

**Greater Wellington Rail Limited  
Unaudited and Condensed  
Interim Financial statements  
For the half-year period ended  
31 December 2025**



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## **Directory**

### **Directors**

L E Elwood

H K Modlik

R M Evans

D Ponter

R Connelly

N Elder

C Johnstone

C Kirk-Burnnand (Chairperson)

D Lee

T Nash

D Bassett

### **Appointed**

01 October 2023 (Chairperson from 27 November 2025)

01 October 2023

01 October 2023

27 November 2025

27 November 2025

27 November 2025

27 November 2025

20 November 2019 (ceased 27 November 2025)

24 November 2022 (ceased 27 November 2025)

24 November 2022 (ceased 27 November 2025)

24 November 2022 (ceased 27 November 2025)

### **Registered office**

100 Cuba Street  
Te Aro, Wellington, 6011

### **Bankers**

ANZ Bank New Zealand Ltd

**Directors' report**

The Local Government Act (section 66) requires a half-yearly report be provided within two months after the end of the first half of each financial year. The Directors have pleasure in submitting their Interim Report, including the interim financial statements for the period ended 31 December 2025.

**Principal Activities**

Greater Wellington Rail Limited's (GWRL) principal activities during the period were the ownership and management of its rail rolling stock and rail infrastructure assets. The objectives of GWRL are to own and maintain rail rolling stock and rail infrastructure and to make these available for lease to a commercial rail operator.

GWRL was incorporated on 3rd August 2006.

**Corporate Governance**

GWRL is governed by a board of seven directors all of whom are appointed by the shareholder, with three independent external directors with commercial backgrounds to provide advice and expertise at the governance level. Directors meet regularly to direct and control GWRL's proceedings. In addition to the obligations of the Local Government Act 2002, GWRL is also subject to the requirements of the Companies Act 1993 and all other applicable legislative requirements.

**Overview of results**

	<b>Unaudited Six months to 31 December 2025 \$'000</b>	<b>Unaudited Six months to 31 December 2024 \$'000</b>	<b>Audited Full year ended 30 June 2025 \$'000</b>
Net surplus / (deficit) after tax for the financial year	<u><b>(12,441)</b></u>	<u><b>(11,738)</b></u>	<u><b>(22,759)</b></u>

**Outlook**

The outlook for the company remains stable, with no significant changes or updates to the projections set out in the Statement of Intent.

**STATEMENT OF SERVICE PERFORMANCE**

**Operational Performance Targets**

Level of Service	Full Year 2025/26 Target	Unaudited Six months to 31 December 2025 Result
<b>CUSTOMER SATISFACTION WITH RAIL ASSETS</b>		
Percentage of passengers who are satisfied with their current trip	≥ 93%	Refer Note 1
Percentage of customers who are satisfied with the condition of the station	94%	Refer Note 1
Percentage of customers who are satisfied with the inside temperature of vehicles	≥ 93%	Refer Note 1
Percentage of passengers who are satisfied with the condition of the vehicle fleet	≥ 94%	Refer Note 1
Percentage of passengers who are satisfied with overall station	≥ 92%	Refer Note 1
Percentage of passengers who are satisfied with the cleanliness of the station	≥ 91%	75.99%
Percentage of passengers who are satisfied with provision of shelter from weather at shelter/station	≥ 84%	Refer Note 1
Percentage of customers who are satisfied with their personal safety at station	≥ 93%	Refer Note 1
Percentage of passengers who are satisfied with information about service delays or disruptions	≥ 73%	67.13%
Increased boardings by people that use the Accessible Concession (as a percent of total rail boardings)	> 0.6%	Refer Note 1
<b>ROLLING STOCK- ASSET MANAGEMENT</b>		
Matangi Mean Distance between failure <sup>2</sup>	≥40,000 km	65,654 km
Carriage - Mean distance between failure <sup>2</sup>	≥80,000 km	113,400 km
<b>RAIL FIXED ASSET - ASSET MANAGEMENT</b>		
Percentage of pedestrian bridges and subways which meet at least 67% of NBS earthquake rating <sup>3</sup>	100%	52%
Percentage of stations with CCTV coverage	≥ 99%	96%
<b>Average condition grade of <sup>4</sup>:</b>		
Station buildings and shelter	≤ 2.5	1.96 / 1.51
Structures (subways & bridges)	≤ 2.5	2.39 / 2.37
Park & Ride	≤ 2.5	2.1
<b>Percentage of assets in condition grade <sup>4</sup> (Poor) or worse</b>		
Station buildings and shelters	≤ 2.3%	1.5% & 0%
Structures (subways and bridges)	≤ 8.0%	8%
Park and Ride	≤ 8.0%	4.2%
<ol style="list-style-type: none"> <li>1. The Supplementary Customer satisfaction survey does not include these performance measures. The final survey will be undertaken later in the year and these results will be reported in the full year accounts.</li> <li>2. Rolling average figures for the previous 12 months. These figures are from 30th November 2025.</li> <li>3. Whilst we are confident that the majority of pedestrian bridges and subways meet at least 67% of NBS and we have done work to strengthen these assets, we are in the process of locating the post-project documentation that would confirm this. As such, the 52% reflects only the number of structures for which we have reports (12 out of 23 assets).</li> <li>4. Conditional grade score – 1: Is very good condition and, 5: very poor condition requiring replacement.</li> </ol>		

For, and on behalf of, the Board of Directors



Director  
23 February 2026



Director  
23 February 2026

**Greater Wellington Rail Limited**  
**Statement of Comprehensive Revenue and Expense**  
**For the half-year ended 31 December 2025**

	Notes	Unaudited Six months to 31 December 2025 \$'000	Unaudited Six months to 31 December 2024 \$'000	Audited Full year ended 30 June 2025 \$'000
<b>Revenue</b>				
Total revenue	2	<u>16,002</u>	12,683	28,144
<b>Expenditure</b>				
Depreciation	4	(13,988)	(13,406)	(27,966)
Audit Fees		(38)	(38)	(76)
Repairs and Maintenance		(8,306)	(8,866)	(19,092)
Rates and Insurance		(765)	(1,710)	(1,533)
Other Operating Expenses		(6,960)	(2,075)	(7,895)
Tax services		(17)	(23)	(33)
Legal Fees		(4)	(3)	(3)
Interest Expense		(77)	(95)	(323)
Total operating expenses		<u>(30,155)</u>	(26,216)	(56,921)
Net surplus / (deficit) before tax		(14,153)	(13,533)	(28,777)
Income tax benefit / (expense)	5	<u>1,712</u>	1,795	6,018
<b>Net surplus / (deficit) after tax</b>		<u>(12,441)</u>	(11,738)	(22,759)
<b>Other comprehensive revenue and expenditure</b>				
Revaluation reserve movement		-	-	-
Deferred tax recognised in reserves		-	-	-
<b>Total comprehensive income for the year</b>		<u>(12,441)</u>	(11,738)	(22,759)

The accompanying notes and accounting policies form part of these financial statements.

**Greater Wellington Rail Limited**  
**Statement of Changes in Equity**  
**For the half-year ended 31 December 2025**

	Unaudited			Total equity \$'000
	Share Capital \$'000	Other reserves \$'000	Retained earnings \$'000	
<b>Balance as at 1 July 2025</b>	337,603	88,676	(34,466)	391,813
Net surplus/(deficit) after tax	-	-	(12,441)	(12,441)
Equity contribution by the owners during the year	49,300	-	-	49,300
<b>Balance as at 31 December 2025</b>	<u>386,903</u>	<u>88,676</u>	<u>(46,907)</u>	<u>428,672</u>
<b>Balance as at 1 July 2024</b>	320,703	88,676	(11,711)	397,668
Net surplus / (deficit) after tax	-	-	(11,738)	(11,738)
Equity contribution by the owners during the year	-	-	-	-
<b>Balance as at 31 December 2024</b>	<u>337,703</u>	<u>88,676</u>	<u>(23,449)</u>	<u>385,930</u>

*The accompanying notes and accounting policies form part of these financial statements.*

**Greater Wellington Rail Limited**  
**Statement of Financial Position**  
For the half year period ended 31 December 2025

	Notes	Unaudited 31 December 2025 \$'000	Unaudited 31 December 2024 \$'000	Audited 30 June 2025 \$'000
<b>ASSETS</b>				
<b>Current assets</b>				
Cash and cash equivalents		<u>2</u>	<u>2</u>	<u>2</u>
<b>Total current assets</b>		<u>2</u>	<u>2</u>	<u>2</u>
<b>Non-current assets</b>				
Property, plant and equipment	4	<u>513,490</u>	<u>473,672</u>	<u>468,768</u>
<b>Total non-current assets</b>		<u>513,490</u>	<u>473,672</u>	<u>468,768</u>
<b>Total assets</b>		<u>513,492</u>	<u>473,674</u>	<u>468,770</u>
<b>LIABILITIES</b>				
<b>Current liabilities</b>				
Accrued expenses and payables		<u>3,704</u>	<u>2,170</u>	<u>1,769</u>
Current account Wellington Regional Council		<u>10,234</u>	<u>8,757</u>	<u>2,594</u>
<b>Total current liabilities</b>		<u>13,938</u>	<u>10,927</u>	<u>4,363</u>
<b>Non-current liabilities</b>				
Deferred taxation liability	5	<u>70,882</u>	<u>76,817</u>	<u>72,594</u>
<b>Total non-current liabilities</b>		<u>70,882</u>	<u>76,817</u>	<u>72,594</u>
<b>Total liabilities</b>		<u>84,820</u>	<u>87,744</u>	<u>76,957</u>
<b>Net assets</b>		<u>428,672</u>	<u>385,930</u>	<u>391,813</u>
<b>EQUITY</b>				
Ordinary share capital	6	<u>386,903</u>	<u>320,703</u>	<u>337,603</u>
Reserves		<u>88,676</u>	<u>88,676</u>	<u>88,676</u>
Retained earnings		<u>(46,907)</u>	<u>(23,449)</u>	<u>(34,466)</u>
<b>Total equity</b>		<u>428,672</u>	<u>385,930</u>	<u>391,813</u>

For, and on behalf of, the Board of Directors.



Director  
23 February, 2026



Director  
23 February, 2026

The accompanying notes and accounting policies form part of these financial statements.

**Greater Wellington Rail Limited**  
**Statement of Cash Flows**  
**For the half-year ended 31 December 2025**

	Notes	Unaudited Six months to 31 December 2025 \$'000	Unaudited Six months to 31 December 2024 \$'000	Audited 30 June 2025 \$'000
<b>Cash flows from operating activities</b>				
Rent income		4,051	3,975	8,021
Subsidies received		11,951	6,499	18,914
Insurance claim		-	2,209	1,209
		<u>16,002</u>	<u>12,683</u>	<u>28,143</u>
<b>Cash was applied to:</b>				
Payments to suppliers		(14,053)	(12,976)	(28,837)
Interest paid		(77)	(95)	(323)
<b>Net cash flow from operating activities</b>	7	<u>1,872</u>	<u>(388)</u>	<u>(1,016)</u>
<b>Cash flows from investing activities</b>				
Purchase of property, plant & equipment		(58,813)	(7,505)	(17,612)
<b>Net cash flow from investing activities</b>		<u>(58,813)</u>	<u>(7,505)</u>	<u>(17,612)</u>
<b>Cash flow from financing activities</b>				
<b>Cash was provided from:</b>				
Movement in current account Wellington Regional Council		7,641	7,893	1,728
Issue of ordinary share capital		49,300	-	16,900
<b>Net cash flow from financing activities</b>		<u>56,941</u>	<u>7,893</u>	<u>18,628</u>
<b>Net increase (decrease) in cash, cash equivalents &amp; bank overdraft</b>				
		-	-	-
Add opening balance in cash, cash equivalents & bank overdraft		2	2	2
<b>Cash, cash equivalents &amp; bank overdraft at year end</b>		<u>2</u>	<u>2</u>	<u>2</u>

The accompanying notes and accounting policies form part of these financial statements.

## **1 Summary of significant accounting policies**

### **(a) Basis of preparation of half-year financial report**

#### **REPORTING ENTITY**

Greater Wellington Rail Limited (GWRL) is registered under the Companies Act 1993 and is a wholly owned subsidiary of WRC Holdings Ltd, which in turn is a wholly owned subsidiary of the Greater Wellington Regional Council (GWRC). GWRL principal address is 100 Cuba Street, Wellington, New Zealand.

GWRL is a council-controlled trading organisation (CCTO) as defined in section 6 of the Local Government Act 2002.

GWRL provides rail rolling stock and infrastructure assets to the GWRC for community and social benefits through a rail operator, rather than to make a financial return. Accordingly, GWRL has designated itself as public benefit entity (PBE) and applies New Zealand Tier 1 Public Sector Public Benefit accounting standards (PBE Accounting Standards).

The financial statements have been prepared on the going concern basis. Accounting policies have been applied consistently throughout the period.

The directors are in receipt of a letter of ongoing support from its ultimate controlling entity the GWRC. As a result, the directors consider it appropriate to prepare the financial statements on a going concern basis.

The financial statements of GWRL are for the 6 months ended 31 December 2025.

#### **STATEMENT OF COMPLIANCE**

The financial statements are presented in accordance with the requirements of the Companies Act 1993, the Financial Reporting Act 2013, the Local Government Act 2002 and New Zealand Generally Accepted Accounting Practices (NZ GAAP).

#### **MEASUREMENT BASE**

The financial statements have been prepared on a historical basis, modified by the revaluation of rolling stock and infrastructure assets.

The financial statements are presented in New Zealand dollars and all amounts are rounded to nearest thousand dollars (\$'000) unless otherwise stated.

#### **ACCOUNTING POLICIES**

The accounting policies set out below have been applied consistently to all periods presented in these financial statements.

### **(b) Significant Assumptions and Estimates**

In preparing these financial statements, we have made estimates and assumptions concerning the future. These estimates and assumptions may differ from the subsequent actual results. Estimates and assumptions are continually evaluated and are based on historical experience and other factors, including expectations or future events that are believed to be reasonable under the circumstances.

In the process of applying the accounting policies, we have made judgements or estimates relating to the estimated useful life of property, plant and equipment. The judgements are disclosed in the notes to the Financial Statements.

### **(c) Goods and Services Tax (GST)**

GWRL is part of the Wellington Regional Council GST Group. All items in the financial statements are exclusive of GST.

Where GST is not recoverable as an input tax it is recognised as part of the related asset or expense.

## 2 Revenue from exchange and non-exchange transactions

	Unaudited Six months to 31 December 2025 \$'000	Unaudited Six months to 31 December 2024 \$'000	Audited 30 June 2025 \$'000
Rental - Trains (exchange)	4,051	3,975	8,021
Grants & subsidies revenue (non-exchange)	11,951	6,499	18,914
Insurance claim (non-exchange)	-	2,209	1,209
	<u>16,002</u>	<u>12,683</u>	<u>28,144</u>

## 3 Income tax

The tax expense reported in the six-monthly financial statements is based on estimated figures for the interim period. The final tax position, including current and deferred tax balances, will be determined at the year-end to reflect the actual year result.

	Unaudited Six months to 31 December 2025 \$'000	Unaudited Six months to 31 December 2024 \$'000	Audited 30 June 2025 \$'000

### (a) Tax (benefit) / expense comprises:

Current tax expense / (income)	-	-	-
Deferred tax (income) / expense relating to the origination and reversal of temporary differences	(1,712)	(1,795)	(6,018)
Adjustments recognised in the current period in relation to the deferred tax of prior periods	-	-	-
<b>Total income tax (benefit) / expense</b>	<u>(1,712)</u>	<u>(1,795)</u>	<u>(6,018)</u>

### (b) The prima facie income tax expense on pre-tax accounting profit from operations reconciles to the income tax expense in the financial statements as follows:

(Deficit) / surplus from operations before tax	<u>(14,153)</u>	<u>(13,533)</u>	<u>(28,777)</u>
Income tax (benefit) / expense calculated at 28%	(3,963)	(3,789)	(8,057)
- Non-deductible expenses	-	-	5,295
- Non assessable income	-	-	(5,295)
- Temporary differences	2,251	1,994	2,039
Income tax expense (benefit)	<u>(1,712)</u>	<u>(1,795)</u>	<u>(6,018)</u>

The financial statements for the half year ended 31 December 2025 do not include any loss offsets received from other group companies (2024: Nil).

#### 4 Property, plant and equipment

	Unaudited		
	Rolling stock \$'000	Transport infrastructure \$'000	Total \$'000
<b>Half year ended 31 December 2024</b>			
<b>Opening net book value</b>	350,532	129,047	479,579
Additions/Transfer	7	53	60
Work in Progress movement	3,915	3,524	7,439
Loss on asset disposal	-	-	-
Net depreciation expense	<u>(9,739)</u>	<u>(3,667)</u>	<u>(13,406)</u>
<b>Closing net book amount</b>	<u>344,715</u>	<u>128,957</u>	<u>473,672</u>
<b>At 31 December 2024</b>			
Cost	373,700	139,189	512,891
Accumulated depreciation	<u>(28,985)</u>	<u>(10,232)</u>	<u>(39,217)</u>
Closing net book value	<u>344,715</u>	<u>128,957</u>	<u>473,672</u>
<b>Half year ended 31 December 2025</b>			
<b>Opening net book value</b>	341,437	127,332	468,768
Additions/Transfer	-	452	452
Work in Progress movement	55,798	2,561	58,359
Loss on asset disposal	-	(102)	(102)
Net depreciation expense	<u>(9,830)</u>	<u>(4,158)</u>	<u>(13,988)</u>
<b>Closing net book value</b>	<u>387,405</u>	<u>126,086</u>	<u>513,490</u>
<b>At 31 December 2025</b>			
Cost	436,373	144,362	580,736
Accumulated depreciation	<u>(48,968)</u>	<u>(18,276)</u>	<u>(67,244)</u>
Closing net book value	<u>387,405</u>	<u>126,086</u>	<u>513,490</u>
<b>Working in Progress</b>			
	Rolling stock \$'000	Unaudited Transport infrastructure \$'000	Total \$'000
<b>Opening balance 1 July 2024</b>	14,545	10,398	24,943
Additions	3,926	3,568	7,494
Transfer	<u>(7)</u>	<u>(53)</u>	<u>(60)</u>
<b>Closing balance 31 December 2024</b>	<u>18,464</u>	<u>13,913</u>	<u>32,377</u>
<b>Opening balance 1 July 2025</b>	23,342	6,621	29,963
Additions	55,798	2,829	58,627
Movement	<u>-</u>	<u>(452)</u>	<u>(452)</u>
<b>Closing balance 31 December 2025</b>	<u>79,140</u>	<u>8,998</u>	<u>88,138</u>

## 5 Deferred tax

	Unaudited 31 December 2025 \$'000	Unaudited 31 December 2024 \$'000	Audited 30 June 2025 \$'000
<b>Deferred tax assets comprise:</b>			
Tax losses	<u>25,242</u>	<u>23,214</u>	<u>24,340</u>
Total deferred tax assets	<u>25,242</u>	<u>23,214</u>	<u>24,340</u>
<b>Deferred tax liabilities comprise:</b>			
Temporary differences	<u>(96,123)</u>	<u>(100,031)</u>	<u>(100,903)</u>
Total deferred tax liabilities	<u>(96,123)</u>	<u>(100,031)</u>	<u>(100,903)</u>

	Property, plant and equipment \$'000	Tax losses \$'000	Total \$'000
<b>At 1 July 2024</b>	(100,903)	22,291	(78,612)
Changed to income	<u>872</u>	<u>923</u>	<u>1,795</u>
<b>At 31 December 2024</b>	<u>(100,031)</u>	<u>23,214</u>	<u>(76,817)</u>
<b>At 1 July 2025</b>	(96,934)	24,340	(72,594)
Changed to income	<u>811</u>	<u>902</u>	<u>1,712</u>
<b>At 31 December 2025</b>	<u>(96,123)</u>	<u>25,242</u>	<u>(70,882)</u>

GWRL does not have any unrecognised tax losses or deductible temporary differences (2025: Nil).

## 6 Share capital

	31 December 2025 Shares	Unaudited 31 December 2024 Shares	Unaudited 31 December 2025 \$'000	31 December 2024 \$'000
<b>(a) Share capital</b>				
<b>Ordinary shares</b>				
10,000 shares unpaid	10,000	10,000	-	-
303,429,283 \$1 shares, fully paid	303,429,283	303,429,283	303,429	303,429
25,200,000 \$1 shares, partly paid	25,200,000	25,200,000	17,274	17,274
70,400,000.00 \$1 shares, partly paid	70,400,000	-	66,200	-
82,600,000 \$1 shares, unpaid	82,600,000	-	-	-
	<u>481,639,283</u>	<u>328,639,283</u>	<u>386,903</u>	<u>320,703</u>

## 7 Reconciliation of cash flows from operating activities to net surplus / (deficit) after tax

	Unaudited 31 December 2025 \$'000	Unaudited 31 December 2024 \$'000	Audited 30 June 2025 \$'000
<b>Net surplus (deficit) after taxation</b>	<b>(12,441)</b>	<b>(11,738)</b>	<b>(22,759)</b>
<b>Add back non-cash items:</b>			
Depreciation	13,988	13,406	27,966
(Gain)/loss on sale of fixed asset	102	-	458
Deferred tax	(1,712)	(1,795)	(6,018)
<b>Add /(less) movement in working capital:</b>			
(Increase) / decrease in accrued expenditure	1,935	(261)	(663)
<b>Add/(less) items classified as investing or financing activities</b>			
Increase in share capital	-	-	-
<b>Net cash inflow from operating activities</b>	<u><b>1,872</b></u>	<u><b>(388)</b></u>	<u><b>1,016</b></u>

## 8 Events occurring after the reporting date

There were no other subsequent events up to the date of these financial statements, which would affect the amounts or disclosures in the financial statements.

**Greater Wellington Rail Limited  
Statement of Compliance and Responsibility  
For the half year period ended 31 December 2025**

**Compliance**

The Directors and management of GWRL confirm that all the statutory requirements of the Local Government Act 2002 in relation to the financial report have been complied with.

**Responsibility**

The Directors and management of the Company accept responsibility for the preparation of the annual Financial Statements and the Statement of Service Performance and the judgements used in them.

The Directors have authority to sign these financial statements.

The Directors and management of the Company accept responsibility for establishing and maintaining a system of internal control designed to provide reasonable assurance as to the integrity and reliability of financial reporting.

In the opinion of the Directors and management of the Company, the annual Financial Statements and the Statement of Service Performance for the year ended 31 December 2025 fairly reflect the financial position and operations of the Company.



Director

23 February, 2026



Director

23 February, 2026



Group Manager Finance & Risk

23 February, 2026