

Argo Properties N.V. (the Company)

Re: Immediate Report

To:
Israel Securities Authority
www.isa.gov.il

To:
Tel Aviv Stock Exchange Ltd.
www.tase.co.il

28 October 2025

Immediate Report

Further to the Company's immediate reports dated 8 October 2025 [Reference Number: 2025-01-074304], 22 October 2025 [Reference Number 2025-01-078751], and 23 October 2025 [Reference Number 2025-01-079590], the Company is pleased to hereby announce the results of the tender for classified investors, as defined in Section 1 of the Securities Regulations (Manner of Offering Securities to the Public), 2007 (hereinafter: Classified Investors), which was held on 27 October 2025 for the receipt of early commitments by classified investors to purchase Bonds (Series Series1) of the Company.

Within the framework of the tender, units were offered to classified investors, each unit consisting of approximately NIS 1,000 par value Bonds (Series Series1) (hereinafter: the Units), by way of a tender on the unit price with no minimum price.

In the course of the tender, the Company received early commitments from classified investors to purchase 589,210 units, in a total monetary amount of approximately NIS 604 million.

The Company chose to accept early commitments from classified investors to purchase 200,000 units (comprising a total of NIS 200,000,000 par value Bonds (Series Series1)) at a unit price of NIS 1,035 (hereinafter: the Closing Price).

The Closing Price will constitute the minimum price per unit in the public offering, if and as held, which will be made by way of a shelf offering report by means of a uniform offer. It is emphasized that the final unit price will be determined in the course of the public offering, if and as held.

The issuance of the Bonds (Series Series1) is subject to the publication of a shelf offering report by the Company, and its terms will be determined according to the public tender that will be conducted following the publication of the shelf offering report. The binding terms of the issuance will be included in the shelf offering report to be published by the Company. It should be clarified that the public offer is subject to receipt of the approvals required by law, including the approval of the stock exchange for the listing of the Bonds (Series Series1) to be offered by the Company within the shelf offering report, if offered, and of the ordinary shares that may derive from conversion of the Bonds (Series Series1), if converted.

Respectfully,
Argo Properties N.V.
By: Gal Tenenbaum and Ofir Rahamim
Joint CEOs of the Company