse | 1.9x | na | na | na | na | na | na | -1.1x | na | -57.5x | na | -1.8x | na | -92.6x | |
| TerrAscend | 5.3x | 5.3x | 5.1x | 24.4x | 26.4x | 22.9x | -0.8x | -0.7x | -4.1x | -2.7x | -1.6x | -1.4x | -8.0x | -5.3x | |
| TILT | 0.7x | 0.8x | 0.7x | 53.3x | na | 19.0x | -0.4x | -0.3x | 360.5x | -6.7x | -0.8x | -0.6x | 657.6x | -12.1x | |
| Trulieve | 2.2x | 2.1x | 2.0x | 7.8x | 6.4x | 6.4x | -0.5x | -0.5x | -1.4x | -1.7x | -0.5x | -0.6x | -1.6x | -2.1x | |
| Verano | 2.1x | 2.2x | 2.0x | 6.6x | 7.1x | 6.4x | -0.3x | -0.3x | -0.9x | -0.7x | -0.6x | -0.5x | -1.9x | -1.5x | |
| Vext | 2.1x | 1.9x | na | 13.4x | 7.4x | na | -0.9x | -1.1x | -3.5x | -8.1x | -0.9x | -1.1x | -3.5x | -8.1x | |

¹⁾ By "current", we mean the latest reported qtr annualized; 2) Multiples calculated using FactSet consensus (when available) for 2023, 2024, and 2025

Source: FactSet and company reports

³⁾ As there are no consensus estimates for Cansortium, Grown Roque, iAnthus, and StateHouse, we take "current" sales for each of them



Exhibit 5: Spot EV calculation - MSOs

| US\$Mn | FactSet | Z&A | US\$ | mn | mn | Total | Financial | Net | Income | Conting | ITM deriv | Total | Pref Stock |
|------------------|---------|---------|-------|---------|-------|---------|-----------|--------|-----------|---------|-----------|--------|------------|
| 16-Aug-24 | Spot EV | Spot EV | price | shares | deriv | Mkt Cap | net debt | leases | tax liab. | Cons. | inflow | BDND | Min Int |
| US MSOs | | | | | | | | | | | | | |
| Acreage Holdings | 249 | 297 | 0.28 | 139.9 | 29.7 | 47 | -214 | -2 | -34 | | | -250 | |
| Ascend Wellness | 722 | 711 | 1.07 | 211.5 | 13.3 | 241 | -238 | -134 | -99 | | | -470 | |
| Ayr Wellness | 703 | 603 | 1.84 | 114.0 | 31.1 | 267 | -382 | 5 | -13 | 0 | 55 | -336 | |
| Cannabist Co | 629 | 462 | 0.28 | 429.3 | | 121 | -272 | -23 | -45 | 0 | | -340 | |
| Cansortium | 140 | 119 | 0.13 | 298.3 | 6.3 | 38 | -49 | -7 | -26 | | | -81 | |
| Cresco Labs | 1,190 | 1,416 | 1.92 | 438.2 | 9.8 | 860 | -395 | -56 | -98 | -7 | | -556 | |
| Curaleaf | 3,022 | 4,265 | 3.15 | 738.1 | 7.9 | 2,350 | 8 | -1,115 | -672 | -18 | | -1,796 | 119 |
| 4Front Ventures | 264 | 192 | 0.06 | 916.2 | 20.2 | 58 | -79 | -8 | -40 | -6 | 0 | -134 | |
| Glass House | 650 | 921 | 9.80 | 75.7 | 3.2 | 773 | -26 | 0 | -21 | -29 | | -76 | 72 |
| Gold Flora | 130 | 86 | 0.10 | 287.6 | 0.2 | 28 | -32 | -9 | -13 | -4 | | -58 | |
| Goodness Growth | 129 | 84 | 0.58 | 45.3 | | 26 | -50 | -8 | | | | -58 | |
| Green Thumb | 2,669 | 2,781 | 10.77 | 237.0 | 9.3 | 2,653 | -114 | -26 | -25 | 0 | 37 | -128 | |
| Grown Rogue | 75 | 111 | 0.65 | 170.8 | | 111 | 4 | -3 | 0 | 0 | | 0 | |
| iAnthus | 96 | 251 | 0.01 | 6,510.5 | | 96 | -146 | -9 | | | | -155 | |
| Jushi | 399 | 426 | 0.66 | 196.6 | 1.1 | 131 | -179 | 1 | -117 | | | -295 | |
| MariMed | 189 | 207 | 0.28 | 379.5 | 5.7 | 107 | -63 | -1 | -16 | | | -80 | 19 |
| Planet 13 | 150 | 202 | 0.63 | 325.2 | 0.3 | 205 | 18 | -6 | -5 | -5 | | 2 | |
| Schwazze | 187 | 193 | 0.20 | 171.3 | | 34 | -138 | -3 | -18 | 0 | | -159 | |
| StateHouse | 148 | 198 | 0.03 | 255.9 | 138.6 | 12 | -114 | -13 | -39 | -24 | 7 | -184 | 2 |
| TerrAscend | 698 | 1,680 | 1.63 | 366.5 | 351.2 | 1,170 | -258 | -186 | -7 | -59 | | -510 | |
| TILT | 113 | 110 | 0.02 | 384.8 | 10.9 | 7 | -56 | -43 | -3 | | | -102 | |
| Trulieve | 1,810 | 2,523 | 9.93 | 186.0 | 3.3 | 1,879 | -537 | -16 | -86 | -4 | | -644 | |
| Verano | 1,799 | 2,004 | 4.16 | 346.4 | 8.7 | 1,477 | -266 | -6 | -251 | -4 | | -527 | |
| Vext | 55 | 74 | 0.18 | 217.5 | 0.4 | 39 | -35 | 0 | | | | -35 | |
| | | | | | | | | | | | | | |

Source: FactSet and company reports



Exhibit 6: Stock Performance

| 15-Aug-24 | Sto | ck Performar | ıce_ |
|-----------|------|--------------|------|
| | Last | Last | Last |
| Ticker | 30d | 90d | 12mo |
| US MSOs | | | |
| AAWH | 30% | -17% | 75% |
| ACRDF | -27% | -44% | 23% |
| AYRWF | -11% | -30% | 103% |
| CBSTF | 37% | 4% | -34% |
| CNTMF | 21% | -26% | 62% |
| CRLBF | 13% | -8% | 78% |
| CURLF | -25% | -44% | 14% |
| CXXIF | 9% | -33% | -1% |
| FENTE | -31% | -46% | -34% |
| GLASF | 40% | 1% | 166% |
| GRAMF | -31% | -57% | -22% |
| GDNSF | 41% | -1% | 341% |
| GRUSF | 8% | -13% | 248% |
| GTBIF | -8% | -17% | 61% |
| ITHUF | -17% | -17% | -1% |
| JUSHF | 8% | -7% | 59% |
| LOWLF | -64% | -85% | -96% |
| MRMD | 64% | 10% | 2% |
| PLNH | 26% | 3% | 13% |
| SHWZ | -20% | -61% | -71% |
| STHZF | 200% | 24% | 12% |
| TCNNF | -1% | -17% | 152% |
| TLTFF | -8% | -41% | -35% |
| TSNDF | 22% | -7% | -3% |
| VEXTF | -2% | -25% | 1% |
| VRNOF | 11% | -23% | 50% |

| | <u>Sto</u> | ck Performan | <u>ce</u> |
|-----------------|------------|--------------|-----------|
| | Last | Last | Last |
| Ticker | 30d | 90d | 12mo |
| Canadian LPs | | | |
| ACB | 14% | -4% | 28% |
| AVTBF | -25% | -40% | -77% |
| BZAMF | 23% | 108% | -80% |
| CBWTF | 42% | -19% | 147% |
| CGC | 5% | -31% | 72% |
| CRON | -2% | -19% | 36% |
| DBCCF | -29% | -63% | -67% |
| ETRGF | -11% | -32% | -49% |
| нш | -5% | -19% | 54% |
| LOVFF | 17% | -18% | -42% |
| NVACF | 40% | 37% | 239% |
| OGI | 12% | -2% | 40% |
| ROMJE | 6% | -17% | -11% |
| SNDL | 0% | -16% | 31% |
| TLRY | 2% | -7% | -27% |
| VFF | -6% | -25% | 5% |
| Cannabis - Inte | ernational | | |
| CLVR | -100% | -17% | -47% |
| IMCC | 21% | -100% | -100% |
| INCR | -23% | 6% | 24% |
| LGPPF | na | na | na |
| PCLOF | -21% | 11% | 51% |
| Tech | | | |
| LFLY | -9% | 9% | -68% |
| SBIG | -26% | -33% | -60% |
| MAPS | 0% | -3% | -5% |

| | Sto | ock Performan | ice |
|--------------|------|---------------|------|
| | Last | Last | Last |
| Ticker | 30d | 90d | 12mo |
| MJ Fincos | | | |
| AFCG | 13% | -19% | -24% |
| CNPOF | 3% | 11% | 13% |
| IIPR | 0% | 3% | 43% |
| NLCP | 10% | 1% | 59% |
| PW | 83% | 156% | 24% |
| SHFS | -9% | -17% | 28% |
| 55IC | -1% | 2% | 24% |
| REFI | -3% | -4% | 2% |
| Pix & Shovel | | | |
| AGFY | -24% | -15% | -91% |
| GRWG | -18% | -30% | -34% |
| HYFM | -21% | -38% | -42% |
| 5MG | 11% | 1% | 37% |
| UGRO | -17% | -17% | 3% |
| Vape parts | | | |
| GNLN | 454% | 195% | 72% |
| ISPR | -5% | 16% | -22% |
| SMORF | -18% | 11% | -1% |
| TLLTF | -8% | -41% | -35% |
| Index | | | |
| 5&P 500 | -3% | 3% | 22% |
| 5&P 477 | 3% | 3% | 9% |
| Nasdaq | 11% | 13% | 36% |
| MSOS ETF | -3% | -23% | 50% |
| YOLO ETF | -3% | -20% | 29% |
| | | | |

Source: FactSet



Appendix III: Bio and Disclaimers



Analyst Bio

Pablo Zuanic is a well-known and highly rated equity analyst following the cannabis and psychedelics sector. Over the past four years he launched coverage of over 35 companies (MSOs, LPs, CBD, ancillary, psychedelics), kept close track of sectoral trends, and followed the reform process in the US and elsewhere. His firm Zuanic & Associates publishes equity research on the cannabis and psychedelics sectors, both from a macro/sectoral level in a thematic manner, as well as specific reports on listed stocks. The research service is aimed at institutional investors and corporations. The firm is also available for short term consulting and research advisory projects (www.zuanicassociates.com). At various points in his career, Pablo was II ranked and called as expert witness in industry investigations. He has a deep global background having covered stocks over the past 20 years in the US, Europe, Latin America, and Asia, across consumer sub sectors. Prior employers include JP Morgan, Barings, and Cantor Fitzgerald. An MBA graduate of Harvard Business School, he started his career as a management consultant, which brings a strategic mindset to his approach to equity research. Pablo can be contacted at pablo.zuanic@zuanicgoup.com.



Disclosures and Disclaimers

About the firm: Zuanic & Associates is a domestic limited liability company (LLC) registered in the state of New Jersey. The company's registered address is Five Greentree Centre, 525 Route 73, N Suite 104, Marlton, New Jersey 08053, USA. Pablo Zuanic is the registered agent. The firm publishes equity research on selected stocks in the cannabis and psychedelics sector, as well as thematic macro industry notes. The firm also provides consulting and advisory services. Potential conflicts of interest are duly reflected in the respective specific company reports.

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