Main Street Complex
Antoine De Paule Square
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COMPANY ANNOUNCEMENT

Main Street Complex p.l.c.

Update to the Market

Date of Announcement:	18 November 2026
Reference No:	69/2026
Capital Markets Rule:	5.16

QUOTE

Reference is made to previous updates to the market provided by the Board of Directors of Main Street Complex p.l.c. (the "**Company**") in respect of the operation of the Main Street Complex, Paola, specifically company announcements MSC61 and MSC63.

Progress of works in common areas of the complex

Ongoing planned works on the renovation of the public areas of the complex, which resulted in the temporary closure of large sections of the building as from April 2026, are nearing completion. Structural works including removal of a lift shaft and the surrounding staircase on three levels and other civil works aimed at creating a unified open space, particularly at ground floor level, are now complete. A number of retail outlets which suspended operations whilst works were underway have re-opened, whilst others (including new tenants) are scheduled to open in the coming weeks and months. Finishing works are in the process of being concluded, and all common areas of the complex will be open by the end of this month. Structural repairs in the garage area are also expected to be completed by the end of this month, together with the installation of an upgraded parking system.

Furthermore, a Planning Authority permit to extend the indoor area of the unit deployed as a café on the third floor, onto the terrace, has also been obtained. Further information in respect of plans relative to this space will follow in due course.

Timeline for opening of Little Greens and ground floor café

As previously announced, the Company had entered into a lease agreement with the operators of 'Little Greens', to open and operate a Little Greens outlet and a café at ground floor level, and to make use of storage space at underground level.

Works on the retail areas and underlying storage space commenced in April 2026. Although works were previously expected to be completed in time for opening to the public by late 2026, the Company has been informed by the operator that, due to procedural delays encountered, the opening of the 'Little Greens' outlet and café is now expected to take place by mid-2027.

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COMPLEX P.L.C.

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Agreement with new fitness establishment and other new tenants

Further to the conclusion of lease agreements with a number of new tenants, including the operator of a gym which is set to occupy the majority of the second floor, leased space now currently covers 60% of the leasable footprint of the complex. Updates on the conclusion of further leases with new tenants, and, or renewals with existing tenants, will be provided in due course.

UNQUOTE

By order of the Board.

Dr Malcolm Falzon
Company Secretary