

AZRIELI GROUP LTD

Company Registration Number: 510960719

To:

- Israel Securities Authority (<https://www.isa.gov.il>)
- Tel Aviv Stock Exchange Ltd (<https://www.tase.co.il>)

Form Number: T087 (Public) **Date submitted via MAGNA:** 31/12/2025 **Reference Number:** 2025-01-105533

Capital Statement, Granting of Rights to Purchase Shares, and Registers of Securities of the Corporation and Changes Therein

Regulation 31E to the Securities Regulations (Periodic and Immediate Reports), 1970

Regulation 31(a) to the Securities Regulations (Periodic and Immediate Reports), 1970

Regulation 31(b1) to the Securities Regulations (Periodic and Immediate Reports), 1970

Regulation 32 to the Securities Regulations (Periodic and Immediate Reports), 1970

Nature of the Change:

Partial redemption of BONDS (Series 6).

Explanation:

A brief description of the nature of the change.

Reference Numbers of Previous Reports on the Subject:

_____ , _____ , _____ .

1. Corporate Securities After the Change:

Name and Type of Security	TASE Number	Amount in Registered Capital	Issued and Paid Up Capital - Last Report	Issued and Paid Up Capital - Current	Amount Registered under the Name of the Registration Company
Azrieli Group	1119478	127,501,500	121,272,760	121,272,760	121,272,760
BONDS (Series 4)	1138650	0	2,208,887,187	2,208,887,187	2,208,887,187
BONDS (Series 5)	1156603	0	2,432,543,250	2,432,543,250	2,432,543,250
BONDS (Series 6)	1156611	0	3,294,490,000	3,212,127,750	3,212,127,750
BONDS (Series 7)	1178672	0	2,695,612,173	2,695,612,173	2,695,612,173
BONDS (Series 8)	1178680	0	4,362,960,000	4,362,960,000	4,362,960,000
BONDS (Series 9)	1209253	0	5,098,933,000	5,098,933,000	5,098,933,000
BONDS (Series 10)	1225689	0	500,000,000	500,000,000	500,000,000
Azrieli Employee Warrants	1206416	0	234,350	234,350	0
Azrieli Employee Warrants	1220763	0	500,294	500,294	0

Explanation: All securities of the company must be detailed, including those not listed for trading.

2. The Corporation Announces That:

On the date: **31/12/2025**

A change occurred in the amount and register of holders of securities (including rights to purchase shares) of the corporation as a result of:

- Partial redemption of BONDS (Series 6).

Explanation: An overall description of the transaction or action that caused the change in the corporation's securities must be given.

Change Details

Name of registered holder affected by the change: The Registration Company of the Tel Aviv Stock Exchange Ltd.

Type of Identification Number: Company Registry Number in Israel

Identification Number: 515736817

Nature of Change: Other (Partial redemption of BONDS (Series 6))

Date of Change: 31/12/2025

Executed via TASE clearinghouse: Yes

Type and Name of Security Changed: BONDS (Series 6)

TASE Security Number: 1156611

Holder's Security Balance at Last Report: 3,294,490,000

Holder's Security Balance After Change: 3,212,127,750

Total amount of securities with decrease/increase: 82,362,250

Is this a granting of rights to purchase shares? No

Other: Partial redemption of BONDS (Series 6)

(And other fields not filled: proceeds, related security number, underlying shares created, etc.)

Clarifications:

1. If the change affects more than one security, detail the impact for each security in a separate row.
2. Change date - all changes of the same type, in the same security, made on the same day, will be summed in one row. For this purpose, changes carried out through the TASE clearinghouse should be separated from changes made directly in the company's books.
3. The change - for a decrease, add the symbol "-".
4. In all quantity fields, fill in the quantity of securities and not NIS par value.

3. Main shareholder register as at the reporting date:

No.	Registered Shareholder Name	ID Type	ID Number	TASE Security Number	Share class and par value	Amount of Shares	Holds Shares as Trustee
1	The Registration Company of the Tel Aviv Stock Exchange Ltd.	Company Registry Number Israel	515736817	1119478	Ordinary shares 0.1 NIS	121,272,760	No

4. Attached is a file of the shareholder register per Section 130 of the Companies Law, 1999

[M:/EXCEL/Financial statements/BONDS/2025/12.25/Series 6/מראשם בעלי מניות/מראשם בעלי מניות_isa.pdf]

Alt text: Link to the PDF file containing the shareholder register as required by Companies Law.

5. Attached is an updated file of the corporation's securities registers, including the register of warrant holders and register of bondholders

M:/EXCEL/Financial statements/BONDS/2025/12.25/Series 6/מראם ניירות ערך_isa.pdf

Alt text: Link to the PDF file containing updated registers of the corporation's securities holders.

Authorized signatories for the corporation:

No.	Signatory Name	Position
1	Ariel Goldstein	CFO (VP Finance)

Explanation: Pursuant to Regulation 5 of the Periodic and Immediate Reports Regulations (1970), a report submitted under these regulations will be signed by those authorized to sign on behalf of the corporation. See staff position on the matter at the Authority website: [Click here](#).

Previous Names of the Reporting Entity:

(none listed)

Contact Details

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Electronic Signatory

Name: Goldstein Ariel **Position:** CFO **Address:** Azrieli Center, 1, Tel Aviv, 6701101

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