



COMPANY ANNOUNCEMENT

GAP Group plc

Reference: GGP 117

Announcement date: 25 April 2025

The following is a Company Announcement issued by GAP Group plc (the "Company") in compliance with the Capital Market Rules, issued by the Listing Authority:

QUOTE

The Board of Directors of the Company met on Friday 25 April 2025 and considered and approved the Company's Audited Financial Statements for the year ended 31 December 2024.

The Board of Directors has also authorized the publication of the Audited Financial Statements, which are available for viewing on the Company's website: www.gap.com.mt in the 'Investor Relations' section. Attached to this Company Announcement is a Directors' Declaration on ESEF Annual Financial Statements.

The Company further announces that the Board of Directors of GAP Zonqor Limited being the Guarantor of the Bond issued by the Company, also met on Friday 25 April 2025, and considered and approved the Audited Financial Statements for the year ended 31 December 2024.

Copies of the Audited Financial Statements of GAP Zonqor Limited for the year ended 31 December 2024, are also available for viewing on the Company's website: www.gap.com.mt in the 'Investor Relations' section.

GAP Group P.L.C.,
Reg. No. C75875

www.gap.com.mt

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When compared to the projections set out in the Financial Analysis Summary published on 21 June 2024, variances in excess of 10% were noted. For the purposes of Capital Market Rules 5.16.24, the Company reports that, whereas the Profit for the year was projected at €9.9 million, the group closed the financial year with a Profit for the year amounting to €14.3 million. This variance mainly arises from the following key factors:

- The group registered additional revenues amounting to €1.2 million as the company managed to finalize more sales contracts than originally projected.
- A reduction of €2.6 million in the cost of sales resulting from:
 - a) a change in the projected sales mix, wherein the group managed to earn a higher profit margin on its sales, and
 - b) savings on projected capitalized finance costs, resulting from the early redemption of bonds raised to finance the sold property.

UNQUOTE



Paul Attard
COMPANY SECRETARY

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Directors' Declaration on ESEF Consolidated Annual Financial Reports

Date: 25th April 2025

We Adrian Muscat and Paul Attard, in our capacity as Directors of GAP Group plc – C75875, hereby certify:

- i. That the Consolidated Annual Financial Report for the year ended 31 December 2024 has been approved by the Board of Directors of the Group and is hereby being made available to the public.
- ii. That the Consolidated Annual Financial Report has been prepared in terms of the applicable rules and regulations, including the Commission Delegated Regulation on the European Single Electronic Format ("ESEF") and the Capital Markets Rules.
- iii. That the Audit Report on the ESEF Consolidated Annual Financial Report is an exact copy of the original signed by the auditor and that no alterations have been made to the audited elements of the Consolidated Annual Financial Report including the consolidated financial statements.
- iv. That the Consolidated Financial Report shall serve as the official document for the purposes of the Capital Market Rules and the Companies Act (Chapter 386 of the Laws of Malta).



Adrian Muscat
Director



Paul Attard
Director