B Investments Holding "S.A.E."
Condensed Separate Interim Financial Statements
For the nine months ended September 30, 2026
Together with Limited Review Report

Saleh, Barsoum & Abdel Aziz
Grant Thornton

Saleh, Barsoum & Abdel Aziz
Nile City South Tower,
6th floor
2005A Cornish El Nil,
Ramlet Boulaq, Cairo, 11221
Egypt

T +20 (0) 2 246 199 09

Translation of Limited Review Report Originally Issued in Arabic

Limited review report for the condensed separate interim financial statements

To: The Board of Directors of B Investments Holding "S.A.E."

Introduction

We have reviewed the accompanying condensed separate interim financial statements of B investments Holding S.A.E. which comprise the condensed separate interim statement of financial position as of September 30, 2026, and the related condensed separate interim statements of profit or loss, comprehensive income, changes in equity and cash flows for the nine months' period then ended, and a summary of significant accounting policies and other explanatory notes.
Management is responsible for the preparation and fair presentation of the condensed separate interim financial statements in accordance with Egyptian Accounting Standard No. (30)" Interim financial statements".
Our responsibility is to express a conclusion on these condensed separate interim financial statements based on our review.

Scope of Review

We conducted our review in accordance with Egyptian Standard on Review Engagements (2410) "Review of Interim Financial Statement Performed by the Independent Auditor of the Entity". Review of condensed separate interim financial statements consists of making inquiries, primarily of persons responsible for financial and accounting matters, and applying analytical and other review procedures.
A review is substantially less in scope than an audit conducted in accordance with Egyptian Standards on Auditing and consequently does not enable us to obtain assurance that we would become aware of all significant matters that might be identified in an audit. Accordingly, we do not express an audit opinion on these condensed Separate interim financial statements.

Conclusion

Based on our review, nothing has come to our attention that causes us to believe that the accompanying condensed separate interim financial statements do not present fairly in all material respects the separate financial position of B Investments Holding S.A.E. as of September 30, 2026, and of its separate financial performance and its separate cash flows for the nine months' period then ended in accordance with Egyptian Accounting Standard No. (30)" Interim financial statements".

Cairo, November 16, 2026

Kamel Maggdy Salah FCA,
FESAA (R.A.A 8510)
F.R.A. No. (69)

Translation of Condensed Separate Interim Financial Statements

Originally Issued in Arabic

B Investments Holding S.A.E.

Condensed Separate Interim Statement of Financial Position as of September 30, 2026

	Note	September 30, 2026 EGP	December 31, 2025 EGP
Assets			
Non-current assets			
Investments in subsidiaries	(4)	2 069 917 714	1 555 992 700
Investments in joint ventures (net)	(5)	691 638 852	811 178 105
Investments in associates (net)	(6)	257 929 786	182 229 125
Investment properties (net)	(7)	–	85 523 252
Total non-current assets		**3 019 486 352**	**2 634 923 182**
Current assets			
Notes receivable (net)		1 014 533	1 540 742
Due from related parties (net)	(9)	4 708 743	1 697 190
Other debit balances (net)	(10)	31 989 677	48 535 019
Financial assets at amortized cost (net)	(11)	626 019 813	41 379 098
Cash at banks	(12)	1 313 305 727	1 378 423 873
Loans to associates	(8)	428 340 000	401 537 844
Total current assets		**2 405 378 493**	**1 873 113 766**
Total Assets		**5 424 864 845**	**4 508 036 948**
Equity and liabilities			
Equity			
Issued and paid-up capital	(18)	1 091 813 930	1 091 813 930
Reserves		1 537 321 091	1 537 321 091
Retained earnings		1 254 441 103	1 584 564 291
Net profit for the period / year		851 925 531	10 306 591
Total equity		**4 735 501 655**	**4 224 005 903**
Non-Current liabilities			
Deferred tax liabilities	(17)	73 576 363	149 148 086
Total non-current liabilities		**73 576 363**	**149 148 086**
Current liabilities			
Due to related parties	(13)	87 033 201	14 960 326
Accounts payable and other credit balances	(14)	418 187 405	11 024 895
Short term loans	(15)	–	56 250 000
Provisions	(16)	1 426 107	8 404 240
Current income tax		109 140 114	44 243 498
Total current liabilities		**615 786 827**	**134 882 959**
Total equity and liabilities		**5 424 864 845**	**4 508 036 948**

- The attached notes form an integral part of the condensed separate interim financial statements , and to be read therewith.

Chief Financial Officer	Chief Executive Officer	Chairman
Mostafa El-Bekpashy	Dr. Mohamed Abdel Monem Omran	Mohamed Hazem Adel Barakat

- Limited review report attached.

B Investments Holding S.A.E.

Condensed Separate Interim Statement of Profit or Loss

For the nine months ended September 30, 2026

	Note	The Nine months ended		The three months ended	
		September 30, 2026	September 30, 2025	September 30, 2026	September 30, 2025
		EGP	EGP	EGP	EGP
Revenues and profits					
Dividends income from investments in associates	(21)	56 385 044	37 465 991	–	–
Dividends income from investments in joint ventures		–	20 124 037	–	–
Gain on sale of a part of joint ventures	(22)	668 496 061	–	375 208 087	–
Gain on sale of a part of subsidiaries	(23)	70 503 118	40 240 828	70 503 118	40 240 828
Gain on sell investment properties	(24)	47 591 017	–	–	–
Credit interest	(25)	65 729 341	61 486 008	18 966 863	14 400 925
Rental income of investment properties		1 692 134	2 768 946	–	922 982
Other Revenue	(26)	3 423 435	3 817 818	2 233 489	3 817 818
		913 820 150	**165 903 628**	**466 911 557**	**59 382 553**
Expenses and losses					
Investment properties' depreciation	(7)	(422 857)	(1 273 429)	–	(424 474)
Provision Formed		–	(4 024 083)	21 996 598	(4 024 083)
Reversal of provision on loans to associates	(27)	4 032 155	–	–	–
Provision no longer required	(16)	4 024 083	–	4 024 083	–
Consulting fees and other expenses		(9 421 806)	(9 756 768)	(1 772 488)	(3 774 331)
Investment manager fees	(28)	(150 301 038)	(33 650 136)	(83 337 798)	(14 988 662)
Board of directors allowances and other expenses		(419 941)	(362 803)	(413 041)	(227 603)
Expense for interest and commissions		(3 740 417)	(29 015 788)	(184 765)	(7 428 330)
Expense of Expected credit losses		(6 002 804)	(1 001 158)	(5 617 383)	(1 214 765)
Foreign exchange gains/ (loss)		133 926 397	(115 183 629)	72 044 141	(63 221 426)
Net profit for the period before tax		**885 493 922**	**(28 364 166)**	**473 650 904**	**(35 921 121)**
Current income tax		(109 140 114)	(36 660 732)	(13 009 858)	(4 144 820)
Deferred tax	(17)	75 571 723	54 999 741	(2 618 270)	16 616 215
Net profit for the period		**851 925 531**	**(10 025 157)**	**458 022 776**	**(23 449 726)**
Basic earnings per share	(19)	**3.90**	**(0.05)**	**2.10**	**(0.11)**
Diluted earnings per share	(19)	**3.90**	**(0.05)**	**2.10**	**(0.11)**

- The attached notes form an integral part of the condensed separate interim financial statements and to be read therewith.

B Investments Holding S.A.E.

Condensed Separate Interim Statement of Comprehensive Income
for the nine months ended September 30, 2026

	The Nine months ended		The three months ended	
	September 30, 2026	September 30, 2025	September 30, 2026	September 30, 2025
	EGP	EGP	EGP	EGP
Net profit for the period	851 925 531	(10 025 157)	458 022 776	(23 449 726)
Items of other comprehensive income	--	--	--	--
Total comprehensive income for the period	851 925 531	(10 025 157)	458 022 776	(23 449 726)

- The attached notes form an integral part of the condensed separate interim financial statements , and to be read therewith.

B Investments Holding S.A.E.

Condensed Separate Interim Statement of Change in Equity

For the nine months ended September 30, 2026

	Note	Issued and paid-up capital	Legal reserve	Other reserve	Retained earnings	Net profit for the Period	Total
		EGP	EGP	EGP	EGP	EGP	EGP
Balance as of January 1, 2025		**1 091 813 930**	**545 906 965**	**991 414 126**	**917 062 208**	**951 568 469**	**4 497 765 698**
Items of comprehensive income							
Net profit / (Loss) for the period		--	--	--	--	(10 025 157)	(10 025 157)
Total Comprehensive income		--	--	--	--	**(10 025 157)**	**(10 025 157)**
The company's shareholders transactions							
Transferred to retained earnings		--	--	--	951 568 469	(951 568 469)	--
Dividends distributions		--	--	--	(284 066 386)	--	(284 066 386)
Total company's shareholders transactions		--	--	--	**667 502 083**	**(951 568 469)**	**(284 066 386)**
Balance as of September 30, 2025		**1 091 813 930**	**545 906 965**	**991 414 126**	**1 584 564 291**	**(10 025 157)**	**4 203 674 155**
Balance as of January 1, 2026		**1 091 813 930**	**545 906 965**	**991 414 126**	**1 584 564 291**	**10 306 591**	**4 224 005 903**
Items of comprehensive income							
Net Profit for the period		--	--	--	--	851 925 531	**851 925 531**
Total Comprehensive income		--	--	--	--	**851 925 531**	**851 925 531**
The company's shareholders transactions							
Transferred to retained earnings		--	--	--	10 306 591	(10 306 591)	--
Dividends distributions	(27)	--	--	--	(340 429 779)	--	(340 429 779)
Total company's shareholders transactions		--	--	--	**(330 123 188)**	**(10 306 591)**	**(340 429 779)**
Balance as of September 30, 2026		**1 091 813 930**	**545 906 965**	**991 414 126**	**1 254 441 103**	**851 925 531**	**4 735 501 655**

- The attached notes form an integral part of the condensed separate interim financial statements , and to be read therewith.

B Investments Holding S.A.E.

Condensed Separate Interim Statement of Cash Flows for the nine months ended September 30, 2026

	Note	September 30, 2026	September 30, 2025
		EGP	EGP
Cash flows from operating activities			
Net profit for the period before income tax		885 493 922	(28 364 166)
Adjusted by :			
Dividends reversal of investment in associates		(56 385 044)	(37 465 991)
Dividends reversal of investment in joint ventures		--	(20 124 037)
Reversal gain on sale of a part of subsidiaries		(70 503 118)	(40 240 828)
Gain reversal on portion sell of investment in Joint Ventures		(668 496 061)	--
Reversal of Gain on sell investment properties		(47 591 017)	--
Reversal of provision on loans to associates		(4 032 155)	--
Reversal of provision on longer required		(4 024 083)	--
Foreign exchange gain / (Loss)		(133 926 397)	115 183 629
Provision formed / (used) during the period			3 962 589
Credit interest - T.Bills		(26 436 128)	(1 743 257)
Credit interest		(39 293 213)	(59 742 751)
Expense of Expected credit losses		6 002 804	1 001 158
Expense for interest and commissions		3 740 417	29 015 788
Depreciation of investment properties		422 857	1 273 429
Operating (losses) before changes in working capital		**(155 027 216)**	**(37 244 437)**
Decrease in notes receivables		1 000 000	1 000 000
(Increase) in due from related parties		(3 280 631)	--
Decrease in other debit balances		16 505 956	931 897
Increase / (Decrease) in due to related parties		72 073 250	(14 033 732)
Increase / (Decrease) in accounts payable and other credit balances		407 162 135	(12 010 073)
Proceeds from profit distributions of investments in Associates		56 385 044	18 732 995
Proceeds from profit distributions of investments in Joint Ventures		--	20 124 037
Provision (used) during the period		(2 954 050)	--
Income tax paid during the period		(43 314 868)	(63 030 424)
Net cash flows generated from/ (used in) operating activities		**348 549 620**	**(85 529 737)**
Cash flows from investing activities			
Proceeds from credit interest		35 964 409	85 301 584
Proceeds from sell investment properties		135 000 000	--
Proceeds for portion sell in Joint Ventures		741 676 113	--
Proceeds for disposal investment in subsidiaries		121 766 988	101 568 028
(Payments) for investments in Joint Ventures		--	(18 090 300)
(Payments) for investments in subsidiaries		(565 250 000)	--
Net (payments) from sale, redemption and acquisition of treasury bills		(646 441 055)	--
Net cash flows (used in) / generated from investing activities		**(177 283 545)**	**168 779 312**
Cash flows from financing activities			
Payment from loans		(56 250 000)	(73 125 000)
Interest and commissions paid		(3 740 417)	(25 129 783)
Dividends paid		(339 342 579)	(284 066 386)
Net cash flows (used in) financing activities		**(399 332 996)**	**(382 321 169)**
Net change in cash and cash equivalents during the period		**(228 066 921)**	**(299 071 594)**
Cash and cash equivalents at the beginning of the period		**1 421 443 731**	**1 852 559 909**
Effect of changes in exchange rates on cash balances held in foreign currencies		119 928 917	(104 370 012)
Cash and cash equivalents at the end of the period	(12)	**1 313 305 727**	**1 449 118 303**

- The attached notes form an integral part of the condensed separate interim financial statements , and to be read therewith.

1. General information

B Investments Holding "S.A.E." (BPE Holding for Financial Investments - formerly) "The Company" was established under the provisions of Law No. 95 for 1992 and its executive regulations. The Company was registered on December 31, 2005, under No. 52455 at South Cairo Commercial Register pursuant to the Capital Market Authority License No. 348 dated April 11, 2006. Then the company registered on October 24, 2012, under No. 63264 at South Cairo Commercial Register.

The company's new Location is 24 Talaat Harb Street, Cinema Radio Building – 1st Floor - Cairo. Was registered in the company's commercial register on July 15, 2020.

The Company's purpose is to participate in the incorporation of other entities, which issue securities, or increase their capital. The Company may have interest or participate in any form with corporate companies pursuing similar activities, or which may assist it in realizing its purpose in Egypt or abroad. The Company may also merge, purchase, or become a subsidiary of a company according to the provisions of law and its executive regulations. The Company's duration is 20 years commencing from the commercial register date.

The Company's primary business activity is investing in other entities, in accordance with its established investment policy. The Company aims to identify, research, negotiate, make, and monitor the progress of and sell, realize, and exchange investments and distribute proceeds of such investments with the principal objective of providing shareholders with a high relative overall rate of return by means of both income, capital growth.

On January 11, 2016, the Company's extraordinary general assembly decided to change the Company name to BPE Holding for Financial Investments. The change was registered in the Company's commercial register on February 24, 2016.

On May 8, 2018, the Company's extraordinary general assembly decided to change the Company name to be B Investments Holding, the change was registered in the Company's commercial register on July 8, 2018.

The Board of Directors of the Company officially approved the issuance of the condensed separate interim financial statements for the nine months ended September 30, 2026, on November 16, 2026.

2. Statement of compliance for the condensed separate interim financial statements

The Condensed separate interim financial statements have been prepared in accordance with the Egyptian Accounting Standard No. (30)

3. Basis for preparation of the condensed separate interim financial statements

The condensed separate interim financial statements have been prepared using the same accounting policies applied last year. These condensed separate interim financial statements are to be read in conjunction with the separate financial statements issued for the year ended December 31, 2025.

4. Investments in subsidiaries

Company Name	No. of owned Shares	Ownership %	September 30, 2026 EGP	December 31, 2025 EGP
B Healthcare Investment S.A. E	30 103 929	70	144 709 843	144 709 843
Inergia Technologies for Information Systems S.A. E	89 135	68.04	891 350	891 350
OB Financial Holding S.A.E.	3 057 793 116	66.1	1 358 816 521	1 410 141 507
B Ventures for Research and Services S.A.E.	5 655 000	100	565 500 000	250 000
			2 069 917 714	**1 555 992 700**

The main reason for the increase in investments in subsidiaries is as follows:

- On 2 May 2026, the Company paid its share in the capital increase of B Ventures for Research and Services S.A.E. Company amounted to EGP 565 250 000. This was registered in the investee's Commercial Register on 20 May 2026.
- On 28 September 2026, the Company sold 115 492 767 shares in OB Financial Holding S.A.E., realizing a net profit of EGP 70,503,118 (Note 23), so that the number of shares owned by B Investments Holding S.A.E. after the sale become 3 057 793 116 shares, representing 66.1%.

5. Investments in joint ventures (net)

Company Name	No. of owned Shares	Ownership %	September 30, 2026 EGP	December 31, 2025 EGP
Basata International Holding Limited	213 968 805	17.25	256 369 952	256 369 952
Basata Financial Holding S.A.E.	1 309 743	20.92	130 974 300	130 974 300
Gourmet Egypt.com S.A.E.	--	--	--	119 539 253
Red Sea Venture for Solar Energy	7 425	49.5	5 727 150	5 727 150
B Pharma Holding (B.V) - Netherlands	304 294	59.99	304 294 600	304 294 600
Less: Impairment in Red sea for solar Energy S.A.E.			(5 727 150)	(5 727 150)
			691 638 852	**811 178 105**

The main reason for the decrease in the investment in Joint Ventures is reclassification of the investment in Gourmet Egypt.Com foods S.A.E. to investment in associates. (Note 6)

6. Investment in associates (net)

	No. of owned Shares	Ownership %	September 30, 2026 EGP	December 31, 2025 EGP
Madinet Misr for Housing and Development S.A.E "MMHD"	164 324 522	7.69	182 227 374	182 227 374
Al Retail for Trade and Investment	727 526	22.79	7 275 258	7 275 258
Gourmet Egypt.com S.A.E.	134 000 000	33.50	75 700 661	--
Infinity Solar (1) B.V.	246	24.6	--	--
Infinity Solar (2) B.V.	175	17.5	--	--
Infinity Solar (3) B.V.	175	17.5	--	--
Deduct: Impairment in Al Retail for trade and Investment			(7 273 507)	(7 273 507)
			257 929 786	**182 229 125**

The main reason for the increase in investments in associates is as follows:

- On 5 February 2026, B Investments Holding Company sold 51 600 000 shares, representing 12.92% of the total shares of "Gourmet" Company, realizing net profits of EGP 293 287 974 (Note 22), so that the number of shares owned by B Investments Holding Company after the sale became 160 000 000 shares, representing 40%. The investment in Gourmet Egypt. Com S.A.E. was reclassified to investments in associates as in (Note 5).
- On 1 July 2026, B Investments Holding Company signed an agreement to exercise its put option to sell its shares in the Infinity Solar 1, 2 and 3 Group in accordance with the shareholders' agreement, subject to obtaining the necessary approvals and licenses from the governmental authorities. As of yet, those conditions have not been fulfilled, and the share transfer deed has not been signed nor have the shareholder loan rights been assigned, and the Company is in the process of extending the long-stop (Note 8).
- On 22 September 2026, B Investments Holding Company sold 26 000 000 shares, representing 6.50% of the total shares of "Gourmet" Company, realizing net profits of EGP 375 208 087 (Note 22), so that the number of shares owned by B Investments Holding Company after the sale became 134 000 000 shares, representing 33.5%.

7. Investment properties (net)

	Maadi Administration Building EGP		Total EGP
Cost	**Land**	**Building**	
As of January 1, 2025	57 922 825	39 227 381	97 150 206
Additions during the year	--	--	--
As of December 31, 2025	57 922 825	39 227 381	97 150 206
As of January 1, 2026	57 922 825	39 227 381	97 150 206
Additions during the period	--	--	--
Disposal during the period	(57 922 825)	(39 227 381)	(97 150 206)
As of September 30, 2026	--	--	--
Accumulated depreciation			
As of January 1, 2025	--	9 929 048	9 929 048
Depreciation during the year	--	1 697 906	1 697 906
As of December 31, 2025	--	11 626 954	11 626 954
As of January 1, 2026	--	11 626 954	11 626 954
Depreciation during the period	--	422 857	422 857
Disposal of depreciation during the period	--	(12 049 811)	(12 049 811)
As of September 30, 2026	--	--	--
Net book value as of September 30, 2026	--	--	--
Net book value as of December 31, 2025	57 922 825	27 600 427	85 523 252

- The Company leased the ground floor and mezzanine in the administrative building in Maadi to the National Bank of Egypt as operating lease where the lease rent will be computed in the successive month following the completion of utilities instalments with a monthly rent of 231 150 EGP with an annual cumulative increase of 10% starting from the second year for a period of nine years starting from November 2021, these properties were registered under the Company's name in the Real Estate Registration Authority.
- On 17 March 2026, a sale promise agreement was executed between B Investments Holding and a local company, whereby the Company promised to sell its real estate investment in the Maadi building for a total consideration of EGP 135 000 000. An amount of 10 000 000 was received, with the remaining balance of EGP 125 000 000 to be paid upon completion of the sale procedures and transfer of ownership. Accordingly, the real estate investment has been classified as non-current financial assets held for sale as of 31 March 2026.
- On 4 June, 2026, a sale contract was signed between Company B Investments Holding and Company BM Lease, whereby the remaining balance of EGP 125 000 000 was settled, and the ownership transfer procedures were completed. Accordingly, the investment property was derecognized, resulting in a realized capital gain of EGP 47 591 017, as disclosed in (Note 24).

8. Loans to associates

	September 30, 2026	December 31, 2025
	EGP	EGP
Infinity Solar (1) B.V.	101 112 107	92 699 104
Infinity Solar (2) B.V.	172 603 156	158 241 719
Infinity Solar (3) B.V.	73 846 095	67 701 726
Accrued Interest	80 778 642	108 145 056
Deduct: Expected credit losses	--	(25 249 761)
	428 340 000	**401 537 844**

On 31 December 2017, the Company entered into shareholder loan agreements with its investee companies operating in the energy sector (Note 6). The loans were granted pursuant to the shareholders' agreements governing the Company's investments in the energy companies. The Company's funding to the investee companies takes the form of shareholder loans, which are to be repaid from the cash flows generated from the operation of solar power plants implemented in Egypt by the solar energy companies during the investment period, or to be recovered upon the Company's exit from the investments through disposal or the exercise of its put option prior to the full settlement of the loans.

On 1 December 2022, the Company amended certain terms of the shareholder loan agreements with the investee companies operating in the energy sector that were previously entered into on 31 December 2017. The interest rate was revised to 9.5% per annum for both Infinity Solar (1) B.V. and Infinity Solar (2) B.V., and to 5.57% per annum for Infinity Solar (3) B.V. In addition, it was agreed that unpaid interest would not be capitalized to the loan principal, effective from 1 January 2022,

On 1 July 2026, B Investments Holding Company signed an agreement to exercise its put option to sell its shares in Infinity Solar 1, 2 and 3 Group, in accordance with the Shareholders' Agreement, subject to obtaining the following conditions collectively:

(a) Obtaining the consent of the Egyptian Electricity Transmission Company to the transfer of the Shares from the Sellers;

(b) Obtaining the consent of the New and Renewable Energy Authority in Egypt to the transfer of the Shares from the Sellers;

(c) Obtaining the consent of the relevant financial institutions who are stakeholders in the business of the Companies or their subsidiaries;

(d) The unconditional release of the pledges imposed on the shares in the capital, pursuant to a written agreement signed by the relevant pledge.

If the Conditions have not been satisfied or waived on or before 31 October 2026 (the Long-Stop Date), other than by reason of wilful default or material breach by the party seeking to exercise this right (B Investments Holding Company), the Parties shall in good faith enter into discussions to extend the Long-Stop Date or find an alternative solution to avoid the reassignment of the Shareholder Loan Agreements. And since, to date, the aforementioned Conditions have not been satisfied, and the assignment of the Shares or the assignment of the Shareholder Loan rights has not been signed, the Company is in the process of extending the Long-Stop. (Note 6)

9. Due from related parties (net)

	Nature of relationship	Nature of account	September 30, 2026 EGP	December 31, 2025 EGP
Red Sea venture for solar energy	Joint venture	Current account	1 306 317	1 284 207
B pharma Holding (B.V) – Netherlands	Joint venture	Current account	3 040 070	2 068 246
B Ventures for Research and Services S.A.E.	Subsidiary	Current account	2 288 697	2 000
Deduct: Expected credit losses			(1 926 341)	(1 657 263)
			4 708 743	**1 697 190**

10. Other debit balances (net)

	September 30, 2026 EGP	December 31, 2025 EGP
Deposits held with others	46 795	46 795
Accrued interest	26 590 345	10 812 804
Accrued rental income	2 804 500	2 804 500
Accrued dividends income	125 049	34 279 200
Prepaid expenses	519 874	299 880
Withholding tax on treasury bills	4 652 255	718 771
Advance payment to tax authority	--	1 197 300
Advance payment to suppliers	311 728	1 501 119
Other debit balances	607 990	504 123
Deduct: Expected credit losses	(3 668 859)	(3 629 473)
	31 989 677	**48 535 019**

The main reason for the change is the collection of accrued dividend revenues from the prior period amounted to EGP 34 279 200 from Gourmet Egypt S.A.E., as well as the increase of accrued interest of amount EGP 15 777 541.

11. Financial assets at amortized cost (net)

	September 30, 2026 EGP	December 31, 2025 EGP
Treasury bills – with maturities more than 3 months	718 100 000	--
Treasury bills – with maturities less than 3 months	--	42 200 000
Deduct: unrealized interest	(86 133 048)	(676 824)
Deduct: Expected credit losses	(5 947 139)	(144 078)
	626 019 813	**41 379 098**

12. Cash at banks

	September 30, 2026	December 31, 2025
	EGP	EGP
Current accounts in local currency	20 120 080	23 860 915
Current accounts in foreign currencies	46 447 325	7 020 702
Time deposits in foreign currencies	1 248 681 797	1 349 581 906
Deduct: Expected credit losses	(1 943 475)	(2 039 650)
	1 313 305 727	**1 378 423 873**

For the purpose of preparing a separate condensed interim statement of cash flows, the cash and cash equivalents are comprised of the following:

	September 30, 2026	December 31, 2025
	EGP	EGP
Cash at Banks	1 313 305 727	1 395 782 271
Treasury bills – with maturities less than 3 months	--	53 336 032
	1 313 305 727	**1 449 118 303**

13. Due to related parties

	Nature of relationship	Nature of account	September 30, 2026 EGP	December 31, 2025 EGP
BPE Partners S.A.E.	Management Company	Management fees & other expenses	9 219 375	9 527 814
		Incentive fees	77 813 826	5 432 512
			87 033 201	**14 960 326**

14. Accounts payable and other credit balances

	September 30, 2026	December 31, 2025
	EGP	EGP
Accounts payable	48 907	1 473 908
Accrued expenses	30 906 619	6 495 979
Accrued Interest expense	--	2 661 889
Withholding tax	1 894 332	362 205
Dividend Payable (note 27)	1 087 200	--
Creditors for purchase loan to associate (note 8)	384 208 000	--
Other Credit Balance	42 347	30 914
	418 187 405	**11 024 895**

The main reason for the increase in accounts payable and other credit balances is the increase in creditors for the purchase of loans of associate companies during the period, which is due to the agreed contractual terms requiring the obtaining of the necessary approvals and licenses from the governmental authorities. As of yet, those conditions have not been fulfilled, and the share transfer deed has not been signed nor have the shareholder loan rights been assigned, and the Company is in the process of extending the long-stop (Note 8).

15. Loans

	September 30, 2026			December 31, 2025		
	Current portion	Non-Current portion	Total	Current portion	Non-Current portion	Total
	EGP	EGP	EGP	EGP	EGP	EGP
National Bank of Kwait – Egypt	--	--	--	56 250 000	--	56 250 000
Total	**--**	**--**	**--**	**56 250 000**	**--**	**56 250 000**

On July 19, 2023, B Investments Holding Company obtained a loan from the National Bank of Kuwait – Egypt by an amount of 150 EGP M for the purpose of financing its investments, the period of the loan is three years (including a grace period of twelve months), Starting from the date of signing the loan contract with an interest rate of 1.25% above the Corridor lending rate announced by the Central Bank of Egypt, the company is committed to pay the interest quarterly starting the grace and withdrawal period, as well as an advance commission of 0.25% of the total value of the finance. An amount of EGP 56 250 000 was paid during the period.

16. Provision

	Balance as of Jan 1, 2026	Provisions formed during the period	Provisions no longer required during the period	Provisions used during the period	Balance as of September 30, 2026
	EGP	EGP	EGP	EGP	EGP
Provision for claims	8 404 240	--	(4 024 083)	(2 954 050)	1 426 107
	8 404 240	**--**	**(4 024 083)**	**(2 954 050)**	**1 426 107**

Provision balance is related to claims from external parties arising from the ordinary course of business. Management reviews these provisions on a quarterly basis and revises the amounts based on the latest developments, or negotiations or agreements reached with claiming parties.

17. Deferred tax liabilities

	Jan 1, 2026 asset / (Liability)	vement during the period as / (Liability) Separate statement of profit or loss	September 30, 2026 asset / (Liability)
	EGP	EGP	EGP
Deferred tax liabilities arising from the difference between the accounting and tax bases of investment property depreciation	(871 509)	871 509	--
Deferred tax liability arising from unrealized foreign Currency exchange differences	(148 276 577)	74 700 214	(73 576 363)
	(149 148 086)	**75 571 723**	**(73 576 363)**

Deferred tax assets were not recognized on the following items due to insufficient assurance to realize them in the future:

	September 30, 2026	December 31, 2025
	EGP	EGP
Impairment in investment in joint ventures	5 727 150	5 727 150
Impairment in Investment in associates	7 273 507	7 273 507
Provisions	1 426 107	8 404 240
Expected credit losses on financial assets	13 489 276	32 736 233
	27 916 040	**54 141 130**

18. Issued and paid up- capital

The authorized capital is EGP 2.4 billion, and the issued and paid-up capital is EGP 1 091 813 930 distributed over 218 362 786 shares with a nominal value of EGP 5 per share.

19. Basic and diluted Earning per share

Basic: Basic earnings per share are calculated by dividing the net profit attributable to shareholders of the Company by the weighted average number of common shares outstanding during the period.

Diluted: Diluted earnings per share are calculated by adjusting the weighted average number of ordinary shares outstanding assuming conversion of all convertible financial instruments and share options. The net profit is adjusted by omission of the cost of convertible debt instruments taking tax effect into consideration. As there are no debt instruments that are convertible to shares, diluted and basic earnings per share are equal.

	September 30, 2026	September 30, 2025
	EGP	EGP
Net profit for the period	851 925 531	(10 025 157)
Less: Board of directors' profit share	--	--
	851 925 531	**(10 025 157)**
Weighted average number of shares	218 362 786	218 362 786
Basic Earning per share	**3,90**	**(0,05)**
Diluted Earning per share	**3,90**	**(0,05)**

20. Significant related parties' transactions

Related parties' transactions that occurred during the financial period are mainly represented by management fees and the expenses related to the Company or expenses the Company paid on behalf of related parties and the accrued interest due from the related parties.

The significant transactions during the period are as follows:

Company name	Relationship Nature	Transaction Nature	Volume of transactions during the period EGP
BPE Partners S.A.E.	Management Company	Performance Fees	(120 702 498)
		Management Fees - Other Expenses	(29 598 540)

21. Dividend income from investments in associates

	September 30, 2026 EGP	September 30, 2025 EGP
Madinet Masr for Housing and Development S.A.E	23 416 244	37 465 991
Gourmet Egypt Dot Com S.A.E "Gourmet "	32 968 800	--
	56 385 044	**37 465 991**

In accordance with resolution of the Ordinary General Assembly of Madinet Masr for Housing and Development S.A.E. (Associate company) held on April 23, 2026, where it was approved to distribute dividends to share held at 15 piastres per share and the share of B Investments Holding from this distribution net of tax amounted to EGP 23 416 244.

In accordance with resolution of the ordinary general assembly of Gourmet Egypt Dot Com S.A.E. "Gourmet" S.A.E. (Associate company) held on June 18 2026, where it was approved to distribute dividends to shareholders amounted to EGP 0.21691 per share and the share of B Investments Holding Company from those distributions net of tax amounted to EGP 32 968 800.

22. Gain on sell of part of investment in Joint venture entities

	September 30, 2026	September 30, 2025
	EGP	EGP
A- Proceed for sell of 51,600,000 shares in Gourmet Egypt Dot Com S.A.E. ('Gourmet').	356 040 000	--
B- Proceed for sell of 26,000,000 shares in Gourmet Egypt Dot Com S.A.E. ('Gourmet').	416 207 766	--
A- Deduct:		
Cost of investment of the shares sold	(29 150 404)	--
Expenses related to the transfer of ownership and completion of the sale transaction	(12 239 222)	--
Consultation expenses	(21 362 400)	--
	293 287 974	--
B- Deduct:		
Cost of investment of the shares sold	(14 688 187)	--
Expenses related to the transfer of ownership and completion of the sale transaction	(1 339 025)	--
Consultation expenses	(24 972 467)	--
	375 208 087	--
Total gain on the sale of a portion of investments in joint ventures (A + B)	**668 496 061**	--

On 12 January 2026, the Board of Directors of B Investments Holding unanimously approved proceeding with the process of listing the shares of Gourmet Egypt on the Egyptian Exchange, as well as offering a portion of the shares owned by B Investments Holding in Gourmet Egypt for public trading.

On January 20, 2026, the EGX listing Committee approved the temporary listing of the shares of Gourmet Egypt.Com Food Company, with an issued capital of EGP 100 000 000, distributed over 400 000 000 shares at a nominal value of EGP 0.25 per share, represented in thirteen issuances. The listing is recorded in the Egyptian Securities Registration Table (Shares), in accordance with Article (7) and Articles (1) bis, (6), and (18) of the Rules for Listing and Delisting Securities on the Egyptian Exchange

On 5 February 2026, B Investments Holding Company sold 51,600,000 shares, representing 12.92% of the total shares of "Gourmet" Company, realizing net profits of EGP 293,287,974 (Note 22), so that the number of shares owned by B Investments Holding Company after the sale became 160,000,000 shares, representing 40%.

On 22 September 2026, B Investments Holding Company sold 26,000,000 shares, representing 6.50% of the total shares of "Gourmet" Company, realizing net profits of EGP 375,208,087 (Note 22), so that the number of shares owned by B Investments Holding Company after the sale became 134,000,000 shares, representing 33.5%.

23. Gain on sell of part of investment in subsidiaries

	September 30 , 2026 EGP	September 30 , 2025 EGP
Proceed for sell of 115 492 767 shares in OB Financial Holding S.A.E.	122 231 655	101 904 693
(Deduct):		
Cost of investment of the shares sold	(51 324 986)	(61 327 200)
Fees and Commissions Expenses	(403 551)	(336 665)
	70 503 118	**40 240 828**

- On 28 September 2026, the Company sold 115 492 767 shares in OB Financial Holding S.A.E., realizing a net profit of EGP 70,503,118, so that the number of shares owned by B Investments Holding S.A.E. after the sale become 3 057 793 116 shares, representing 66.1%.

24. Gain on sell from Investment Properties

	September 30 , 2026 EGP	September 30 , 2025 EGP
Proceeds from the sale of the Maadi building	135 000 000	--
(Deduct):		
Cost of the investment properties	(97 150 206)	--
Ownership transfer and sale completion expenses	(2 308 588)	--
Add:		
Accumulated depreciation	12 049 811	--
	47 591 017	**--**

On 17 March 2026, a sale promise agreement was executed between B Investments Holding and a local company, whereby the Company promised to sell its real estate investment in the Maadi building for a total consideration of EGP 135 000 000. An amount of 10 000 000 was received, with the remaining balance of EGP 125 000 000 to be paid upon completion of the sale procedures and transfer of ownership. Accordingly, the real estate investment has been classified as non-current financial assets held for sale as of 31 March 2026.

On 4 June 2026, a sale contract was signed between Company B Investments Holding and Company BM Lease, whereby the remaining balance of EGP 125 000 000 was settled, and the ownership transfer procedures were completed. Accordingly, the investment property was derecognized, resulting in a realized capital gain of EGP 47 591 017.

25. Credit interest

	September 30 , 2026 EGP	September 30 , 2025 EGP
Credit interest of bank time deposits and current accounts	39 293 213	52 431 546
Credit interest of loans to associates	--	7 311 205
Return on treasury bills	26 436 128	1 743 257
	65 729 341	**61 486 008**

The decrease in credit interest during the period is due to the decrease in credit interest on deposits and current accounts and credit interest of loan to associate by EGP 13 138 333 and 7 311 205 respectively also the increase in returns on treasury bills by EGP 24 692 871.

26. Other Revenue

	September 30, 2026	September 30, 2025
	EGP	EGP
The company's share of board membership fees in one of its subsidiaries	3 423 435	3 817 818
	3 423 435	**3 817 818**

27. Reversal of provision on loan to associates

	September 30, 2026	September 30, 2025
	EGP	EGP
Proceeds from disposal of loans to associates equivalent to USD 8.250 M	428 340 000	--
Deduct :		
Loan to associate Infinity Solar (1) B.V.	(107 112 101)	--
Loan to associate Infinity Solar (2) B.V.	(172 603 156)	--
Loan to associate Infinity Solar (3) B.V.	(73 846 095)	--
Accrued Interest Income on Infinity Solar Group (1), (2) and (3)	(101 996 248)	--
Loss interest income on loans to associates	**(21 217 606)**	**--**
Add:		
Provisions no longer needed	25 249 761	--
	4 032 155	**--**

28. Investment Manager Fees

	September 30, 2026	September 30, 2025
	EGP	EGP
Management fees	29 598 540	28 217 624
Incentive fees	120 702 498	5 432 512
	150 301 038	**33 650 136**

On 19 July 2017, The Company signed a new management agreement with BPE Partners SAE, the new management agreement became effective on the date of completion of listing the Company's shares on the EGX. The trading on the Company's shares started on March 29, 2018.

Pursuant to the terms of the new management agreement, the management Company is entitled to a management fee of 2% of the Company's paid-up capital up to EGP 600 M and 1.5% of any capital increase (Included share premium) of more than EGP 600 M Up to EGP 1.2 billion and 1% on any capital increase of more than EGP 1.2 billion. And after five years from the start of trading on March 29, 2018, the management company is entitled to management fees from 2% of the invested capital. Additionally, the Management Company is entitled to a performance fee, the performance fee will be due to the Management Company only on the exit of investments entered into by the Company. Performance fees for existing investments are accrued for the management Company and calculated as the difference between cash proceeds net of taxes and fees received from the disposal and distribution (dividend, interest, or rent) of the investment and the adjusted cost of the existing investment. The adjusted cost is the historical cost of the investment at an acceptable rate of return on investment (10% annually) for each year following the acquisition date of the investment until the date on which the new management agreement takes effect.

Performance fees on new investments entered by the Company starting from the date on which the new management agreement takes effect will be 15% of the gain on the investment calculated as the difference between the cash proceeds net of taxes and fees received from the disposal and distribution (dividend, interest, or rent) of the investment and the aggregate cost of such investment.

During the period, the management company became entitled from the partial exit of its investment in in Gourmet Egypt.com S.A.E. to a performance fee of EGP 104 378 978 in relation to the sale of 77,600,000 shares of Gourmet Egypt.com S.A.E. (Note 6).

During the period, the management company became entitled from the partial exit of its investment in in OB Financial Holding S.A.E. to a performance fee of EGP 11 179 098 in relation to the sale of 115,492,767 shares of OB Financial Holding S.A.E. (Note 4).

During the period, the management company became entitled to a performance fee of EGP 5 144 439 in relation to the sale of the investment property, being the Maadi building (Note 7).

29. Dividends

On 10 June 2026, the Ordinary General Assembly of the Company approved profit dividends for the financial year ended on 31 December 2025 and for the period ended 31 March 2026 to shareholders by 1.5 Egyptian pound per share with a total amount of 327 544 179 Egyptian pounds or (equivalent in US dollars) and an amount of 12 885 600 Egyptian pounds for members of the Board of Directors.

30. Comparative Figures

Comparative figures have been reclassified to be consistent with the presentation of the current period.