

G CITY LTD

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Registration Number: 520033234

To: Israel Securities Authority To: Tel Aviv Stock Exchange Ltd. Form Number: T087 (Public)
Sent via MAGNA: 23/10/2025 Israel Securities Authority Email: www.isa.gov.il Tel Aviv Stock
Exchange Email: www.tase.co.il Reference: 2025-01-079430

Capital Structure, Grant of Rights to Purchase Shares, and Registers of the Corporation's Securities and Their Changes

Regulation 31E of the Securities Regulations (Periodic and Immediate Reports), 1970
Regulation 31(a) of the Securities Regulations (Periodic and Immediate Reports), 1970
Regulation 31(b1) of the Securities Regulations (Periodic and Immediate Reports), 1970
Regulation 32 of the Securities Regulations (Periodic and Immediate Reports), 1970

Nature of the Change:

Expansion of Bond Series 14

Explanation: Please briefly describe the nature of the change.

Reference numbers of previous reports on the subject: _____, _____, _____.

1. The Corporation's Securities Position After the Change:

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Name and Type of Security	Security Number on TASE	Quantity in Registered Capital	Issued and Paid-Up Capital	Quantity Registered in the Name of the Registration Company
Ordinary Share	126011	500,000,000	Last Report: 200,613,321	Current: 200,613,321
Bond Series 12	1260603	1,460,136,800	Last Report: 1,460,136,800	Current: 1,460,136,800
Bond Series 13	1260652	1,426,045,390	Last Report: 1,426,045,390	Current: 1,426,045,390
Bond Series 14	1260736	1,686,605,554	Last Report: 1,388,358,554	Current: 1,686,605,554
Bond Series 15	1260769	289,030,156	Last Report: 289,030,156	Current: 289,030,156
Bond Series 16	1260785	1,712,949,228	Last Report: 1,712,949,228	Current: 1,712,949,228
Convertible Bonds Series 17	1198142	516,719,340	Last Report: 516,719,340	Current: 516,719,340
Bond Series 18	1203850	410,000,000	Last Report: 410,000,000	Current: 410,000,000
Bond Series 19	1205715	484,122,515	Last Report: 484,122,515	Current: 484,122,515
Bond Series 20	1208867	645,000,000	Last Report: 645,000,000	Current: 645,000,000
Bond Series 21	1212752	740,000,000	Last Report: 740,000,000	Current: 740,000,000
Unlisted Warrants	1260579	779,515	Last Report: 779,515	Current: 779,515
Restricted Stock Units (RSU)	1260587	45,555	Last Report: 45,555	Current: 45,555

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Name and Type of Security	Security Number on TASE	Quantity in Registered Capital	Issued and Paid-Up Capital	Quantity Registered in the Name of the Registration Company
Unlisted Warrants (Subsidiary CEO)	1200153	607,072	Last Report: 607,072	Current: 607,072
Restricted Stock Units RSU (Subsidiary CEO)	1200161	22,588	Last Report: 22,588	Current: 22,588
Other Warrants	1211218	69,196	Last Report: 69,196	Current: 69,196
Other Restricted Stock Units (RSU)	1211200	19,538	Last Report: 19,538	Current: 19,538
Warrants for Shares (Series 11)	1214816	6,009,927	Last Report: 6,009,927	Current: 6,009,927

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

2. The Corporation Announces That:

On the date: 22/10/2025

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

Description of the nature of the change: Expansion of Bond Series 14 by way of private allocation

Explanation: Please describe all details of the transaction or action that caused the change in the corporation's securities.

Details:

- Name of the registered holder affected by the change: Mizrahi Tefahot Registration Company Ltd.
- Type of identification number: Number in the Israeli Companies Registrar
- Identification number: 510422249
- Nature of the change: Private allocation
- Date of change: 22/10/2025
- Executed via the TASE clearinghouse: Yes
- Type and name of security affected: G CITY LTD Bond Series 14
- Security number on TASE: 1260736
- Holder's balance in the security in the last report: 1,388,358,554
- Holder's balance in the security after the change: 1,686,605,554
- Total quantity of securities increased/decreased: 298,247,000
- Is this a grant of rights to purchase shares: No
- Total consideration for the allocated securities: _____
- Security number of the share resulting from exercise: _____
- Number of shares resulting from full exercise/conversion: _____
- Total additional consideration from full exercise/conversion: _____
- Period in which the security can be exercised: _____
- From date: _____ To date: _____
- The allocated securities will be registered for trading: _____
- The allocation of these securities is a continuation of: _____ published on: _____ and its reference number is: _____
- The security has been fully paid and the consideration has been fully received.

Explanations:

1. If the change affects more than one security, the effect of the change should be detailed in a separate row for each security.
 2. Date of change – all changes of the same type, in the same security, made on one day, should be summarized in one row. For this purpose – changes made through the TASE clearinghouse should be separated from those made directly in the company's books.
 3. The change – for a decrease, add the sign "-".
 4. In all quantity fields, the quantity of securities should be entered, not NIS par value.
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A change occurred only in the register of holders of the corporation's securities (without a change in the quantity of the corporation's securities) as a result of:

Description of the nature of the change: _____

Explanation: Please describe all details of the transaction or action that caused the change in the register.

Details:

- Name of the registered holder affected by the change: _____
- Type of identification number: _____
- Identification number: _____
- Date of change: _____
- Executed via the TASE clearinghouse: _____
- Type and name of security affected: _____
- Security number on TASE: _____
- Quantity of the change: _____
- Holder's balance in the security after the change: _____

3. Main Points of the Shareholders Register as of the Reporting Date:

No.	Name of Registered Shareholder	Type of ID Number	ID Number	Security Number on TASE	Type of Shares and Par Value	Number of Shares	Is the Holder a Trustee?
1	_____	_____	_____	_____	_____	_____	_____

4. Attached is a file of the shareholders register in accordance with Section 130 of the Companies Law, 1999: [GCityShares22102025_isa.pdf](#)
5. Attached is an updated file of the corporation's securities registers, including the register of warrant holders and the register of bond holders: [GCitySecurities22102025_isa.pdf](#)

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Details of the authorized signatories on behalf of the corporation:

No.	Name of Signatory	Position
1	Revital Kahlon	Other: Deputy CEO, Legal Advisor, and Corporate 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. Staff position on the matter can be found on the Authority's website: [Click here](#).

Reference numbers of previous documents on the subject (the mention does not constitute inclusion by reference):

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

Form update date: 06/08/2024

Short name: G CITY LTD

Address: Aharon Becker 8, Tel Aviv 6964316 Phone: 03-6948000, Fax: 03-6961910 Email: IRGG@gazitgroup.com Company website: www.gazitglobe.com

Previous names of the reporting entity: Gazit-Globe Ltd., Gazit-Globe (1982) Ltd., Glob-REIT Investments Ltd.

Electronic reporter name: Klein Ben David Tal Position: Attorney/Legal Advisor Employer company name: Address: Aharon Becker 8, Tel Aviv 6964316 Phone: 03-6948000 Fax: 03-6961910 Email: tklein@G-City.com