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ALONY HETZ PROPERTIES & INVESTMENTS LTD.

Company Number: 520038506

To: Israel Securities Authority
To: Tel Aviv Stock Exchange Ltd.
Form Number: T076 (Public)
Sent via MAGNA: 10/09/2025
ISA Website: www.isa.gov.il
TASE Website: www.tase.co.il
Reference: 2025-01-068602

Immediate Report on Changes in Holdings of Interested Parties and Senior Officers

Regulation 33(b) of the Securities Regulations (Periodic and Immediate Reports), 1970

Note: This form is intended for reporting changes in holdings of securities of the reporting corporation only. For reporting changes in holdings of securities of a subsidiary of the reporting corporation, if its activity is material to the activity of the reporting corporation, use Form T121.

1. Holder Details

- **Name of Corporation/Holder:** Barzilay Moti
- **Type of Identification Number:** Identity Card Number
- **Holder's Identification Number:** 022939276
- **Type of Holder:** Senior officer who is not a CEO or director and is not an interested party by virtue of holdings
- **Does the hedge fund have the right to appoint a director or representative to the company's board?** _____
- **Is the holder a representative for reporting purposes of several shareholders holding securities of the corporation together with him?** No
- **Name of controlling shareholder in the interested party:** Not relevant
- **Identification number of controlling shareholder in the interested party:** Not relevant
- **Citizenship/ Country of incorporation or registration:** Private individual with Israeli citizenship
- **Country of citizenship / incorporation or registration:** _____
- **Security number on the stock exchange:** 1195809
- **Name and type of security:** Warrant 03/23
- **Nature of change:** Decrease; In convertible securities due to their conversion to shares or redemption
- **Is this a change in a single transaction or multiple transactions (cumulative change):** Single transaction
- **Date of change:** 10/09/2025
- **Transaction rate:** 3,211.03 agorot
- **Are these dormant shares or securities convertible to dormant shares:** No
- **Balance (in number of securities) in the last report:** 161,068
- **Holding percentage of total securities of the same type in the last report:** 21.67%
- **Change in number of securities:** -161,068
- **Current balance (in number of securities):** 0
- **Current holding percentage of total securities of the same type:** 0.00%
- **Holding percentage after the change: In capital:** 0.00%
In voting rights: 0.00%
- **Explanation:** The holding percentage after the change does not refer to convertible securities.
- **Holding percentage after the change on a fully diluted basis: In capital:** 0.24%
In voting rights: 0.24%
- **Note number:** _____

2. Holder Details

- **Name of Corporation/Holder:** Barzilay Moti
- **Type of Identification Number:** Identity Card Number
- **Holder's Identification Number:** 022939276
- **Type of Holder:** Senior officer who is not a CEO or director and is not an interested party by virtue of holdings
- **Does the hedge fund have the right to appoint a director or representative to the company's board?** _____
- **Is the holder a representative for reporting purposes of several shareholders holding securities of the corporation together with him?** No
- **Name of controlling shareholder in the interested party:** Not relevant
- **Identification number of controlling shareholder in the interested party:** Not relevant
- **Citizenship/ Country of incorporation or registration:** Private individual with Israeli citizenship
- **Country of citizenship / incorporation or registration:** _____
- **Security number on the stock exchange:** 390013
- **Name and type of security:** Ordinary share
- **Nature of change:** Increase; In shares due to conversion of securities
- **Is this a change in a single transaction or multiple transactions (cumulative change):** Single transaction
- **Date of change:** 10/09/2025
- **Transaction rate:** 0 agorot
- **Are these dormant shares or securities convertible to dormant shares:** No
- **Balance (in number of securities) in the last report:** 0
- **Holding percentage of total securities of the same type in the last report:** 0.00%
- **Change in number of securities:** +161,068
- **Current balance (in number of securities):** 161,068
- **Current holding percentage of total securities of the same type:** 0.07%
- **Holding percentage after the change: In capital:** 0.07%
In voting rights: 0.07%
- **Explanation:** The holding percentage after the change does not refer to convertible securities.
- **Holding percentage after the change on a fully diluted basis: In capital:** 0.24%
In voting rights: 0.24%
- **Note number:** _____

3. Holder Details

- **Name of Corporation/Holder:** Barzilay Moti
- **Type of Identification Number:** Identity Card Number
- **Holder's Identification Number:** 022939276
- **Type of Holder:** Senior officer who is not a CEO or director and is not an interested party by virtue of holdings
- **Does the hedge fund have the right to appoint a director or representative to the company's board?** _____
- **Is the holder a representative for reporting purposes of several shareholders holding securities of the corporation together with him?** No
- **Name of controlling shareholder in the interested party:** Not relevant
- **Identification number of controlling shareholder in the interested party:** Not relevant
- **Citizenship/ Country of incorporation or registration:** Private individual with Israeli citizenship
- **Country of citizenship / incorporation or registration:** _____
- **Security number on the stock exchange:** 390013
- **Name and type of security:** Ordinary share
- **Nature of change:** Decrease; Due to sale on the stock exchange
- **Is this a change in a single transaction or multiple transactions (cumulative change):** Multiple transactions
- **Date of change:** 10/09/2025
- **Transaction rate:** 3,825 agorot
- **Are these dormant shares or securities convertible to dormant shares:** No
- **Balance (in number of securities) in the last report:** 161,068
- **Holding percentage of total securities of the same type in the last report:** 0.07%
- **Change in number of securities:** -161,068
- **Current balance (in number of securities):** 0
- **Current holding percentage of total securities of the same type:** 0.00%
- **Holding percentage after the change: In capital:** 0.00%
In voting rights: 0.00%
- **Explanation:** The holding percentage after the change does not refer to convertible securities.
- **Holding percentage after the change on a fully diluted basis: In capital:** 0.17%
In voting rights: 0.17%
- **Note number:** 1

Note: Purchase or sale of shares on the stock exchange by way of a matched transaction, as defined in the third part of the stock exchange regulations, will be classified as an off-exchange transaction, with disclosure in the free text field that the transaction was carried out in this way.

Notes Table

No.	Note
1	The rate indicated above is an average rate.

1. **Was the entire consideration paid at the time of the change?** Yes

If not, please specify the date of completion of payment: _____

2. **If the change is by way of signing a loan agreement, please specify details regarding the manner of ending the loan:** _____

Explanation: The holding percentages should be stated taking into account all securities held by the interested party.

3. **The date and time the corporation first became aware of the event or matter:**
10/09/2025 at 17:30

4. **Details of the actions that caused the change:** _____

Details of authorized signatories on behalf of the corporation:

No.	Name of Signatory	Position
1	Yifat Lonbraun Chaimovich	Other: Deputy Legal Advisor and Company Secretary

Explanation: According to Regulation 5 of the Periodic and Immediate Reports Regulations (1970), a report submitted under these regulations must be signed by those authorized to sign on behalf of the corporation. The staff's position on the matter can be found on the Authority's website: [Click here](#).

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Securities of the corporation are listed for trading on the Tel Aviv Stock Exchange.

Form structure update date: 04/02/2025

Short name: ALONY HETZ PROPERTIES & INVESTMENTS LTD.

Address: 2 Jabotinsky St., Ramat Gan, 5250501

Phone: 03-7521115

Fax: 03-7514730

Email: office@alony-hetz.com

Company website: www.alony-hetz.com

Previous names of the reporting entity:

Electronic signatory name: Yifat Lonbraun Chaimovich

Position: Attorney, Company Secretary

Employer company name:

Address: 2 Jabotinsky St., Ramat Gan, 5250501

Phone: 03-7521115

Fax: 03-7514730

Email: yifat@alony-hetz.com

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