

# ELECTRA REAL ESTATE LTD

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Registration number: 510607328

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To: Israel Securities Authority  
To: Tel Aviv Stock Exchange Ltd.  
Form Number: T126 (Public)  
Sent via MAGNA: 25/08/2025  
Reference: 2025-01-063114

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## Report on the Corporation's Liabilities by Maturity Dates

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Regulations 9d and 38e of the Securities Regulations (Periodic and Immediate Reports), 1970

Reporting period: 30/06 for the current year 2025

Below is a detailed breakdown of the corporation's liabilities by maturity dates:

**A. Bonds issued to the public by the reporting corporation and held by the public, except for such bonds held by the parent company of the corporation, its controlling shareholder, companies controlled by any of them, or companies controlled by the corporation - based on the corporation's separate financial statements ("solo" reports) (in thousands of NIS)**

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	NIS CPI Linked	NIS Unlinked	Euro	Dollar	_____	_____	Other	Gross Interest Payments (before tax)	Total by Years
First Year	0	128,827	0	0	0	0	0	35,222	164,049
Second Year	0	128,827	0	0	0	0	0	29,939	158,766
Third Year	0	124,657	0	0	0	0	0	24,656	149,313
Fourth Year	0	120,486	0	0	0	0	0	19,752	140,238
Fifth Year and On	0	286,378	0	0	0	0	0	43,458	329,836
<b>Total</b>	0	789,175	0	0	0	0	0	153,027	942,202

**B. Private bonds and non-bank credit, except for bonds or credit provided by the parent company of the corporation, its controlling shareholder, companies controlled by any of them, or by the corporation - based on the corporation's separate financial statements ("solo" reports) (in thousands of NIS)**

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	NIS CPI Linked	NIS Unlinked	Euro	Dollar	_____	_____	Other	Gross Interest Payments (before tax)	Total by Years
First Year	0	0	0	0	0	0	0	0	0
Second Year	0	0	0	0	0	0	0	0	0
Third Year	0	0	0	0	0	0	0	0	0
Fourth Year	0	0	0	0	0	0	0	0	0
Fifth Year and On	0	0	0	0	0	0	0	0	0
Total	0	0	0	0	0	0	0	0	0

C. Bank credit from banks in Israel - based on the corporation's separate financial statements ("solo" reports) (in thousands of NIS)

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	NIS CPI Linked	NIS Unlinked	Euro	Dollar	_____	_____	Other	Gross Interest Payments (before tax)	Total by Years
First Year	0	0	0	33,720	0	0	0	49,468	83,188
Second Year	0	20,500	0	482,762	0	0	36,258	19,303	558,823
Third Year	0	0	0	16,860	0	0	0	676	17,536
Fourth Year	0	0	0	0	0	0	0	0	0
Fifth Year and On	0	0	0	0	0	0	0	0	0
Total	0	20,500	0	533,342	0	0	36,258	69,447	659,547

**D. Bank credit from banks abroad - based on the corporation's separate financial statements ("solo" reports) (in thousands of NIS)**

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	NIS CPI Linked	NIS Unlinked	Euro	Dollar	_____	_____	Other	Gross Interest Payments (before tax)	Total by Years
First Year	0	0	0	0	0	0	0	0	0
Second Year	0	0	0	0	0	0	0	0	0
Third Year	0	0	0	0	0	0	0	0	0
Fourth Year	0	0	0	0	0	0	0	0	0
Fifth Year and On	0	0	0	0	0	0	0	0	0
Total	0	0	0	0	0	0	0	0	0

**E. Summary Table for Tables A-D, total bank credit, non-bank credit, and bonds - based on the corporation's separate financial statements ("solo" reports) (in thousands of NIS)**

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	NIS CPI Linked	NIS Unlinked	Euro	Dollar	_____	_____	Other	Gross Interest Payments (before tax)	Total by Years
First Year	0	128,827	0	33,720	0	0	0	84,690	247,237
Second Year	0	149,327	0	482,762	0	0	36,258	49,242	717,589
Third Year	0	124,657	0	16,860	0	0	0	25,332	166,849
Fourth Year	0	120,486	0	0	0	0	0	19,752	140,238
Fifth Year and On	0	286,378	0	0	0	0	0	43,458	329,836
Total	0	809,675	0	533,342	0	0	36,258	222,474	1,601,749

**F. Off-balance sheet credit exposure (for financial guarantees and credit granting commitments) - based on the corporation's separate financial statements ("solo" reports) (in thousands of NIS)**

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	NIS CPI Linked	NIS Unlinked	Euro	Dollar	_____	_____	Other	Gross Interest Payments (before tax)	Total by Years
First Year	0	0	0	0	0	0	0	0	0
Second Year	0	0	0	0	0	0	0	0	0
Third Year	0	0	0	0	0	0	0	0	0
Fourth Year	0	0	0	0	0	0	0	0	0
Fifth Year and On	0	0	0	0	0	0	0	0	0
One-time Commitment	0	0	0	0	0	0	0	0	0
Total	0	0	0	0	0	0	0	0	0

**G. Off-balance sheet credit exposure (for financial guarantees and credit granting commitments) of all consolidated companies, except for companies that are reporting corporations and except for the data of the reporting corporation entered in Table F above (in thousands of NIS)**

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	NIS CPI Linked	NIS Unlinked	Euro	Dollar	_____	_____	Other	Gross Interest Payments (before tax)	Total by Years
First Year	0	0	0	0	0	0	0	0	0
Second Year	0	0	0	0	0	0	0	0	0
Third Year	0	0	0	0	0	0	0	0	0
Fourth Year	0	0	0	0	0	0	0	0	0
Fifth Year and On	0	0	0	0	0	0	0	0	0
One-time Commitment	0	0	0	0	0	0	0	0	0
Total	0	0	0	0	0	0	0	0	0

**H. Total balances of bank credit, non-bank credit, and bonds of all consolidated companies, except for companies that are reporting corporations and except for the data of the reporting corporation entered in Tables A-D above (in thousands of NIS)**



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	NIS CPI Linked	NIS Unlinked	Euro	Dollar	_____	_____	Other	Gross Interest Payments (before tax)	Total by Years
First Year	0	0	0	0	0	0	0	11,937	11,937
Second Year	0	0	0	134,880	0	0	0	5,968	140,848
Third Year	0	0	0	0	0	0	0	0	0
Fourth Year	0	0	0	0	0	0	0	0	0
Fifth Year and On	0	0	0	0	0	0	0	0	0
Total	0	0	0	134,880	0	0	0	17,905	152,785

**I. Balances of credit granted to the reporting corporation by the parent company or controlling shareholder and balances of bonds issued by the reporting corporation held by the parent company or controlling shareholder (in thousands of NIS):**

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	NIS CPI Linked	NIS Unlinked	Euro	Dollar	_____	_____	Other	Gross Interest Payments (before tax)	Total by Years
First Year	0	0	0	0	0	0	0	0	0
Second Year	0	0	0	0	0	0	0	0	0
Third Year	0	0	0	0	0	0	0	0	0
Fourth Year	0	0	0	0	0	0	0	0	0
Fifth Year and On	0	0	0	0	0	0	0	0	0
Total	0	0	0	0	0	0	0	0	0

**J. Balances of credit granted to the reporting corporation by companies controlled by the parent company or controlling shareholder and not controlled by the reporting corporation, and balances of bonds issued by the reporting corporation held by companies controlled by the parent company or controlling shareholder and not controlled by the reporting corporation (in thousands of NIS):**

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	NIS CPI Linked	NIS Unlinked	Euro	Dollar	_____	_____	Other	Gross Interest Payments (before tax)	Total by Years
First Year	0	0	0	0	0	0	0	0	0
Second Year	0	0	0	0	0	0	0	0	0
Third Year	0	0	0	0	0	0	0	0	0
Fourth Year	0	0	0	0	0	0	0	0	0
Fifth Year and On	0	0	0	0	0	0	0	0	0
Total	0	0	0	0	0	0	0	0	0

**K. Balances of credit granted to the reporting corporation by consolidated companies and balances of bonds issued by the reporting corporation held by consolidated companies (in thousands of NIS):**

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	NIS CPI Linked	NIS Unlinked	Euro	Dollar	_____	_____	Other	Gross Interest Payments (before tax)	Total by Years
First Year	0	0	0	0	0	0	0	0	0
Second Year	0	0	0	0	0	0	0	0	0
Third Year	0	0	0	0	0	0	0	0	0
Fourth Year	0	0	0	0	0	0	0	0	0
Fifth Year and On	0	0	0	0	0	0	0	0	0
Total	0	0	0	0	0	0	0	0	0

Details of authorized signatories on behalf of the corporation:

#	Name	Position
1	Eliezer Vasli	CFO

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](#).

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

Short name: ELECTRA REAL ESTATE LTD

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Email: [corpsecretary@ere.co.il](mailto:corpsecretary@ere.co.il)

Company website: <https://electra-re.com/>

Previous names of the reporting entity:

Electronic signatory name: Vasli Eliezer

Position: CFO

Employer company name: Elco Holdings Ltd.

Address: Yigal Alon 98, Tel Aviv 6789141

Phone: 03-6939678

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Email: [eliv@elco.co.il](mailto:eliv@elco.co.il)

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