

In accordance with Article 30 of the Listing Rules, Disclosure report form regarding the composition of the board of directors and shareholders					
Company Name	Pioneers Properties for Urban	Year	2026		
Period	Q2				
Company's Contacts					
Investor Relations					
Name	Ahmed Saad Taher				
Email	ahmed.saad@pregroup-eg.com				
Telephone	28133865				
Company Info					
Head Office address	231 Second Sector - City Center - 5th Settlement - New Cairo				
Telephone	28133865				
Fax	28133866				
Email address	ahmed.saad@pregroup-eg.com				
Web site	pregroup-eg.com				
Share Holder Structure					
Shareholder of 5% and above					
Name	Current position			Previous position	
	Title	Shares	%	Shares	%
Waleed M Zaki	maine shares holder	90002607	8.60%	312607929	29.85%
Hossam Zaki	Related group	51387410	4.91%	51387410	4.91%
Yasser Zaki	Related group	10003147	0.96%	10003147	0.96%
Khaled Yasser	Related group	2070000	0.20%	2070000	0.20%
Nour Waleed	Related group	900000	0.09%	900000	0.09%
W Z Investment	Related group	222605322	21.26%	0	0.00%
.Wazaki co	Related group	20388318	1.95%	20388318	1.95%
Total		397356804	37.95%	397356804	37.95%
A.K. Al-Muhaidib & Sons co	maine shares holder	125658750	12.00%	125658750	12.00%
Taha Al-Telbany	maine shares holder	106344921	10.16%	106344921	10.16%
Hesham Shokry - Arab African International Bank	shares holder	74643766	7.13%	74643766	7.13%
EGYCAP INVESTMENTS LTD	shares holder	43611234	4.16%	70935897	6.77%
Total		747615475	71.40%	774940138	74.00%

	Current position			Previous position		
	Shares number	%	Shareholder number	Shares number	%	Shareholder number
The total shares Listed in MCDR (1)	1,047,150,160	100%	7,415	1,047,150,160	100.00%	7,198
Un deposited shares at MCDR(-) (2)	0	0%	0	0	0.00%	0
Deposited Shares at MCDR(1-2) (3)	1,047,150,160	100%	0	1,047,150,160	100.00%	0
Stocks blocked to retain board membership(4)	0	0%	0	0	0.00%	0
100% of blocked shares to be held through the main shareholders as per listing rules (5)	106,344,921	10.16%	1	106,344,921	10.16%	1
97% of shares owned to main shareholders in case conducting trading activities on its shares during reporting period(6)	477,193,239	45.57%	6	477,193,240	45.57%	5
founders' shares under the legal lock-up period as per law 159/1981, (7)Number of founders' shares complementary to confirm with the blocking requirements of listing rules(7)	0	0%	0	0	0.00%	0
In kind shares under the legal lock-up period (8)	0	0%	0	0	0.00%	0
Treasury stocks (9)	29,473,000	2.81%	1	9,990,000	0.95%	1
Blocked shares as per ESOP(10)	33,491,758	3.20%	19	33,491,758	3.20%	19
Blocked shares as per the shareholder agreements (11)	0	0%	0	0	0.00%	0
Shares owned to public owned holding company (12)	0	0%	0	0	0.00%	0
Blocked shares owned to employee union (13)	0	0%	0	0	0.00%	0
Blocked shares corresponding to GDRs (14)	0	0%	0	0	0.00%	0
Pledged shares (15)	1,450,748	0.14%	1	1,450,748	0.14%	1
Blocked shares for other reason not mention above (16)	635,290	0.06%	25	635,290	0.06%	25
Total blocked (withheld) shares (add from 4 to 16) (17)	648,588,956	61.94%	53	629,105,957	60.08%	52
Free float shares (3-17) (18)	398,561,204	38.06%	7,362	418,044,203	39.92%	7,146

Treasury shares

Previous statement		Date of purchase		current statement		Date of purchase	
Ratio	Shares	From	To	Ratio	Shares	From	To
0.95%	9,990,000	21-9-2025	16-10-2025	0.95%	9,990,000	21/09/2025	16-10-2025
				1.86%	19,483,000	06/04/2026	2026/05/05
0.95%	9,990,000	Total		2.81%	29,473,000	Total	

Board of directors

Changes in the Board of Directors of the company

Current structure					Previous structure	
Name		Title			Name	Title

Board members from shareholders:

Name	Title	Entity Represented	Ownership of Entity Represented		Ownership of member		Executive Non Executive
			Shares	Ratio	Shares	Ratio	Independent
Mr. Yasser M Zaki	Chairman				10003147	0.96%	Executive
Mr. Waleed M Zaki	CEO and Chief executive				312607929	29.85%	Executive
Mr. Taha Al-Telbany	Board Member				106344921	10.16%	Non Executive
Mr. Mane M Al-Sane	Board Member				1394122	0.13%	Non Executive
Mr. Hesham A Hassan	Board Member	NOUR FINANCIAL INVESTMENT			0	0.00%	Non Executive
Mr. Zeyad F Al-Saleh	Board Member				0	0.00%	Non Executive
Mr. Haitham K El-Ansary	Board Member	NOUR FINANCIAL INVESTMENT			400000	0.04%	Executive
Mrs. Alaa Mohamed	Board Member				0	0.00%	Independent
Ms. Al-Shimaa A Mohamed	Board Member				392	0.00%	Independent

Board of directors Expiry date:

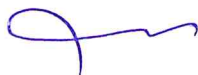
31/3/2027

I, the undersigned, as Chairman / Managing Director, acknowledge the validity of these data and that it is the responsibility of the company.

Name:

Waleed Zaki

Signature:



Company Stamp:



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