

GLOBALWEALTH GROUP PLC

**REPORT AND INTERIM UNAUDITED
FINANCIAL STATEMENTS**

30 June 2026

GLOBALWEALTH GROUP PLC

REPORT AND INTERIM UNAUDITED FINANCIAL STATEMENTS

30 June 2026

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GLOBALWEALTH GROUP PLC

BOARD OF DIRECTORS AND OTHER OFFICERS

Board of Directors: Michael Ioannides - Chairman and CEO
Alexios Vandorou - Member
Eleftherios Kontos - Vice Chairman
Ilias Georgouleas - Member
Maria Panagiotou - Member
Konstantinos Georgaras - Member

Company Secretary: A.I.L NOMINEE SERVICES LTD

Independent Auditors: KPMG Limited

Registered office: 43 Agion Omologiton Avenue
Agioi Omologites, Nicosia
1080
Cyprus

Bankers: Bank of Cyprus Public Company Ltd
Optima Bank S.A
Eurobank Cyprus Ltd

Registration number: HE415785

FORWARD LOOKING STATEMENTS

This document contains certain forward looking statements which can usually be identified by terms used such as 'expect', 'should be', 'will be' and similar expressions or variations thereof or their negative variations, but their absence does not mean that a statement is not forward-looking. Examples of forward-looking statements include, but are not limited to, statements relating to the Group's near term and future strategic intentions, beliefs or current expectations and projections about the Group's future results of operations, financial condition, the level of the Group's assets, liquidity, performance, projected levels of growth, capital distributions (including policy on dividends and share buybacks) prospects, anticipated growth, provisions, impairments, business strategies and opportunities. By their nature, forward-looking statements involve risk and uncertainty because they relate to events, and depend upon circumstances that will or may occur in the future. Factors that could cause actual business, strategy and/or results to differ materially from the plans, objectives, expectations, estimates and intentions expressed in such forward-looking statements made by the Group include, but are not limited to: general economic and political conditions in Cyprus, the Middle East and other European Union (EU) Member States, interest rate fluctuations, legislative, fiscal and regulatory developments and information technology, litigation and other operational risks, adverse market conditions, the impact of outbreaks, epidemics or pandemics, and geopolitical developments as well as the evolving nature of underlying science and industry and governmental standards and regulations. This creates significantly greater uncertainty about forward-looking statements. Should any one or more of these or other factors materialise, or should any underlying assumptions prove to be incorrect, the actual results or events could differ materially from those currently being anticipated as reflected in such forward-looking statements. Further, forward-looking statements may be affected by changes in reporting frameworks and accounting standards, including practices with regard to the interpretation and application. The forward-looking statements made in this document are only applicable as at the date of publication of this document. Except as required by any applicable law or regulation, the Group expressly disclaims any obligation or undertaking to release publicly any updates or revisions to any forward-looking statement contained in this document to reflect any change in the Group's expectations or any change in events, conditions or circumstances on which any statement is based.

GLOBALWEALTH GROUP PLC

CONSOLIDATED MANAGEMENT REPORT

The Board of Directors of GLOBALWEALTH GROUP PLC ("the Company") and its subsidiaries, GMM Global Money Managers Ltd, GMM Global Money Managers AIFM Ltd and Wealth Avenue M.I.K.E. ("the Group") is pleased to present its report along with the unaudited interim condensed consolidated financial statements for the financial period 01 January 2026 until 30 June 2026.

Incorporation

The Company GLOBALWEALTH GROUP PLC was incorporated in Cyprus on 27th November 2020 as a limited liability company under the provisions of the Cyprus Companies Law, Cap. 113. The Company is listed on the Emerging Companies Market of the Cyprus Stock Exchange ("CSE").

Principal activities and nature of operations of the Group

During the financial period ended 30 June 2026, the Group continued to implement the strategic transformation into a wealth-tech driven, vertically integrated investment and asset management group. Central to this repositioning is the implementation of a dual-track economic model: Capital Recycling, which focuses on originating and de-risking assets for high-velocity value realization, and Strategic Integration, which involves retaining high-performing assets within the Group's ecosystem to generate sustainable, recurring yields.

Our asset management portfolio, managed through the two wholly-owned asset management subsidiaries, now spans traditional mutual and alternative investment funds across sectors such as real estate development, energy, ESG, agricultural development, tourism, and hospitality.

The Group operates primarily in the markets of Cyprus and Greece, with a strategic objective to expand its real assets and management infrastructure platform through wealth technology.

Financial Review and Performance

The Group's financial performance during the six months ended 30 June 2026 reflects the continued strategic transition. The financial results represent the real estate and investment activities segment of the Group, as well as the asset management segment and the technology segment, primarily in wealth-tech.

The Board of Directors acknowledges that the results are in line with management expectations. The Board of Directors is focused on executing the strategic directions to drive value creation for its shareholders.

- **Revenue:** The Group's revenue for the period was €4,006,231, primarily driven by asset management fees of €1,226,589, net fair value gains on investments of €1,065,331, and net fair value gains on technology of €1,392,259.
- **Profitability:** The Group recorded a net profit for the period of €2,582,080. This was primarily driven by €2,457,590 in Fair Value Through Profit or Loss (FVTPL) gains from our investment strategy, alongside a share of profit from our real estate segment of €322,052.
- **Financial Position:** As of 30 June 2026, total assets stood at €40,034,089, reflecting fair value gains and new investments.
- **Equity:** Total equity increased to €39,112,421 as at 30 June 2026, reflecting mainly the capital issued during the period and the increased profitability reflected in the retained earnings.
- **Leverage and Capital Structure:** The Group is currently not leveraged, holding no material bank debt. This unleveraged position provides the Group with significant financial flexibility and agility to deploy capital swiftly for future strategic investments and acquisitions, while effectively mitigating interest rate risks during our expansion phase.

CONSOLIDATED MANAGEMENT REPORT

- **Operational Sustainability:** Alongside our investment gains, the core operational segments of the Group generate robust, recurring revenue profits. This underlying operational cash flow is able to support the Group's day-to-day operational needs and overheads if required, allowing us to organically fund the further development and expansion of our existing investment portfolio without relying excessively on external capital for core operations.

Significant Events During the Period

During the six months ended 30 June 2026, the statutory non-objection period from the Hellenic Capital Market Commission (HCMC) successfully expired on 23 April 2026 regarding the strategic equity position in Wealthyhood Limited. The Group executed the share-exchange mechanism to acquire the interest in May and June 2026, with only a marginal part of the share exchange pending execution.

Additionally, effective 2 February 2026, the Group and its subsidiary GMM Global Money Managers Ltd capitalised the outstanding receivables owed by Global Group S.A. in exchange for ordinary shares in Global Group S.A.

The Group furthered its investment in hospitality in Corfu, Greece, by making additional cash disbursements during the period to complete its acquisition of 16% interest in a Greek company operating in the hospitality industry.

On 24 February 2026, the Group expanded its investment activities by securing a 75% controlling equity interest in an entity holding a national television broadcasting license.

Capital and Investment Activities

- **Share Issuance:** As of 30 June 2026, the Group's total issued share capital stood at 105,436,963 ordinary shares. During the period, the Group completed private placements and issued a total of 7,163,630 new ordinary shares, as follows:
 - 2,221,164 ordinary shares at €0.45 each on 12 January 2026 by private placement.
 - 1,400,000 ordinary shares at €0.45 each on 12 May 2026 by private placement.
 - 3,473,997 ordinary shares at €0.62 each on 29 May 2026 as consideration for the share exchange mechanism for the Wealthyhood acquisition.
 - 68,469 ordinary shares at €0.64 each on 15 June 2026 as consideration for the share exchange mechanism for the Wealthyhood acquisition.
- **Strategic Asset Allocation:** Following the expiration of the HCMC non-objection period, the Group executed the share-exchange mechanism in May and June 2026 to increase its strategic equity position in Wealthyhood Limited.
- **Financial Asset Investments:** During the period, the Group diversified its portfolio through additions to financial assets at fair value through profit or loss totaling €3,716,683. The Group recognized €2,457,590 in change in fair value for these financial assets. As of 30 June 2026, financial assets at fair value through profit or loss amounted to €12,493,478, which includes equity investments of €9,329,415, derivative/option instruments of €2,471,357, convertible bond instruments of €467,477, and an unlisted private equity fund of €225,229.

Future Developments and Strategic Outlook

The Group is executing the comprehensive strategic plan, designed to transform it into a leading, wealth-tech driven investment holding group. The strategy is built on the following pillars:

- **Investing in Core Assets and Development (Capital Recycling and Integration):** The Group will actively develop and co-invest in high-potential projects across key sectors, including Energy (Hydroparks), Technology (Fin-tech/Wealth-tech), Real Estate, and Agribusiness. Through our dual-track approach, strategic assets are actively de-risked to realize capital gains, while others are integrated to generate recurring yields.

GLOBALWEALTH GROUP PLC

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- **Digital Transformation and Innovation:** A central part of the strategy is the development of an information technology subsidiary focused on platformization, fractionalization and AI. This initiative aims to broaden market access to professional asset management, reduce operational costs, and enhance financial inclusion. The strategic investment in Wealthhood Limited is part of the execution of this pillar.
- **Enhanced Capital Market Presence:** The Board has been authorized to proceed with the listing of the Company's shares on the Regulated (Parallel) Market of the Cyprus Stock Exchange and to pursue a parallel listing on the Euronext Athens Stock Exchange. This is expected to increase the Group's visibility, liquidity, and access to a broader investor base.

Existence of branches

The Group has operations in Greece and operates through a branch.

Principal Risks and Uncertainties

The principal risks and uncertainties faced by the Group include, but are not limited, to the following:

Use of financial instruments by the Group: The Group is exposed to market price risk, credit risk and liquidity risk from the financial instruments it holds.

Market price risk

The Group is exposed to equity securities price risk because of investments held by the Group and classified on the consolidated statement of financial position either as fair value through other comprehensive income or at fair value through profit or loss. The Group is not exposed to commodity price risk.

Credit risk

Credit risk is the risk that one party to a financial instrument will cause a financial loss for the other party by failing to meet an obligation. Credit risk arises from cash and cash equivalents, contractual cash flows of debt investments carried at amortised cost, at fair value through profit or loss (FVTPL), favourable derivative financial instruments and deposits with banks and financial institutions, as well as credit exposures to wholesale and retail customers, including outstanding receivables and contract assets as well as lease receivables. Further, credit risk arises from credit related commitments.

If counterparties are independently rated, these ratings are used. Otherwise, if there is no independent rating, Management assesses the credit quality of the counterparties, taking into account its financial position, past experience and other factors. The Group's investments in debt instruments are considered to be low risk investments.

Liquidity risk

Liquidity risk is the risk that arises when the maturity of assets and liabilities does not match. An unmatched position potentially enhances profitability, but can also increase the risk of losses. The Group has procedures with the object of minimising such losses such as maintaining sufficient cash and other highly liquid current assets.

Operational and Strategic risks

- The Group's operations in Cyprus and Greece are influenced by local and global economic conditions. Geopolitical instability in Eastern Europe and the Middle East, coupled with global inflationary pressures and fluctuating interest rates, poses indirect risks to operating costs and the overall economic climate.
- Fluctuations in energy prices, high inflation, and volatility in foreign exchange and interest rates. The impact of new tariffs imposed by the US and the reaction from China, disrupting global supply chains, may indirectly affect the Group's operational costs and asset values.

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- The asset management industry is undergoing rapid technological change. Failure to innovate and adapt could impact the Group's competitive position. The strategic focus on digital transformation is designed to mitigate this risk.
- The financial services and real estate sectors are highly competitive. The Group faces competition from established players as well as agile fintech entrants.
- The Group faces the risk of failing to successfully integrate the operations, administrative processes, and human capital of the acquired entities and investments. Delays or failures in integration could prevent the realization of anticipated commercial synergies and strategic objectives.

Regulatory Compliance risk

The subsidiaries GMM Global Money Managers Ltd and GMM Global Money Managers AIFM Ltd, subject the Group to strict financial services regulations and compliance requirements (e.g., CySEC, MiFID II, AIFMD, UCITS Directive). Failure to maintain licenses, adhere to capital adequacy, or comply with operational conduct rules could result in significant penalties, revocation of licenses, and reputational damage.

Technology and Cybersecurity Risk

The investments in technology platforms, introduce significant exposure to technology risks, including system outages, data breaches, and failure to comply with evolving data protection regulations (e.g. DORA, GDPR).

Capital Structure and Dilution Risk

The Employee Share Option Scheme and any other capital increase for acquisitions or otherwise will substantially increase the Group's issued share capital. This poses a risk of dilution to existing shareholders' ownership percentage and could negatively impact the profitability of the Group on a per share basis.

Financial Accounting Risk

The initial accounting treatment of new investments potentially exposes the Group to the risk of incomplete or transitional accounting treatment and might require material adjustments upon finalization or annual audit.

Results

The Group's results for the period are set out on page 9.

Dividends

The Board of Directors does not recommend the payment of a dividend and the net profit for the period is retained.

Share capital

The changes in the share capital of the Company during the period are stated in Note 27 of the financial statements.

Treasury shares

The Company held treasury shares amounting to 37,386 shares, representing approximately 0.035% of the issued share capital as at 30 June 2026. No movements in treasury shares occurred during the period, however, the Company initiated the procedure to cancel them.

Corporate Governance Code

The Board of Directors, as at the date of this report has not decided to adopt the Corporate Governance Code as it is not required by the Cyprus Stock Exchange Emerging Companies Market.

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CONSOLIDATED MANAGEMENT REPORT

Board of Directors

The members of the Group's Board of Directors as at 30 June 2026 and at the date of this report are presented on page 1. All of them were members of the Board of Directors throughout the period ended 30 June 2026.

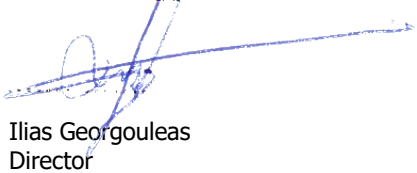
In accordance with the Company's Articles of Association all Directors presently members of the Board continue in office.

Events after the reporting period

Any significant events that occurred after the end of the reporting period are described in note 38 of the interim condensed unaudited consolidated financial statements.

As explained in note 34 the geopolitical situation in Eastern Europe and the Middle East remains intense with the continuation of the conflict between Russia and Ukraine. As at the date of authorising these consolidated financial statements for issue, the conflicts continue to evolve as military activity proceeds and additional sanctions are imposed.

By order of the Board of Directors,



Ilias Georgouleas
Director

29 September 2026

GLOBALWEALTH GROUP PLC

DECLARATION OF THE MEMBERS OF THE BOARD OF DIRECTORS AND THE COMPANY OFFICIALS RESPONSIBLE FOR THE PREPARATION OF THE INTERIM CONDENSED UNAUDITED CONSOLIDATED FINANCIAL STATEMENTS

In accordance with Article 10 sections (3c) and (7) of the Transparency Requirements (Traded Securities in Regulated Markets) Law 2007 (N 190 (I)/2007) ("the Law") we, the members of the Board of Directors and the Company official responsible for the interim condensed unaudited consolidated financial statements of GLOBALWEALTH GROUP PLC (the "Company") for the period ended 30 June 2026, on the basis of our knowledge, declare that:

(a) The annual interim condensed unaudited consolidated financial statements of the Group which are presented on pages 9 to 42:

(i) have been prepared in accordance with the applicable IFRS Accounting Standards as adopted by the European Union and the provisions of Article 10, section (4) of the law, and

(ii) provide a true and fair view of the particulars of assets and liabilities, the financial position and profit or loss of the Group and the entities included in the interim condensed unaudited consolidated financial statements as a whole and

b) The management report provides a fair view of the developments and the performance as well as the financial position of the Group as a whole, together with a description of the main risks and uncertainties which they face.

Members of the Board of Directors:

Michael Ioannides

Alexios Vadorou

Eleftherios Kontos

Ilias Georgouleas

Maria Panagiotou

Konstantinos Georgaras

Responsible for drafting the financial statements

Eleftherios Kontos



29 September 2026

GLOBALWEALTH GROUP PLC

UNAUDITED CONSOLIDATED STATEMENT OF PROFIT OR LOSS AND OTHER COMPREHENSIVE INCOME 30 June 2026

	Note	from 1 January 2026 to 30 June 2026 €	from 1 January 2025 to 30 June 2025 €
Revenue	6		
<i>Asset Management</i>			
Asset management fees		1,226,589	479,354
<i>Investments</i>			
Net fair value gains		1,065,331	-
<i>Real Estate</i>			
Sale of properties		-	112,040
Share of profit or loss from joint ventures		322,052	-
Share of profit/(loss) from associates, net of tax		-	3,361
<i>Technology</i>			
Net fair value gains		1,392,259	-
<i>Other Revenue</i>		-	-
Total revenue		4,006,231	594,755
Cost of sales	7	(334,032)	(83,580)
Gross profit		3,672,199	511,175
Other operating income	8	23,403	813,764
Selling and distribution expenses	9	(51,681)	(21,003)
Administration expenses	10	(1,056,798)	(536,620)
Other expenses	11	-	(11,475)
Operating profit		2,587,123	755,841
Finance income		8,223	296
Finance costs		(8,821)	(28,515)
Net finance costs	14	(598)	(28,219)
Profit before tax		2,586,525	727,622
Tax	15	(4,445)	(50)
Net profit for the period		2,582,080	727,572
Other comprehensive income		-	-
Total comprehensive income for the period		2,582,080	727,572
Earnings per share (€)	16	0.025	0.013

The notes on pages 15 to 42 form an integral part of these interim condensed unaudited consolidated financial statements.

GLOBALWEALTH GROUP PLC

UNAUDITED CONSOLIDATED STATEMENT OF FINANCIAL POSITION 30 June 2026

	Note	2026 €	2025 €
ASSETS			
Non-current assets			
Property, plant and equipment	17	21,710	24,361
Right-of-use assets	18	67,444	75,069
Intangible assets	19	23,044,685	23,044,685
Investment in joint ventures	21	342,552	24,060
Non-current loans receivable	22	295,761	-
		<u>23,772,152</u>	<u>23,168,175</u>
Current assets			
Inventories	23	25,000	25,000
Trade and other receivables	24	3,550,053	4,155,261
Loans receivable	22	-	225,351
Financial assets at fair value through profit or loss	25	12,493,478	6,319,205
Cash at bank and in hand	26	193,406	255,095
		<u>16,261,937</u>	<u>10,979,912</u>
Total assets		<u>40,034,089</u>	<u>34,148,087</u>
EQUITY AND LIABILITIES			
Equity			
Share capital	27	105,438	98,274
Share premium	27	31,035,408	27,215,349
Other reserves	28	937,020	1,748,544
Retained earnings/(accumulated losses)		7,034,555	4,452,475
Total equity		<u>39,112,421</u>	<u>33,514,642</u>
Non-current liabilities			
Lease liabilities	30	42,205	51,519
		<u>42,205</u>	<u>51,519</u>
Current liabilities			
Trade and other payables	31	606,126	376,388
Deferred income	32	91,583	25,000
Borrowings	29	96,181	87,106
Lease liabilities	30	33,288	32,818
Current tax liabilities	33	52,285	60,614
		<u>879,463</u>	<u>581,926</u>
Total liabilities		<u>921,668</u>	<u>633,445</u>
Total equity and liabilities		<u>40,034,089</u>	<u>34,148,087</u>

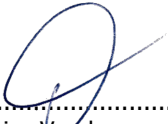
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GLOBALWEALTH GROUP PLC

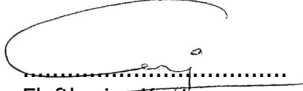
UNAUDITED CONSOLIDATED STATEMENT OF FINANCIAL POSITION

30 June 2026

On 29 September 2026 the Board of Directors of GLOBALWEALTH GROUP PLC authorised these interim condensed unaudited consolidated financial statements for issue.



.....
Alexios Vardorou
Director



.....
Eleftherios Kontos
Director

The notes on pages 15 to 42 form an integral part of these interim condensed unaudited consolidated financial statements.

GLOBALWEALTH GROUP PLC

UNAUDITED CONSOLIDATED STATEMENT OF CHANGES IN EQUITY

30 June 2026

	Note	Share capital €	Share premium €	Treasury shares €	Shares to be issued €	earnings/(Accumulated losses) €	Retained Non-controlling interests €	Total €
Balance at 1 January 2025		35,479	1,452,259	(15,991)	-	(281,691)	38,430	1,228,486
Net profit for the period		-	-	-	-	727,572	-	727,572
Transactions with owners								
Issue of share capital	27	59,131	21,940,869	-	-	-	-	22,000,000
Amounts received for shares not yet issued		-	-	-	1,465,520	-	-	1,465,520
Changes in ownership interest of subsidiary with NCI		-	-	-	-	(7,524)	(38,430)	(45,954)
Total transactions with owners		<u>59,131</u>	<u>21,940,869</u>	<u>-</u>	<u>1,465,520</u>	<u>(7,524)</u>	<u>(38,430)</u>	<u>23,419,566</u>
Balance at 30 June 2025		94,610	23,393,128	(15,991)	1,465,520	438,357	-	25,375,624
Balance at 1 January 2026		98,274	27,215,349	(15,991)	1,764,535	4,452,475	-	33,514,642
Net profit for the period		-	-	-	-	2,582,080	-	2,582,080
Transactions with owners								
Issue of share capital	27	7,164	3,820,059	-	(1,629,524)	-	-	2,197,699
Amounts received for shares not yet issued		-	-	-	918,000	-	-	918,000
Return of advances from shareholders		-	-	-	(100,000)	-	-	(100,000)
Total transactions with owners		<u>7,164</u>	<u>3,820,059</u>	<u>-</u>	<u>(811,524)</u>	<u>-</u>	<u>-</u>	<u>3,015,699</u>
Balance at 30 June 2026		105,438	31,035,408	(15,991)	953,011	7,034,555	-	39,112,421

The notes on pages 15 to 42 form an integral part of these interim condensed unaudited consolidated financial statements.

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UNAUDITED CONSOLIDATED CASH FLOW STATEMENT 30 June 2026

		from 1 January 2026 to 30 June 2026	from 1 January 2025 to 30 June 2025
	Note	€	€
CASH FLOWS FROM OPERATING ACTIVITIES			
Profit before tax		2,586,525	727,622
Adjustments for:			
Depreciation of property, plant and equipment	17	3,991	1,564
Depreciation of right-of-use assets	18	7,625	6,806
Unrealised exchange (profit)/loss		(22,596)	23,730
Amortisation of computer software	19	-	92
Share of profit from associates		-	(3,361)
Share of (profit) / loss from joint ventures	21	(322,052)	11,475
Fair value gains on financial assets at fair value through profit or loss		(2,457,590)	(806,240)
Interest income	14	-	(296)
Interest expense	14	526	659
Reclassification of a subsidiary to Associate		-	(40,285)
Other		-	(1,164)
		(203,571)	(79,398)
Changes in working capital:			
Decrease in inventories		-	83,580
Decrease/(increase) in trade and other receivables		293,308	(2,397,593)
Increase in financial assets at fair value through profit or loss		(1,207,811)	(1,096,282)
Increase in trade and other payables		229,738	84,485
Increase in deferred income		66,583	-
Cash used in operations		(821,753)	(3,405,208)
Tax (paid)/refunded		(12,774)	1,800
Net cash used in operating activities		(834,527)	(3,403,408)
CASH FLOWS FROM INVESTING ACTIVITIES			
Payment for purchase of intangible assets	19	-	(19,530,763)
Payment for purchase of property, plant and equipment	17	(1,340)	(59,233)
Payment for purchase of investments in associated undertakings		-	(36,924)
Loans granted		(51,750)	17,510
Interest received		8,223	296
Net cash used in investing activities		(44,867)	(19,609,114)
CASH FLOWS FROM FINANCING ACTIVITIES			
Proceeds from issue of share capital		-	22,000,000
Amounts received for shares not yet issued		918,000	1,465,520
Returns of advances from shareholders		(100,000)	-
Payments of leases liabilities		(8,844)	(1,737)
Proceeds from borrowings		8,600	-
Unrealised exchange (loss)		-	(23,730)
Interest paid		(526)	(659)

The notes on pages 15 to 42 form an integral part of these interim condensed unaudited consolidated financial statements.

GLOBALWEALTH GROUP PLC

UNAUDITED CONSOLIDATED CASH FLOW STATEMENT

30 June 2026

	from 1 January 2026 to 30 June 2026 €	from 1 January 2025 to 30 June 2025 €
Note		
Net cash generated from financing activities	817,230	23,439,394
Net (decrease)/increase in cash and cash equivalents	(62,164)	426,872
Cash and cash equivalents at beginning of the period	182,806	576,467
Cash and cash equivalents at end of the period	26 120,642	1,003,339

The notes on pages 15 to 42 form an integral part of these interim condensed unaudited consolidated financial statements.

GLOBALWEALTH GROUP PLC

NOTES TO THE INTERIM CONDENSED UNAUDITED CONSOLIDATED UNAUDITED FINANCIAL STATEMENTS

30 June 2026

1. Incorporation and principal activities

Country of incorporation

The Company GLOBALWEALTH GROUP PLC (the "Company") was incorporated in Cyprus on 27th November 2020 as a private limited liability company under the provisions of the Cyprus Companies Law, Cap. 113. Its registered office is at 43 Agion Omologiton Avenue, Nicosia, 1080, Cyprus.

The Company is listed in the Cyprus Stock Exchange ("CSE") in the Emerging Companies Market.

The Company is also operating through a branch in Greece, Wealthavenue Plc Ypokatastima Elladas ("the Branch"). These financial statements also include the financial performance, cash flows and financial position of the Branch. The Branch operates under Commercial Registration No. 164969401001 issued in Greece on 11 July 2022. The Branch performs real estate construction activities. The address of the registered office of the Branch is 43 Leoforos Iasonidou, Ellinikou Argyroupolis, 16777 Athens.

Unaudited financial statements

The interim condensed unaudited consolidated financial statements for the six months ended on 30 June 2025 and 2026 respectively, have not been audited by the external auditors of the Company. The comparative statement of financial position as at 31 December 2025 is derived from the Group's audited annual financial statements for the year ended 31 December 2025.

Principal activities

The principal activities of the Group comprise the management of financial assets, private equity investments and alternative investment opportunities, together with regulated asset management services and the development and management of real estate projects.

Following the acquisition of GMM Global Money Managers Ltd and GMM Global Money Managers AIFM Ltd in April 2025, the Company transitioned from a real estate-focused entity into a wealth-tech driven, vertically integrated investment and asset management group, focusing on the management of financial assets, private equity investments and alternative investment opportunities, alongside its existing real estate activities.

The Group's business model is now predicated on the management of third-party capital, proprietary private equity investments, and the development of alternative investment platforms. The Group's operations are organized into three strategic business pillars:

- **Investing in Core Assets and Development (Origination):** The Group utilizes its proprietary balance sheet to originate, de-risk, and incubate institutional-grade assets across the Real Estate, Renewable Energy, and Technology sectors. These assets are held either for capital appreciation and subsequent disposal to third-party investors or for strategic integration into the Group's managed fund structures.
- **Regulated Asset Management (GMM Entities):** Through its regulated subsidiaries, the Group provides investment management services, acting as the management company for UCITS and Alternative Investment Funds (AIFs). This segment generates recurring fee-based revenue, including management and performance fees.
- **Distribution:** The Group invests in digital wealth management technologies designed to democratize access to professional investment services. This segment aims for long-term capital recycling and digital-led distribution of the Group's financial products.

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2. Basis of preparation

These interim financial statements have been prepared in accordance with the IFRS Accounting Standards, including IAS 34 "Interim Financial Reporting" for the period 01 January 2026 until 30 June 2026 as adopted by the European Union. They do not include all the information required for a complete set of IFRS financial statements and should be read in conjunction with the Group's consolidated financial statements for the year ended 31 December 2025. These interim condensed unaudited consolidated financial statements have been prepared under the historical cost convention except for financial assets at fair value through profit or loss, which are measured at fair value.

The preparation of financial statements in conformity with IFRS Accounting Standards requires the use of certain critical accounting estimates and requires Management to exercise its judgment in the process of applying the Group's accounting policies. It also requires the use of assumptions that affect the reported amounts of assets and liabilities and disclosure of contingent assets and liabilities at the date of the financial statements and the reported amounts of revenues and expenses during the reporting period. Although these estimates are based on Management's best knowledge of current events and actions, actual results may ultimately differ from those estimates.

These interim condensed consolidated financial statements have been prepared on a going concern basis. The Directors have assessed the Group's ability to continue as a going concern for at least twelve months from the reporting date, taking into account cash receipts and commitments arising after the reporting period, and have concluded that there is no material uncertainty that may cast significant doubt on that ability.

3. Adoption of new or revised standards and interpretations

The Group adopted all changes to IFRS Accounting Standards as adopted by the European Union which are relevant to its operations. This adoption did not have a material effect on the financial statements of the Group.

The following new or amended accounting standards and interpretations have been issued by International Accounting Standards Board ("IASB") ("IFRS Accounting Standards"). Those which may be relevant to the Group are set out below. The Group does not plan to adopt these new or amended accounting standards and interpretations early, where relevant.

i) New or amended IFRS Accounting Standards and interpretations adopted by the EU

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3. Adoption of new or revised standards and interpretations (continued)

- IFRS 9 Financial Instruments and IFRS 7 Financial Instruments: Disclosures (Amendments): Classification and Measurement of Financial Instruments (effective for annual periods beginning on or after 1 January 2026)

The IASB, following the post-implementation review of IFRS 9, issued on 30 May 2024 amendments to IFRS 9 and IFRS 7 to address identified issues.

These amendments address the recognition and derecognition of financial assets and financial liabilities and include an accounting policy option for the derecognition of financial liabilities settled through an electronic payment system, if certain conditions are met.

In addition, the amendments introduce an additional SPPI test for financial assets with environmental, social and governance ("ESG")-linked features and other similar contingent features, which must be met to qualify for measurement at amortised cost. Additional disclosures will be required under IFRS 7 for those financial assets and liabilities with contingent features.

The amendments clarify the key characteristics of contractually linked instruments ("CLIs") and how they differ from financial assets with non-recourse features. The amendments also include factors that a company needs to consider when assessing the cash flows underlying a financial asset with non-recourse features (the "look through" test).

Finally, there are new disclosure requirements for investments in equity instruments that are measured at fair value with gains or losses presented in other comprehensive income.

Companies can choose to early-adopt amendments that relate to the classification of financial assets (including the associated disclosure requirements), separately from the amendments for the recognition and derecognition of financial assets and financial liabilities.

The Company does not expect these amendments to have a material impact on its financial statements.

- Annual Improvements to IFRS Accounting Standards – Volume 11 (effective for annual periods beginning on or after 1 January 2026)

On 18 July 2024, the IASB issued the Annual improvements to IFRS Accounting Standards - Volume 11.

These improvements aim to improve clarity and enhance the internal consistency of IFRS Accounting Standards. The amendments apply to IFRS 1, IFRS 7, IFRS 9, IFRS 10 and IAS 7. One of the key amendments resolves the existing conflict between IFRS 9 and IFRS 15 regarding the transaction price, by requiring companies to initially measure a trade receivable without significant financing component at the amount determined by applying IFRS 15. Additionally, amendments to IFRS 9 address the lack of clarity related to how a lessee accounts for the derecognition of a lease liability.

The Company does not expect these amendments to have a material impact on its financial statements.

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3. Adoption of new or revised standards and interpretations (continued)

- IFRS 18 Presentation and Disclosure in Financial Statements (effective for annual periods beginning on or after 1 January 2027)

On 9 April 2024, the IASB issued a new accounting standard that will replace IAS 1 Presentation of Financial Statements, with retrospective application. A significant change introduced by this new standard is the requirement for companies to present a more structured statement of profit or loss. This involves classifying income and expenses into five distinct categories: operating, investing, financing, income taxes, and discontinued operations.

With the adoption of IFRS 18, companies will also have to present two defined subtotals: the operating profit or loss and the profit or loss before finance expenses and income taxes. Companies' net profit or loss will not change.

Additionally, companies will need to disclose management-defined performance measures (MPMs) in a single and separate note in the financial statements if they meet the following criteria: the MPMs consist of subtotals of income and expenses included in the financial statements, are used by management in their public communications outside the financial statements and reflect management's view in relation to the company's overall financial performance. For each MPM disclosed, management will have to inform users of the financial statements how it was calculated, why it is important for their understandability and provide a reconciliation to the most comparable subtotal either listed in IFRS 18 or required by other IFRS Accounting Standards.

Moreover, the new standard is expected to provide enhanced guidance on grouping of financial information in the primary financial statements or notes based on shared characteristics.

In addition, all companies are required to use the operating profit or loss subtotal as the starting point for the statement of cash flows when presenting operating cash flows under the indirect method.

At this stage the Group evaluates the impact of the adoption of the new standard on its financial statements, particularly with respect to the structure of the Group's statements of profit or loss, the statement of cash flows and the additional disclosures required for MPMs. The Group is also assessing the impact on how information is grouped in the financial statements, including for items currently labelled as 'other'.

ii) New or amended IFRS Accounting Standards and interpretations not adopted by the EU

- IFRS 10 Consolidated Financial Statements (Amendments) and IAS 28 Investments in Associates and Joint Ventures (Amendments): Sale or Contribution of Assets between an Investor and its Associate or Joint Venture (effective date postponed indefinitely; early adoption continues to be permitted)

The amendments address an acknowledged inconsistency between the requirements in IFRS 10 and those in IAS 28, in dealing with the sale or contribution of assets between an investor and its associate or joint venture. The main consequence of the amendments is that a full gain or loss is recognised when a transaction involves a business (as defined in IFRS 3). A partial gain or loss is recognised when a transaction involves assets that do not constitute a business. In December 2015, the IASB postponed the effective date of this amendment indefinitely pending the outcome of its research project on the equity method of accounting.

The Company does not expect these amendments to have a material impact on its financial statements.

4. Material accounting policies

The interim condensed unaudited consolidated financial statements, which are presented in Euro, have been prepared in accordance with IFRS Accounting Standards, including IAS 34 "Interim Financial Reporting"

The material accounting policies adopted have been consistently applied to all years presented in these consolidated financial statements unless otherwise stated.

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4. Material accounting policies (continued)

Management seeks not to reduce the understandability of these consolidated financial statements by obscuring material information with immaterial information. Hence, only material accounting policy information is disclosed, where relevant, in the related disclosure notes.

Costs that are incurred during the financial period are anticipated or deferred for interim reporting purposes if, and only if, it is also appropriate to anticipate or defer that type of cost at the end of the financial period.

Corporation tax is calculated based on the expected tax rates for the whole financial period.

These interim condensed unaudited consolidated financial statements must be read in conjunction with the annual financial statements for the year ended 31 December 2025.

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5. Segmental analysis

Operating segments are reported in a manner consistent with the internal reporting provided to the chief operating decision maker ("CODM"), being the Board of Directors.

The CODM monitors segment performance based primarily on revenue generation and operating profitability.

The Group's operations are organised into the following reportable segments, reflecting its recent strategic transformation:

Reportable segments

Asset Management:	Represents the regulated fund management services provided through the GMM Entities, which includes the management of UCITS and Alternative Investment Funds.
Investments:	Represents the Group's investments with proprietary capital, other than the investments in Real Estate and Technology.
Real Estate:	Includes real estate development and construction, private equity investments and other proprietary investments held for capital appreciation which are related to Real Estate.
Technology:	Includes investments in technology and platforms, digital wealth management initiatives and other income related to such activities.

i) Information about reportable segments

Information related to each reportable segment is set out below. Segment profit/(loss) before tax is used to measure performance because management believes that this information is most relevant in evaluating the results of the respective segments relative to other entities that operate in the same industries.

For the

from 1 January 2026 to 30 June 2026	Asset Management €	Investments €	Real estate €	Technology €	Unallocated €	Total €
Segment profit/(loss) before tax	119,552	1,066,083	322,052	1,392,259	(313,421)	2,586,525
External revenues	1,226,589	1,065,331	322,052	1,392,259	-	4,006,231
Segment revenue	1,226,589	1,065,331	322,052	1,392,259	-	4,006,231
Interest income	7,171	1,052	-	-	-	8,223
Interest expense	(526)	-	-	-	-	(526)
Depreciation	3,991	-	-	-	-	3,991
Segment assets	4,151,374	4,309,614	2,813,909	5,712,507	23,046,685	40,034,089
Equity-accounted investees	-	-	342,552	-	-	342,552
Capital expenditure	-	-	-	-	1,340	1,340
Segment liabilities	(558,026)	-	-	-	(363,642)	(921,668)

ii) Reconciliation of information on reportable segments to the amounts reported in the financial statements

Revenues	from 1 January 2026 to 30 June 2026 €	from 1 January 2025 to 30 June 2025 €
Total revenue for reportable segments	4,006,231	594,755

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5. Segmental analysis (continued)

Consolidated revenue	<u>4,006,231</u>	<u>594,755</u>
Profit/(loss) before tax	from 1 January 2026 to 30 June 2026	from 1 January 2025 to 30 June 2025
	€	€
Total profit/(loss) before tax for reportable segments	<u>2,586,525</u>	<u>727,622</u>
Consolidated profit before tax	<u>2,586,525</u>	<u>727,622</u>
Assets	2026	2025
	€	€
Total assets for reportable segments	<u>16,987,404</u>	<u>8,521,063</u>
Assets for other segments	<u>23,046,685</u>	<u>25,627,024</u>
Consolidated total assets	<u>40,034,089</u>	<u>34,148,087</u>
Liabilities	2026	2025
	€	€
Total liabilities for reportable segments	<u>(558,026)</u>	<u>(60,668)</u>
Liabilities for other segments	<u>(363,642)</u>	<u>(572,777)</u>
Consolidated total liabilities	<u>(921,668)</u>	<u>(633,445)</u>

iii) Geographic information

In presenting the geographic information, segment revenue has been based on the geographic location of customers and investee location and segment assets were based on the geographic location of the assets.

Revenue	from 1 January 2026 to 30 June 2026	from 1 January 2025 to 30 June 2025
	€	€
Greece	<u>1,387,383</u>	<u>115,401</u>
United Kingdom	<u>1,392,259</u>	<u>-</u>
Cyprus	<u>1,226,589</u>	<u>479,354</u>
	<u>4,006,231</u>	<u>594,755</u>
Non-current assets	2026	2025
	€	€
Greece	<u>342,552</u>	<u>24,060</u>
Cyprus	<u>23,429,600</u>	<u>23,144,115</u>
	<u>23,772,152</u>	<u>23,168,175</u>

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6. Revenue

Disaggregation of revenue

	from 1 January 2026 to 30 June 2026 €	from 1 January 2025 to 30 June 2025 €
Sales of properties	-	112,040
Rendering of services	1,226,589	479,354
Share of profit from partnerships and joint ventures	322,052	-
Share of profit/(loss) from associates, net of tax	-	3,361
Net fair value gains on financial assets at fair value through profit or loss	2,457,590	-
	4,006,231	594,755

Rendering of services comprise of asset management fees, fund advisory fees and other fund administration fees. Asset management fees are recognised over time as the services are rendered. Fund advisory fees and other fund administration fees are recognised at a point in time.

Revenue from the sale of properties is recognised at the point in time when control of the property is transferred to the customer, which generally coincides with the transfer of legal title.

Revenue includes fair value gains and losses arising from financial assets measured at fair value through profit or loss. These gains are primarily unrealised and reflect changes in the valuation of the Group's investment portfolio.

7. Cost of sales

	from 1 January 2026 to 30 June 2026 €	from 1 January 2025 to 30 June 2025 €
Cost of properties sold	-	83,580
Services received	334,032	-
	334,032	83,580

8. Other operating income

	from 1 January 2026 to 30 June 2026 €	from 1 January 2025 to 30 June 2025 €
Exchange profit	23,403	-
Gain from loss of control over subsidiary	-	7,524
Fair value gains on financial assets at fair value through profit or loss	-	806,240
	23,403	813,764

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9. Selling and distribution expenses

	from 1 January 2026 to 30 June 2026	from 1 January 2025 to 30 June 2025
	€	€
Advertising	13,581	3,986
Commissions	38,100	16,682
Entertaining	-	335
	<u>51,681</u>	<u>21,003</u>

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10. Administration expenses

	from 1 January 2026 to 30 June 2026 €	from 1 January 2025 to 30 June 2025 €
Staff costs (Note 13)	362,397	131,519
Rent	10,800	6,122
Common expenses	-	488
Sewage expenses	187	-
Licenses and taxes	2,325	591
Immovable property tax	-	1,114
Electricity	2,581	1,929
Water supply and cleaning	2,338	1,636
Insurance	9,778	650
Repairs and maintenance	1,123	478
Sundry expenses	2,992	9,560
Telephone and postage	2,155	1,255
Courier expenses	75	102
Stationery and printing	1,260	257
Subscriptions and contributions	53,741	224
Sundry staff costs	17	-
Computer supplies and maintenance	16,823	149
Computer software	42,442	5,940
Certification and legalisation expenses	30	-
Auditors' remuneration	78,200	1,488
Accounting fees	13,508	1,500
Legal and professional	93,011	1,240
Directors' fees	9,000	10,500
Other professional fees	174,137	43,162
Fines	2,067	-
Overseas travelling	19,010	8,249
Travelling	30,154	12,504
Inland travelling and accommodation	2,936	4,519
Entertaining	12,512	3,627
Management fees	-	26,482
Consultancy fees & Accounting	84,933	48,870
Other services received	-	4,464
Software license	-	1,450
Marketing fees	-	192,864
Cyprus Stock Exchange expenses	13,410	4,925
CySec fees	1,240	300
Amortisation of computer software	-	92
Depreciation of right-of-use assets	7,625	6,806
Depreciation of property, plant and equipment	3,991	1,564
	1,056,798	536,620

11. Other expenses

	from 1 January 2026 to 30 June 2026 €	from 1 January 2025 to 30 June 2025 €
Share of loss from joint ventures	-	11,475
	-	11,475

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12. Expenses by nature

	from 1 January 2026 to 30 June 2026	from 1 January 2025 to 30 June 2025
	€	€
Changes in inventories of finished goods and work in progress	-	83,580
Staff costs (Note 13)	362,397	131,519
Depreciation and amortisation expense	11,616	8,463
Auditors' remuneration	78,200	1,488
Expense relating to leases	11,228	6,122
Other expenses	645,038	326,451
Total expenses	1,108,479	557,623

13. Staff costs

	from 1 January 2026 to 30 June 2026	from 1 January 2025 to 30 June 2025
	€	€
Salaries	314,503	115,667
Social security costs	37,008	12,093
GHS contribution	6,443	1,446
Social cohesion fund	4,443	2,313
	362,397	131,519
	19	19
Average number of employees (including Directors in their executive capacity)		

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14. Finance income/(costs)

	from 1 January 2026 to 30 June 2026 €	from 1 January 2025 to 30 June 2025 €
Finance income		
Bank interest	-	296
Loan interest income	<u>8,223</u>	<u>-</u>
	8,223	296
Finance costs		
Interest expense		
Interest on obligations under finance leases	(526)	(659)
Sundry finance expenses		
Bank charges	(7,488)	(4,126)
Net foreign exchange losses		
Unrealised foreign exchange loss	<u>(807)</u>	<u>(23,730)</u>
	(8,821)	(28,515)
Net finance costs	(598)	(28,219)

Finance income includes interest on cash balances and financial instruments not classified within revenue.

Finance income includes interest income not directly attributable to the Group's operating segments.

15. Tax

	from 1 January 2026 to 30 June 2026 €	from 1 January 2025 to 30 June 2025 €
Corporation tax	4,445	-
Defence contribution	<u>-</u>	<u>50</u>
Charge for the period	4,445	50

In December 2025, an increase in the corporate tax rate in Cyprus from 12.5% to 15% was substantively enacted, effective from 1 January 2026. Furthermore, the special defence contribution rate on dividends received Cyprus tax resident individuals has been reduced from 17% to 5% for profits earned from 1 January 2026 onwards. In addition, effective from 1 January 2026, interest income accrued by Cyprus registered companies will always be subject to corporate income tax at the applicable corporate income tax rate and will be exempted from the special defence contribution.

The Group is subject to corporation tax in the countries in which it operates as follows:

- Greece: 22%
- Cyprus: 15%

The Group's effective tax rate is significantly lower than the statutory rate primarily due to fair value gains on financial assets that are treated as securities for Cyprus tax purposes and are therefore exempt from taxation.

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15. Tax (continued)

The Group has assessed the tax impact of fair value gains recognised during the period. The majority of such gains relate to financial assets that are treated as securities for Cyprus tax purposes and are therefore exempt from taxation. Accordingly, no taxable temporary differences arise and no deferred tax liability has been recognised.

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16. Earnings per share

The calculation of basic EPS has been based on the following profit attributable to ordinary shareholders and weighted-average number of ordinary shares outstanding.

Diluted earnings per share is equal to basic earnings per share as there are no material dilutive instruments.

	from 1 January 2026 to 30 June 2026	from 1 January 2025 to 30 June 2025
Profit/(loss) attributable to shareholders (€)	2,582,080	727,572
Weighted average number of ordinary shares in issue during the period	101,348,297	57,656,150
Profit/(loss) per share attributable to equity holders of the parent (€)	0.025	0.013

Weighted average number of ordinary shares

	2026
Issued ordinary shares at 1 January	98,273,333
Effect of shares issued on 12 January	2,086,176
Effect of shares issued on 12 May	386,740
Effect of shares issued on 29 May	633,381
Effect of shares issued on 15 June	6,053
Effect of treasury shares held	(37,386)
	101,348,297

17. Property, plant and equipment

	Furniture, fixtures and office equipment	Computer Hardware	Total
	€	€	€
Cost			
Balance at 1 January 2025	14,416	-	14,416
Acquisitions through business combinations	28,459	54,419	82,878
Additions	-	2,006	2,006
Reclassification to investment property	(14,416)	-	(14,416)
Balance at 31 December 2025	28,459	56,425	84,884
Balance at 1 January 2026	28,459	56,425	84,884
Additions	-	1,340	1,340
Balance at 30 June 2026	28,459	57,765	86,224
Depreciation			
Balance at 1 January 2025	4,971	-	4,971
Acquisitions through business combinations	10,240	41,390	51,630
Charge for the period	3,997	4,896	8,893
Disposals from disposals of subsidiaries	(4,971)	-	(4,971)
Balance at 31 December 2025	14,237	46,286	60,523

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17. Property, plant and equipment (continued)

Balance at 1 January 2026	14,237	46,286	60,523
Charge for the period	<u>2,013</u>	<u>1,978</u>	<u>3,991</u>
Balance at 30 June 2026	<u>16,250</u>	<u>48,264</u>	<u>64,514</u>
Net book amount			
Balance at 30 June 2026	<u>12,209</u>	<u>9,501</u>	<u>21,710</u>
Balance at 1 January 2026	<u>14,222</u>	<u>10,139</u>	<u>24,361</u>

18. Right-of-use assets

	Land and buildings €
Cost	
Additions	267,396
Additions	<u>9,826</u>
Balance at 31 December 2025	<u>277,222</u>
Balance at 1 January 2026	<u>277,222</u>
Balance at 30 June 2026	<u>277,222</u>
Depreciation	
Acquisitions through business combinations	161,602
Charge for the period	<u>40,551</u>
Balance at 31 December 2025	<u>202,153</u>
Balance at 1 January 2026	<u>202,153</u>
Charge for the period	<u>7,625</u>
Balance at 30 June 2026	<u>209,778</u>
Net book amount	
Balance at 30 June 2026	<u>67,444</u>
Balance at 1 January 2026	<u>75,069</u>

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19. Intangible assets

	Goodwill	Computer software	Total
	€	€	€
Cost			
Acquisitions through business combinations	23,044,685	42,259	23,086,944
Balance at 31 December 2025	23,044,685	42,259	23,086,944
Balance at 1 January 2026	23,044,685	42,259	23,086,944
Balance at 30 June 2026	23,044,685	42,259	23,086,944
Amortisation			
Acquisitions through business combinations	-	42,167	42,167
Amortisation for the period	-	92	92
Balance at 31 December 2025	-	42,259	42,259
Balance at 1 January 2026	-	42,259	42,259
Balance at 30 June 2026	-	42,259	42,259
Net book amount			
Balance at 30 June 2026	23,044,685	-	23,044,685
Balance at 1 January 2026	23,044,685	-	23,044,685

Goodwill arose due to the business combination that occurred on 24 April 2025, in which the Company completed the acquisition of 100% of the share capital of GMM Global Money Managers Ltd and GMM Global Money Managers AIFM Ltd (collectively, the "GMM Entities").

Goodwill of €23,044,685 was recognised as the excess of the purchase consideration over the fair value of the identifiable net assets and has been allocated to the combined entity, which the Group designated as a single CGU. This reflects the economic reality that the profitability arising from deal origination and incubation are inextricably linked to GMM's fund management and distribution infrastructure. This vertically integrated ecosystem represents the smallest identifiable group of assets generating independent cash inflows and profitability.

As of 30 June 2026, the Group assessed the recoverable amount using the Fair Value Less Costs of Disposal (FVLCD) approach, using the unobservable Level 3 input, namely the Price to Earnings (P/E) multiple. The testing concluded that the recoverable amount exceeds the carrying value, and no impairment loss was recognized as at 30 June 2026.

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20. List of subsidiaries

The details of the subsidiaries are as follows:

<u>Name</u>	<u>Country of incorporation</u>	<u>Principal activities</u>	2026 Holding %	2025 Holding %
GMM Global Money Managers Ltd	Cyprus	Fund management services	100	100
GMM Global Money Managers AIFM Ltd	Cyprus	Fund management services	100	100
Wealth Avenue M.I.K.E.	Greece	Real estate investment and development	100	100

On 24 April 2025, following regulatory approval, the Company completed the acquisition of 100% of the share capital of GMM Global Money Managers Ltd, as previously approved by the shareholders at the Extraordinary General Meeting held on 3 July 2024. As consideration, the Company issued 14,782,744 ordinary shares with a nominal value of €0.001 each, at an implied price of €0.411973 per share, corresponding to a total consideration of €6,090,094.

On 24 April 2025, following regulatory approval, the Company completed the acquisition of 100% of the share capital of GMM Global Money Managers AIFM Ltd, as previously approved by the shareholders at the Extraordinary General Meeting held on 3 July 2024. As consideration, the Company issued 44,348,230 ordinary shares with a nominal value of €0.001 each, at an implied price of €0.411973 per share, corresponding to a total consideration of €18,270,281.

Wealth Avenue M.I.K.E. is a wholly owned subsidiary incorporated in Greece during 2025 with fully paid share capital €50,000. The company's intended activities include real estate investment and development, as well as related advisory services. As at 30 June 2026, the company had not commenced significant operations and its assets primarily consist of share capital contributed, held in cash.

21. Investment in joint ventures

	2026 €	2025 €
Balance at 1 January	24,060	46,869
Share of profit from partnerships and joint ventures	322,052	5,599
Impairment charge	(3,560)	-
Disposals	-	(28,408)
Balance at 30 June/31 December	342,552	24,060

The details of the joint ventures are as follows:

<u>Name</u>	<u>Country of incorporation</u>	<u>Principal activities</u>	2026 Holding %	2025 Holding %	2026 €	2025 €
KENNEDY RESIDENCES	Greece	Development of residential buildings	50	50	-	12,627
GREGOU RESIDENCES	Greece	Development of residential buildings	55	55	342,552	11,433
					342,552	24,060

The Group has joint control in the joint ventures and are strategic to the Group's activities as they are engaged in the construction of residential apartments in Greece with an aim to sale.

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21. Investment in joint ventures (continued)

During the period, the Group identified impairment indicators for its investments in joint ventures, but considers them temporary and did not recognise any impairment due to the following reasons:

- the investments are in a net asset position as at the period end.
- each joint venture is responsible for the construction of a residential building, with the intention that the completed apartments will be sold. The projects are currently under development and the budgets of these projects have a profit higher than the carrying amount of each investment in the Company's records.

22. Non-current loans receivable

	2026 €	2025 €
Loans receivable	<u>295,761</u>	<u>225,351</u>
	295,761	225,351
Less current portion	<u>-</u>	<u>(225,351)</u>
Non-current portion	<u>295,761</u>	<u>-</u>

Loans receivable are analysed as follows:

	2026 €	2025 €
Principal:		
Balance at 1 January	183,745	-
Acquisitions through business combinations	20,000	183,745
Loan advances	<u>41,750</u>	<u>-</u>
Balance at 30 June/31 December	<u>245,495</u>	<u>183,745</u>
Interest:		
Balance at 1 January	41,606	-
Acquisitions through business combinations	-	24,256
Interest charged	8,223	17,350
Foreign exchange gains and losses	<u>437</u>	<u>-</u>
Balance at 30 June/31 December	<u>50,266</u>	<u>41,606</u>
Total principal and interest at 30 June/31 December	<u>295,761</u>	<u>225,351</u>

The fair values of loans receivables approximate to their carrying amounts as presented above.

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23. Inventories

	2026 €	2025 €
Properties for resale	25,000	25,000
	25,000	25,000

The cost of inventories recognised as expense and included in "cost of sales" amounted to € - (2025: €83,580).

The Group reviews its inventory records for evidence regarding the saleability of inventory and its net realizable value on disposal. No provision for obsolete and slow-moving inventory was recorded in the statement of profit or loss during the period ended 30 June 2026 (2025: Nil).

24. Trade and other receivables

	2026 €	2025 €
Trade receivables	2,833,471	2,730,241
Less: credit loss on trade receivables	(1,589,052)	(1,558,981)
Trade receivables - net	1,244,419	1,171,260
Shareholders' current accounts - debit balances (Note 35.5)	1,328	1,328
Receivables from other related parties (Note 35.2)	-	95,000
Deposits and prepayments	3,645	253,965
Accrued income	514,530	466,237
Other receivables (Note 35)	1,731,248	2,117,368
Less: credit loss on other receivable (Note 35)	(15,276)	(15,276)
VAT	70,159	65,379
	3,550,053	4,155,261

The Group's trade and other receivables include balances relating to financing arrangements with joint ventures, as follows: i) JV Gregou: €389,760 and ii) JV Kennedy: €235,000. These balances are repayable on demand and are considered recoverable based on the underlying performance and asset backing of the respective joint ventures.

No significant increase in credit risk has been identified during the period.

The Group does not hold any collateral over the trading balances.

25. Financial assets at fair value through profit or loss

	2026 €	2025 €
	2026 €	2025 €
Balance at 1 January	6,319,205	159,137
Additions	3,716,683	3,119,137
Disposals	-	(1,625,131)
Change in fair value	2,457,590	4,666,062
Balance at 30 June/31 December	12,493,478	6,319,205

Financial assets at fair value through profit or loss comprise investments in equity instruments, private equity funds, derivative instruments and debt instruments. These investments are held as part of the Group's investment and asset management activities and are managed and evaluated on a fair value basis.

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25. Financial assets at fair value through profit or loss (continued)

Financial assets mandatorily measured as at fair value through profit or loss are analysed as follows:

	2026 €	2025 €
Financial assets at fair value through profit or loss		
Unlisted private equity fund	225,229	164,098
Convertible bond instrument	467,477	427,477
Derivative/option instruments	2,471,357	2,471,357
Equity investments	9,329,415	3,256,273
	12,493,478	6,319,205

Movements in fair value are recognised in profit or loss within revenue as net fair value gains/(losses) on financial assets at fair value through profit or loss.

During the period, additions and fair value gains were recognised in relation to Level 3 and Level 2 financial instruments.

The fair value gains recognised in relation to the above investments are primarily unrealised and arise from the remeasurement of financial assets based on investment-specific performance and underlying market conditions. Realised gains are recognised upon disposal of investments.

The Group manages its investment portfolio on a fair value basis, and fair value movements represent a key component of its performance.

Fair value gains are presented by operating segment in the consolidated statement of profit or loss.

Fair Value Hierarchy

The Group classifies financial assets measured at fair value using a fair value hierarchy that reflects the significance of the inputs used in making the measurements:

- Level 1: quoted prices in active markets
- Level 2: observable inputs other than quoted prices
- Level 3: unobservable inputs

The Group's financial assets at fair value through profit or loss are primarily classified within Level 3, as their valuation is based on significant unobservable inputs. Certain investments, such as Wealthyhood Ltd, are classified within Level 2, as their valuation is based on observable inputs such as recent funding rounds.

26. Cash at bank and in hand

Cash balances are analysed as follows:

	2026 €	2025 €
Cash at bank and in hand	123,266	184,955
Bank deposits	70,183	70,183
Accumulated impairment losses on cash and cash equivalents	(43)	(43)
	193,406	255,095

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27. Share capital and share premium

	2026 Number of shares	2026 €	2025 Number of shares	2025 €
Authorised				
Ordinary shares of €0.001 each	500,000,000	500,000	500,000,000	500,000
Issued and fully paid	Number of shares	Share capital €	Share premium €	Total €
Balance at 1 January 2025	35,478,584	35,479	1,452,259	1,487,738
Issue of shares of nominal value of €0.001 each at a premium	59,130,974	59,131	24,301,244	24,360,375
Issue of additional shares	3,663,775	3,664	1,461,846	1,465,510
Balance at 31 December 2025	98,273,333	98,274	27,215,349	27,313,623
Balance at 1 January 2026	98,273,333	98,274	27,215,349	27,313,623
Issue of additional shares	7,163,630	7,164	3,820,059	3,827,223
Balance at 30 June 2026	105,436,963	105,438	31,035,408	31,140,846

Issued capital

On 30 June 2022, the Company issued 1,442,959 additional ordinary shares of nominal value €0.001 each, with a share premium of € 0.269 per share.

On 15 February 2023 the Company resolved to increase its issued share capital by 628,165 ordinary shares of nominal value of € 0.001 each share, with share premium as follows:

- 37,037 ordinary shares of €0.001 each share with share premium of €0.269 each share and
- 230,711 ordinary shares of €0.001 each share with share premium of €0.279 each share and
- 66,667 ordinary shares of €0.001 each share with share premium of €0.299 each share and
- 293,750 ordinary shares of €0.001 each share with share premium of €0.319 each share

Further to the decision of the Annual General Meeting dated 7 September 2023, the Company has proceeded with the issuance and allotment of 577,487 ordinary shares at the total price of €0.34 each share, by the private placement method.

Further to the decision of the board of directors dated 20 March 2024, the Company has proceeded with the issuance and allotment of 732,473 ordinary shares at the total price of €0.359 each share, by the private placement method.

In an Extraordinary General Meeting dated 3 July 2024, the shareholders approved the establishment of an employee share option scheme pursuant to which up to 32,000,000 ordinary shares in the share capital of the Company, with the same terms as the already issued shares of the Company at any given time, will be available for allotment and issuance at their nominal value by the Board of Directors to eligible employees and/or managers of the Company or of companies in the Company's group. As at 31 December 2025, the scheme has not yet been activated.

On 24 April 2025, following regulatory approval, the Company completed the acquisition of 100% of the share capital of GMM Global Money Managers Ltd, as previously approved by the shareholders at the Extraordinary General Meeting held on 3 July 2024. As consideration, the Company issued 14,782,744 ordinary shares with a nominal value of €0.001 each, at an issue price of €0.411973 per share, corresponding to a total consideration of €6,090,094.

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27. Share capital and share premium (continued)

On 24 April 2025, following regulatory approval, the Company completed the acquisition of 100% of the share capital of GMM Global Money Managers AIFM Ltd, as previously approved by the shareholders at the Extraordinary General Meeting held on 3 July 2024. As consideration, the Company issued 44,348,230 ordinary shares with a nominal value of €0.001 each, at an implied issue price of €0.411973 per share, corresponding to a total consideration of €18,270,281.

On 9 July 2025, the Company has proceeded with the issuance and allotment of 3,663,775 ordinary shares at the total price of €0.40 each share, by the private placement method.

On 12 January 2026, the Company has proceeded with the issuance and allotment of 2,221,164 ordinary shares at the total price of €0.45 each share, by the private placement method.

On 12 May 2026, the Company has proceeded with the issuance and allotment of 1,400,000 ordinary shares at the total price of €0.45 each share, by the private placement method.

On 29 May 2026, the Company has proceeded with the issuance and allotment of 3,473,997 ordinary shares at the total price of €0.62 each share, as consideration for the share exchange mechanism with the shareholders of Wealthyhood Limited for the Wealthyhood acquisition.

On 15 June 2026, the Company has proceeded with the issuance and allotment of 68,469 ordinary shares at the total price of €0.64 each share, as consideration for the share exchange mechanism with the shareholders of Wealthyhood Limited for the Wealthyhood acquisition.

Share premium

The share premium consists of amounts incurred from the issue of shares at prices higher than their nominal value.

Share premium is not available for distribution.

All ordinary shares rank equally with regard to the Company's residual assets. Holders of these shares are entitled to dividends as declared from time to time and are entitled to one vote per share at general meetings of the Company.

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28. Other reserves

	Treasury shares €	Shares to be issued €	Total €
Balance at 1 January 2025	(15,991)	-	(15,991)
Issue of ordinary shares	-	1,764,535	1,764,535
Balance at 31 December 2025	(15,991)	1,764,535	1,748,544
Balance at 1 January 2026	(15,991)	1,764,535	1,748,544
Amounts received for shares not yet issued	-	918,000	918,000
Issue of share capital	-	(1,629,524)	(1,629,524)
Return of advances from shareholders	-	(100,000)	(100,000)
Balance at 30 June 2026	(15,991)	953,011	937,020

Shares to be issued represent amounts received from shareholders in respect of shares not yet issued at period end. Upon issue, these amounts are transferred to share capital and share premium.

During the period, the Company issued share capital and share premium as part of its capital raising activities to support the expansion of investment activities.

Treasury shares represent shares of the Company held by the Group. As at 30 June 2026, the Group held 37,386 treasury shares (2025: 37,386). These shares have been held for a period of two years and the Company initiated the procedure to cancel them.

29. Borrowings

	2026 €	2025 €
Current borrowings		
Bank overdrafts	2,581	2,106
Loans from Directors and shareholders	93,600	85,000

As at 30 June 2026, bank overdrafts consist of three credit card accounts. Two facilities, each with a limit of €2,000, bear a interest rate of 9.75% per annum on debit balances, while the third facility with a €100 limit is subject to 0% interest rate. The facilities are secured by a lien over funds totalling €4,100 and are repayable on demand.

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30. Lease liabilities

	2026 €	2025 €
Balance at 1 January	84,337	57,570
Acquisitions through business combinations	(8,844)	108,671
Repayments	-	(28,186)
Interest expense	-	3,852
Derecognition due to loss of control of subsidiary	-	(57,570)
Balance at 30 June/31 December	75,493	84,337

The Group rents offices in Cyprus. The average lease term is 48 months. For period ended 30 June 2026, the average effective borrowing rate was 3.0% (2025: 3.0%). Interest rates are fixed at the contract date, and thus expose the Group to fair value interest rate risk. All leases are on a fixed repayment basis and no arrangements have been entered into for contingent rental payments.

The borrowing rate represents the borrowing rate available for the Group for similar assets.

All lease obligations are denominated in Euro.

The fair values of lease obligations approximate to their carrying amounts as presented above.

The Group's obligations under leases are secured by the lessors' title to the leased assets.

31. Trade and other payables

	2026 €	2025 €
Trade payables	116,196	38,594
Social insurance and other taxes	34,072	10,441
Accruals	399,239	278,911
Other creditors	16,241	8,064
Defence and GHS contribution on rent payable	573	573
Payables to other related parties (Note 35.3)	39,805	39,805
	606,126	376,388

The fair values of trade and other payables due within one year approximate to their carrying amounts as presented above.

32. Deferred income

	2026 €	2025 €
Client advances	91,583	25,000
	91,583	25,000

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33. Current tax liabilities

	2026 €	2025 €
Corporation tax	<u>52,285</u>	<u>60,614</u>
	<u>52,285</u>	<u>60,614</u>

34. Operating Environment of the Group

The Group operates in Cyprus and in Greece.

On 24 February 2022, the war between Russia and Ukraine commenced and ever since restrictions have been implemented by many countries and organisations across the world. In addition, further turbulence in the Middle East is escalating the global instability.

Furthermore, on 28 February 2026, the geopolitical situation in the Middle East escalated due to the armed conflict. The situation has created heightened uncertainty in international relations and financial markets, with potential implications for global trade, energy supply, and overall economic stability.

Although the conflict is taking place outside Cyprus, it may have indirect effects on the Cypriot economy, given its openness and reliance on international trade, tourism, shipping, and financial services. Potential consequences include volatility in energy and commodity prices, disruptions in global supply chains, fluctuations in foreign exchange and capital markets, and heightened uncertainty in sectors such as tourism and transport.

The financial effect of the current crisis on the global economy and overall business activities cannot be estimated with reasonable certainty at this stage, due to the pace at which the conflict is evolving and the high level of uncertainties arising from the inability to reliably predict the outcome.

The impact on the Group largely depends on the nature and duration of uncertain and unpredictable events, such as further military action and reactions to ongoing developments by global financial markets.

The Group has no direct exposure to the Middle East, as such, does not expect any direct impact.

The management of the Group is monitoring the economic uncertainty, market turbulence and the high inflation rates caused in both the Cyprus and the global economy and is taking all necessary measures to minimise the impact to its operations and results.

The Group has no direct exposure to Russia, Ukraine, Iran and Belarus.

35. Related party transactions

The following transactions were carried out with related parties:

Effective 2 February 2026, the Group, alongside its subsidiary GMM Global Money Managers Ltd, capitalised all outstanding receivables owed by Global Group S.A. in exchange for ordinary shares in Global Group S.A. The aggregate amount of the receivables capitalised for both companies is €216,900.

All transactions with related parties are carried out on an arm's length basis.

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NOTES TO THE INTERIM CONDENSED UNAUDITED CONSOLIDATED UNAUDITED FINANCIAL STATEMENTS 30 June 2026

35. Related party transactions (continued)

35.1 Directors' remuneration

The remuneration of Directors and other members of key management was as follows:

	from 1 January 2026 to 30 June 2026	from 1 January 2025 to 30 June 2025
	€	€
Directors' fees	9,000	10,500
Directors' remuneration	181,587	24,800
	190,587	35,300

The Directors' remuneration disclosed above consists of compensation paid to the Directors of the GMM Entities and the Board of Directors of the Group during the period.

35.2 Receivables from related parties (Note 24)

<u>Name</u>	<u>Nature of transactions</u>	2026	2025
		€	€
Global Group S.A.	Finance	-	95,000
		-	95,000

Effective 2 February 2026, the Group capitalised the receivable from Global Group S.A. in exchange for ordinary shares in Global Group S.A.

35.3 Payables to related parties (Note 31)

<u>Name</u>	<u>Nature of transactions</u>	2026	2025
		€	€
LLPO Holdings Ltd	Finance	39,805	39,805
		39,805	39,805

The payables to related parties were provided interest-free and there was no specified repayment date.

35.4 Loans from Directors and shareholders (Note 29)

	2026	2025
	€	€
Directors and shareholders	93,600	85,000

The loan was provided interest-free and there was no specified repayment date.

35.5 Shareholders' current accounts - debit balances (Note 24)

	2026	2025
	€	€
Shareholders' current accounts - debit balances	1,328	1,328

Shareholders' current accounts - debit balances are interest-free and have no specified repayment date.

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35. Related party transactions (continued)

35.6 Receivables from Joint Ventures

	<u>Nature of transactions</u>	2026 €	2025 €
Kennedy Residences	Finance	235,000	165,000
Gregou Residences	Finance	389,760	388,160
Allowance for impairment losses		-	(15,276)
		624,760	537,884

These balances are interest-free and are repayable on demand.

36. Participation of Directors in the company's share capital

The percentage of share capital of the Company held directly or indirectly by each member of the Board of Directors (in accordance with Article (4) (b) of the Directive DI 190-2007-04), as at 30 June 2026 and 25 September 2026 (5 days before the date of approval of the financial statements by the Board of Directors) were as follows:

	30 June 2026 %	25 September 2026 %
Alexios Vadorou	11.8	11.8
Eleftherios Kontos	7.3	6.8
Michael Ioannides	21.0	21.0
Ilias Georgouleas	18.4	18.4
Maria Panagiotou	0.4	0.4
Konstantinos Georgaras	-	-

37. Shareholders holding more than 5% of share capital

The persons holding more than 5% of the share capital as at 30 June 2026 and 25 September 2026 (5 days before the date of approval of the financial statements by the Board of Directors) were as follows:

	30 June 2026 %	25 September 2026 %
Alexios Vadorou	11.8	11.8
Eleftherios Kontos	7.3	6.8
LLPO Holdings Ltd	21.0	21.0
Rosioco Development Ltd	11.2	11.2
Volentol Holding Ltd	6.0	6.0

38. Events after the reporting period

On 24 February 2026, the Group entered into an exclusive option agreement to acquire a 75% controlling equity interest in an entity holding a national television broadcasting license. Following a regulatory review of the proposed change in shareholding structure by the Radiotelevision and Digital Services Authority (the "Authority"), the parties were required by the Authority to restructure the transaction from an option agreement into a definitive Share Purchase Agreement (SPA) to obtain formal regulatory approval. On 02 September 2026, the formal regulatory approval was granted for the fully signed SPA.

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38. Events after the reporting period (continued)

On 5 August 2026, the Group executed an investment agreement to acquire 32 horizontal property units and a 49% interest in a hotel development project in Corfu, Greece, for a total consideration of €2.5 million. Consistent with the Group's risk management strategy regarding capital commitments, and following an initial payment of €200,000 settled after the reporting date, further capital outlays remain subject to construction progress certifications. The Group retains full flexibility to review and proceed with or cease funding at each milestone without incurring debt obligations or penalty liabilities beyond the staged asset allocations already completed. Each milestone and capital outlay grants the Group immediate, proportionate ownership of the corresponding property assets and equity share. The acquisition forms part of the Group's existing hospitality investments in Corfu, Greece.

On 27 July 2026, the Group received a cash payment of €500,000 representing the partial settlement of the receivable owed to the Group arising from the prior sale of the Celtona convertible bond and was outstanding as of the reporting date.

The geopolitical situation in the Middle East escalated on 28 February 2026, due to armed conflict. As of the date of approval of these financial statements, the conflict in the Middle East continues to evolve as military action persists. The conflict has caused significant instability in global energy markets and disruptions in the supply of oil and gas, contributing to increased uncertainty in commodity prices and potential inflationary pressures. Broader consequences have also been observed in financial markets and global supply chains, particularly in the energy and transport sectors, as heightened geopolitical tensions surrounding key shipping routes intensify market uncertainty.

Challenges for companies may include, disruptions in supply chains, increased energy and raw material costs and heightened uncertainty in operational and financial planning.

The effects on the Group depend largely on the nature and duration of uncertain and unpredictable events, such as further military action and the reaction of global financial markets to ongoing developments.

The financial impact of the current crisis on the global economy and overall business activity cannot be estimated with reasonable certainty at this stage, due to the pace at which the conflict is evolving and the high degree of uncertainty arising from the inability to reliably predict its outcome.

The Group has no direct exposure to the Middle East and therefore does not expect a significant impact. Although the Group has no direct exposure, the conflict may create negative impacts on the Cypriot and Greek economy. Increased energy prices, fluctuations in exchange rates, heightened volatility in financial markets, supply chain disruptions, and rising inflationary pressures may indirectly affect the operations of the Group. Furthermore, potential negative impacts on the tourism sector, which is a key pillar of the Cypriot and Greek economy, may further affect economic activity and business conditions. The indirect consequences will depend on the extent and duration of the impacts and remain unknown.

Management has examined the specific circumstances and risks to which the Group is exposed and has concluded that there is no significant impact in the financial statements, or the liquidity of the Group. The event is not expected to have an immediate material impact on business operations.

Except from the matters mentioned above, there were no other material events after the reporting period, which have a bearing on the understanding of the interim condensed unaudited consolidated financial statements.