Panoro Minerals Ltd.

Condensed Interim Consolidated Financial Statements

For the three and nine-month periods ended September 30, 2017 and 2016

Expressed in Canadian dollars, unless otherwise stated
Unaudited – prepared by management)

MANAGEMENT'S RESPONSIBILITY FOR FINANCIAL REPORTING

The unaudited condensed consolidated interim financial statements of Panoro Minerals Ltd. ("the Company") are the responsibility of the Company's management. The unaudited condensed interim consolidated financial statements are prepared in accordance with International Financial Reporting Standards ("IFRS") and reflect management's best estimates and judgments based on information currently available.

Management has developed and maintains a system of internal controls to ensure that the Company's assets are safeguarded, transactions are authorized and properly recorded, and financial information is reliable.

The Board of Directors is responsible for ensuring that management fulfills its responsibilities for financial reporting and internal controls through its Audit Committee, which is comprised of non-management directors. The Audit Committee reviews the unaudited condensed interim consolidated financial statements prior to their submission to the Board of Directors for approval.

These unaudited condensed interim consolidated financial statements have not been reviewed by the Company's auditors.

"Luquman A. Shaheen"	***"Shannon M. Ross"***
Luquman A. Shaheen	Shannon M. Ross
President and Chief Executive Officer	Chief Financial Officer
Vancouver, British Columbia	Vancouver, British Columbia

PANORO MINERALS LTD.

Condensed Consolidated Interim Balance Sheets - unaudited
Expressed in Canadian Dollars, unless otherwise stated
(Unaudited – prepared by management)

	Note	September 30, 2017	December 31, 2016
Assets			
Current assets			
Cash and cash equivalents		$ 774,248	$ 4,538,826
Short-term investments		3,119,994	4,028,097
Marketable securities	5	1,500	6,000
Accounts and advances receivable		76,479	55,883
Prepaid expenses		48,087	66,959
Total current assets		4,020,308	8,695,765
Non-current assets			
Exploration and evaluation assets	6	73,851,773	69,833,257
Property and equipment		52,784	60,902
Total assets		$ 77,924,865	$ 78,589,924
Liabilities and Shareholders' Equity			
Current liabilities			
Accounts payable and accrued liabilities		$ 2,668,277	$ 2,063,076
Liabilities under Precious Metals Purchase Agreement	7	3,432,000	2,643,450
Total current liabilities		6,100,277	4,706,526
Liabilities under Precious Metals Purchase Agreement	7	2,496,000	2,643,450
Total liabilities		8,596,277	7,349,976
Shareholders' equity			
Share capital	8	92,459,998	92,459,998
Share-based expense reserve	8	10,841,165	10,798,661
Accumulated other comprehensive loss		(8,500)	(4,000)
Deficit		(33,964,075)	(32,014,711)
Total shareholders' equity		69,328,588	71,239,948
Total liabilities and shareholders' equity		$ 77,924,865	$ 78,589,924

Going concern (Note 2)
Commitments (Note 10)
Supplementary cash flow information (Note 13)

The accompanying notes are an integral part of these unaudited condensed interim consolidated financial statements.

Approved on behalf of the Board:

"Luquman A. Shaheen" **"William J. Boden"**

PANORO MINERALS LTD.

Condensed Consolidated Interim Statements of Comprehensive Loss
Expressed in Canadian Dollars, unless otherwise stated
(Unaudited – prepared by management)

	Three months ended September 30,		Nine months ended September 30,	
	2017	**2016**	**2017**	**2016**
Expenses				
Amortization	$ 434	$ 1,724	$ 3,657	$ 7,537
Audit and tax	19,938	31,803	85,258	68,603
Communications	19,468	4,410	58,432	35,707
Consulting	79	6,222	12,180	16,401
Directors' fees	49,202	15,701	137,731	39,700
Financial consulting	-	-	60,210	160,400
Investor relations	88,338	3,285	228,171	11,082
Legal	19,568	20,724	105,240	216,401
Office	12,593	7,476	44,921	27,541
Professional dues and training	-	1,014	4,473	3,745
Property evaluation costs	-	-	89,066	-
Regulatory and transfer agent	17,509	39,579	96,735	78,205
Rent and insurance	47,603	52,867	148,165	158,168
Salaries and benefits	234,427	163,104	736,436	446,103
Share-based expense (Note 8(b))	-	-	42,504	-
Travel	19,983	19,670	98,351	36,129
	529,142	367,579	1,951,530	1,305,722
Write-down of mineral property interest	-	-	11,844	-
Interest income	(4,882)	(2,426)	(15,709)	(2,625)
Foreign exchange (gain)/loss	(79,100)	(91,648)	1,699	(159,762)
Loss for the period	**445,160**	**273,505**	**1,949,364**	**1,143,335**
Total other comprehensive (income)/loss	1,500	(2,500)	2,500	(3,000)
Comprehensive loss for the period	**$ 446,660**	**$ 271,005**	**$ 1,951,864**	**$ 1,140,335**
Loss per share, basic and fully diluted	**$ 0.00**	**$ 0.00**	**$ 0.01**	**$ 0.00**
Weighted average number of common shares outstanding	**258,148,765**	**235,553,185**	**258,148,765**	**225,643,444**

The accompanying notes are an integral part of these unaudited condensed interim consolidated financial statements.

PANORO MINERALS LTD.

Condensed Consolidated Interim Statements of Cash Flows
Expressed in Canadian dollars, unless otherwise stated
(Unaudited)

	Nine months ended September 30, 2017	2016
Cash provided by (used for):		
Operating activities:		
Loss for the period	$ (1,949,364)	$ (1,143,335)
Items not involving the use of cash:		
Amortization	3,657	7,537
Share-based expense (Note 8(b))	42,504	-
Mineral property interest write-down	11,844	-
Services rendered for shares	-	52,401
	(1,891,359)	(1,083,397)
Changes in non-cash operating working capital:		
Accounts and advances receivable	(20,596)	(247)
Prepaid expenses	18,872	(16,270)
Cash used in operating activities	(1,893,083)	(1,099,914)
Investing activities:		
Redemption of short-term investments	624,004	-
Exploration and evaluation expenditures	(4,030,360)	(916,058)
Recovery of taxes	106,226	350,408
Purchase of equipment	(4,064)	-
Accounts payable and accrued liabilities	605,202	(792,002)
Cash used in investing activities	(2,698,992)	(1,357,652)
Financing activities:		
Private placement, net of share issue costs	-	6,376,527
Precious Metals Purchase Agreement	1,002,000	2,591,500
Cash provided by financing activities	1,002,000	8,968,027
Effect of changes in exchange rate	(174,503)	-
Increase (decrease) in cash and cash equivalents	(3,764,578)	6,510,461
Cash and cash equivalents, beginning of period	4,538,826	212,647
Cash and cash equivalents, end of period	**$ 774,248**	**$ 6,723,108**

Supplementary cash flow information (Note 13)

The accompanying notes are an integral part of these unaudited condensed interim consolidated financial statements.

PANORO MINERALS LTD.

Condensed Consolidated Interim Statements of Changes in Shareholders' Equity
For the three and nine- month periods ended September 30, 2017 and 2016
Expressed in Canadian Dollars, unless otherwise stated
(Unaudited)

	Number of Shares	Capital Stock	Share-Based Expense Reserve	Accumulated Comprehensive Loss	Deficit	Total
Balance at December 31, 2015	220,640,818	$ 86,032,839	$ 10,091,358	$ (8,000)	$ (29,483,696)	$ 66,632,501
Shares issued for services	790,130	52,401	-	-	-	52,401
Private placement	36,717,817	6,609,207	-	-	-	6,609,207
Finder's fee	-	(181,435)	-	-	-	(181,435)
Share issue costs	-	(51,245)	-	-	-	(51,245)
Loss for the period	-	-	-	-	(1,143,335)	(1,143,335)
Other comprehensive income	-	-	-	3,000	-	3,000
Balance at September 30, 2016	**258,148,765**	**$ 92,461,767**	**$ 10,091,358**	**$ (5,000)**	**$ (30,627,031)**	**$ 71,921,094**
Balance at December 31, 2016	258,148,765	$ 92,459,998	$ 10,798,661	$ (4,000)	$ (32,014,711)	$ 71,239,948
Loss for the period	-	-	-	-	(1,949,364)	(1,949,364)
Other comprehensive loss	-	-	-	(4,500)	-	(4,500)
Stock option grant (Note 8(b))	-	-	42,504	-	-	42,504
Balance at September 30, 2017	**258,148,765**	**$ 92,459,998**	**$ 10,841,165**	**$ (8,500)**	**$ (33,964,075)**	**$ 69,328,588**

The accompanying notes are an integral part of these unaudited condensed interim consolidated financial statements.

1. Nature of operations

Panoro Minerals Ltd. is incorporated under the *Business Corporations Act* in the Province of British Columbia. The Company's principal place of business is located at Suite 1610 – 700 West Pender Street, Vancouver, BC, Canada V6C 1G8.

Panoro Minerals Ltd. and its subsidiaries are referred to as "Panoro" or the "Company."

The Company is an exploration-stage company engaged principally in the acquisition, exploration and development of mineral properties in Perú and trades on the TSX Venture Exchange (the "Exchange") as a Tier 2 mining issuer under the trading symbol "PML". The Company also trades on the Bolsa de Valores de Lima under the same trading symbol.

The Company's investment in its exploration and evaluation assets comprises a significant portion of the Company's assets. Recovery of the carrying value of the investment in these assets and the Company's ability to continue operations are dependent upon the existence of economically recoverable reserves, confirming and maintaining legal ownership of the resource properties, the ability of the Company to obtain necessary financing to complete the exploration and development, and the attainment of future profitable production or the disposition of these assets for proceeds in excess of their carrying values.

2. Basis of presentation

These condensed interim consolidated financial statements have been prepared in accordance with International Accounting Standards ("IAS") 34 "Interim Financial Reporting" ("IAS 34") using accounting policies consistent with the International Financial Reporting Standards ("IFRS") issued by the International Accounting Standards Board ("IASB") and interpretations of the International Financial Reporting Interpretations Committee ("IFRIC").

These condensed consolidated interim financial statements were approved and authorized for issue by the Board of Directors on November 23, 2017.

3. Going concern

These condensed interim consolidated financial statements have been prepared on a going concern basis which contemplates that the Company will continue in operation for the foreseeable future and will be able to realize its assets and discharge is liabilities in the normal course of business.

The Company has no operating revenue and incurred a loss of $1,949,364 for the nine months ended September 30, 2017 (2016 – loss of $1,143,335). As at September 30, 2017, the Company has an accumulated deficit of $33,964,075 (December 31, 2016 - $32,014,711), and a working capital deficiency of $2,079,969 (December 31, 2016 – working capital of $3,989,239), with the inclusion of the current portion of the Wheaton Metals Agreement (See Note 7). Although the Company presently has sufficient financial resources to cover its existing obligations and operating costs and undertake its currently planned programs for the next year, the Company expects to require further funding in the longer term to fund ongoing exploration and evaluation activities and ultimately develop its properties. While the Company has been successful in the past in obtaining financing, there is no assurance that it will be able to obtain adequate financing in the future or that such financing will be on terms that are acceptable to the Company. These conditions create a material uncertainty which may cast significant doubt about the Company's ability to continue as a going concern.

3. Going concern (continued)

On March 23, 2017, the Company received a scheduled payment of US$750,000, pursuant to the Cotabambas Early Deposit Agreement (the "Agreement"), with Wheaton Metals. The Company has received US$4,750,000 pursuant to the Agreement, and will receive US$750,000 on a semi-annual basis if it meets the terms under which the funds will be advanced. Subsequent to September 30, 2017, the Company received the second semi-annual scheduled payment of US$750,000.

The ability of the Company to carry out its planned business objectives is dependent on its ability to raise adequate financing from lenders, shareholders and other investors and/or achieve operating profitability and generate positive cash flows. The Company is in the business of exploring and developing mineral property interests, and as such, must continually seek sources of financing to further develop and explore its mineral exploration and evaluation assets and to support general and administrative expenses.

The recoverability of amounts shown for exploration and evaluation assets, and property and equipment, is dependent upon, among other things, the discovery of economically recoverable reserves, the ability of the Company to obtain the necessary mining and environmental permits, and future profitable production or proceeds from the disposition of the exploration and evaluation assets.

The Company will continue to seek additional financing through the sale of mineral property interests, debt financing, and equity financing, and optioning its other mineral property interests. However, it is not certain that such financing will be available. The Company may be adversely impacted by a lack of normal available financing, inability to maintain mining licenses, and continued uncertainty in the exchange and commodity markets.

These financial statements do not reflect material adjustments to the carrying values of its assets and liabilities, which may be required should the Company be unable to continue as a going concern. These adjustments could be material.

4. Significant accounting policies

The preparation of condensed interim consolidated financial statements in conformity with IAS 34 requires management to make judgements, estimates and assumptions that affect the application of policies and reported amounts of assets and liabilities, income and expenses on a basis consistent with those followed for the Company's most recent annual consolidated financial statements for the year ended December 31, 2016. In the opinion of management, all adjustments considered necessary for fair presentation of the Company's financial position, results of operations and cash flows have been included. Actual results may differ from these estimates.

The functional and reporting currency of the Company and its subsidiaries is the Canadian dollar.

4. Significant accounting policies (continued)

(a) Changes in International Financial Reporting Standards (IFRS)

The Company has not adopted any new standards or consequential amendments during the period.

(b) IFRS standards issued but not yet effective

A number of new standards, amendments to standards and interpretations are not yet effective for the year ended December 31, 2017, and have not been applied in preparing these consolidated financial statements.

The following pronouncements are those that the Company considers most significant and are not intended to be a complete list of new pronouncements that may affect the consolidated financial statements.

IFRS 9, *Financial Instruments ("IFRS 9")*

IFRS 9 was issued by the IASB on July 24, 2014, and will replaces the guidance in IAS 39, *Financial Instruments: Recognition and Measurement*, and applies to classification and measurement of financial assets and financial liabilities, as defined in IAS 39. IFRS 9 retains but simplifies the mixed measurement model and establishes three primary measurement categories for financial assets: amortized cost, fair value through other comprehensive income and fair value through profit or loss. The basis of classification depends on the entity's business model for managing its financial instruments and the contractual cash flow characteristics of the instrument. For financial liabilities, the standard retains most of the IAS 39 requirements. The main change for liabilities is that, in cases where the fair value option is taken for financial liabilities, the part of a fair value change due to an entity's own credit risk is recorded in other comprehensive income (loss) rather than in net income. IFRS 9 is effective for annual period beginning on or after January 1, 2018, with early adoption permitted. The Company is currently evaluating the impact the standard is expected to have on its financial statements, but is not expected to have a significant impact.

IFRS 15, *Revenue from Contracts with Customers ("IFRS 15")*

IFRS 15 deals with revenue recognition and establishes principles for reporting useful information to users of financial statements about the nature, timing and uncertainty of revenue and cash flows arising from an entity's contracts with customers. Revenue is recognized when a customer obtains control of a good or service and thus has the ability to direct the use and obtain the benefits from the good or service. The standard replaces IAS 18, Revenue, and IAS 11, Construction Contracts, and related interpretations. The standard is effective for annual periods beginning on or after January 1, 2018, and earlier application is permitted. Given the Company has no current sources of revenue, the adoption of this standard is not expected to have a material effect on the consolidated financial statements.

5. Marketable securities

As at September 30, 2017, the Company held 100,000 common shares of Montan Mining Corp., at cost of $10,000. At September 30, 2017, the fair value of these common shares was $1,500 (December 31, 2016 - $6,000).

6. Exploration and evaluation assets

The investment in and expenditures on mineral interests comprise a significant portion of the Company's assets. Realization of the Company's investment in these assets is dependent upon the confirmation of legal ownership of the properties, the attainment of successful production from the properties or from the proceeds of their disposal. These procedures do not guarantee the Company's title. Property title may be subject to unregistered prior agreements or transfers and title may be affected by undetected defects.

Although the Company has taken steps to verify the title to mineral properties in which it has an interest, in accordance with industry standards for the current stage of exploration of such properties, Antilla and Cotabambas are two properties held in Panoro Apurimac, SA, in an advanced exploration stage. The eight other properties held in Panoro Apurimac, SA are Kusiorcco, Cochasayhuas, Checca, Promesa, Sancapampa, Humamantata, Anyo, and Morosayhuas and are all in various stages of exploration. All property interests are 100% held by the Company and there are no royalties payable to any third parties. The Company also holds the El Rosal property, which is held in Minera Panoro Perú, SAC. Exploration and evaluation expenditures during the periods presented are as follows:

Expressed in Canadian dollars, unless otherwise stated

6. Exploration and evaluation assets (continued)

	Antilla	Cotabambas	Other	Total
Acquisition costs:				
Balance, September 30, 2017 and December 31, 2016	$ 7,319,722	$ 4,925,035	$ 2,301,064	$14,545,821
Exploration and evaluation expenditures incurred in period:				
Amortization	-	8,479	46	8,525
Assays and sampling	-	137,736	-	137,736
Camp and site	5,742	404,440	2.374	412,556
Community relations	29,347	388,120	-	417,467
Drilling	-	1,313,237	-	1,313,237
Environmental	6,080	259,146	-	265,226
Geology	6,770	381,933	-	388,703
Geophysics	-	145,905	-	145,905
Legal	9,281	2,261	233	11,775
Recording and concession fees	160,339	240,173	501,472	901,984
Recovery of value-added taxes	(732)	(91,446)	(14,048)	(106,226)
Site restoration	-	1,109	-	1,109
Technical reports	50,380	336	-	50,716
Topography and surveys	-	33,184	-	33,184
Travel	4,198	44,265	-	48,463
Incurred during the period	271,405	3,268,878	490,077	4,030,360
Capitalized exploration and evaluation expenditures at December 31, 2016	8,706,168	37,738,817	8,842,451	55,287,436
Impairment recorded during the period	-	-	(11,844)	(11,844)
Capitalized exploration and evaluation expenditures at September 30, 2017	8,977,573	41,007,695	9,320,684	59,305,952
Total exploration and evaluation assets at September 30, 2017	**$16,297,295**	**$45,932,730**	**$11,621,748**	**$73,851,773**

Salaries and benefits allocation:				
Assays and sampling	$ -	$ 143	$ -	$ 143
Camp and site	1,061	140,165	-	141,226
Community relations	28,927	156,241	-	185,168
Engineering and technical reports	10,381	336	-	10,717
Environmental	219	37,071	-	37,290
Geology	6,627	381,933	-	388,560
	47,215	715,889	-	763,104

7. Early Deposit Precious Metals Agreement

On March 21, 2016, the Company entered into a precious metals purchase agreement (the “Agreement”) with Wheaton Precious Metals International Ltd. (“Wheaton Metals”), (formerly Silver Wheaton (Caymans) Ltd.), in respect of the Cotabambas project located in Perú. The term of the Agreement continues in effect for 20 years and automatically renews for successive ten-year periods until Wheaton Metals terminates the Agreement.

The principal terms of the Agreement are such that Wheaton Metals will pay the Company upfront cash payments totaling US$140.0 million (the “Deposit”) for 25% of the payable gold production and 100% of the payable silver production (decreasing to 16.67% of the payable gold production and 66.67% of the payable silver production after a certain production volume has been delivered to Wheaton Metals from the Company’s Cotabambas Project in Perú. In addition, Wheaton Metals will make production payments to the Company of the lesser of the market price and US$450 per payable ounce of gold and US$5.90 per payable ounce of silver delivered to Wheaton Metals, increasing annually by 1%, four years after commencement of commercial production, over the life of the Company’s Cotabambas Project. Any excess of the market price and the fixed payments will be credited against the Deposit until the Deposit is nil. If by the expiry of the term of the Agreement the Company has not delivered enough production to reduce the Deposit to nil, the uncredited balance will be repaid to Wheaton Metals.

The Agreement provides for the Company to receive US$14.0 million of the Deposit (the “Early Deposit”) prior to the Company completing a feasibility study on the Cotabambas project. Payments under the Early Deposit total US$2.0 million in the first year and instalments of US$750,000 semi-annually thereafter until the full US$14.0 million has been advanced. The Early Deposit also includes provisions to accelerate a portion of the remaining payments, whereby Wheaton Metals will accelerate payment of an amount equal to the amount of funds raised in any offering of equity securities for the purpose of exploration of the Cotabambas project during the period January 27, 2016, to March 21, 2018, up to a maximum of US$3.5 million for all such offerings. Under the Early Deposit provisions the Company must meet certain minimum working capital requirements.

The balance of US$126.0 million is payable in instalments during construction of the Cotabambas Project, should Wheaton Metals elect to proceed with the Agreement.

Wheaton Metals may terminate the Agreement at any point up to 90 days following delivery of a feasibility study on the Cotabambas project upon giving the Company three months’ notice, in which case all Early Deposit amounts advanced less US$2.0 million will become repayable. Wheaton Metals can elect to be repaid in cash or shares, with the deferral of cash payments under certain conditions for up to two years. If Wheaton Metals elects to terminate the Agreement and be repaid with cash, interest will accrue at prime plus 8% per annum if repayment has not been made within two years of notice of termination. Wheaton Metals may also terminate the Agreement at different points during the term of the Agreement if certain production delays occur, in which case the uncredited deposit will be repayable to Wheaton Metals.

Expressed in Canadian dollars, unless otherwise stated

7. Early Deposit Precious Metals Agreement (continued)

Following a change of control, subject to certain conditions, the Company has a one-time option to repurchase 50% of the precious metals stream with a payout based on the greater of: (i) a minimum fixed return (ii) a return based on appreciation of precious metals prices over the term of the Agreement and (iii) a return based on appreciation of the share price of the Company over the term of the Agreement.

At December 31, 2016, the Company had received a total of US$4.0 million under the Early Deposit, including the two initial scheduled payments and an accelerated payment of US$2.0 million after the successful completion of the private placement in August 2016. During the nine months ended September 30, 2017, the Company received the third scheduled semi-annual payment of US$750,000. Additional accelerated payments totaling US$1.5 million may be received if the Company is able to raise that amount of funds in an offering of equity securities prior to March 21, 2018. The next scheduled payment was received by the Company subsequent to September 30, 2017.

8. Share capital

(a) Authorized – unlimited common shares without par value.

Issued and outstanding:

258,148,765 common shares (December 31, 2016 – 258,148,765 common shares)

(b) Stock options

Stock options to purchase common shares have been granted to directors, employees, contractors and consultants at exercise prices determined by reference to the market value on the date of the grant. The number of shares available for options to be granted under the Company's rolling stock option plan is 10% of the number of shares outstanding (the "Plan") as amended, at the Annual General Meeting held on June 22, 2017. Options granted under the Plan vest immediately or over a period of time at the discretion of the Board of Directors.

During the nine months ended September 30, 2017, the Company granted 600,000 stock options to a director at an exercise price of $0.20, which are exercisable for a period of five years. The total fair value of the options granted in the period was $42,504, using the Black-Scholes method with the following assumptions - a volatility of 70%, an expected option life of 2.7 years, a risk free interest rate of 0.9%, and an expected dividend yield of 0%. The stock option grant was recognized as share-based expense for the year. A summary of the status of the Company's stock options as at December 31, 2016, and for the nine months ended September 30, 2017, is as follows:

	Number of Options	Weighted average exercise price
Balance, December 31, 2016	16,225,000	$ 0.42
Granted during the period	600,000	$ 0.20
Expired, unexercised, during the period	(25,000)	$ 0.74
Balance, September 30, 2017	16,800,000	$ 0.41

Expressed in Canadian dollars, unless otherwise stated

8. Capital stock (continued)

(b) Stock options (continued)

The following summarizes information about stock options outstanding and exercisable at September 30, 2017:

Year of expiry	Number of options	Weighted average exercise price
2017	4,625,000	$0.85
2019	3,250,000	$0.36
2021	8,325,000	$0.20
2022	600,000	$0.20
	16,800,000	$0.41

The weighted average life of exercisable options outstanding as at September 30, 2017, is 2.5 years (December 31, 2016 – 3.2 years). Subsequent to September 30, 2017, 4,625,000 stock options exercisable at a price of $0.85, expired, unexercised.

(c) Share purchase warrants

At September 30, 2017, and December 31, 2016, there were 18,358,905 share purchase warrants, exercisable at $0.27, until August 26, 2018. Subsequent to September 30, 2017, 1,615,319 warrants were exercised at $0.27, providing $436,136 to the treasury.

9. Related party transactions

During the nine months ended September 30, 2017 and 2016, there were no transactions between directors and officers and/or companies controlled by directors or officers in common with the Company, other than as noted below. The Company purchased exploration supplies for a total of $19,218 from a private company controlled by a director of a subsidiary of the Company, and a total of $3,148 from a private company held by a director of the Company.

10. Commitments

The Company has the following commitments:

	2017	2018	2019	2020	2021	Total
Office lease (Vancouver)	$ 27,844	$ 65,846	$ 69,011	$ 70,593	$ 35,297	$ 268,591
Office lease (Peru)	$ 21,320	$ 86,773	$ 89,377	$ 37,698	$ -	$ 235,168
Warehouses (2)	$ 10,721	$ 15,135	8,829	$ -	$ -	$ 34,685
Accounts payable and accrued liabilities	$2,668,277	$ -	$ -	$ -	$ -	$2,668,277
Community agreement, other commitments	$ 63,782	$ 86,460	$ -	$ -	$ -	$ 150,242

Expressed in Canadian dollars, unless otherwise stated

10. Commitments (continued)

Vigencias (or concession fees) are not commitments, but rather the annual payments required to maintain the concessions in good standing with the Perúvian government. The actual payment made in 2016 was $613,946 for the 2015 year. The Company paid $870,047 (US$645,163) for the vigencia payments for fiscal 2016 in June 2017. The ultimate amount to be paid is based on a formula, is adjusted by exploration costs incurred and determined each year by the Perúvian government. Accrued vigencias to September 30, 2017, for fiscal 2017 total $901,984 and are included in accounts payable and accrued liabilities and are payable in June 2018.

The Company has an office lease in Lima, Perú, two warehouses in Cusco, Perú, and an office lease in Vancouver, Canada.

11. Financial instruments and capital management

Fair value of financial instruments

As at September 30, 2017, the carrying values of the Company's financial instruments by category are as follows:

	Held for trading	Loans and receivables	Available for sale	Financial liabilities	Carrying value	Fair Value
Financial assets:						
Cash and cash equivalents	$ -	$ 774,248	$ -	$ -	$ 774,248	$ 774,248
Short-term investments	-	3,119,994		-	3,119,994	3,119,994
Marketable securities	-		1,500		1,500	1,500
Accounts and advances receivable	-	76,479		-	76,479	76,479
Total financial assets	-	3,970,721	1,500	-	3,972,221	3,972,221
Financial liabilities:						
Accounts payable and accrued liabilities	-	-	-	2,668,277	2,668,277	2,668,277
Precious Metals Purchase Agreement	-	-	-	5,928,000	5,928,000	5,928,000
Total financial liabilities	-	-	-	8,596,277	8,596,277	8,596,277

Credit risk

The Company manages its credit risk through its counterparty ratings and credit limits. The Company is mainly exposed to credit risk on its bank accounts and short-term investments, and accounts and advances receivable. Bank accounts and short-term investments are primarily with Canadian Schedule 1 banks and Banco de Credito in Perú. The Company has accounts and advances receivable primarily related to IGV receivable from the Perúvian government.

The total of cash and cash equivalents, short-term investments and accounts and advances receivable of $3,970,721 (December 31, 2016 - $8,622,806) represent the maximum credit exposure.

11. Financial instruments and capital management (continued)

Fair value of financial instruments (continued)

Liquidity risk

The Company manages its liquidity risk by ensuring that there is sufficient liquidity in order to meet short-term business requirements, after taking into account the Company's holdings of cash. The Company's cash and cash equivalents are primarily invested in bank accounts, bankers' acceptances, and Guaranteed Investment Certificates ("GIC"). The Company's cash is not invested in any asset backed commercial paper. At September 30, 2017, the Company held redeemable GICs and short-term investments, with initial terms over 90 days.

Accounts payable and accrued liabilities require payment within one year.

Market risk

The significant market risks to which the Company is exposed are foreign currency risk and interest rate risk.

Foreign currency risk

The Company maintains its financial statements in Canadian dollars. The Company is exposed to foreign currency fluctuations to the extent mineral interests, exploration expenditures and operating expenses incurred by the Company are not denominated in Canadian dollars.

The Company does not use derivatives or other instruments to manage the foreign currency risk. The Company's operations in Perú make it subject to foreign currency fluctuations and such fluctuations may materially affect the Company's financial position and results. The Company's operating results and cash flows are affected to varying degrees by changes in the Canadian dollar exchange rate vis-a-vis the Perúvian Nuevo Sol and the US Dollar. The Company purchases foreign currencies as the need arises in order to fund its exploration activities. Corporate expenditures are primarily incurred in Canadian and US dollars.

As at September 30, 2017, the Company's significant exposures to foreign currency risk, based on balance sheet carrying values, were to the Perúvian Nuevo Sol and the US Dollar, as follows:

	September 30, 2017		December 31, 2016	
	PEN	**US$**	**PEN**	**US$**
Cash and short-term investments	S/. 92,010	$ 3,076,284	S/. 6,736	$ 6,149,183
Accounts and advances receivable	51,635	33,526	25,409	14,000
Accounts payable and accrued liabilities	(419,506)	(1,899,580)	(62,361)	(707,691)
Precious Metals Purchase Agreement	-	(4,750,000)	-	(5,286,900)
Net exposure	S/. (275,861)	$ (3,539,770)	S/.(30,216)	$ 168,592
Canadian dollars	$ (105,434)	$ (4,417,633)	$ (12,089)	$ 226,368

Expressed in Canadian dollars, unless otherwise stated

11. Financial Instruments and capital management (continued)

Fair value of financial instruments (continued)

The following sensitivity analysis assumes all other variables remain constant and are based on the above net exposures. A 10% appreciation or depreciation of the Perúvian Nuevo Sol vis-a-vis the Canadian Dollar would result in a $10,543 (December 31, 2016 - $1,209) increase or decrease, respectively, in net loss and shareholders' equity. A 10% appreciation or depreciation of the US Dollar vis-a-vis the Canadian Dollar would result in a $441,763 (December 31, 2016 - $22,637) increase or decrease, respectively, in loss and shareholders' equity.

Interest rate risk

The Company's cash and cash equivalents and short-term investments earn interest income at variable rates. The fair value of its portfolio is relatively unaffected by changes in short-term interest rates. The Company's future interest income is exposed to changes in short-term rates.

The Company's objective when managing capital is to safeguard the Company's ability to continue as a going concern such that it can continue to provide returns for shareholders and benefits for other stakeholders. The Company considers the items included in shareholders' equity as capital. The Company manages the capital structure and makes adjustment to it in the light of changes in economic conditions and the risk characteristics of the underlying assets. In order to maintain or adjust its capital structure, the Company may issue new shares, sell assets to settle liabilities or return capital to its shareholders. The Company is not subject to any externally imposed capital requirements.

The carrying amounts of cash and cash equivalents, short-term investments, marketable securities, accounts and advances receivable, and accounts payable approximate their fair values due to their short-term nature.

12. Key management personnel compensation

Key management personnel are those persons that have the authority and responsibility for planning, directing and controlling the activities of the Company, directly or indirectly. Key management includes the Company's directors and members of the senior management group. Details of key management personnel compensation for the nine months ended September 30, 2017 and 2016, are as follows:

	2017	2016
Salary, fees and benefits	$ 882,529	$ 370,185
Share-based expense	42,504	-
	$ 925,033	$ 370,185

13. Supplementary cash flow information

Non-cash activities:	2017	2016
Amortization capitalized to exploration and evaluation assets	$ 8,525	$ 13,850
Common shares issued for services rendered	-	52,401
Finder's fee deducted from proceeds	-	184,435
	$ 8,525	$ 256,410