PRINCESS PRIVATE EQUITY HOLDING LIMITED

QUARTERLY REPORT 2014

Unaudited consolidated financial statements for the period from 1 January 2014 to 31 March 2014

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Partners Group
Passion for Private Markets

PRINCESS PRIVATE EQUITY HOLDING LIMITED

Princess Private Equity Holding Limited ("Princess" or "the Company") is an investment holding company domiciled in Guernsey that invests in private equity and private debt. The portfolio includes direct, primary and secondary fund investments. Princess aims to provide shareholders with long-term capital growth as well as an attractive dividend yield. The shares are traded on the main market of the London Stock Exchange.

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1 KEY FIGURES

IN EUR	31 MARCH 2014	31 DECEMBER 2013
Net asset value (NAV)	568'717'388	560'111'437
NAV per share	8.22	8.09
Total dividend per share (year to date)	0.00	0.53
Closing price	6.26	6.30
Discount to NAV	-23.92%	-22.11%
Cash and cash equivalents	37'185'320	69'761'534
Use of credit facility	0	0
Value of investments	468'954'561	396'182'934
Undrawn commitments	176'702'808	196'793'472
Investment level	82.40%	70.73%
Net liquidity (incl. secondary receivables)	99'762'827	163'928'503
Overcommitment	13.50%	5.87%
Overcommitment incl. credit line	4.70%	-3.05%

Past performance is not indicative of future results.

2 INVESTMENT MANAGER'S REPORT

Positive start to 2014

The net asset value (NAV) of Princess Private Equity Holding Limited (Princess) increased by 1.6% over the first quarter of 2014 to end the reporting period at EUR 8.22 per share.

Following the dilution of last year's positive portfolio performance by the cash drag, it is encouraging to see that the portfolio is gaining traction with strong performance of underlying portfolio companies feeding through to the NAV. Net liquidity at 31 March 2014 had fallen to EUR 49.5 million, (8.7% of NAV), from EUR 62.2 million at the end of December 2013.

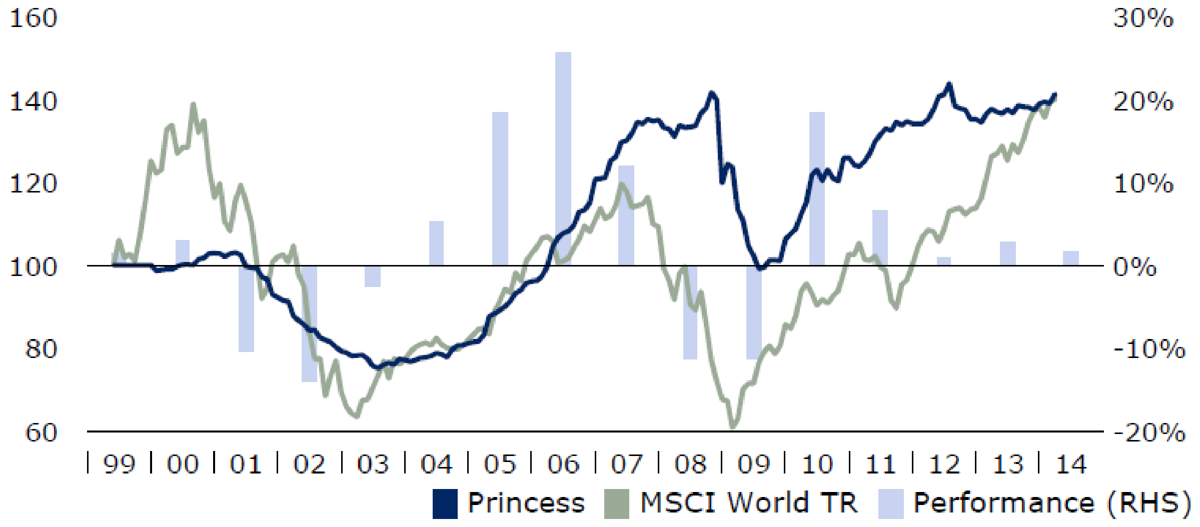
Positive revaluations contributed the most to Princess' NAV performance over the quarter (+2.0%), as underlying companies within the portfolio continued to post solid earnings results. Princess' underlying portfolio companies produced strong operational improvements over the quarter, as constructive value creation initiatives by the Investment Manager and its partners continued to bear fruit. The 30 largest portfolio companies, representing approximately 36.4% of NAV, posted weighted average year-on-year revenue and earnings (EBITDA) growth of 9.9% and 11.0%, respectively.

The two largest contributors to Princess' NAV growth over the first three months of the year were the two direct investments in Action and Trimco.

Action is a leading non-food discount retailer based in the Netherlands. Since 2010 the company has been expanding at an impressive rate and has opened several new stores in Germany, France, Belgium and the Netherlands.

Trimco International is a Hong Kong headquartered supplier of a full range of garment labels to the garment and apparel industry in Asia, Europe, and the US. Since its acquisition in 2012, when Trimco had only a sales team in Hong Kong, Partners Group

NAV PERFORMANCE (SINCE INCEPTION)*



* As per reporting date.

helped the company to install local sales teams in the UK and in continental Europe. In order to cover all key markets, it is proposed to install a US based sales organization in 2014. Furthermore, Partners Group leveraged its extended network to make client introductions; this has already resulted in more than a dozen new clients for Trimco.

Seven new direct investments closed

Over the quarter, Princess deployed EUR 68.8 million to seven new direct investments. Overall, the total investment activity amounted to EUR 71.7 million.

The largest investment in the quarter was in MultiPlan which is a provider of comprehensive healthcare cost management solutions. Partners Group will strategically support the company's plan to grow revenue through the expansion of MultiPlan's business, while leveraging its highly-scalable operating platform. Princess' second largest holding, VAT Vakuumventile AG is the global market leader in high-end vacuum valves and has a strong market position in these mission-critical parts for the vacuum industry.

Including these investments, the allocation to direct investments within the portfolio has increased from 39% to 49% since the end of 2013. Looking forward, Princess' deal flow for direct transactions remains strong, particularly in the small- and mid-cap market segment, which the Investment Manager believes offers the most attractive opportunities. In addition, Partners Group with its deep local networks and its targeted sourcing strategy remains focused on finding good companies at reasonable valuations.

Stable distribution activity

In the first quarter of 2014, Princess received proceeds from exited investments of EUR 11.4 million, compared to EUR 12.8 million in the corresponding period last year. Princess' legacy third party fund portfolio was the main contributor to the first quarter distributions.

Additionally, Princess received deferred receivables of EUR 51.4 million in cash in March 2014. The payment originates from the 2012 sale and purchase agreement with a single third party buyer to sell 17 partnership interests. These proceeds reduced Princess' current deferred receivables to EUR 49.5 million. The remaining proceeds are due to be received in 2015, 36 months after transfer of the respective partnership interests.

An undrawn EUR 50 million multi-currency credit facility is also available to address short-term funding needs if and when required.

As a result, the Company holds sufficient liquidity on its balance sheet to permit new direct investments and the ongoing return of capital to shareholders through semi-annual dividend payments and opportunistic share buybacks.

Price-to-NAV discount

In the first quarter of 2014, Princess' share price performance was slightly negative (-0.7%), lagging the positive NAV development (+1.6%).

The discount to NAV for Princess on aggregate closed the quarter at -23.9%, compared with -22.1% at the end of 2013. However, in line with the positive NAV performance, the discount has since narrowed, trading at -22.2% as of the end of April.

Further decrease of unfunded commitments

Unfunded commitments to third-party funds in the Princess portfolio decreased further by around 13% in the first quarter of 2014 to

EUR 39.1 million, down from EUR 45.1 million as of the end of 2013. Around 41% of the Company's unfunded commitments stem from funds with vintage year 2006 or older, many of which have already completed their investment period and are unlikely to call down any further capital. No new third party fund commitments are being made under the policy of focusing on direct transactions.

Outlook

The Investment Manager expects Princess to develop favorably in 2014, with successful realizations and positive operating results from its direct portfolio companies providing positive performance. Furthermore, the Investment Manager, with a cautious stance towards pricing, will continue to focus on uncovering attractive business models of mid-market companies which exhibit potential to be developed further.

Based on the planned investment activity, the Investment Manager expects to reduce the net liquidity by over 50% by the end of 2014 compared to today's EUR 49.5 million.

Consistent with the cash flow forecast and the Company's intention to pay semi-annual dividend payments of 5-8% p.a. on opening NAV, the next interim dividend will be paid in June.

Overall, the Investment Manager remains confident that the above initiatives will further enhance its value for shareholders.

3 MARKET OVERVIEW

A mixed quarter should pave the way for a better 2014

The global economy started with varying signals into the year 2014. In the US, adverse winter weather and higher mortgage rates somewhat suppressed the nascent housing recovery. The labor market initially disappointed in January and February but was then revised up in March, with private-sector employment exceeding its pre-crisis high level in absolute numbers. Despite inflation remaining well below the longer-run 2% target, the Fed further scaled back its asset purchases bringing the monthly volume to USD 55 billion.

Economic activity in the Eurozone strengthened, including the peripheral countries. While forward-looking indices highlight the positive momentum (Purchasing Manager Indices, consumer confidence), fundamental challenges remain, for example unemployment, excessive debt levels in the public and - in some cases - the private sector. Inflation eased to a worrisome +0.5% year on year in March, triggering concerns about a Japanese-style stagnation scenario. The ECB decided to keep rates on hold for the time being, but emphasized its readiness to act via negative deposit rates or some form of quantitative easing should inflation expectations fall or the Euro strengthen. The slow but broadening recovery led the IMF to slightly raise its growth forecast for the Eurozone for 2014 and 2015 to +1.2% and +1.5%, respectively.

Emerging market growth cooled in the first quarter, partially driven by tighter financial conditions (externally, but in some cases also internally due to increased policy rates), slowing domestic demand, and the growth slowdown in China. GDP growth in China slowed to 7.4% year on year but a mini fiscal stimulus package was announced to meet the government's 2014 full-year growth target of 7.5%. Some emerging markets, including Turkey and Brazil, tightened monetary policy, while measures taken by Indian monetary and fiscal policy makers started to bear fruit, with declining inflation rates, a narrowing current account deficit and stabilizing currency. The escalation of the Ukrainian/Russian conflict so far has had a limited impact on growth outside of those two countries. Economic sanctions against Russia would however have far-reaching consequences for many Eurozone countries, given their large dependency on Russian natural gas.

Risk reversal flows in January increased volatility in financial markets but risk-on flows prevailed again in February and drove equities in most parts of the world higher. The MSCI World of advanced economies gained +1.0% while emerging markets retreated slightly (-0.5%). Emerging market indices diverged sharply, especially in March, as the Russian Micex retreated by -9.0% during the quarter, while the Indian Sensex rallied 5.7%, reaching a record high.

Megadeals continue to drive M&A activity

Global M&A activity in the first quarter of 2014 totaled USD 599 billion, the most active start to the year since 2011 and an increase of 5.7% and 33.2% compared to the previous quarter and the prior-year level respectively, according to mergermarket. Interest in large-scale transactions was notable, as eight megadeals, worth a combined USD 166 billion, were announced during the first three months of the year, being the highest count since 2006. As a result, the average deal size stood at USD 374 million, the highest first-quarter average since 2009 and a 33% pickup from the first quarter of 2013. Technology, media and telecommunications continues to be the most active sector, covering 29.4% of global M&A activity in the first quarter.

The US in particular benefited from the announcement of four megadeals worth a combined USD 124 billion during the quarter. Comcast's USD 68.5 billion bid for cable operator Time Warner Cable was also the largest announced deal globally for the quarter. Accordingly, US M&A activity jumped 55.9% to USD 278 billion compared to the same quarter in 2013 and marked the highest valued first quarter since 2007.

European M&A activity, valued at USD 161 billion, increased by 19.2% year on year. The Nordic and German-speaking regions showed particularly strong results and accounted for over one-third of European M&A in the first quarter of 2014. Similar to the US, appetite for large transactions was notable, with three announced deals in Europe topping USD 10 billion. The largest was Liberty Global's USD 11.0 billion bid for a 71.5% stake in Ziggo, the Dutch cable operator. The average deal size stood at USD 372 million, an increase of 29.9% compared to the first quarter of 2013.

M&A activity in the Asia-Pacific region, totaling USD 102 billion, eased 14.5% from a strong year-end quarter 2013. Nevertheless, in a year-on-year comparison, the 36.3% growth pushed the region's total to the highest first-quarter result on mergermarket record for the region. One megadeal was announced, as state-owned Shanghai Jinfeng Investment made a USD 10.6 billion bid for affiliate conglomerate Shanghai Greenland.

Active private equity buyout markets

After four quarters of declining volumes, global private equity buyout activity in the first quarter increased by 30% over the previous quarter to USD 79 billion, according to Preqin. Similar to M&A activity, this was supported by appetite for large-scale transactions. While there was a significant uptick in volume, the number of deals decreased by 13% to 672 compared to the last quarter of 2013. The largest buyout deal announced during the quarter was the USD 9.4 billion merger of US grocery store chains Safeway and Cerberus-owned Albertsons, while Partners Group and Starr Investment Holdings' USD 4.4 billion acquisition of healthcare service provider MultiPlan from Silver Lake and BC Partners was the second-largest transaction in the quarter.

From a regional perspective, transactions worth a combined USD 48 billion took place in North America. As a result, the region further increased its lead as the most active buyout market, increasing its share of global buyout activity to 60.2% from 53.1% in the previous quarter. In a similar display of strength, the Asia-Pacific region made a strong recovery, with buyout activity totaling USD 13 billion. This marked an increase of 42% over the last quarter in 2013. Conversely, buyout activity in Europe, amounting to USD 16 billion, showed a decline of approximately USD 1.5 billion over the quarter, primarily due to an absence of large buyout transactions.

Continued robust exit environment

Private equity exit volume remained at an elevated level, amounting to USD 88 billion in the first quarter of 2014, slightly down from USD 93 billion in the prior period, according to Preqin. Trade sales remained the most widely used exit channel, capturing just over 50% of the announced exits. The largest private equity exit announced in the quarter was the sale of Spanish high-speed broadband provider Grupo Corporativo Ono by a consortium of investors, including Providence Equity

Partners, Thomas H. Lee Partners and Partners Group, to Vodafone for EUR 7.2 billion after a more than ten-year hold. Anheuser-Busch InBev's announced USD 5.8 billion acquisition of South Korean brewer Oriental Brewery from KKR and Affinity Equity Partners was the second-largest private equity exit.

Asia-Pacific market leading solid global IPO activity

Supported by strong equity markets, global IPO activity marked an extremely solid start to the year, with USD 43 billion of capital raised during the first quarter, according to Ernst & Young. This marked a steep increase compared to the USD 24 billion that was raised in the first three months of 2013. Seven deals each secured more than USD 1 billion in proceeds, one more than during the same period in the prior year. The first quarter of 2014 also saw a strong increase of 39.9% in the number of IPOs compared to the prior year. January was especially lively, with 101 listings raising USD 18.5 billion, the highest January tally in over a decade.

After an exceptionally strong fourth quarter of 2013, IPOs in North America returned to more moderate levels, raising USD 10.4 billion in the first three months of the year. With USD 8.6 billion raised across 25 listings, the New York Stock Exchange led globally in terms of proceeds. Due to the improving economic outlook in Europe, IPO activity in the region increased significantly compared to the prior-year period. While the deal count in Europe increased by 50% to 42, total proceeds grew by 162.5% to USD 13.4 billion. The Asia-Pacific region, on the other hand, profited from the reopening of China's Shenzhen ChiNext exchange and accounted for 43.4% of global IPO proceeds. The largest IPO during the quarter took place in Hong Kong, with the USD 3.1 billion listing of power utility HK Electric Investments.

Capitalizing on the generally bullish IPO environment, private equity and venture capital-backed listings accounted for nearly one in three listings during the quarter and made up 29.8% of global proceeds over the same period. The largest private equity-backed listing took place in the US, as KKR-backed Santander Consumer USA, a specialist in the automotive finance sector, raised USD 2.0 billion in its public offering.

Fundraising activity declines after successful year-end quarter

Coming off a strong showing in the fourth quarter of 2013, fundraising activity in the three months to March dropped 41.0% quarter on quarter to USD 95 billion across the 174 funds that held a final close, according to Preqin. Nevertheless, on a year-on-year basis, the first quarter total marked an increase of 10.5%.

Globally, buyout funds accounted for USD 27.3 billion, a decrease of 26.8% compared to the previous quarter. Looking at geographical focus, North America funds were the most prolific in terms of fundraising, with USD 54 billion raised, mainly from buyout and private equity real estate funds. Europe-focused funds collected USD 28 billion during the quarter, an increase of 12.0%, the majority of which likewise came from private equity real estate and buyout funds. Fundraising remains competitive, with a record 2'125 funds on the road, seeking an aggregate volume of USD 749 billion in capital.

The largest private markets funds closed during the quarter were real estate and infrastructure offerings from Blackstone, PIMCO and Energy Capital Partners. In the private equity buyout space, the more significant fund closings were focused on the Asia-Pacific region, including Affinity Asia Pacific Fund IV (USD 3.8 billion) and CDH Fund V (USD 2.6 billion).

Outlook

The global economy continues to march along its gradual growth path. With differing levels of unemployment and inflation rates, monetary policy across the globe is diverging notably. The Fed is addressing a path towards monetary normalization in the US and Chairwoman Janet Yellen unexpectedly hinted the first target rate hike may occur as soon as six months after asset purchases are terminated. Several emerging market central banks - Brazil and Turkey, for example - were raising target rates to fight inflation and currency volatility, while the ECB and Bank of Japan emphasized continued and a potential expansion of policy support. Overall, the IMF slightly reduced its global GDP forecast with growth expected to pick up from +3.0% in 2013 to +3.6% in 2014. The acceleration is driven by both the advanced world (2014E: +2.2% vs. +1.3% in 2013) and emerging markets (2014E: +4.9% vs. +4.7% in 2013).

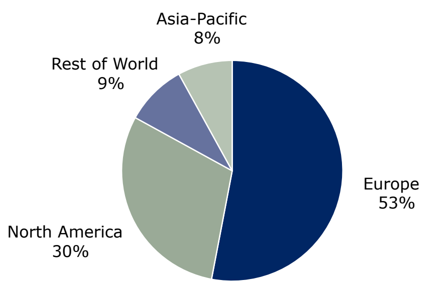
Meanwhile, M&A and buyout activity continue to benefit from strong liquidity in the financing markets. Given that the Fed remains accommodative in the near term, deal flow is likely to remain positive. The global IPO market is off to a very good start in 2014 and the pipeline of new transactions is looking very robust, with more than 1'000 companies registered around the world. Particularly strong IPO activity is expected to take place in Greater China, the US and EMEA. Profiting from this environment, private equity exit markets look to remain strong in the near term.

A source of uncertainty overshadowing the currently more-positive growth outlook is the mounting tension between Russia and the western world over the political developments in the Ukraine. At the current stage, it seems that the dispute has not considerably impacted economic activity on a Eurozone-wide level, with the gradual recovery story remaining intact. Should the situation escalate significantly, the economic impact on the Eurozone could become more substantial. As a result, the outlook remains somewhat clouded.

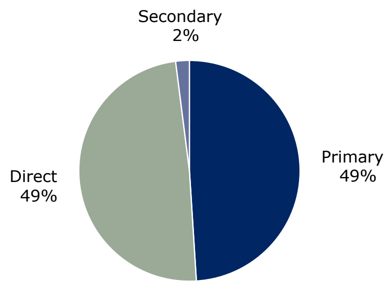
Sources: mergermarket (April 2014); Preqin (April 2014); Ernst & Young (April 2014); IMF (April 2014); Partners Group Research

4 PORTFOLIO COMPOSITION

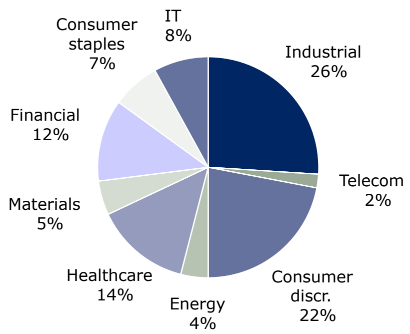
INVESTMENTS BY REGIONAL FOCUS



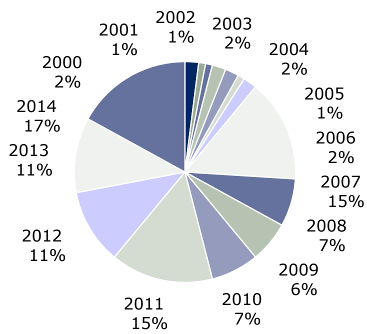
INVESTMENTS BY TRANSACTION TYPE



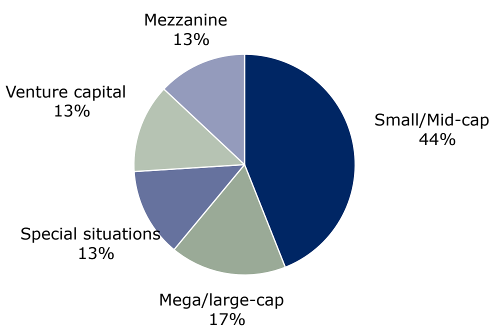
PORTFOLIO ASSETS BY INDUSTRY SECTOR



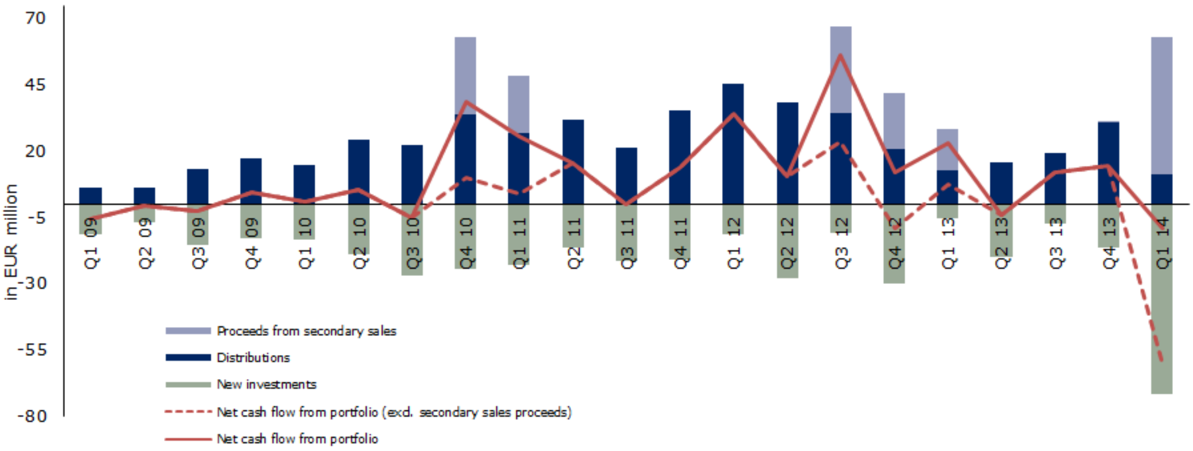
PORTFOLIO ASSETS BY INVESTMENT YEAR



INVESTMENTS BY FINANCING CATEGORY



DEVELOPMENT OF NET CASH FLOWS



NAV PERFORMANCE ATTRIBUTION

VALUATION METRICS OF THE LARGEST UNDERLYING PORTFOLIO COMPANIES*

	Top 10	Top 20	Top 50
LTM EBITDA growth	14.4%	12.1%	10.1%
LTM revenue growth	13.7%	10.4%	9.6%
Average revenue	EUR 0.5bn	EUR 0.4bn	EUR 0.8bn
% of NAV	20.7%	30.5%	43.2%

Asset allocation as per the reporting date; the portfolio composition may change over time.

*As per the reporting date and based on available information. Valuation and performance metrics are weighted averages based on the value of the portfolio companies in the latest valuation report; the largest portfolio companies on a look through basis exclude fully realized investments and distressed debt investments; Debt /EBITDA ratio based on net debt.

The above allocations are provided for additional investor information only and do not necessarily constitute nor are necessarily managed as separate reportable segments by the Investment Manager, the Investment Advisor and Company.

"Investments" refers to the value of investments (beginning of chapter).

5 PORTFOLIO TRANSACTIONS

In the first three months of 2014, Princess received distribution proceeds from exited investments (EUR 11.4 million) and secondary sales (EUR 51.4 million). In terms of new investments over the review period, Princess deployed EUR 71.7 million in capital, of which EUR 68.8 million has been used for direct investments and EUR 2.9 million for calls from third party funds.

Selected direct investments

■ Hofmann Menue

In January, Princess invested in Hofmann Menue Manufaktur, a producer and supplier of customized frozen food products to small business canteens and social organizations such as retirement homes, hospitals and schools in Germany. The company has over 10'000 customers and is well-positioned to benefit from secular trends such as an ageing population and the increasing shift towards outsourced catering. Based on its strong brand and recognition for premium quality products and services, Hofmann Menue has a promising positioning to further increase its share in the expanding market for social organizations.

■ Caffè Nero

Partners Group also acted as the mandated lead arranger in January and invested in the mezzanine debt of family-owned and London headquartered coffee house chain Caffè Nero. Since founded in 1997, Caffè Nero has shown a strong performance, recording year-on-year growth in each year since inception. Caffè Nero has benefitted as the out-of-home coffee drinking culture has expanded and coffee houses are increasingly seen as a place to relax, socialize and network. The investment is expected to deliver an attractive risk return profile, given the company's strong brand, robust cash flow generation and track record of achieving sustained growth.

■ VAT Vakuumventile AG

In February, Princess completed the direct investment VAT Vakuumventile AG. The company is the global market leader in high-end vacuum valves and has a strong market position in these mission-critical parts for the vacuum industry. The company offers its clients the largest product portfolio available globally and generates an annual turnover of more than CHF 300 million. Despite the underlying end markets such as semiconductors having faced challenging market environments at times, VAT has constantly increased its market share whilst delivering stable and attractive margins, due in part to its flexible cost structure and best-in-class engineering and production capabilities.

■ Fermaca

Also in February, Princess invested in Fermaca, a leading provider of gas transportation infrastructure in Mexico. The company currently owns and operates pipelines capable of shipping about 20% of Mexico's natural gas needs. Fermaca is also finishing the construction of an additional pipeline which will transport cheap shale gas from the United States to serve the rapidly rising demand in Mexico, primarily driven by power generation needs. Its customers include Mexico's largest natural energy companies while the bulk of Fermaca's capacity is contracted under long-term agreements, providing the business with stable and predictable cash flows.

■ MultiPlan

In March, Princess completed the direct equity investment in MultiPlan Inc., a provider of comprehensive healthcare cost management solutions. With a network of almost 900'000 healthcare providers and extensive proprietary analytics, MultiPlan generates over USD 11 billion in medical cost savings on 40 million claims annually. The company generates an attractive cash flow through robust margins and low capital expenditure. Partners Group, which has established a close relationship with MultiPlan over the past three years, expects to strategically support the company's plan to grow revenue through the expansion of MultiPlan's business, while leveraging its highly-scalable operating platform.

■ Kerneos

Also in March, Princess invested in the EUR 600 million acquisition of Kerneos, the global leader in the production and sale of specialty cements used in the refractory materials and building-chemistry industries. Headquartered in Paris, the company sells its products in more than 100 countries, and has in recent years expanded its foothold into emerging markets, which now account for close to one-third of its total revenues. Kerneos' sales have been steadily growing over the last ten years to reach EUR 370 million in 2013, and the company has maintained its margins despite challenging market conditions. Going forward, Kerneos intends to expand its geographical footprint and invest in innovation to improve and widen its product range.

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6 LARGEST PORTFOLIO HOLDINGS

Princess Private Equity Holding Limited
for the period ended 31 March 2014 (in EUR)

#	Direct investment	Industry sector	Regional focus	Financing stage	Vintage year
1	VAT Vakuumventile AG	Industrials	Europe	Buyout	2014
2	MultiPlan	Healthcare	Western Europe	Buyout	2010
3	Hofmann Menue Manufaktur	Consumer staples	Western Europe	Buyout	2014
4	Universal Services of America	Industrials	North America	Buyout	2012
5	Fermo (Trimco International)	Industrials	Greater China	Buyout	2012
6	Action	Consumer discretionary	Western Europe	Buyout	2011
7	Fermaca	Energy	Latin America	Special situations	2014
8	Caffe Nero	Consumer staples	Western Europe	Special situations	2013
9	Global Blue	Financials	Europe	Buyout	2012
10	Acino Holding AG	Healthcare	Western Europe	Buyout	2013
11	AWAS Aviation Holding	Financials	Western Europe	Buyout	2006
12	Plantasjen ASA	Consumer discretionary	Northern Europe	Special situations	2007
13	Securitas Direct 2011	Industrials	Northern Europe	Special situations	2011
14	Information service company	Industrials	North America	Buyout	2007
15	Newcastle Coal Infrastructure Group (2nd Stage)	Industrials	Australasia	Special situations	2010
16	Kerneos	Materials	Western Europe	Buyout	2014
17	BarBri	Consumer discretionary	North America	Buyout	2011
18	Essmann	Materials	Western Europe	Special situations	2007
19	Softonic	Consumer discretionary	Southern Europe	Venture capital	2013
20	CSS Corp Technologies (Mauritius) Limited	Telecommunication services	India	Buyout	2013
21	Universal Hospital Services, Inc.	Healthcare	North America	Buyout	2007
22	Education publisher 2	Consumer discretionary	North America	Buyout	2013
23	Food company 1	Industrials	North America	Buyout	2007
24	CPA Global	Industrials	Europe	Special situations	2013
25	US entertainment company	Consumer discretionary	North America	Buyout	2008
26	Grupo SBF	Consumer discretionary	Latin America	Venture capital	2013
27	Photonis	IT	Western Europe	Special situations	2011
28	Lancelot	Financials	North America	Buyout	2013
29	Direct marketing and sales company	Consumer discretionary	Latin America	Buyout	2007
30	Strategic Partners, Inc.	Consumer discretionary	North America	Buyout	2012
31	Healthcare operator 2	Healthcare	Southern Europe	Buyout	2007
32	Fashion company	Consumer discretionary	North America	Buyout	2007
33	Project Artemis	Healthcare	Northern Europe	Special situations	2013

#	Direct investment	Net asset value	% of NAV
1	VAT Vakuumventile AG	18'725'424	3.3%
2	MultiPlan	15'360'735	2.7%
3	Hofmann Menue Manufaktur	14'644'689	2.6%
4	Universal Services of America	11'221'639	2.0%
5	Fermo (Trimco International)	10'342'287	1.8%
6	Action	10'308'401	1.8%
7	Fermaca	9'759'628	1.7%
8	Caffe Nero	n.a.	n.a.
9	Global Blue	7'482'386	1.3%
10	Acino Holding AG	6'770'869	1.2%
11	AWAS Aviation Holding	6'638'569	1.2%
12	Plantasjen ASA	6'439'610	1.1%
13	Securitas Direct 2011	6'416'962	1.1%
14	Information service company	5'849'307	1.0%
15	Newcastle Coal Infrastructure Group (2nd Stage)	n.a.	n.a.
16	Kerneos	5'443'563	1.0%
17	BarBri	4'155'296	0.7%
18	Essmann	4'020'432	0.7%
19	Softonic	4'005'672	0.7%
20	CSS Corp Technologies (Mauritius) Limited	n.a.	n.a.
21	Universal Hospital Services, Inc.	3'623'475	0.6%
22	Education publisher 2	3'615'451	0.6%
23	Food company 1	3'559'950	0.6%
24	CPA Global	3'500'021	0.6%
25	US entertainment company	2'748'349	0.5%
26	Grupo SBF	2'719'099	0.5%
27	Photonis	2'548'681	0.4%
28	Lancelot	2'357'986	0.4%
29	Direct marketing and sales company	1'757'962	0.3%
30	Strategic Partners, Inc.	1'606'453	0.3%
31	Healthcare operator 2	1'565'828	0.3%
32	Fashion company	1'386'915	0.2%
33	Project Artemis	1'326'537	0.2%

#	Direct investment	Industry sector	Regional focus	Financing stage	Vintage year
34	Quick Service Restaurant Holdings	Consumer discretionary	Australasia	Special situations	2011
35	Schenck Process GmbH	Industrials	Western Europe	Buyout	2007
36	BSN medical 2012	Healthcare	Western Europe	Special situations	2012
37	ConvaTec Inc	Healthcare	Western Europe	Buyout	2008
38	Avio Holding S.p.A	Industrials	Southern Europe	Buyout	2006
39	Media and communications company	Consumer discretionary	North America	Buyout	2008
40	Project Marvel	Energy	Western Europe	Special situations	2013
41	Project Sun	Industrials	Southern Europe	Buyout	2011
42	Delsey Group	Consumer discretionary	Western Europe	Buyout	2007
43	Super A-Mart	Consumer discretionary	Australasia	Buyout	2006
44	Project Heron	Consumer staples	North America	Special situations	2013
45	CapitalSpring Finance Company	Financials	North America	Special situations	2013
46	Savers, Inc.	Consumer discretionary	North America	Special situations	2012
47	Univision Communications, Inc.	Consumer discretionary	North America	Buyout	2007
48	Freescale Semiconductor, Inc.	IT	North America	Buyout	2006
49	CCM Pharma	Healthcare	Western Europe	Special situations	2013
50	Aurora Casket	Industrials	North America	Special situations	2012

The portfolio's holdings are ranked by percentage of net asset value. Some names and figures (marked "n.a.") may not be disclosed for confidentiality reasons. Furthermore, some investments have been made through Partners Group pooling vehicles at no additional fees. The portfolio overview of Princess has been prepared on a look through basis, although the unaudited consolidated statement of financial position includes the valuation of certain Partners Group investment vehicles. The overview shows the 50 largest direct investments based on NAV.

#	Direct investment	Net asset value	% of NAV
34	Quick Service Restaurant Holdings	n.a.	n.a.
35	Schenck Process GmbH	1'270'976	0.2%
36	BSN medical 2012	1'253'889	0.2%
37	ConvaTec Inc	1'253'360	0.2%
38	Avio Holding S.p.A	n.a.	n.a.
39	Media and communications company	1'126'990	0.2%
40	Project Marvel	1'110'384	0.2%
41	Project Sun	1'052'092	0.2%
42	Delsey Group	1'052'023	0.2%
43	Super A-Mart	1'044'677	0.2%
44	Project Heron	1'036'985	0.2%
45	CapitalSpring Finance Company	945'883	0.2%
46	Savers, Inc.	862'228	0.2%
47	Univision Communications, Inc.	841'229	0.1%
48	Freescale Semiconductor, Inc.	830'534	0.1%
49	CCM Pharma	783'282	0.1%
50	Aurora Casket	759'788	0.1%

Princess Private Equity Holding Limited
for the period ended 31 March 2014 (in EUR)

#	Fund investment	Regional focus	Financing stage	Vintage year	Remaining net asset value	% of NAV
1	Partners Group Global Real Estate 2008 LP	Europe	Real estate	2008	15'405'914	2.7%
2	Terra Firma Capital Partners III, L.P.	Europe	Buyout	2006	12'750'477	2.2%
3	ICG European Fund 2006, L.P.	Europe	Special situations	2006	9'235'808	1.6%
4	Anonymized European Buyout Fund 7	Europe	Buyout	2007	9'173'019	1.6%
5	Sterling Investment Partners II, L.P.	North America	Buyout	2005	8'352'691	1.5%
6	August Equity Partners II A, L.P.	Western Europe	Buyout	2007	7'481'749	1.3%
7	GMT Communications Partners III, L.P.	Europe	Buyout	2006	6'602'917	1.2%
8	Ares Corporate Opportunities Fund III, L.P.	North America	Special situations	2008	6'602'588	1.2%
9	INVESCO U.S. Buyout Partnership Fund II, L.P.	North America	Buyout	2000	5'753'288	1.0%
10	Quadriga Capital Private Equity Fund III, L.P.	Northern Europe	Buyout	2006	5'701'474	1.0%
11	3i Eurofund Vb	Europe	Buyout	2006	5'690'485	1.0%
12	MatlinPatterson Global Opportunities Partners III	North America	Special situations	2007	5'428'156	1.0%
13	INVESCO Venture Partnership Fund II-A, L.P.	North America	Venture capital	2000	5'308'511	0.9%
14	Pitango Venture Capital Fund III	Rest of World	Venture capital	2000	5'140'229	0.9%
15	Anonymized Emerging Markets Venture Fund 2	Rest of World	Venture capital	2008	5'053'055	0.9%
16	INVESCO Venture Partnership Fund II, L.P.	North America	Venture capital	1999	4'736'727	0.8%
17	Palamon European Equity 'C', L.P.	Europe	Buyout	1999	4'368'168	0.8%
18	Candover 2005 Fund, L.P.	Europe	Buyout	2005	4'152'134	0.7%
19	Ares Corporate Opportunities Fund II, L.P.	North America	Special situations	2006	4'105'112	0.7%
20	Aksia Capital III, L.P.	Southern Europe	Buyout	2005	3'776'313	0.7%
21	GMT Communications Partners II, L.P.	Europe	Venture capital	2000	3'607'034	0.6%
22	Fenway Partners Capital Fund II, L.P.	North America	Buyout	1998	3'098'574	0.5%
23	OCM Mezzanine Fund II, L.P.	North America	Special situations	2005	2'958'767	0.5%
24	SV Life Sciences Fund IV, L.P.	North America	Venture capital	2006	2'765'437	0.5%
25	Draper Fisher Jurvetson Fund VII, L.P.	North America	Venture capital	2000	2'748'394	0.5%
26	The Peninsula Fund IV, L.P.	North America	Special situations	2005	2'621'621	0.5%
27	Levine Leichtman Capital Partners II, L.P.	North America	Special situations	1998	2'563'964	0.5%
28	Carmel Software Fund (Cayman), L.P.	Rest of World	Venture capital	2000	2'495'272	0.4%
29	Advent International GPE VI, L.P.	Europe	Buyout	2008	2'445'751	0.4%
30	Advent Latin American Private Equity Fund IV, L.P.	Latin America	Buyout	2007	2'319'938	0.4%
31	Columbia Capital Equity Partners III (Cayman), LP	North America	Venture capital	2000	2'184'756	0.4%
32	Menlo Ventures IX, L.P.	US-West	Venture capital	2000	1'819'855	0.3%
33	Penta CLO I S.A..	Europe	Special situations	2007	1'738'033	0.3%
34	Alinda Infrastructure Parallel Fund II, L.P.	North America	Special situations	2008	1'734'327	0.3%
35	Index Ventures Growth I (Jersey), L.P.	Europe	Venture capital	2008	1'679'854	0.3%
36	Clayton, Dubilier & Rice Fund VIII, L.P.	North America	Buyout	2009	1'658'115	0.3%

#	Fund investment	Regional focus	Financing stage	Vintage year	Remaining net asset value	% of NAV
37	Anonymized European Buyout Fund 3	Northern Europe	Buyout	2008	1'654'093	0.3%
38	Patria - Brazilian Private Equity Fund III, L.P	Latin America	Buyout	2007	n.a.	n.a.
39	Southern Cross Latin America PE Fund III	Latin America	Buyout	2007	1'618'875	0.3%
40	Ventizz Capital Fund IV, L.P.	Northern Europe	Venture capital	2007	1'554'986	0.3%
41	Navis Asia Fund V, L.P.	Asia-Pacific	Buyout	2007	1'434'474	0.3%
42	EQT Infrastructure (No.1) Limited Partnership	Western Europe	Special situations	2008	1'376'109	0.2%
43	Lightspeed Venture Partners VI, L.P.	North America	Venture capital	2000	1'349'084	0.2%
44	Innisfree PFI Secondary Fund	Western Europe	Special situations	2007	1'332'573	0.2%
45	Perusa Partners 1, L.P.	Western Europe	Special situations	2008	1'326'059	0.2%
46	Russia Partners III, L.P.	CIS	Buyout	2007	1'316'410	0.2%
47	Exxel Capital Partners VI, L.P.	Latin America	Buyout	2000	1'240'206	0.2%
48	Affinity Asia Pacific Fund III, L.P.	Asia-Pacific	Buyout	2007	1'237'420	0.2%
49	Nmas1 Private Equity Fund II, L.P.	Southern Europe	Buyout	2008	1'204'382	0.2%
50	Partners Group SPP1 Limited	North America	Special situations	1996	1'179'671	0.2%

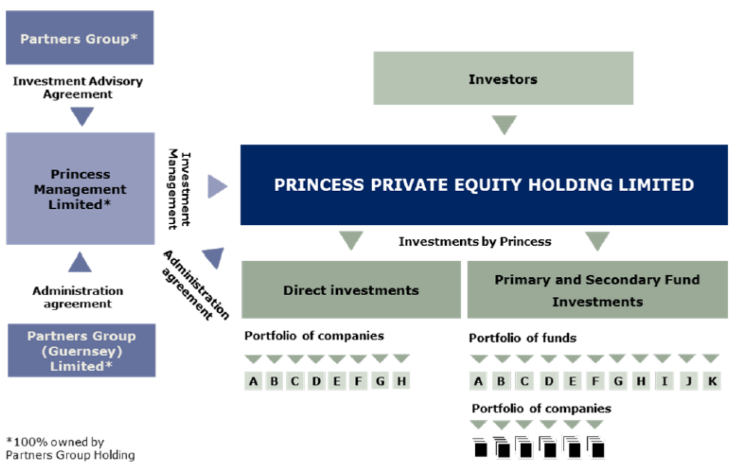
The portfolio’s holdings are ranked by percentage of net asset value. Some names and figures (marked "n.a.") may not be disclosed for confidentiality reasons. Furthermore, some investments have been made through Partners Group pooling vehicles at no additional fees. The portfolio overview of Princess has been prepared on a look through basis, although the unaudited consolidated statement of financial position includes the valuation of certain Partners Group investment vehicles. The overview shows the 50 largest partnerships based on NAV. Remaining net asset value is the net asset value of primary and secondary investments after receipt of distributions from such investments until the end of the reporting period.

7 STRUCTURAL OVERVIEW

Princess Private Equity Holding Limited is a Guernsey-registered private equity holding company founded in May 1999 that invests in private market investments. In 1999 Princess raised USD 700 million through the issue of a convertible bond and invested the capital by way of commitments to private equity partnerships. The convertible bond was converted into shares in December 2006. Concurrently, the investment guidelines were amended and the reporting currency changed from the US dollar to euro. The Princess shares were introduced for trading on the Frankfurt Stock Exchange (trading symbol: PEY1) on 13 December 2006 and on the London Stock Exchange (trading symbol: PEY) on 1 November 2007. Princess consolidated all trading activity to the London Stock Exchange on 6 December 2012 and ceased being listed on the Frankfurt Stock Exchange.

Princess aims to provide shareholders with long-term capital growth and an attractive dividend yield. The Company's investments are managed on a discretionary basis by Princess Management Limited, a wholly-owned subsidiary of Partners Group Holding AG, registered in Guernsey. The Investment Manager is responsible for, inter alia, selecting, acquiring and disposing of investments and carrying out financing and cash management services.

The Investment Manager is permitted to delegate some or all of its obligations and has entered into an advisory agreement with Partners Group AG (the "Investment Advisor"), which is a global private markets investment management firm with over EUR 30 billion in investment programs under management in private equity, private debt, private real estate and private infrastructure. Through the advisory agreement, Princess benefits from the global presence, the size and experience of the investment team and relationships with many of the world's leading private equity firms.



8 FACTS AND FIGURES

Company	Princess Private Equity Holding Limited
Currency denomination	Euro
Joint coporate brokers	JPMorgan Cazenove Numis Securities Ltd.
Dividends	Princess intends to pay a dividend of 5-8% p.a. on NAV
Incentive fee	No incentive fee on primary investments; 10% incentive fee per secondary investment; 15% incentive fee per direct investment; subject in each case to a 8% p.a. preferred return (with catch-up)
Incorporation	1999
Listing	London Stock Exchange
Management fee	1.5% p.a.
Securities	Fully paid-up ordinary registered shares
Structure	Guernsey Company, Authorized closed-ended fund in Guernsey
Trading information	WPK: A0M5MA ISIN: GG00B28C2R28 Trading symbol: PEY Bloomberg: PEY LN Reuters: PEY.L
Voting rights	Each ordinary registered share represents one voting right

9 UNAUDITED CONSOLIDATED FINANCIAL STATEMENTS

UNAUDITED CONSOLIDATED STATEMENT OF COMPREHENSIVE INCOME

for the period from 1 January 2014 to 31 March 2014

In thousands of EUR	***Notes***	**01.01.2014 31.03.2014**	**01.01.2013 31.03.2013**
Net income from financial assets at fair value through profit or loss		**12'227**	**15'264**
Private equity		*9'917*	*12'448*
Revaluation	7	9'751	8'224
Net foreign exchange gains / (losses)	7	166	4'224
Private debt		*2'204*	*2'102*
Interest income (including PIK)		588	594
Revaluation	7	1'374	745
Net foreign exchange gains / (losses)	7	242	763
Private real estate		*238*	*567*
Revaluation	7	238	562
Net foreign exchange gains / (losses)	7	-	5
Private infrastructure		*(132)*	*147*
Revaluation	7	(76)	147
Net foreign exchange gains / (losses)	7	(56)	-
Net income from short-term investments		**1**	**-**
Interest income		1	-
Net income from cash & cash equivalents and other income		**(129)**	**47**
Interest income		(4)	1
Net foreign exchange gains / (losses)		(125)	46
Total net income		**12'099**	**15'311**
Operating expenses		**(3'519)**	**(883)**
Management fees		(2'333)	(2'205)
Incentive fees	10	(817)	(827)
Administration fees		(70)	(76)
Service fees		(63)	(63)
Other operating expenses		(145)	(140)
Other net foreign exchange gains / (losses)		(91)	2'428
Other financial activities		**501**	**(3'469)**
Setup expenses - credit facilities		(114)	(226)
Other finance cost		239	243

Net gains / (losses) from hedging activities	376	(3'486)
Surplus / (loss) for the financial period	**9'081**	**10'959**
Other comprehensive income for the period; net of tax	-	-
Total comprehensive income for the period	**9'081**	**10'959**
Weighted average number of shares outstanding	69'217'783.95	69'450'385.00
Basic surplus / (loss) per share for the financial period	0.13	0.16
Diluted surplus / (loss) per share for the financial period	0.13	0.16

The Euro earnings per share is calculated by dividing the surplus / (loss) for the financial period by the weighted average number of shares outstanding.

UNAUDITED CONSOLIDATED STATEMENT OF FINANCIAL POSITION

As at 31 March 2014

In thousands of EUR	***Notes***		**31.03.2014**		**31.12.2013**
ASSETS					
Financial assets at fair value through profit or loss					
Private equity	7	371'037		317'049	
Private debt	7	72'880		57'882	
Private real estate	7	15'585		15'985	
Private infrastructure	7	9'452		5'267	
Deferred receivables on investments		50'484		50'346	
Other long-term receivables		2'303		-	
Non-current assets			**521'741**		**446'529**
Other short-term receivables		19'455		1'497	
Deferred receivables on investments		-		51'292	
Hedging assets		-		345	
Cash and cash equivalents	8	37'185		69'761	
Current assets			**56'640**		**122'895**
TOTAL ASSETS			**578'381**		**569'424**
EQUITY AND LIABILTIES					
Share capital	9	69		69	
Treasury shares	9	(79)		(432)	
Retained earnings		7'724		(1'357)	
Reserves	9	561'003		561'832	
Total equity			**568'717**		**560'112**
Other long term payables		207		205	
Liabilities falling due after one year			**207**		**205**
Hedging liabilities		1'511		-	
Accruals and other short-term payables		7'946		9'107	
Liabilities falling due within one year			**9'457**		**9'107**
TOTAL EQUITY AND LIABILITIES			**578'381**		**569'424**

UNAUDITED CONSOLIDATED STATEMENT OF CHANGES IN EQUITY

for the period from 1 January 2014 to 31 March 2014

In thousands of EUR	**Share capital**	**Treasury shares**	**Retained earnings**	**Reserves**	**Total**
Equity at beginning of reporting period	69	(432)	(1'357)	561'832	560'112
Other comprehensive income for the period; net of tax	-	-	-	-	-
Share buyback and cancellation	-	-	-	(829)	(829)
Share buyback	-	353	-	-	353
Surplus / (loss) for the financial period	-	-	9'081	-	9'081
Equity at end of reporting period	**69**	**(79)**	**7'724**	**561'003**	**568'717**

for the period from 1 January 2013 to 31 March 2013

In thousands of EUR	**Share capital**	**Treasury shares**	**Retained earnings**	**Reserves**	**Total**
Equity at beginning of reporting period	70	-	(16'386)	599'459	583'143
Other comprehensive income for the period; net of tax	-	-	-	-	-
Share buyback and cancellation	-	-	-	-	-
Share buyback	-	-	-	-	-
Surplus / (loss) for the financial period	-	-	10'959	-	10'959
Equity at end of reporting period	**70**	**-**	**(5'427)**	**599'459**	**594'102**

UNAUDITED CONSOLIDATED STATEMENT OF CASH FLOWS

for the period from 1 January 2014 to 31 March 2014

In thousands of EUR	***Notes***	**01.01.2014 31.03.2014**	**01.01.2013 31.03.2013**
Operating activities			
Surplus / (loss) for the financial period before interest expense		9'081	10'959
Adjustments:			
Net foreign exchange (gains) / losses		(136)	(7'466)
Investment revaluation		(11'287)	(9'678)
Net (gain) / loss on interest		(585)	(595)
Revaluation on forward hedges		(376)	3'486
(Increase) / decrease in receivables		30'852	(1'757)
Increase / (decrease) in payables		(1'210)	428
Realized gains / (losses) from forward hedges		2'233	6'579
Purchase of private equity investments	7	(52'016)	(2'117)
Purchase of private debt investments	7	(15'396)	(1'662)
Purchase of private real estate investments	7	56	58
Purchase of private infrastructure investments	7	(4'317)	-
Distributions from and proceeds from sales of private equity investments	7	7'945	24'868
Distributions from and proceeds from sales of private debt investments	7	2'296	1'402
Distributions from and proceeds from sales of private real estate investments	7	582	1'602
Purchase of short-term investments		(15'000)	(29'998)
Sale of short-term investments		15'000	-
Interest & dividends received		303	432
Net cash from / (used in) operating activities		**(31'975)**	**(3'459)**
Financing activities			
Share buyback and cancellation	9	(829)	-
Treasury shares buyback	9	353	-
Net cash from / (used in) financing activities		**(476)**	**-**
Net increase / (decrease) in cash and cash equivalents		**(32'451)**	**(3'459)**
Cash and cash equivalents at beginning of reporting period	**8**	**69'761**	**65'724**
Effects of foreign currency exchange rate changes on cash and cash equivalents		(125)	46
Cash and cash equivalents at end of reporting period	**8**	**37'185**	**62'311**

NOTES TO THE UNAUDITED CONSOLIDATED FINANCIAL STATEMENTS

for the period from 1 January 2014 to 31 March 2014

1 ORGANIZATION AND BUSINESS ACTIVITY

Princess Private Equity Holding Limited (the "Company") is an investment holding company established on 12 May 1999. The Company's registered office is Tudor House, St. Peter Port, Guernsey, GY1 1BT. The Company is a Guernsey limited liability company that invests in a broadly diversified portfolio of private market investments through its wholly-owned subsidiary, Princess Private Equity Subholding Limited (the "Subsidiary"). The Subsidiary also holds certain investments through its wholly-owned subsidiary Princess Direct Investments, L.P. Inc. (the "Sub-Subsidiary"). The Sub-Subsidiary, the Subsidiary and the Company form a group (the "Group"). Both of these subsidiaries are consolidated as they are deemed to provide investment related services to the Company.

The shares of the Company were listed on the Prime Standard of the Frankfurt Stock Exchange from 13 December 2006 until 5 December 2012 (date of delisting). The shares of the Company remain listed on the main market of the London Stock Exchange, where they have been listed since 1 November 2007.

On 19 September 2012 the Company announced the sale of a limited portfolio of mainly large cap buyout fund positions in the secondary market. The aim of the transaction is to accelerate the phased transition of the portfolio towards global direct investments.

2 BASIS OF PREPARATION

The condensed interim consolidated financial information has been prepared in accordance with IAS 34 - Interim Financial Reporting. The condensed interim consolidated financial information does not include all the information and disclosures required in the annual consolidated financial statements and should be read in conjunction with the Group's annual consolidated financial statements for the period ended 31 December 2013, which have been prepared in accordance with International Financial Reporting Standards, with early adoption of IFRS 10, IFRS 12 and IAS 27 (Amendment effective 1 January 2014).

The accounting policies adopted in the preparation of the of the condensed interim financial statements are consistent with those followed in the preparation of the Group's annual consolidated financial statements for the period ended 31 December 2013, except for the adoption of the following amendments mandatory for annual periods beginning on or after 1 January 2014.

IAS 32 (Amendment effective 1 January 2014) - Financial instruments: Presentation - offsetting financial assets and financial liabilities

Annual improvements 2012 (effective 1 July 2014)
Annual improvements 2013 (effective 1 July 2014)

The Directors of the Company have assessed the impact of this standard and these amendments and concluded that although this accounting standard and these new interpretations did not affect the Group's results of operations or financial position, they have required additional disclosures with respect to the presentation of certain financial assets and financial liabilities.

The following standard which is mandatory for future accounting periods, but where early adoption is permitted now, have not been duly adopted.

IFRS 9 (effective not earlier than 1 January 2017) - Financial instruments

The Directors of the Company are in the process of assessing the impact of this standard and believes that this new accounting standard will not significantly affect the Group's results of operations or financial position. The Directors of the Company do, however, believe that this standard may require amendments to financial reporting procedures applied in the preparation of the financial statements and is likely to have a notable impact on the level of disclosures in the financial statements.

3 SHAREHOLDERS ABOVE 5% OF ORDINARY SHARES ISSUED

In accordance with DTR 5.1.2R of the Financial Conduct Authority Handbook the following shareholders advised holdings above the 5% threshold until 31 March 2014:

Shareholder name	Threshold exceeded	Date of exceeding the threshold	Number of shares held at date of exceeding threshold	Number of shares in issue at date of exceeding threshold	% of ordinary shares in issue at date of exceeding threshold
Deutsche Asset Management Investmentgesellschaft mbH	5.00%	19 April 2007	609'590	7'010'000	8.70%
Vega Invest Fund plc	5.00%	11 October 2007	600'000	7'010'000	8.56%
Bayer-Pensionskasse VVaG	5.00%	25 April 2007	530'000	7'010'582	7.56%
CVP/CAP Coop Personalversicherung	5.00%	31 December 2008	3'551'206	70'100'000*	5.07%
Societe Generale Option Europe	5.00%	20 October 2010	3'724'557	70'100'000*	5.31%
CCLA Investment Management Ltd	5.00%	10 July 2013	3'504'750	69'400'990*	5.05%

*The Extraordinary Shareholder Meeting of the holders of ordinary shares in Princess Private Equity Holding Limited on 12 October 2007 agreed on a 1 to 10 share split according to which each ordinary share was subdivided into 10 ordinary shares. The share split became effective after close of trading on 12 October 2007.

4 DIVIDENDS

No interim dividend was declared in the first quarter of 2014 (Full year 2014: EUR 36.8 million).

5 SHORT-TERM CREDIT FACILITIES

On 12 November 2013, the Company renewed a multi-currency revolving credit facility with Lloyds TSB Bank plc for EUR 50m, which ends on the 26 July 2017.

In relation to the interest charged, on drawn amounts, this is calculated at a margin of 2.95% to 3.25% per annum above the applicable LIBOR rate or, in relation to any loan in EUR, EURIBOR. In addition there is a commitment fee of 0.90% per annum calculated on the daily undrawn amounts plus a fee of EUR 450’000 paid over three years and a monitoring fee in the amount of EUR 25’000 per annum.

The facility, in relation to the Company, is secured, inter alia, by way of a pledge over the shares in Princess Private Equity Subholding Limited, a wholly owned subsidiary of the Company and a pledge over the bank accounts and the inter-company loans within the Group.

The Company must maintain a total net asset value of at least, EUR 350m and a total asset ratio (total debt plus current liabilities as a percentage of restricted net asset value) not greater than 25%.

6 SEGMENT CALCULATION

In thousands of EUR	**01.01.2014 31.03.2014**	**01.01.2013 31.03.2013**
Private equity		
Revaluation	9'751	8'224
Net foreign exchange gains / (losses)	166	4'224
Total net income private equity	**9'917**	**12'448**
Segment result private equity	**9'917**	**12'448**
Private debt		
Interest income (including PIK)	588	594
Revaluation	1'374	745
Net foreign exchange gains / (losses)	242	763
Total net income private debt	**2'204**	**2'102**
Segment result private debt	**2'204**	**2'102**
Private real estate		
Revaluation	238	562
Net foreign exchange gains / (losses)	-	5
Total net income private real estate	**238**	**567**
Segment result private real estate	**238**	**567**
Private infrastructure		
Revaluation	(76)	147
Net foreign exchange gains / (losses)	(56)	-
Total net income private infrastructure	**(132)**	**147**
Segment result private infrastructure	**(132)**	**147**
Non attributable		
Interest & dividend income	(3)	1
Net foreign exchange gains / (losses)	(125)	46
Total net income non attributable	**(128)**	**47**
Segment result non attributable	**(3'647)**	**(836)**
Other financial activities not allocated	501	(3'469)
Surplus / (loss) for the financial period	**9'081**	**10'959**

7 FINANCIAL ASSETS AT FAIR VALUE THROUGH PROFIT OR LOSS

7.1 PRIVATE EQUITY

In thousands of EUR	**31.03.2014**	**31.12.2013**
Balance at beginning of period	317'049	330'260
Purchase of Direct and Indirect Investments	52'016	37'813
Distributions from and proceeds from sales of Direct and Indirect Investments	(7'945)	(72'681)
Reclassification of investments	-	(10)
Revaluation	9'751	28'307
Foreign exchange gains / (losses)	166	(6'640)
Balance at end of period	**371'037**	**317'049**

In the previous year the Subsidiary has transferred its interest in 13 Direct Investments (the "Transferred Investments") via a contribution-in-kind to the Sub-Subsidiary. The transfer was executed at an amount of EUR 42'065'123 representing fair value of the Transferred Investments in the respective investment currencies. As both the Subsidiary and the Sub-Subsidiary form part of the Group the transfer has no effect on the Group's income or financial position. These Direct Investments are reflected in the audited consolidated financial statements of the Group at fair value through profit or loss.

7.2 PRIVATE DEBT

In thousands of EUR	**31.03.2014**	**31.12.2013**
Balance at beginning of period	57'882	63'462
Purchase of Direct and Indirect Investments	15'396	8'251
Distributions from and proceeds from sales of Direct and Indirect Investments	(2'296)	(13'798)
Reclassification of investments	-	10
Accrued cash and PIK interest	361	1'083
Interest received	(79)	(2'012)
Revaluation	1'374	3'859
Foreign exchange gains / (losses)	242	(2'973)
Balance at end of period	**72'880**	**57'882**

In the previous year the Subsidiary has transferred its interest in four direct investments (the "Transferred Investments") via a contribution-in-kind to the Sub-Subsidiary. The transfer was executed at an amount of EUR 18'499'349 representing fair value of the Transferred Investments in the respective investment currencies. As both the Subsidiary and the Sub-Subsidiary form part of the Group the transfer has no effect on the Group's income or financial position. These Direct Investments are reflected in the audited consolidated financial statements of the Group at fair value through profit or loss.

7.3 PRIVATE REAL ESTATE

In thousands of EUR	**31.03.2014**	**31.12.2013**
Balance at beginning of period	15'985	19'166
Purchase of Direct and Indirect Investments	(56)	170
Distributions from and proceeds from sales of Direct and Indirect Investments	(582)	(4'589)
Revaluation	238	1'246
Foreign exchange gains / (losses)	-	(8)
Balance at end of period	**15'585**	**15'985**

7.4 PRIVATE INFRASTRUCTURE

In thousands of EUR	**31.03.2014**	**31.12.2013**
Balance at beginning of period	5'267	4'895
Purchase of Direct and Indirect Investments	4'317	286
Revaluation	(76)	86
Foreign exchange gains / (losses)	(56)	-
Balance at end of period	**9'452**	**5'267**

8 CASH AND CASH EQUIVALENTS

In thousands of EUR	**31.03.2014**	**31.12.2013**
Cash at banks	37'185	28'756
Cash equivalents	-	41'005
Total cash and cash equivalents	**37'185**	**69'761**

9 SHARE CAPITAL, TREASURY SHARES AND RESERVES

9.1 CAPITAL

In thousands of EUR	**31.03.2014**	**31.12.2013**
Authorized		
200'100'000 Ordinary shares of EUR 0.001 each	200	200
Total authorized shares	**200**	**200**
Issued and fully paid		
69'318'835 Ordinary shares of EUR 0.001 each out of the bond coversion	-	69
69'186'188 Ordinary shares of EUR 0.001 each out of the bond coversion	69	-
Total issued and fully paid shares	**69**	**69**

During the reporting period, the Company purchased 76'216 of its own shares at an average price of EUR 6.23. 132'647 shares have been cancelled during this period. Following these purchases and cancellation, the Company's issued share capital consists of 69'186'188 shares (2013: 69'318'835 shares).

9.2 TREASURY SHARES

In thousands of EUR	**31.03.2014**	**31.12.2013**
Share buyback for cancellation	**(79)**	**(432)**

9.3 RESERVES

In thousands of EUR	**31.03.2014**	**31.12.2013**
Distributable reserves		
Distributable reserves at beginning of reporting period	561'832	599'459
Dividend payment	-	(36'763)
Share buyback and cancellation	(829)	(864)
Total distributable reserves at end of reporting period	**561'003**	**561'832**

10 INCENTIVE FEE

In thousands of EUR	**31.03.2014**	**31.12.2013**
Balance at beginning of period	4'412	4'334
Change in incentive fees attributable to General Partner	817	2'104
Incentive fees paid/payable	(65)	(2'026)
Balance at end of period	**5'164**	**4'412**

11 PROJECT ALEXANDER

In September 2012, the Company entered into a sale and purchase agreement, relating to Project Alexander, with a single third party buyer (the "Buyer") to sell 17 limited partnership interests ("Investments") held by the Company.

The transaction is being settled in four installments between 30 September 2012 and the end of January 2013. Until the end of March 2014 USD 103'747'029 and EUR 24'252'872 were received from the Buyer, which reflected 2/3 of the purchase price, adjusted for subsequent calls paid and distributions received by the Company since the transaction cut-off date of 31 December 2011.

The remaining 1/3 proceeds of USD 55’881’063 and EUR 10’848’825 are due to be received after 36 months from the date of transfer. These will be settled as per the predefined timelines.

These amounts were initially recognized in the audited consolidated statement of financial position as financial assets at fair value and were then measured at amortized cost using the effective interest method and have been recognized as receivables in the audited consolidated statement of financial position.

The Investments were derecognized from the Company's portfolio when substantially all risks and rewards associated with them had been transferred to the Buyer, being at the date that the general partner of the Investments formally recognized the Buyer as the owner of the respective Investments.

By 31 January 2013 the Company derecognized all of the investments included in the transaction.

12 COMMITMENTS

In thousands of EUR	**31.03.2014**	**31.12.2013**
Unfunded commitments translated at the rate prevailing at the end of the reporting period	176'703	196'793

13 EARNINGS PER SHARE AND NET ASSETS PER SHARE

Basic earnings per share are calculated by dividing the surplus or loss for the financial period attributable to the shareholders by the weighted average number of shares outstanding during the period. Diluted earnings per share are calculated by adjusting the weighted average number of shares outstanding to assume conversion of all dilutive potential shares, if any. There were no dilutive effects on the Group's shares during 2014 and 2013.

The net assets per share is calculated by dividing the net assets in the consolidated statement of financial position by the number of actual shares outstanding at the end of the reporting period.

In thousands of EUR	**31.03.2014**	**31.12.2013**
Net assets of the Group	568'717	560'112
Outstanding shares at the end of the reporting period	69'173'619.00	69'249'835.00
Net assets per share at period-end	**8.22**	**8.09**

14 FAIR VALUE MEASUREMENT

In thousands of EUR	**Level 1**	**Level 2**	**Level 3**	**Total balance**
Assets				
Financial assets at fair value through profit or loss - equity securities	2'204	-	393'870	396'074
Financial assets at fair value through profit or loss - debt investments	-	-	72'880	72'880
Total assets	**2'204**	**-**	**466'750**	**468'954**
Liabilities				
Derivatives used for hedging	-	(1'511)	-	(1'511)
Total liabilities	**-**	**(1'511)**	**-**	**(1'511)**

15 SIGNIFICANT UNOBSERVABLE VALUATION INPUTS

Level 3 investments may consist of Direct and Indirect equity and debt Investments. Level 3 Indirect Investments are generally valued at the Indirect Investments' net asset values last reported by the Indirect Investments' governing bodies. When the reporting date of such net asset values does not coincide with the Group's reporting date, the net asset values are adjusted as a result of cash flows to/from an Indirect Investment between the most recently available net asset value reported, and the end of the reporting period of the Group. The valuation may also be adjusted for further information gathered by the Investment Advisor during its ongoing investment monitoring process. This monitoring process includes, but is not limited to, binding bid offers, non-public information on developments of portfolio companies held by Indirect Investments, syndicated transactions which involve such companies and the application of reporting standards by Indirect Investments which do not apply the principle of fair valuation.

The main inputs into the Group's valuation models for Direct equity and debt Investments include: EBITDA multiples (based on budgeted/forward looking EBITDA or historical EBITDA of the issuer and EBITDA multiples of comparable listed companies for the equivalent period), discount rates, capitalization rates, price to book as well as price to earnings ratios and enterprise value to sales multiples. The Group also considers the original transaction prices, recent transactions in the same or similar instruments and completed third-party transactions in comparable instruments and adjusts the model as deemed necessary. Further inputs consist of external valuation appraisals and broker quotes.

In order to assess level 3 valuations in accordance with the Investment Management Agreement, the Investment Advisor reviews the performance of the Direct and Indirect Investments held on a regular basis. The valuations are reviewed on an ongoing basis by the Investment Advisor's investment committee who report to the Investment Manager. The investment committee considers the appropriateness of the valuation model inputs as well as the valuation result using various valuation methods and techniques generally recognized within the industry.

The Group utilizes comparable trading multiples in arriving at the valuation for the Direct Investments. Comparable companies multiple techniques assume that the valuation of unquoted Direct Investments can be assessed by comparing performance measure multiples of similar quoted assets for which observable market prices are readily available. The Investment Advisor determines comparable public companies based on industry, size, development stage, strategy, etc. Subsequently the most appropriate performance measure for determining the valuation of the relevant Direct Investment is selected (these include but are not limited to EBITDA, price/earnings ratio for earnings or price/book ratio for book values). Trading multiples for each comparable company identified are calculated by dividing the market capitalization of the comparable company by the defined performance measure. The relevant trading multiples might be subject to adjustment for general qualitative differences such as liquidity, growth rate or quality of customer base between the valued Direct Investment and the comparable company set. The indicated fair value of the Direct Investment is determined by applying the relevant adjusted trading multiple to the identified performance measure of the valued company.

When applying the discounted cash flow method, the Investment Advisor discounts the expected cash flow amounts to a present value at a rate of expected return that represents the time value of money and reflects the relative risks of the Direct Investment. Direct Investments can be valued by using the 'cash flow to investor' method (a debt instrument valuation), or indirectly, by deriving the enterprise value using the 'free cash flow to company' method and subsequently subtracting the Direct Investment's net debt in order to determine the equity value of the relevant Direct Investment. The Investment Advisor determines the expected future cash flows based on agreed investment terms or expected growth rates. In addition and based on the current market environment an expected return of the respective Direct Investment is projected. The future cash flows are discounted to the present date in order to determine the current fair value.

The Group utilizes the sales comparison method in arriving at the valuation for Direct real estate Investments. The sales comparison method compares a Direct real estate Investment's characteristics with those of comparable properties which have recently been traded in the market. The Investment Advisor determines comparable assets based on, but not limited to, size, location, development stage and property type. Furthermore the most appropriate measure for determining the valuation of the relevant Direct real estate Investment is selected (amongst others price per room, price per square foot, price per square meter). The comparable price per unit might be subject to adjustment for general qualitative differences which include, but are not limited to, quality of property and access to public transportation. The indicated fair value of the Direct real estate Investment is determined by applying the relevant price per unit to the respective Direct real estate Investment. The sales comparison method is most appropriate for Direct real estate Investments where the investment's size (e.g. number of rooms, square feet, square meters or other square measures) is known and similar properties have recently traded in the market.

When applying the income method the Investment Advisor compares a Direct real estate Investment's net operating income to capitalization rates recently observed in the market to determine the present value. The Investment Advisor determines comparable assets based on, but not limited to, size, development stage and property type. The capitalization rates from recent sales of comparable properties might be subject to adjustment for general qualitative differences which include, but are not limited to, quality of property, tenant mix and access to public transportation. The indicated fair value of the Direct real estate Investment is determined by applying the relevant capitalization rate to the Direct real estate Investment's net operating income. The income method is most appropriate for income generating Direct real estate Investments where the net operating income is known and similar properties have recently traded in the market.

The values of Level 3 Direct equity Investments valued by using an unobservable input factor are directly affected by a change in that factor. The change in valuation of level 3 Direct equity Investments may vary between different Direct Investments of the same category as a result of individual levels of debt financing within such an investment. Level 3 Direct debt Investments are generally valued using a waterfall approach including different seniority levels of debt. Thus the effect of a change in the unobservable input factor on the valuation of such investments is limited to the debt portion not covered by the enterprise value resulting from the valuation. No interrelationship between unobservable inputs used in the Group's valuation of its level 3 investments has been identified.

The table below presents the investments whose fair values are recognized in whole or in part using valuation techniques based on assumptions that are not supported by prices or other inputs from observable current market transactions in the same instrument and the effect of changing one or more of those assumptions behind the valuation techniques adopted based on reasonable possible alternative assumptions.

If presented, the category "Direct Investments" in the table below may include certain Indirect Investments where the Investment Advisor has full visibility of the underlying portfolio and hence performs a full valuation on such investments as if they were Direct Investments. If presented, the category "Direct Investments" in the table below may include certain investments using the valuation technique "Reported fair value". Such Direct Investments invest solely into underlying Indirect Investments, hence their fair value is based on reported fair value rather than a Direct Investment valuation.

The sensitivity analysis below represents the potential change in fair value for each category of investments presented in absolute values. Should the significant unobservable input for each category of investments increase or decrease by 5%, the value of each category of investments would follow by the absolute positive or negative amount respectively.

With regards to Direct debt Investments, the Investment Advisor is of the opinion that a sensitivity analysis as performed below for Direct equity Investments would not result in a meaningful disclosure with added value for the reader of these audited consolidated financial statements. The reasons for this include, but are not limited to, the fact that the income generated from Direct debt Investments is linked to a reference rate such as LIBOR or EURIBOR (hence eliminating potential valuation changes resulting from fluctuation in interest rates) and the fact that Direct debt Investments are valued using a waterfall approach as described above: The credit risk resulting from investing into a

Direct debt Investment is assessed by performing an enterprise valuation of the issuer's company. Provided that the results of such a valuation provides sufficient evidence that the equity of such a company still has a positive value, there is no indication that the Group as a lender would not be able to recover the full amount initially invested, plus any accrued cash and/or PIK interest, hence carrying such Direct debt Investment at this value. Should a significant unobservable valuation input into such an enterprise valuation be changed in either direction, the value of a respective Direct debt Investment would not fluctuate proportionately. Any fluctuation in the enterprise value of a lender's company would only have an impact on the value of a Direct debt Investment in case the results of such a valuation would provide sufficient evidence that the enterprise value of the company is not sufficient to fully cover the outstanding debt instrument, where the Group is invested in.

With regards to Direct real estate debt Investments, the Investment Advisor is of the opinion that a sensitivity analysis as performed below for Direct equity Investments would not result in a meaningful disclosure with added value for the reader of these audited consolidated financial statements. The reasons for this conclusion include, but are not limited to the fact that the income generated from Direct real estate Investments is linked to a reference rate such as LIBOR or EURIBOR (hence eliminating potential valuation changes resulting from fluctuation in interest rates) and the fact that Direct real estate Investments are valued using a waterfall approach as described above: The risk resulting from investing into a Direct real estate debt Investment is assessed by evaluating the gross asset value of the property. Provided that the results of such valuation provide sufficient evidence that the gross asset value exceeds the debt balance (i.e. the equity has a positive value), there is no indication that the Group as a lender would not be able to recover the full amount initially invested, plus any accrued cash and/or PIK interest, hence carrying such Direct real estate debt Investments at this value. Should a significant unobservable valuation input into the determination of gross asset value be changed in either direction, the value of a respective Direct real estate debt Investment would not fluctuate proportionately. Any fluctuation in gross asset value of the property would only have an impact on the value of a Direct real estate debt Investment in case the results of such a valuation would provide sufficient evidence that the gross asset value of the property is not sufficient to fully cover the outstanding debt instrument, where the Group is invested in. With regards to Direct real estate equity Investments, the Investment Advisor is of the opinion that a sensitivity analysis as performed below for Direct equity Investments would not result in a meaningful disclosure with added value for the reader of these audited consolidated financial statements. The reasons for this conclusion include, but are not limited to the fact that variations in property location, quality and business plan result in comparisons across properties that are not meaningful. Unobservable inputs for a specific region will vary greatly based on the property's micro location, building finishes and amenities and leasing strategy. One-to-one comparisons are not possible even for buildings that are physically close to each other due to the differences in property features and occupancy.

A sensitivity analysis has not been presented for Direct Investments that have been acquired within the last three months of the financial period and where the acquisition cost was deemed to be fair value in accordance with IFRS 13 as it is the view of the Investment Advisor that insufficient time has passed to determine a reliable sensitivity range based on appropriate valuation inputs that would be considered appropriate by market participants.

16 SIGNIFICANT UNOBSERVABLE VALUATION INPUT TABLE

Type of security	Fair value at 31.03.2014	Valuation technique	Unobservable input	Range (weighted average)	Sensitivity	
Fair value in thousands of EUR						
Direct Investments						
Direct equity Investments	81'562	Market comparable companies	Enterprise value to EBITDA multiple	4.20x - 11.60x (9.15x)	6'957	-6'957
	2	Reported fair value	Reported fair value	n/a	0	-0
Direct debt Investments	25'281	Market comparable companies	Enterprise value to EBITDA multiple	6.78x - 15.10x (10.36x)	n/a	n/a
	5'608	Replacement cost	Recent transaction price	n/a	n/a	n/a
	194	Reported fair value	Reported fair value	n/a	10	-10
Indirect Investments						
	343'856	Adjusted reported net asset value	Reported net asset value	n/a	17'193	-17'193
	-3'782	Adjusted reported net asset value	Fair value adjustments	n/a	-189	189

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WPK	A0M5MA
Valor	3493187
Trading symbol	PEY
Bloomberg	PEY LN
Reuters	PEY.L
Joint corporate brokers	JPMorgan Cazenove / Numis Securities Limited

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