

Q2-2021 Presentation

August 17, 2021



FLEX LNG

FORWARD-LOOKING STATEMENTS



MATTERS DISCUSSED IN THIS PRESENTATION MAY CONSTITUTE FORWARD-LOOKING STATEMENTS. THE PRIVATE SECURITIES LITIGATION REFORM ACT OF 1995 PROVIDES SAFE HARBOR PROTECTIONS FOR FORWARD-LOOKING STATEMENTS IN ORDER TO ENCOURAGE COMPANIES TO PROVIDE PROSPECTIVE INFORMATION ABOUT THEIR BUSINESS. FORWARD-LOOKING STATEMENTS INCLUDE STATEMENTS CONCERNING PLANS, OBJECTIVES, GOALS, STRATEGIES, FUTURE EVENTS OR PERFORMANCE, AND UNDERLYING ASSUMPTIONS AND OTHER STATEMENTS, WHICH ARE OTHER THAN STATEMENTS OF HISTORICAL FACTS.

FLEX LNG LTD. ("FLEX LNG" OR "THE COMPANY") DESIRES TO TAKE ADVANTAGE OF THE SAFE HARBOR PROVISIONS OF THE PRIVATE SECURITIES LITIGATION REFORM ACT OF 1995 AND IS INCLUDING THIS CAUTIONARY STATEMENT IN CONNECTION WITH THIS SAFE HARBOR LEGISLATION. THE WORDS "BELIEVE," "EXPECT," "FORECAST," "ANTICIPATE," "ESTIMATE," "INTEND," "PLAN," "POSSIBLE," "POTENTIAL," "PENDING," "TARGET," "PROJECT," "LIKELY," "MAY," "WILL," "WOULD," "SHOULD," "COULD" AND SIMILAR EXPRESSIONS IDENTIFY FORWARD-LOOKING STATEMENTS.

THE FORWARD-LOOKING STATEMENTS IN THIS PRESENTATION ARE BASED UPON VARIOUS ASSUMPTIONS, MANY OF WHICH ARE BASED, IN TURN, UPON FURTHER ASSUMPTIONS, INCLUDING WITHOUT LIMITATION, MANAGEMENT'S EXAMINATION OF HISTORICAL OPERATING TRENDS, DATA CONTAINED IN THE COMPANY'S RECORDS AND OTHER DATA AVAILABLE FROM THIRD PARTIES. ALTHOUGH FLEX LNG BELIEVES THAT THESE ASSUMPTIONS WERE REASONABLE WHEN MADE, BECAUSE THESE ASSUMPTIONS ARE INHERENTLY SUBJECT TO SIGNIFICANT UNCERTAINTIES AND CONTINGENCIES WHICH ARE DIFFICULT OR IMPOSSIBLE TO PREDICT AND ARE BEYOND THE COMPANY'S CONTROL, THERE CAN BE NO ASSURANCE THAT THE COMPANY WILL ACHIEVE OR ACCOMPLISH THESE EXPECTATIONS, BELIEFS OR PROJECTIONS. FLEX LNG UNDERTAKES NO OBLIGATION, AND SPECIFICALLY DECLINES ANY OBLIGATION, EXCEPT AS REQUIRED BY LAW, TO PUBLICLY UPDATE OR REVISE ANY FORWARD-LOOKING STATEMENTS, WHETHER AS A RESULT OF NEW INFORMATION, FUTURE EVENTS OR OTHERWISE.

IN ADDITION TO THESE IMPORTANT FACTORS, OTHER IMPORTANT FACTORS THAT, IN THE COMPANY'S VIEW, COULD CAUSE ACTUAL RESULTS TO DIFFER MATERIALLY FROM THOSE DISCUSSED IN THE FORWARD-LOOKING STATEMENTS INCLUDE: UNFORESEEN LIABILITIES, FUTURE CAPITAL EXPENDITURES, THE STRENGTH OF WORLD ECONOMIES AND CURRENCIES, GENERAL MARKET CONDITIONS, INCLUDING FLUCTUATIONS IN CHARTER RATES AND VESSEL VALUES, CHANGES IN DEMAND IN THE LNG TANKER MARKET, THE LENGTH AND SEVERITY OF THE COVID-19 OUTBREAK, THE IMPACT OF PUBLIC HEALTH THREATS AND OUTBREAKS OF OTHER HIGHLY COMMUNICABLE DISEASES, CHANGES IN THE COMPANY'S OPERATING EXPENSES, INCLUDING BUNKER PRICES, DRY-DOCKING AND INSURANCE COSTS, THE FUEL EFFICIENCY OF THE COMPANY'S VESSELS, THE MARKET FOR THE COMPANY'S VESSELS, AVAILABILITY OF FINANCING AND REFINANCING, ABILITY TO COMPLY WITH COVENANTS IN SUCH FINANCING ARRANGEMENTS, FAILURE OF COUNTERPARTIES TO FULLY PERFORM THEIR CONTRACTS WITH THE COMPANY, CHANGES IN GOVERNMENTAL RULES AND REGULATIONS OR ACTIONS TAKEN BY REGULATORY AUTHORITIES, INCLUDING THOSE THAT MAY LIMIT THE COMMERCIAL USEFUL LIVES OF LNG TANKERS, POTENTIAL LIABILITY FROM PENDING OR FUTURE LITIGATION, GENERAL DOMESTIC AND INTERNATIONAL POLITICAL CONDITIONS, POTENTIAL DISRUPTION OF SHIPPING ROUTES DUE TO ACCIDENTS OR POLITICAL EVENTS, VESSEL BREAKDOWNS AND INSTANCES OF OFF-HIRE, AND OTHER FACTORS, INCLUDING THOSE THAT MAY BE DESCRIBED FROM TIME TO TIME IN THE REPORTS AND OTHER DOCUMENTS THAT THE COMPANY FILES WITH OR FURNISHES TO THE U.S. SECURITIES AND EXCHANGE COMMISSION ("SEC").

FOR A MORE COMPLETE DISCUSSION OF CERTAIN OF THESE AND OTHER RISKS AND UNCERTAINTIES ASSOCIATED WITH THE COMPANY, PLEASE REFER TO THE REPORTS AND OTHER DOCUMENTS THAT FLEX LNG FILES WITH OR FURNISHES TO THE SEC.

THIS PRESENTATION IS NOT AN OFFER TO PURCHASE OR SELL, OR A SOLICITATION OF AN OFFER TO PURCHASE OR SELL, ANY SECURITIES OR A SOLICITATION OF ANY VOTE OR APPROVAL.



Commercial

Unseasonably strong LNG product and freight market
13 state-of-the art large LNGC on the water with average age <2 years
Substantial attractive backlog secured in Q2 providing increased visibility
Excellent operational performance despite Covid-19 challenges

Financials

Revenues of \$65.8m in line with guidance of ~\$65m
Net income and adj. Net income⁽¹⁾ of \$12.7m and \$15.7m respectively
EPS and adj. EPS⁽¹⁾ of \$0.24 and \$0.29 respectively
Fully financed fleet and solid cash position at quarter-end of \$144m
Dividend of \$0.40 per share payable for Q2-21 – yield of ~11%⁽²⁾

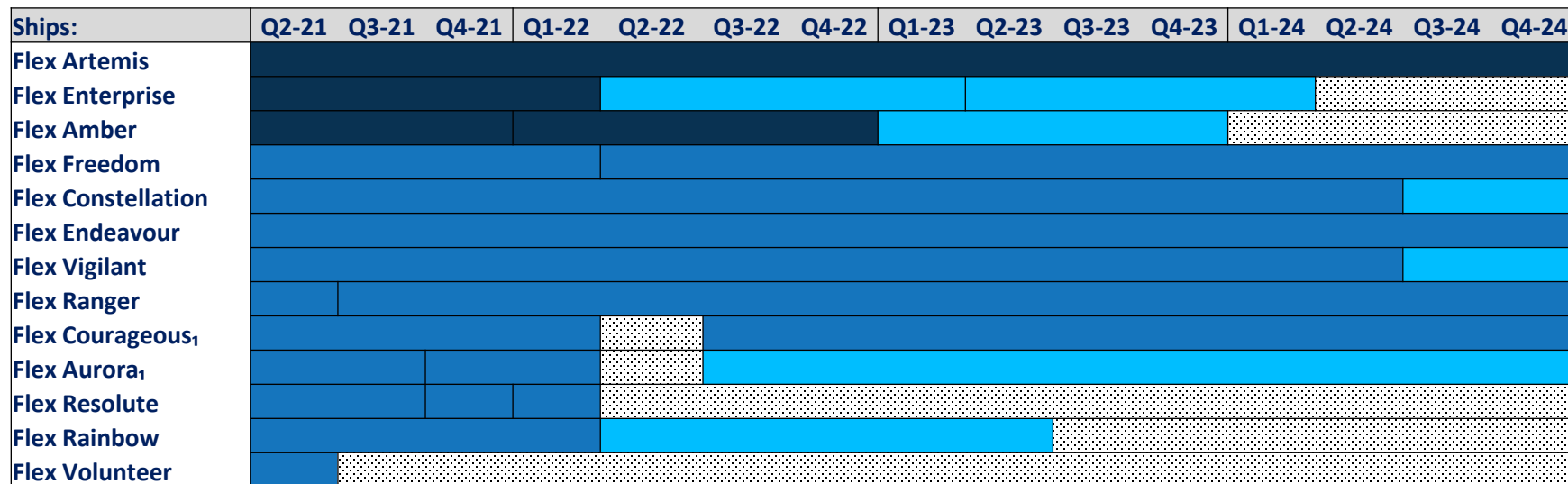
Outlook

Very tight LNG market with possibility of blow-out in case of cold winter
96% of 2021 fully booked providing high revenue visibility
We estimate Revenues in Q3 and Q4 of ~\$80m and \$85-100m respectively

1) Adjusted net income and adjusted EPS are non-GAAP measures. A reconciliation to the most directly comparable GAAP measure is included in the Q2-21 earnings report

2) Assuming share price of \$15

WE HAVE ADDED SIGNIFICANT BACKLOG IN Q2



Employment type: Variable hire  Fixed hire  Options  Spot/Open 

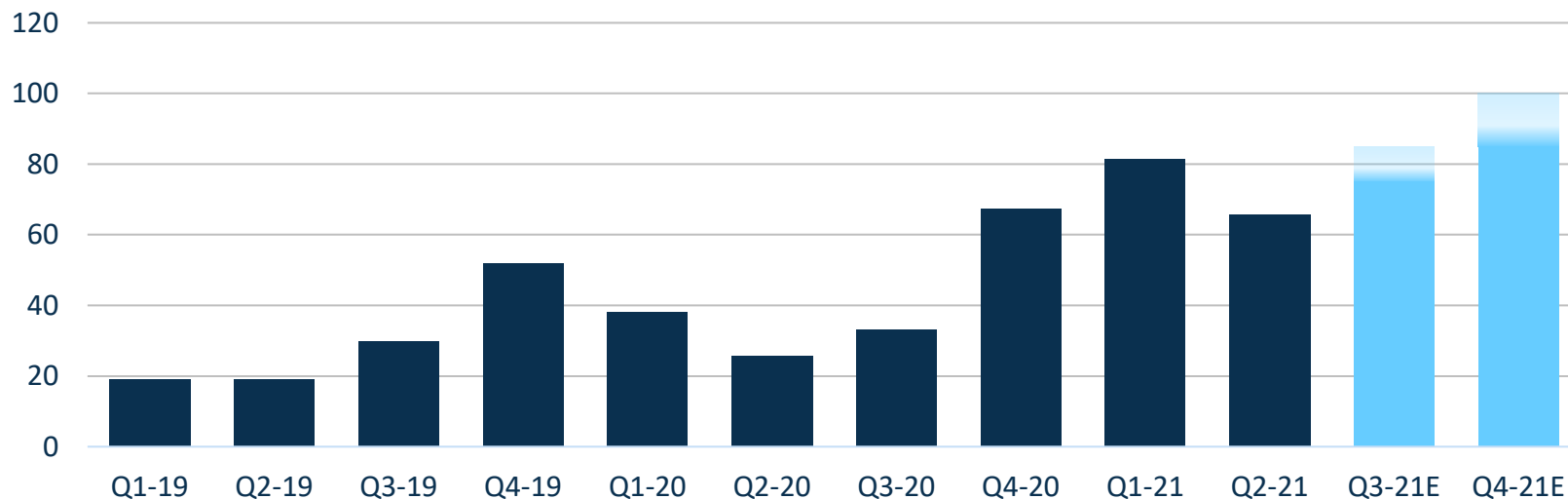
Flex Resolute and Flex Aurora 3+3 and 6 months fixed hire options extended at substantial premium to firm period
 Flex Endeavour, Flex Vigilant and Flex Ranger on-hire with Cheniere with average minimum period of 3.4yrs
 Flex Amber variable hire TCP extended by one year until Q4-22

1) Under the Cheniere TCs, Flex LNG can nominate performing vessels for the TC and the actual vessels might differ from Flex Aurora and Flex Courageous depending on vessel availability and fleet portfolio management

ROBUST BACKLOG MEANS STEADY INCREASING REVENUES IN H2



Expected
revenues in \$m



WE AIM TO PAY OUT FREE CASHFLOW OVER THE CYCLE



	Q3-20	Q4-20	Q1-21	Q2-21	SUM
Adjusted EPS	\$0.02	\$0.45	\$0.64	\$0.29	\$1.40
DPS	\$0.10	\$0.30	\$0.40	\$0.40	\$1.20
Buy-backs	\$0.00	\$0.03	\$0.10	\$0.01	\$0.14
Distribution	500%	73%	78%	141%	96%

Decision Factors

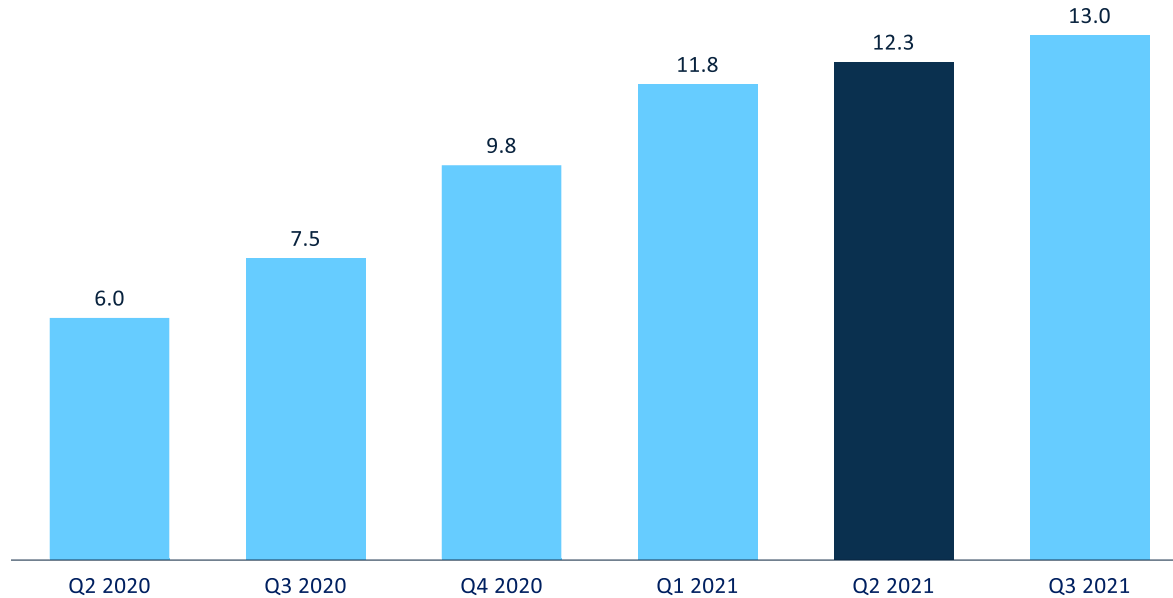
Earnings and cash flow	i	✓	✓	i
Market outlook	✓	✓	✓	✓
Backlog and visibility	i	i	✓	✓
Liquidity position	✓	✓	✓	✓
Covenant compliance	✓	✓	✓	✓
Debt maturities	✓	✓	✓	✓
Capex liabilities	i	i	✓	✓
Other considerations	i	✓	✓	✓

We have distributed ~96% of earnings the last twelve months notwithstanding delivery of remaining seven newbuildings with associated capex while growing our cash balance to \$144m

ALL VESSELS DELIVERED, FULL EARNINGS CAPACITY FROM Q3



Number of vessels available per quarter¹



¹) Total available vessel days divided by number of days in the quarter

FINANCIAL HIGHLIGHTS



	Q2 2021	Q1 2021	Δ%	H1 2021	H1 2020	Δ%
TCE per day (\$) ¹	57,780	75,399	(23)%	66,340	57,164	16 %
Opex per day (\$)	13,776	13,437	3 %	13,611	12,821	6 %
Income statement (\$m)						
Revenues	65.8	81.3	(19)%	147.1	63.9	130 %
Adjusted EBITDA ¹	46.8	64.0	(27)%	110.8	45.2	145 %
Adjusted net income ¹	15.7	34.2	(54)%	49.9	8.6	480 %
Adjusted EPS ¹ (\$/share)	0.29	0.64	(54)%	0.93	0.16	487 %

Balance Sheet (\$m)

Cash	144	139
Vessels	2,379	2,213
Total Assets	2,540	2,428
Debt	1,633	1,525
Equity	852	861
Total Equity and Liabilities	2,540	2,428

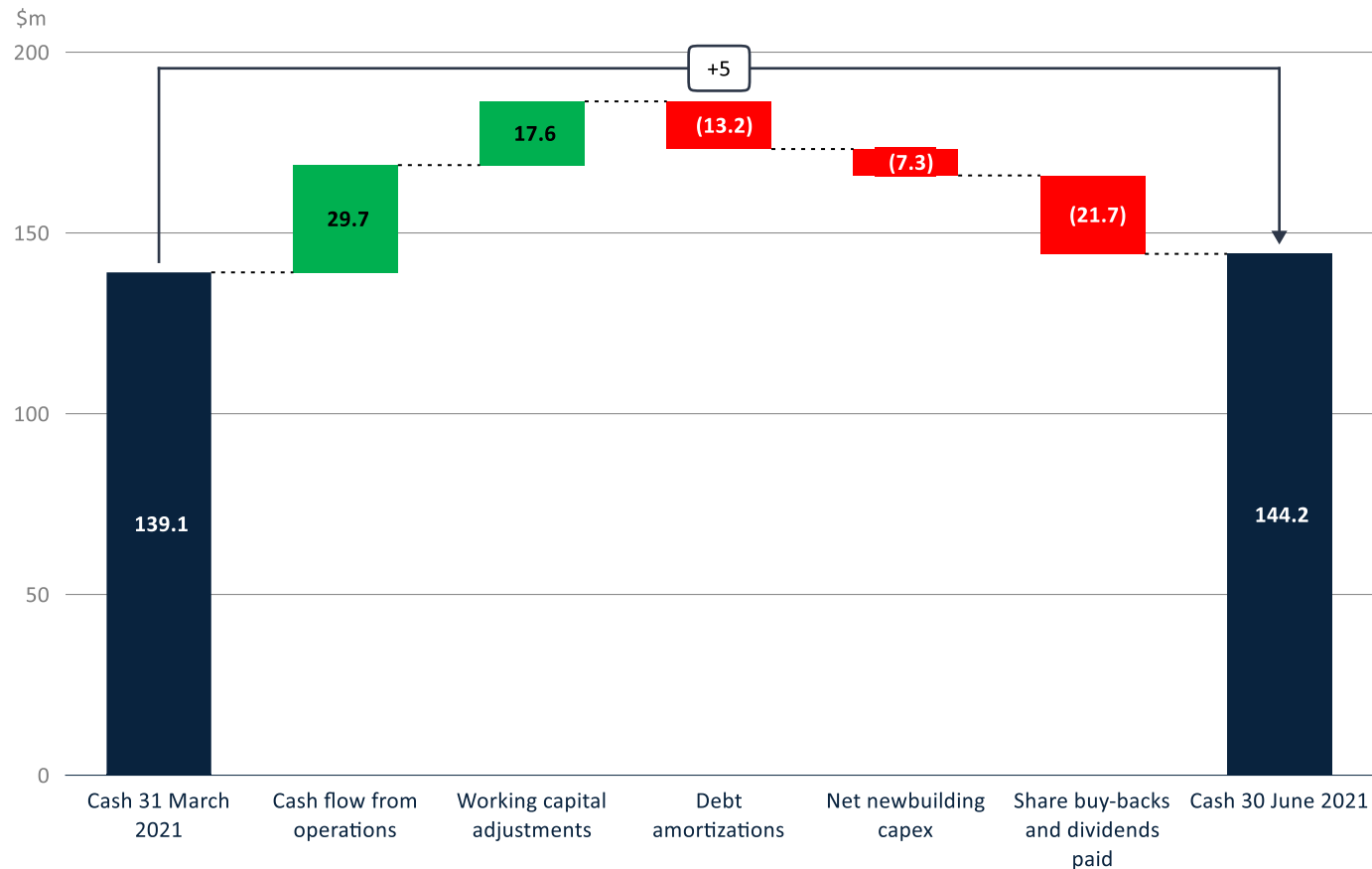
Comments

Revenues: The QoQ reduction in revenues and TCE per day is due to normal seasonality impacting our variable hire contracts and spot earnings.

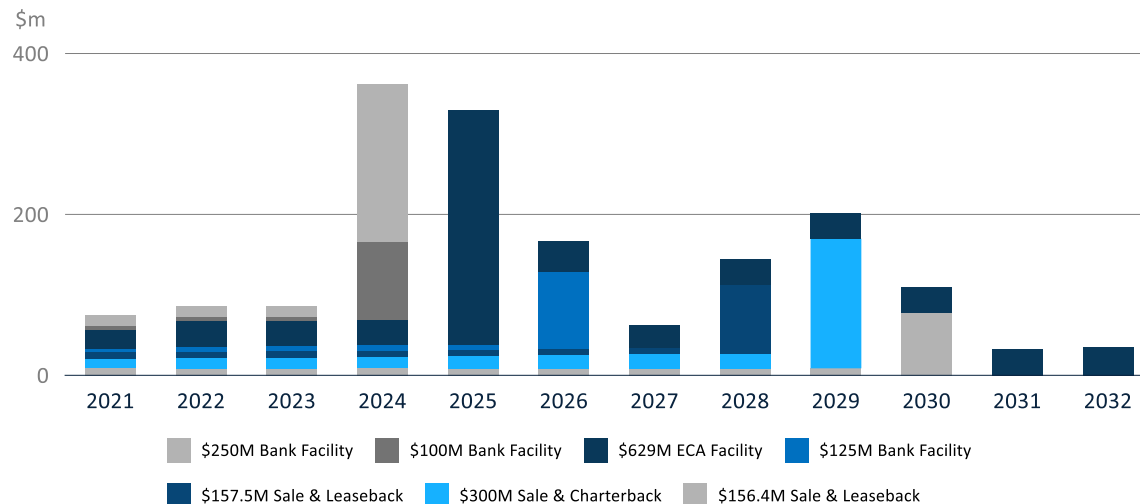
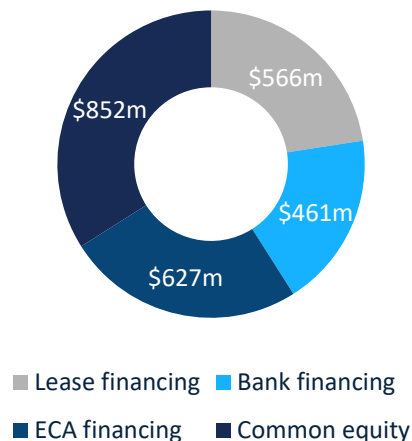
Opex: During the first six months of 2021, about \$500 per day is directly attributable to Covid related costs. Netting out the Covid related costs, the opex per day for the first six months is in line with the guided opex of \$ 13,000 per day.

1) TCE, adjusted EBITDA, adjusted net income and adjusted EPS are non-GAAP measures. A reconciliation to the most directly comparable GAAP measure is included in the Q2-21 earnings report

WE INCREASED OUR CASH POSITION TO ALL-TIME HIGH



FULLY FINANCED WITH DIVERSIFIED SOURCES OF LONG-TERM FUNDING



- ~\$1.65 billion in diversified funding split between lease, bank and ECA financing at attractive terms
- Long funding secured with first loan maturity in July 2024
- Staggered debt maturity profile, mitigating re-financing risk
- Well diversified pool of lenders with 15 different financial institutions

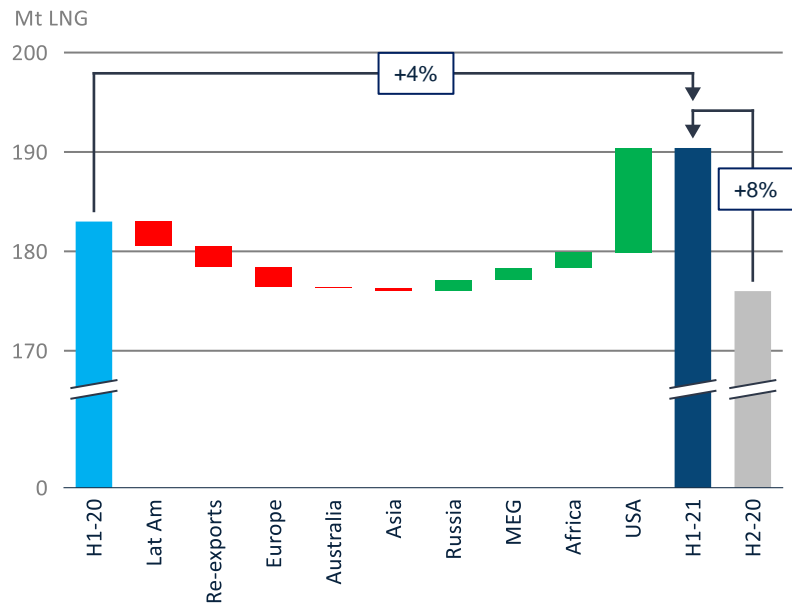
1) Common equity and outstanding/committed amounts under financings as per June 30, 2021

2) The 12-year ECA tranche under the \$629m ECA facility will mature at same time as the \$250m commercial tranche if commercial tranche is not refinanced on terms acceptable to the ECA lenders.

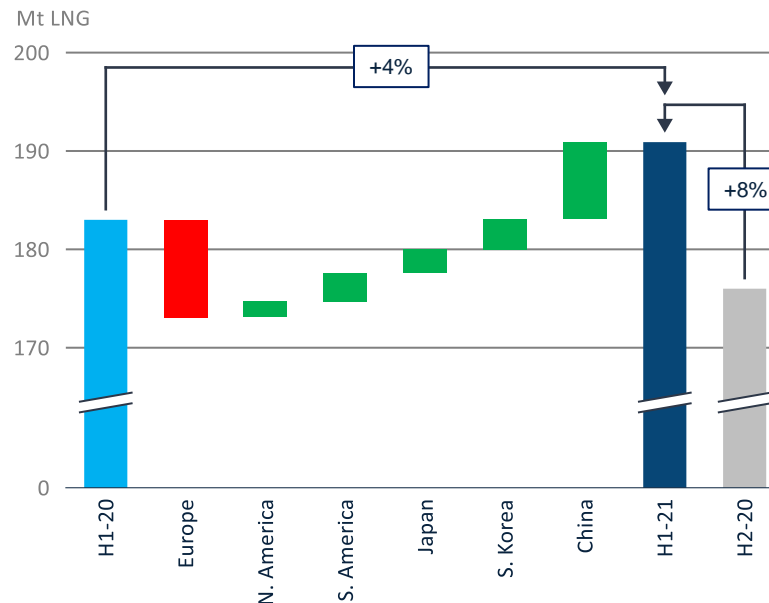
CHIMERICA DOMINATE H1-21, GROWTH SET TO ACCELERATE H2-21



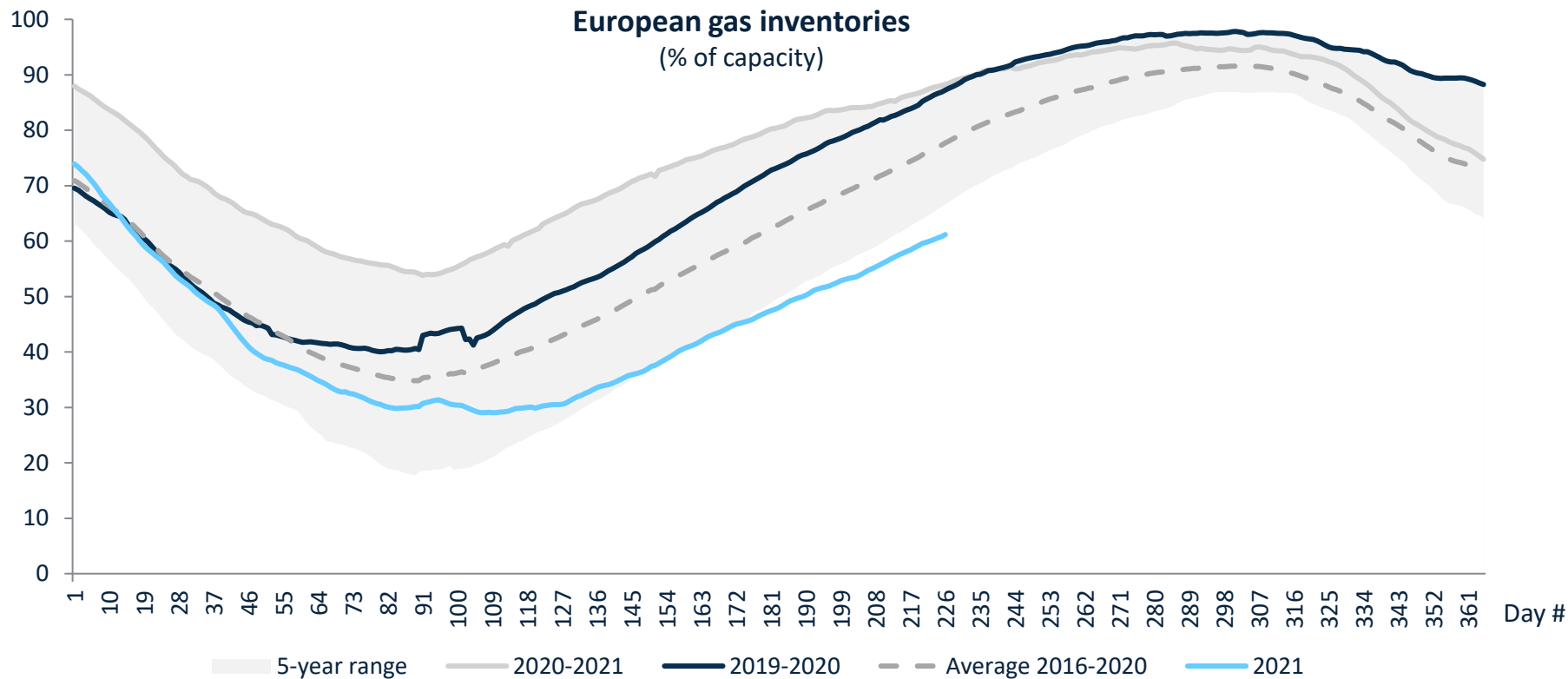
Incremental LNG Exports by Region:
H1 21 vs H1 & H2 2020



Incremental LNG Imports by Region:
H1 2021 vs H1 & H2 2020



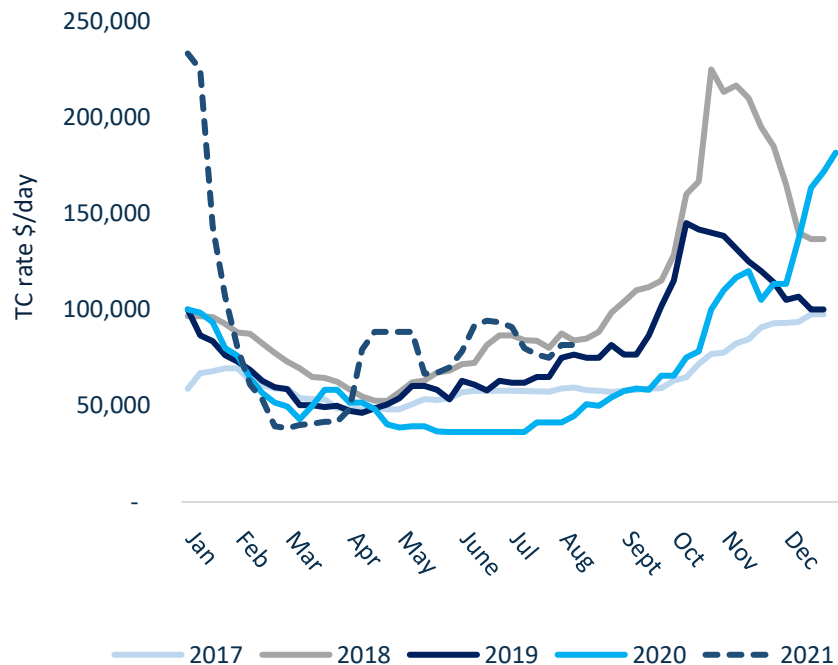
RESTOCKING DEMAND STILL KEY DRIVER FOR TIGHT MARKET



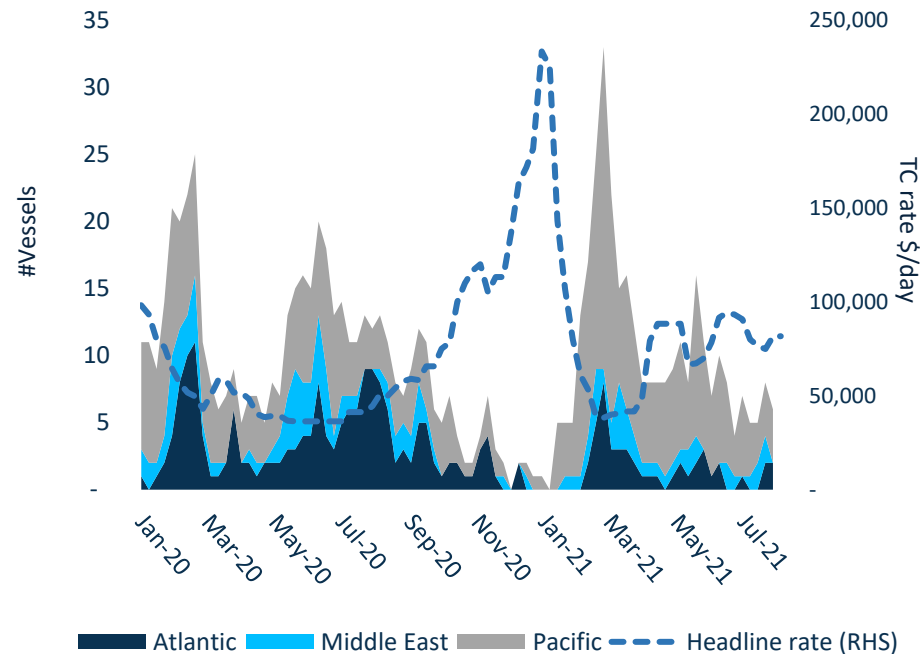
SPOT MARKET REVIEW



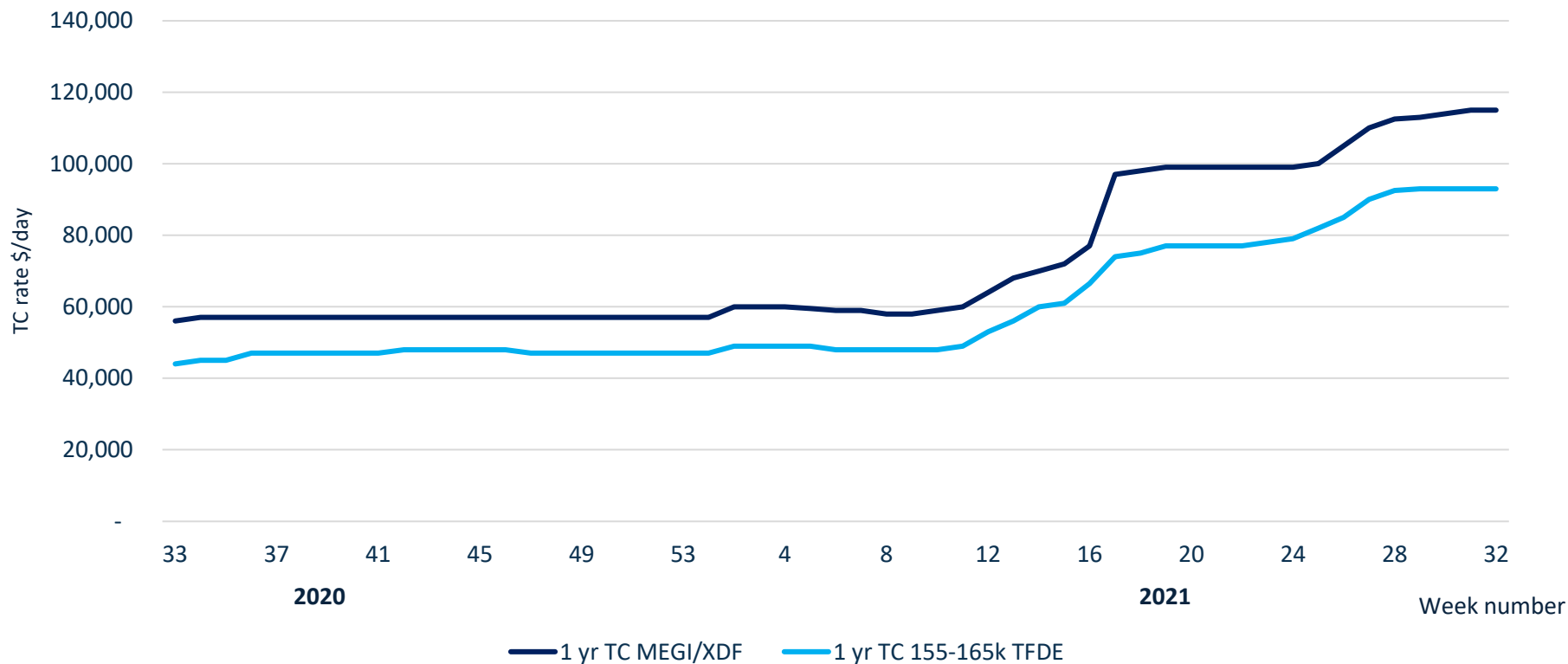
Headline spot rates (MEGI/XDF)



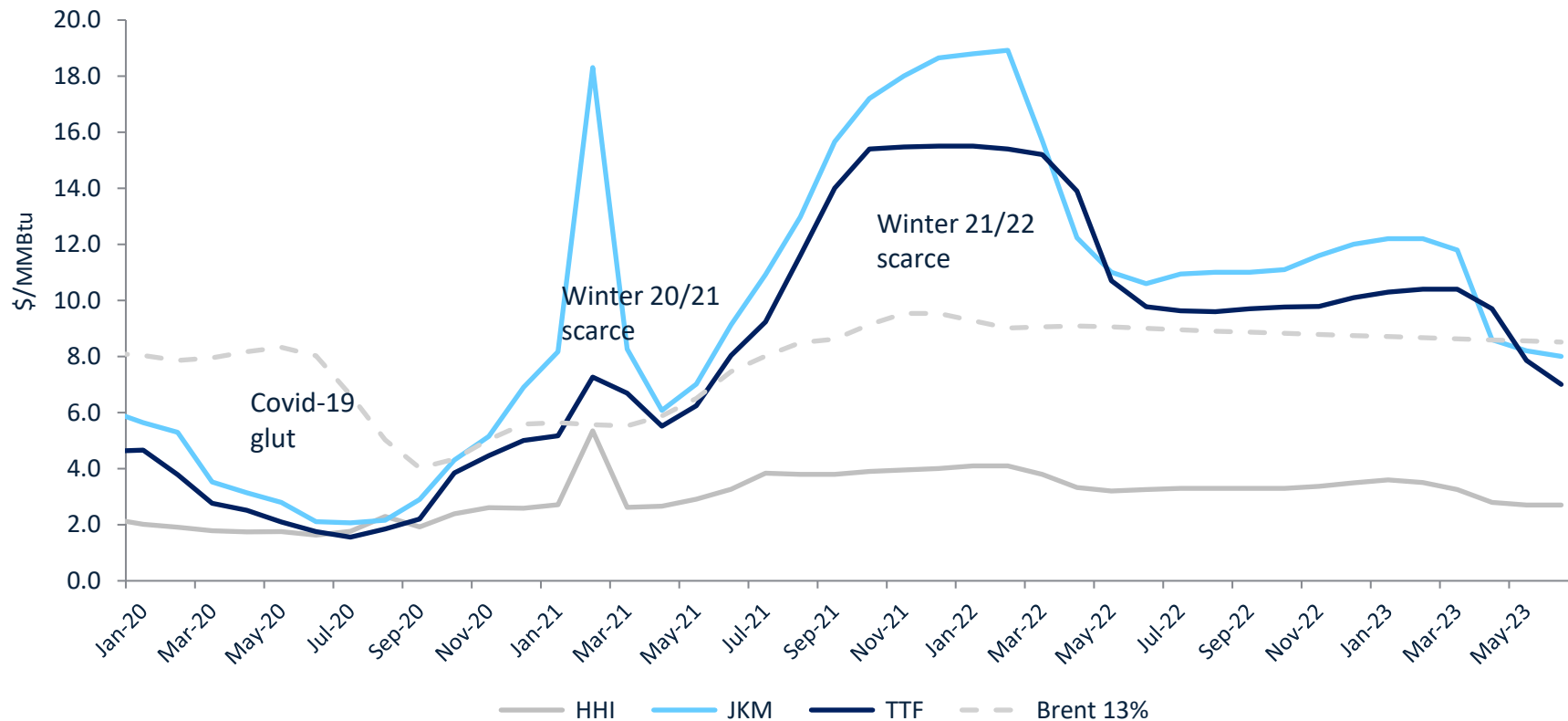
Prompt available vessels vs. Headline spot rates



TIGHTER MARKET PUSHING UP 1 YEAR TIME CHARTER RATES



FROM LNG GLUT TO LNG SCARCE



1) Source: CME and Platts. Historical TTF price defined as Platts DES NWE

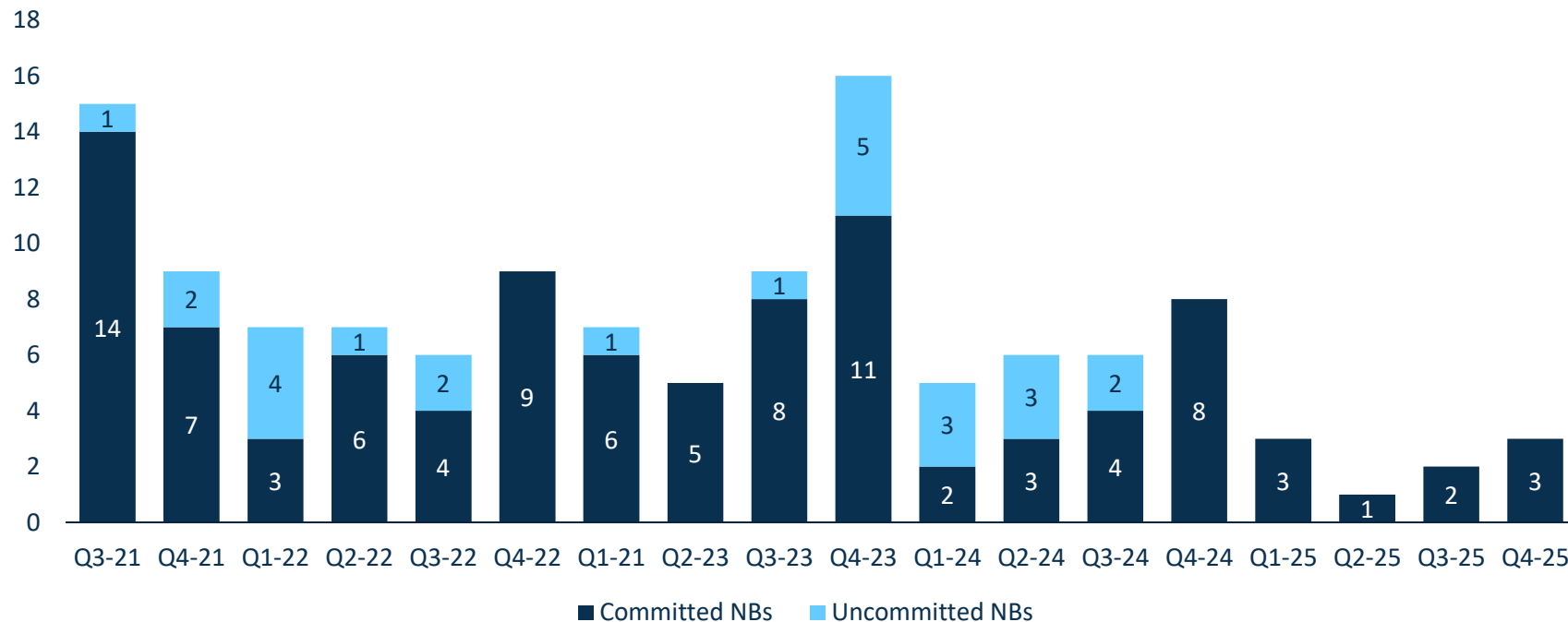
2) Brent is 331 contract type

FEW UNCOMMITTED NEWBUILDINGS



vessels

LNG orderbook



1) Source: Affinity

2) Uncommitted vessels represents vessels to be yet to be delivered without long term contracts attached

3) Conventional LNG Carriers > 65k cbm excluding FLNG, FSRU and FSUs

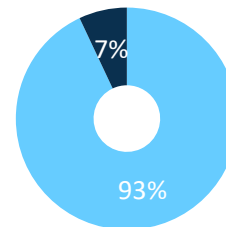
COVID-19 STILL MAKING LIFE AT SEA CHALLENGING



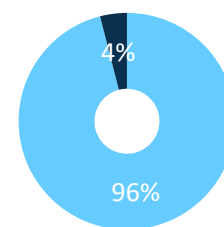
On August 4, 19 crew members on Flex Rainbow calling Freeport LNG export terminal in US received Covid-19 vaccine

Crew overdue status:

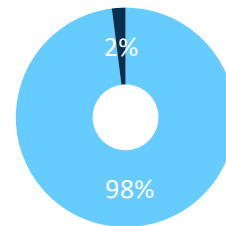
Nov-20



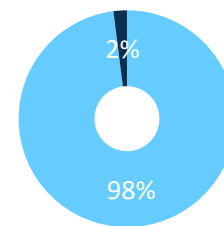
Feb-21



May-21



Aug-21



■ On time ■ Overdue

SUMMARY



Revenues of \$65.8m in line with guidance

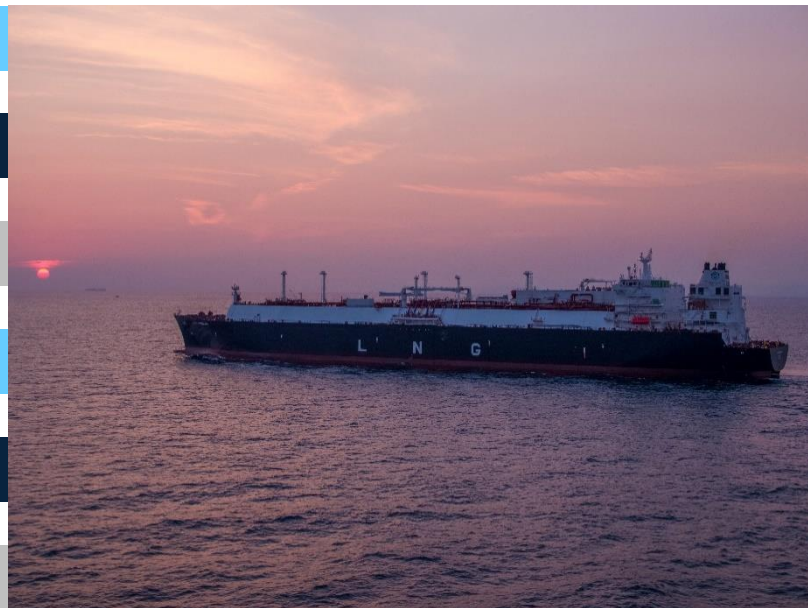
Secured substantial backlog with 96% of 2021 already booked

Dividend of \$0.4 per share with potential upside in H2

All 13 ships on the water and generating income

Positive outlook both shorter and longer term

Fully financed fleet with solid cash position of \$144m



Q&A



FLEX LNG