

REIT 1 LTD

Registry number: 513821488

To:

- Israel Securities Authority (www.isa.gov.il)
- The Tel Aviv Stock Exchange Ltd (www.tase.co.il)

Form number: T126 (Public)

MAGNA transmission date: 19/11/2025

Reference: 2025-01-089418

The corporation has scheduled the report for publication on 20/11/2025 at 07:50

Report on the Corporation's Liabilities by Maturity Dates

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

Reporting period: 30/09 current year 2025

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

Section A: Bonds Series Issued to the Public by the Reporting Corporation and Held by the Public

(excluding bond series held by the corporation's parent company, controlling shareholder, companies controlled by any of them, or companies controlled by the corporation - based on the separate financial statements of the corporation ("solo" statements), in thousands of NIS):

	NIS Index Linked	NIS Not Linked	Euro	Dollar	—	—	Other	Gross Interest Payments (before tax)	Total by Year
Year 1	435,452	0	0	0	0	0	0	107,130	542,582
Year 2	441,129	0	0	0	0	0	0	90,397	531,526
Year 3	441,129	0	0	0	0	0	0	73,493	514,622
Year 4	403,904	0	0	0	0	0	0	57,910	461,814
Year 5+	1,772,438	0	0	0	0	0	0	141,868	1,914,306
Total	3,494,052	0	0	0	0	0	0	470,798	3,964,850

Section B: Commercial Papers and Non-Bank Credit

(excluding commercial papers/credit from the parent company, controlling shareholder, and related parties - based on separate financial statements (in thousands NIS))

	NIS Index Linked	NIS Not Linked	Euro	Dollar	—	—	Other	Gross Interest Payments (before tax)	Total by Year
Year 1	0	450,000	0	0	0	0	0	21,375	471,375
Year 2	0	0	0	0	0	0	0	0	0
Year 3	0	0	0	0	0	0	0	0	0
Year 4	0	0	0	0	0	0	0	0	0
Year 5+	0	0	0	0	0	0	0	0	0
Total	0	450,000	0	0	0	0	0	21,375	471,375

Section C: Bank Credit from Israeli Banks ("solo" separate statements)

	NIS Index Linked	NIS Not Linked	Euro	Dollar	—	—	Other	Gross Interest Payments (before tax)	Total by Year
Year 1	0	210,023	0	0	0	0	0	12,511	222,534
Year 2	0	0	0	0	0	0	0	0	0
Year 3	0	0	0	0	0	0	0	0	0
Year 4	0	0	0	0	0	0	0	0	0
Year 5+	0	0	0	0	0	0	0	0	0
Total	0	210,023	0	0	0	0	0	12,511	222,534

Section D: Bank Credit from Foreign Banks ("solo" separate statements)

All entries are zero.

Section E: Summary Table for Sections A-D

(Total bank credit, non-bank credit, and bonds based on separate financial statements ("solo"), in thousands of NIS)

	NIS Index Linked	NIS Not Linked	Euro	Dollar	—	—	Other	Gross Interest Payments	Total by Year
Year 1	435,452	660,023	0	0	0	0	0	141,016	1,236,491
Year 2	441,129	0	0	0	0	0	0	90,397	531,526
Year 3	441,129	0	0	0	0	0	0	73,493	514,622
Year 4	403,904	0	0	0	0	0	0	57,910	461,814
Year 5+	1,772,438	0	0	0	0	0	0	141,868	1,914,306
Total	3,494,052	660,023	0	0	0	0	0	504,684	4,658,759

Further sections include guarantees and commitments, exposures of consolidated companies, credits given by related parties, etc., which are all zero or detailed in similar tables.

Authorized Signatories for the Corporation:

#	Signatory Name	Role
1	Shmuel Rofeh	CEO
2	Aviram Benasuli	CFO (Chief Financial Officer)

Note: According to Regulation 5 of the Periodic and Immediate Reports Regulations (1970), a report submitted under these regulations is to be signed by those authorized to sign on behalf of the corporation. See staff guidance at the securities authority website: [Click here](#)

Stock Exchange Registration: The corporation's securities are listed for trading on the Tel Aviv Stock Exchange.

Short Name: REIT 1
Address: 6 HaNechoshet St, Tel Aviv 69710
Phone: 03-7686700
Fax: 03-7686710
Email: reit1@reit1.co.il
Website: www.Reit1.co.il

Electronic Reporter Name: Aviram Benasuli
Role: CFO (Chief Financial Officer)
Company: - Contact Address: 6 HaNechoshet St, Tel Aviv 69710
Phone: 03-7686700
Fax: 03-7686710
Email: aviram@reit1.co.il

Date of form update: 04/02/2025
Previous names of reporting entity: (none listed)

[Glossary]

- Controlling shareholder דְּבִעַל שְׁלִיטָה
- Controlling shareholders דְּבִעֵלֵי שְׁלִיטָה
- Regarding דְּבִיקָ"ע
- Commercial papers דְּבִנְע"מ
- Par value דְּבִע.ג
- Security/securities דְּבִנִּי"ע
- Warrant/warrants דְּבִאופ', אופציות
- Results דְּבִתוצ
- Partnership דְּבִשׁוּת
- Technology/technologies דְּבִטְכְּנו
- Dividend דְּבִדִּיב
- Agorot דְּבִאג
- Participating unit דְּבִיָּה"ש
- BONDS דְּבִאג"ח, אגח, אגרות החוב
- Officer/officers דְּבִנ. משרה
- Outstanding דְּבִבלתי מסולקת
- Original series דְּבִסדרה מקורית
- Accountant/accountants דְּבִרו"ח
- TASE UP דְּבִמערכת רצף מוסדי