

SELLA CAPITAL REAL ESTATE LTD
Registry Number: 513992529

To: Israel Securities Authority
To: Tel Aviv Stock Exchange Ltd
Form No.: T079 (Public)
Transmitted via MAGNA: 13/11/2025
Reference: 2025-01-086813

Correction report for a flawed report sent on 12/11/2025, Reference: 2025-01-086289.
Error: Correction of an error in section 4 of the form (Additional Details), regarding the controlling shareholders of the interested party
Reason for the error: Human error
Main correction: Correction of an error in section 4 of the form, regarding controlling shareholders in the interested party

Immediate Report of a Party Ceasing to be an Interested Party in the Corporation
According to Regulation 33(h) of the Securities Regulations (Periodic and Immediate Reports), 1970
Note: Whenever reference is made to an 'interested party', it also includes an entity holding a significant means of control in a banking corporation without a control core.

1. Holder’s Details:

First name: _____
First name in English as it appears on passport: _____
Last name / Corporation name: Yelin Lapidot Holdings Management Ltd
Last name / Corporation name in English: Yelin Lapidot Holdings Management LTD
Type of ID number: Israeli Registrar of Companies number
ID Number: 513167346
Citizenship / Country of incorporation or registration: Incorporated in Israel
Country of Citizenship / Incorporation: _____
Address: 50 Dizengoff, Tel Aviv, Migdal-Al
Is the holder acting as a representative for the purpose of reporting of several shareholders holding together securities of the corporation: Yes

2. Details of the action causing the holder to cease being an interested party:

A. Nature of the action: Decrease
Due to sale on the stock exchange
B. Name and type of security: Sella Real Estate Share
C. Security number on the exchange: 1109644
D. Date of execution: 11/11/2025
E. Quantity of securities involved: 40,324
F. Price at which the transaction was executed: 1,161 agorot
G. Are these dormant shares or securities convertible into dormant shares: No
H. Was the full consideration paid at the time of change: Yes
If not, please state the date of completion of payment: _____

3. A. Holdings after the action:

Security Name and Series	Security Number	Quantity	Dormant	% Equity	% Voting	% Equity (fully diluted)	% Voting (fully diluted)
Sella Real Estate Share	1109644	9,666,496	No	4.04	4.04	4.85	4.85

B. The holder is a member of an institutional reporting group. Their holdings are as follows:

Holder Type	Security Name and Series	Security Number	Quantity	Dormant
Provident funds and companies managing provident funds	Sella Real Estate Share	1109644	9,666,496	No
Provident funds and companies managing provident funds	Warrants (Series 4)	1205095	3,033,566	No
Provident funds and companies managing provident funds	BONDS (Series 3)	1138973	70,418,744	No
Companies managing mutual funds	BONDS (Series 3)	1138973	29,706,121	No
Provident funds and companies managing provident funds	BONDS (Series 4)	1167147	87,200,000	No
Companies managing mutual funds	BONDS (Series 4)	1167147	30,425,763	No
Provident funds and companies managing provident funds	BONDS (Series 5)	1205087	54,180,690	No
Companies managing mutual funds	BONDS (Series 5)	1205087	646,719	No

Explanations:

1. If the interested party holds more than one type of security, indicate the holding percentage considering all securities held by him in only one line.
2. Report also on holdings of other securities, including other securities not listed for trading.
3. If the interested party is a subsidiary, split the holdings per shares acquired before and after the effective date of the Companies Law, 1999.
4. When the holder is not a member of an institutional reporting group, fill only section 3A. If the holder is a member of an institutional reporting group, fill sections 3A and 3B.

- Indicate whether these are dormant shares or securities convertible into dormant shares.
4. Additional details: To the best of the company’s knowledge, Yelin Lapidot Provident Funds Management Ltd (Company No. 513611509) and Yelin Lapidot Mutual Funds Management Ltd (Company No. 513846808) are private companies owned by Yelin Lapidot Holdings Ltd (Company No. 513167346). The shareholders of Yelin Lapidot Holdings Ltd are Mr. Yair Lapidot (ID 055342372) and Mr. Dov Yelin (ID 053584314), each holding 25% of the voting rights and 24.62% and 24.38% of the equity, respectively, and Atreyu Capital Markets Ltd (Company No. 513773564), which holds 50% of the equity and voting rights through Atreyu Financial Asset Management (2005) Ltd.
5. Date and time when the corporation was first informed of the event or matter: 11/11/2025 at 17:00

Authorized signatories on behalf of the corporation:

1. Dror Yehuda, Chief Financial Officer
2. Lior Wilensky, Company Legal Advisor

Explanation: According to regulation 5 of the Periodic and Immediate Report Regulations (1970), a report submitted pursuant to these regulations must be signed by those authorized to sign on behalf of the corporation. Staff position available at the authority's website: [Click here](#)

Securities of the corporation are listed for trading on the Tel Aviv Stock Exchange
Short name: Sella Capital Real Estate
Address: 7 Jabotinsky, Ramat Gan, 52520
Phone: 03-5759222
Fax: 03-6131659
Email: dror@sellacapital.com

Previous names of reporting entity:
Electronic signatory name: Yehuda Dror
Position: Chief Financial Officer
Employing company:
Address: 7 Jabotinsky, Ramat Gan, 5252007
Phone: 03-5759222
Fax: 03-7624532
Email: DROR@SELLACAPITAL.COM

Form structure update date: 04/02/2025