

CIR: First Half 2026 Results

- Consolidated revenues of € 913.5 million, up 1.7% compared with the first half of 2025
- Operating performance of the subsidiaries slightly improved compared with the first half of 2025, supported by higher income from financial portfolio management
- Net profit of € 18.6 million, up from € 14.5 million in the first half of 2025
- Consolidated net financial position before IFRS16 - € 24.7 million, after total cash outlays of € 266.1 million (acquisition of the remaining 40% stake in KOS, share buybacks and dividend distributions to minority shareholders)
- Parent company net financial position positive at € 162.3 million

Milan, 31 July 2026 – The Board of Directors of CIR S.p.A. – Compagnie Industriali Riunite ("CIR", the "Group" or the "Company"), meeting today under the chairmanship of Rodolfo De Benedetti, approved the Half-Year Financial Report as of 30 June 2026, presented by Chief Executive Officer Monica Mondardini.

Key events in the first half of 2026

During the first half of 2026, CIR acquired the 40.23% stake in KOS S.p.A. held by the minority shareholder. KOS, a leading provider of long-term care and rehabilitation services, was founded by CIR in 2002 and has become the holding company's largest investment. KOS operates approximately 11,100 nursing home beds across 110 facilities, including around 6,400 in Italy and 4,700 in Germany, as well as approximately 2,500 beds dedicated to rehabilitation and psychiatric care in Italy across 32 facilities.

The growing demand for healthcare and social care services, KOS's well-established and widely recognized expertise, together with its growth trajectory and strong operating performance,

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led CIR to further increase its investment in both the sector and the company, deploying part of its available cash resources.

Furthermore, during the first half of the year, CIR repurchased treasury shares for a total consideration of € 25.4 million, primarily through the Tender Offer announced in March 2026 and completed at the end of May.

Finally, during the first half of 2026, Sogefi, the Group's automotive components subsidiary, entered into an agreement for the sale of its precision springs business, which forms part of the Suspension Division. In full-year 2025, the business generated revenues of € 28.6 million and EBITDA of € 3.8 million. The net enterprise value of the transaction amounts to approximately € 21 million. Completion of the transaction is expected to take place today. As a result, the data relating to the divested business are presented in accordance with IFRS5¹; however, the first-half results do not include any benefits arising from the sale.

Consolidated Results

In the first half of 2026, the CIR Group reported **net income of € 18.6 million, up from € 14.5 million in the first half of 2025.**

Both KOS and Sogefi delivered operating results that were slightly ahead of those recorded in the first half of 2025.

Income generated by the Parent Company's financial portfolio management increased compared with the corresponding period of 2025. This was achieved despite lower cash balances, thanks to a portfolio return of 2.4% during the period, exceeding that achieved in the first half of 2025.

In addition, KOS made a stronger contribution to Group net income following the consolidation of the entire shareholding during the first half of 2026.

Operating Free Cash Flow (FCF) before IFRS 16 amounted to **€ 21.0 million**, compared with **€ 12.6 million** in the first half of 2025. During the period, consolidated cash outflows totaled **€ 266.1 million**, mainly relating to the acquisition of the remaining 40% stake in KOS, dividend distributions to minority shareholders and CIR S.p.A.'s share buyback program.

As of 30 June 2026, the Group reported a **consolidated net financial position before IFRS 16 of negative € 24.7 million**, compared with **positive € 220.4 million** at 31 December 2025.

The **net financial position of the Parent Company** (including CIR Investimenti) **remained solid at positive € 162.3 million**, compared with € 362.3 million at 31 December 2025, following cash outflows related to the acquisition by CIR Investimenti S.p.A. of the stake in KOS (€ 220.0 million) and treasury share purchases (€ 25.4 million), partially offset by substantial dividend receipts totaling € 45.1 million.

Including IFRS 16 lease liabilities, consolidated net debt amounted to € 790.1 million as of 30 June 2026, including lease liabilities of € 765.4 million, primarily attributable to KOS (€ 722.8 million), whose operations are largely conducted through leased properties.

¹ For the first halves of 2026 and 2025, only the net result of the divested business is reported under "Profit/(loss) from discontinued operations", net of tax effects. The operating data discussed below refer exclusively to continuing operations, while net profit and free cash flow are presented both for continuing operations and for assets held for sale.



KOS

In the first half of 2026, KOS reported **revenues** of € 421.0 million, an increase of 4.3% compared with the corresponding period of the previous year (€ 403.6 million).

In Italy, the nursing home business (RSA) recorded revenue growth of 4.8%, driven by higher occupancy levels, tariff increases and the expansion of home-care services. Facilities in Lombardy, Marche, Tuscany and Lazio are currently operating at full capacity, while Piedmont, Veneto, Liguria and Emilia-Romagna still offer room for further growth due to suboptimal conditions at certain facilities, which are currently being addressed through targeted improvement plans.

The Rehabilitation, Psychiatry, Outpatient and Acute Care segments collectively reported revenue growth of 1.2%. It should be noted that, effective 1 July 2026, a decree updating the national maximum tariffs reimbursed by the Italian National Health Service for inpatient rehabilitation and post-acute long-term care services provided by accredited public and private facilities came into force. Regional authorities will be required to adjust their reimbursement systems in order to access the additional funding allocated, while the revised maximum tariffs will also serve as the benchmark for interregional reimbursement mechanisms. The full impact of these tariff increases is expected to be reflected from 2027 onwards.

In Germany, revenues increased by 6.8% compared with the first half of 2025, supported by an approximately one-percentage-point increase in occupancy rates and significant tariff increases, against a backdrop of continued growth in healthcare personnel costs. Occupancy rates in Germany, which reached 91.5% in the first half of 2026, also retain further growth potential, particularly at facilities and in regions that have not yet reached full operating capacity.

EBITDA increased from € 79.0 million in the first half of 2025 to € 81.3 million in 2026, mainly driven by the contribution of the nursing home business in Italy and Germany. **EBIT** amounted to € 31.7 million, equal to 7.5% of revenues, compared with € 31.1 million in the first half of 2025.

Net profit amounted to € 8.7 million, compared with € 7.9 million in the first half of 2025 (€ 32.2 million for full-year 2025). It should be noted that KOS typically generates a disproportionately higher share of its annual earnings in the second half of the year, primarily as a result of the timing of tariff increases in Germany during the financial year.

Free cash flow before IFRS 16 and dividends was positive at € 5.7 million in the first half of 2026, compared with negative € 2.8 million in the first half of 2025. The improvement was largely attributable to a more favourable working capital trend.

Net debt before IFRS 16 stood at € 179.0 million at 30 June 2026, compared with € 123.1 million at 31 December 2025, after dividend distributions of € 55.8 million, of which € 45.1 million was paid to CIR and CIR Investimenti, and treasury share purchases related to the exercise of stock option plans amounting to € 5.8 million.

As of 30 June 2026, **lease liabilities** amounted to € 722.8 million, compared with € 742.4 million at 31 December 2025.



Sogefi

Sogefi Group's consolidated **revenues** amounted to € 492.5 million, compared with € 494.8 million in the first half of 2025, representing a decline of 0.5% year on year and an increase of 0.4% at constant exchange rates. At constant exchange rates, revenues increased by 5.3% in Europe and were substantially in line with the first half of 2025 in North America. Revenue performance was weaker in China, where revenues at constant exchange rates declined by 12.4% due to unfavourable market conditions during the period.

EBIT amounted to € 32.5 million, compared with € 31.7 million in the first half of 2025, with an EBIT margin of 6.6% of revenues versus 6.4% in 2025. The 2026 EBIT was affected by non-recurring costs higher than those recorded in the corresponding period of the previous year. *Adjusted EBIT* amounted to € 36.8 million, up 5.7% year on year.

Net profit amounted to € 18.7 million, broadly in line with that reported in the corresponding period of the previous year.

Free cash flow before IFRS 16 was positive at € 13.2 million, compared with € 8.1 million in the first half of 2025.

Net debt before IFRS 16 stood at € 8.3 million as of 30 June 2026, compared with € 19.2 million at 31 December 2025.

Including lease liabilities, **net debt** at the end of June 2026 amounted to € 51.2 million, compared with € 56.3 million at 31 December 2025.

Financial Portfolio Management

The Parent Company's financial asset portfolio, managed primarily by subsidiary CIR Investimenti, generated **net financial income** of € 6.0 million, corresponding to a 2.4% return, compared with € 3.2 million and a return of 0.8% in the first half of 2025. In particular, the portfolio of readily marketable assets (equities, bonds and hedge funds) delivered a return of 2.8%, while the private equity portfolio generated a return of 1.2%.

Significant Events Subsequent to 30 June 2026

There have been no significant events subsequent to 30 June 2026 that could affect the financial information as of that date.

Outlook

With regard to **KOS**, demand in the long-term care sector remains very strong in both Italy and Germany, and occupancy rates are expected to continue increasing throughout 2026, consistent with the trend recorded in the first half of the year. In Germany, tariff dynamics are also expected to support further improvements in profitability.

In the Rehabilitation sector, the decree updating the national maximum tariffs reimbursed by the Italian National Health Service for inpatient rehabilitation and post-acute long-term care services provided by accredited public and private facilities came into force on 1 July 2026. It is expected that the Regions will adjust their reimbursement systems in line with the new national thresholds. At the same time, negotiations on the main collective labour agreements are currently underway or are expected to commence shortly.

Against this backdrop, in 2026 KOS expects to consolidate the significant improvement of results achieved in 2025, when net profit increased to € 32.2 million from € 20.5 million in



2024. Further growth in activity levels is anticipated, although this is expected to be partially offset by higher labour costs arising from collective bargaining renewals, as well as by the ongoing increase in electricity and natural gas costs driven by current market conditions.

As regards **Sogefi**, the company has already communicated to the market that it expects a low single-digit decline in revenues in 2026 and an *Adjusted EBIT margin* broadly in line with that achieved in 2025. These expectations have been formulated in a context of significant uncertainty regarding global geopolitical and macroeconomic developments.

With respect to the holding company's **financial asset management activities**, persistent geopolitical, macroeconomic and financial uncertainties are expected to continue generating elevated market volatility.

Barring unforeseen extraordinary events or circumstances currently unknown, CIR expects to report net income for 2026 above the level achieved in 2025.

The manager responsible for preparing the Company's financial reports, Claudio Patrian, hereby declares, pursuant to Article 154-bis, paragraph 2, of the Italian Consolidated Law on Finance (Testo Unico della Finanza), that the accounting information contained in this press release corresponds to the underlying accounting records, books and accounting entries.

Alternative Performance Measures

Set out below is the meaning and content of the alternative performance measures used in this press release. These indicators are not required under IFRS Accounting Standards and are provided to facilitate a better assessment of the Group's operating and financial performance.

- EBITDA (Earnings Before Interest, Taxes, Depreciation and Amortisation): an indicator of operating performance calculated by adding depreciation, amortisation and impairment losses to operating profit;
- Consolidated Net Financial Position: an indicator of the Group's financial structure, corresponding to the algebraic sum of financial receivables, securities, other financial assets, and cash and cash equivalents included in current assets; bond loans, other financial liabilities and lease liabilities included in non-current liabilities; and bank borrowings, bond loans, other financial liabilities and lease liabilities included in current liabilities.

Summary statements of CIR's consolidated financial position and consolidated income statement are attached.

Statement of Financial Position

(in thousands of euro)

ASSETS	30.06.2026	31.12.2025
NON-CURRENT ASSETS	1,842,720	1,868,599
INTANGIBLE ASSETS AND GOODWILL	476,470	476,491
PROPERTY, PLANT AND EQUIPMENT	527,662	534,989
RIGHTS OF USE ASSETS	721,148	737,655
INVESTMENT PROPERTY	2,078	2,138
INVESTMENTS CONSOLIDATED USING THE EQUITY METHOD	936	869
OTHER EQUITY INVESTMENTS	1,828	1,828
OTHER ASSETS	7,678	8,242
OTHER FINANCIAL ASSETS, INCLUDING DERIVATIVE INSTRUMENTS	57,103	57,563
DEFERRED TAX ASSETS	47,817	48,824
CURRENT ASSETS	576,071	800,015
INVENTORIES	88,065	88,204
TRADE RECEIVABLES	196,296	174,915
OTHER ASSETS	53,245	38,111
FINANCIAL RECEIVABLES	7,732	10,536
SECURITIES	79,034	140,319
OTHER FINANCIAL ASSETS, INCLUDING DERIVATIVE INSTRUMENTS	62,453	145,950
CASH AND CASH EQUIVALENTS	89,246	201,980
ASSETS HELD FOR SALE	21,260	--
TOTAL ASSETS	2,440,051	2,668,614
LIABILITIES AND EQUITY	30.06.2026	31.12.2025
SHAREHOLDERS' EQUITY	849,085	1,076,044
SHARE CAPITAL	420,000	420,000
RESERVES	114,250	195,091
ACCRUED INCOME (LOSSES)	158,787	156,129
NET INCOME (LOSS) FOR THE PERIOD	18,573	28,426
EQUITY ATTRIBUTABLE TO SHAREHOLDERS OF PARENT COMPANY	711,610	799,646
MINORITY SHAREHOLDERS' EQUITY	137,475	276,398
NON-CURRENT LIABILITIES	1,033,071	1,049,822
OTHER FINANCIAL LIABILITIES	225,341	223,460
FINANCIAL LIABILITIES FOR RIGHTS OF USE	699,046	716,394
OTHER LIABILITIES	33,841	33,959
DEFERRED TAX LIABILITIES	35,905	36,866
EMPLOYEE BENEFITS	30,734	30,773
PROVISIONS	8,204	8,370
CURRENT LIABILITIES	551,495	542,748
BANK LOANS	3,202	1,251
OTHER FINANCIAL LIABILITIES	29,313	45,485
FINANCIAL LIABILITIES FOR RIGHTS OF USE	74,182	71,669
TRADE PAYABLES	233,378	226,548
OTHER LIABILITIES	152,067	141,492
PROVISIONS	59,353	56,303
LIABILITIES RELATING TO ASSETS HELD FOR SALE	6,400	--
TOTAL LIABILITIES AND EQUITY	2,440,051	2,668,614

Income Statement

(in thousands of euro)

	1st Half 2026	1st Half 2025 (*)
REVENUES	913,547	898,400
CHANGE IN INVENTORIES	(910)	(1,681)
COSTS FOR THE PURCHASE OF GOODS	(300,540)	(304,785)
COSTS FOR SERVICES	(133,650)	(127,577)
PERSONNEL COSTS	(316,244)	(304,881)
OTHER OPERATING INCOME	7,292	3,868
OTHER OPERATING COSTS	(27,377)	(23,693)
AMORTIZATION, DEPRECIATION & WRITE-DOWNS	(84,623)	(82,656)
OPERATING RESULT	57,495	56,995
FINANCIAL INCOME	3,506	5,490
FINANCIAL EXPENSE	(22,117)	(29,941)
DIVIDENDS	--	20
GAINS FROM TRADING SECURITIES	996	1,010
LOSSES FROM TRADING SECURITIES	(23)	(33)
PORTION OF NET INCOME (LOSS) OF INVESTMENTS CONSOLIDATED USING THE EQUITY METHOD	66	--
ADJUSTMENTS TO THE VALUE OF FINANCIAL ASSETS	3,105	5,182
RESULT BEFORE TAXES	43,028	38,723
INCOME TAXES	(16,398)	(12,950)
RESULT OF CONTINUING OPERATIONS	26,630	25,773
NET INCOME/LOSS OF DISCONTINUED OPERATIONS	1,059	1,314
NET INCOME/LOSS FOR THE PERIOD INCLUDING MINORITY INTERESTS	27,689	27,087
- NET INCOME/LOSS OF MINORITY INTERESTS	(9,116)	(12,634)
- NET INCOME/LOSS OF THE GROUP	18,573	14,453
BASIC EARNINGS (LOSS) PER SHARE (in euro)	0,0217	0,0164
DILUTED EARNINGS (LOSS) PER SHARE (in euro)	0,0215	0,0163
BASIC EARNINGS (LOSS) PER SHARE OF CONTINUING OPERATIONS (in euro)	0,0311	0,0292
DILUTED EARNINGS (LOSS) PER SHARE OF CONTINUING OPERATIONS (in euro)	0,0308	0,0290

(*) The figures for the first half of 2025 have been reclassified following the application of IFRS 5, "Non-current Assets Held for Sale and Discontinued Operations,"

Comprehensive Income Statement

(in thousands of euro)

	<i>1st Half 2026</i>	<i>1st Half 2025</i>
NET INCOME (LOSS) FOR THE PERIOD INCLUDING MINORITY INTERESTS	27,689	27,087
OTHER ITEMS OF COMPREHENSIVE INCOME STATEMENT		
<i>ITEMS THAT WILL NEVER BE RECLASSIFIED TO THE INCOME STATEMENT</i>		
- ACTUARIAL GAINS (LOSSES)	--	--
- TAX EFFECT OF ITEMS THAT WILL NEVER BE RECLASSIFIED TO THE INCOME STATEMENT	--	--
SUBTOTAL OF ITEMS THAT WILL NEVER BE RECLASSIFIED TO THE INCOME STATEMENT	--	--
<i>ITEMS THAT COULD BE RECLASSIFIED TO THE INCOME STATEMENT</i>		
- CURRENCY TRANSLATION DIFFERENCES OF FOREIGN OPERATIONS	5,865	(15,275)
- NET CHANGE IN CASH FLOW HEDGE RESERVE	--	--
- OTHER ITEMS OF COMPREHENSIVE INCOME STATEMENT	--	--
- TAX EFFECT OF ITEMS THAT COULD BE RECLASSIFIED TO THE INCOME STATEMENT	--	--
SUBTOTAL OF ITEMS THAT COULD BE RECLASSIFIED TO THE INCOME STATEMENT	5,865	(15,275)
TOTAL OTHER ITEMS OF COMPREHENSIVE INCOME STATEMENT	5,865	(15,275)
TOTAL COMPREHENSIVE INCOME STATEMENT FOR THE PERIOD	33,554	11,812
TOTAL COMPREHENSIVE INCOME STATEMENT FOR THE PERIOD ATTRIBUTABLE TO:		
SHAREHOLDERS OF THE PARENT COMPANY	22,103	5,339
MINORITY SHAREHOLDERS	11,451	6,473

Cash Flow Statement

(in thousands of euro)

	1st Half 2026	1st Half 2025 (*)
OPERATING ACTIVITY		
NET INCOME (LOSS) FOR THE PERIODO	27,689	27,087
(INCOME) LOSS FROM DISCONTINUED OPERATIONS	(1,059)	(1,314)
ADJUSTMENTS:		
- AMORTIZATION, DEPRECIATION AND WRITE-DOWNS	84,623	82,656
- PORTION OF NET INCOME (LOSS) OF INVESTMENTS CONSOLIDATED USING THE EQUITY METHOD	(66)	--
- VALUATION OF STOCK OPTION/STOCK GRANT PLANS	1,161	1,171
- CHANGE IN PERSONNEL PROVISIONS, PROVISIONS FOR RISKS AND LOSSES	3,432	(11,558)
- ADJUSTMENT TO THE VALUE OF FINANCIAL ASSETS	(3,105)	(5,182)
- LOSSES (INCOME) FROM SALE OF FIXED ASSETS	(1,722)	(1,037)
- OTHER NON-MONETARY CHANGES	(931)	359
- INCREASE (REDUCTION) IN NON-CURRENT RECEIVABLES/PAYABLES	(386)	(1,279)
- (INCREASE) REDUCTION IN NET WORKING CAPITAL	(22,461)	(7,127)
CASH FLOW FROM OPERATING ACTIVITY	87,175	83,776
of which:		
- interest received (paid)	(4,665)	(2,029)
- income tax payments	(15,768)	(4,569)
INVESTMENT ACTIVITY		
CONSIDERATION PAID FOR BUSINESS COMBINATIONS	--	(615)
CHANGE IN OTHER FINANCIAL ASSETS AND FINANCIAL RECEIVABLES	2,962	3,415
(PURCHASE) SALE OF SECURITIES	148,864	16,562
SALE OF FIXED ASSETS	1,101	4,714
PURCHASE OF FIXED ASSETS	(43,591)	(45,849)
CASH FLOW FROM INVESTMENT ACTIVITY	109,336	(21,773)
FINANCING ACTIVITY		
CAPITAL INCREASES	368	--
DRAWDOWN/(EXTINGUISHMENT) OF OTHER BORROWINGS	(14,265)	(27,107)
ACQUISITION OF NON-CONTROLLING INTEREST WITHOUT OBTAINING CONTROL	(220,000)	--
REPAYMENT OF FINANCIAL PAYABLES FOR RIGHTS OF USE	(35,297)	(35,984)
BUYBACK OF OWN SHARES OF THE GROUP	(25,475)	(5,383)
DIVIDENDS PAID	(13,456)	(16,024)
CASH FLOW FROM FINANCING ACTIVITY	(308,125)	(84,498)
INCREASE (REDUCTION) IN NET CASH AND CASH EQUIVALENTS OF CONTINUING OPERATIONS	(111,614)	(22,495)
CASH FLOW FROM DISCONTINUED OPERATIONS	(857)	(1,586)
INCREASE (REDUCTION) IN NET CASH AND CASH EQUIVALENTS	(112,471)	(24,081)
NET CASH AND CASH EQUIVALENTS AT START OF PERIOD	200,729	130,276
NET CASH AND CASH EQUIVALENTS AT END OF PERIODO	88,258	106,195

(*) The figures for the first half of 2025 have been reclassified following the application of IFRS 5, "Non-current Assets Held for Sale and Discontinued Operations,"

Statement of Changes in Shareholders' Equity

<i>(in thousands of euro)</i>	Issued capital	Share premium reserve	Legal reserve	Translation reserve	Stock option/grant reserve	Other reserves	Retained earnings (losses)	Net income (loss) for the period	Total	Minority interests	Total
BALANCE AT 31 DECEMBER 2024	420,000	5,044	25,773	(38,644)	4,782	199,887	42,152	132,179	791,173	279,456	1,070,629
Capital increases (reductions)	--	--	--	--	--	--	--	--	--	--	--
Dividends to Shareholders	--	--	--	--	--	--	--	--	--	(19,224)	(19,224)
Allocation of result of previous year	--	--	5,291	--	--	269	126,619	(132,179)	--	--	--
Adjustment for own share transactions	--	--	--	--	--	--	(5,383)	--	(5,383)	--	(5,383)
Notional cost of share-based plans	--	--	--	--	694	--	--	--	694	--	694
Movements between reserves	--	--	--	--	(115)	--	115	--	--	--	--
Effects of equity changes in subsidiaries	--	--	--	24	--	1,592	--	--	1,616	1,253	2,869
<i>Comprehensive result for the period</i>											
Currency translation differences	--	--	--	(9,114)	--	--	--	--	(9,114)	(6,161)	(15,275)
Actuarial gains (losses)	--	--	--	--	--	--	--	--	--	--	--
Result for the period	--	--	--	--	--	--	--	14,453	14,453	12,634	27,087
<i>Total comprehensive result for the period</i>	--	--	--	(9,114)	--	--	--	14,453	5,339	6,473	11,812
BALANCE AT 30 JUNE 2025	420,000	5,044	31,064	(47,734)	5,361	201,748	163,503	14,453	793,439	267,958	1,061,397

BALANCE AT 31 DECEMBER 2025	420,000	5,044	31,064	(48,545)	5,782	201,746	156,129	28,426	799,646	276,398	1,076,044
Capital increases (reductions)	--	--	--	--	--	--	--	--	--	368	368
Dividends to Shareholders	--	--	--	--	--	--	--	--	--	(13,456)	(13,456)
Allocation of result of previous year	--	--	750	--	--	--	27,676	(28,426)	--	--	--
Adjustment for own share transactions	--	--	--	--	--	--	(25,475)	--	(25,475)	--	(25,475)
Notional cost of share-based plans	--	--	--	--	684	--	--	--	684	--	684
Movements between reserves	--	--	--	--	(328)	(129)	457	--	--	--	--
Effects of equity changes in subsidiaries	--	--	--	25	--	(85,373)	--	--	(85,348)	(137,286)	(222,634)
<i>Comprehensive result for the period</i>											
Currency translation differences	--	--	--	3,530	--	--	--	--	3,530	2,335	5,865
Actuarial gains (losses)	--	--	--	--	--	--	--	--	--	--	--
Result for the period	--	--	--	--	--	--	--	18,573	18,573	9,116	27,689
<i>Total comprehensive result for the period</i>	--	--	--	3,530	--	--	--	18,573	22,103	11,451	33,554
BALANCE AT 30 JUNE 2026	420,000	5,044	31,814	(44,990)	6,138	116,244	158,787	18,573	711,610	137,475	849,085