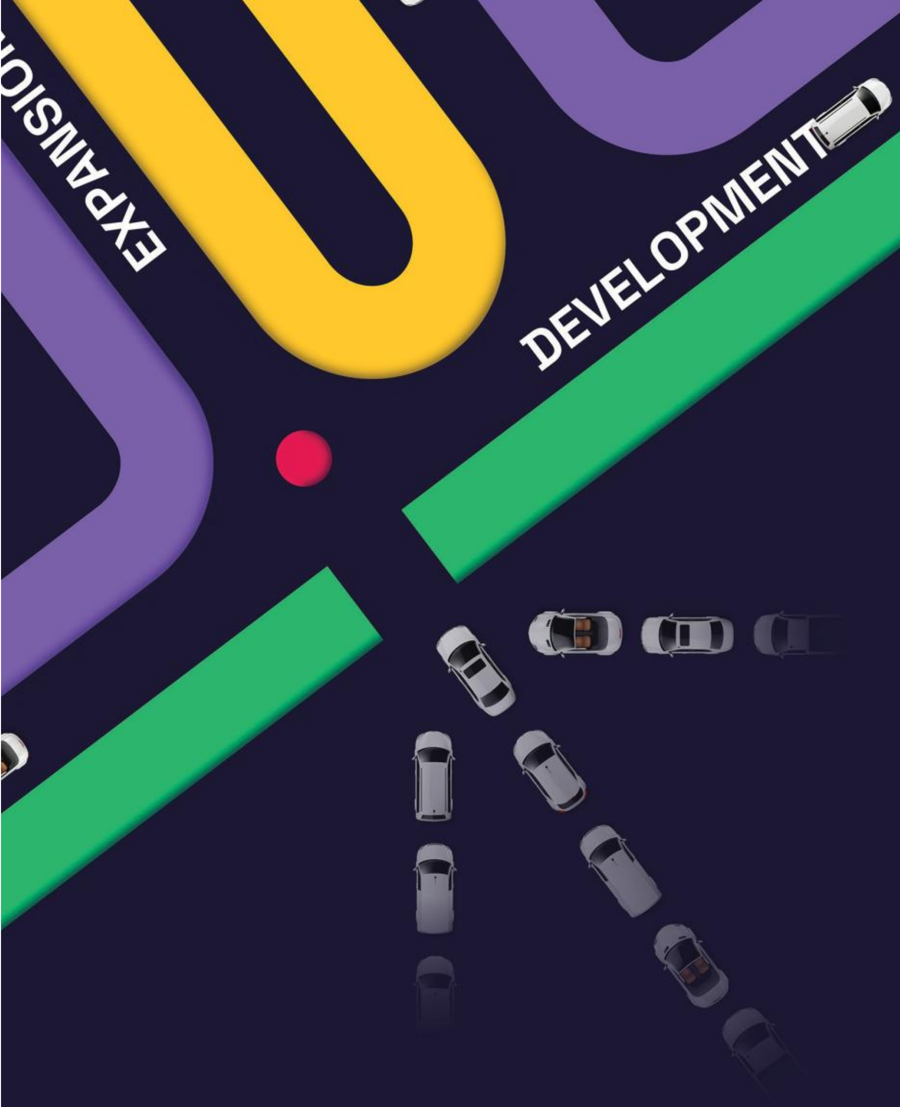

AMAKIN أماكن

Condensed interim consolidated financial information for the quarter and six months period ended 30 June 2026 (Reviewed)

شركة البحرين لمواقف السيارات (أماكن) ش.م.ب.

Amakin.bh

Bahrain Car Parks Company (Amakin) B.S.C.

Bahrain Car Parks Company (Amakin) B.S.C.
Condensed interim consolidated financial information for the quarter and six months period ended 30 June 2026
(Reviewed)

Index	**Pages**

Bahrain Car Parks Company (Amakin) B.S.C.
Administration and contact details as at 30 June 2026

Commercial registration number	11455 obtained on 31 October 1981	
Board of Directors	Khalifa Hassan AlJalahma	- Chairman
	Areej Abdulla Abdulghaffar	- Vice chairman
	Fahad Abdulrahman AlSaad	
	Naser Khalid Alraee	
	Sara Abduljabbar Alabbasi	
	Mohamed Bouattour (resigned with effect from 14 May 2026)	
	Badriah Bader Jassim Alyacoub (appointed with effect from 14 May 2026)	
	Hassan Bader Kaiksow	
	Mohamed Rasheed AlMaraj	
	Salah Yousuf Salahuddin	
	Marwa Khalid Alsabbagh	
Executive Committee members	Areej Abdulla Abdulghaffar	- Chairman
	Salah Yousuf Salahuddin	
	Fahad Abdulrahman AlSaad	
	Mohamed Bouattour (resigned with effect from 14 May 2026)	
Audit and Risk Committee members	Hassan Bader Kaiksow	- Chairman
	Naser Khalid Alraee	
	Marwa Khalid Alsabbagh	
NRCG Committee members	Mohamed Rasheed AlMaraj	- Chairman
	Sara Abduljabbar Alabbasi	
	Fahad Abdulrahman AlSaad	
Digital Advisory Committee members	Mohamed Rasheed AlMaraj	- Chairman
	Frank Beckmann	
	Tariq Ali Aljowder	
	Ehsan Ali Al-Kooheji	
Chief Executive Officer	Tariq Ali Aljowder	
Finance Director	Hassan Ali AlShoala	
Registered office	Office 2009, Building 128, Road 383, Block 316 2nd Floor, Amakin Building Government Avenue PO Box 5298 Manama Kingdom of Bahrain	
Bankers	Kuwait Finance House	National Bank of Kuwait
	National Bank of Bahrain	Ithmaar Bank
	Bank of Bahrain and Kuwait	Ila Bank
	Al Salam Bank	Arab Bank
External auditors	BDO 17th Floor Diplomat Commercial Office Tower PO Box 787 Manama Kingdom of Bahrain	
Internal auditors	Deloitte & Touche (M.E) PO Box 421 Manama Kingdom of Bahrain	
Share registrars	Bahrain Clear B.S.C. (c) PO Box 3203, Manama Kingdom of Bahrain	

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17th Floor
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PO Box 787
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Kingdom of Bahrain

Review report on the condensed interim financial information to the Board of Directors of Bahrain Car Parks Company (Amakin) B.S.C.

Introduction

We have reviewed the accompanying condensed interim consolidated statement of financial position of Bahrain Car Parks Company (Amakin) B.S.C. ("the Company") and its subsidiary (collectively referred to as "the Group") as at 30 June 2026, the condensed interim consolidated statement of profit or loss, the condensed interim consolidated statement of other comprehensive income, the condensed interim consolidated statement of changes in shareholders' equity and the condensed interim consolidated statement of cash flows for the quarter and the six months period then ended, and selected explanatory notes. The Group's Board of Directors is responsible for the preparation and presentation of this condensed interim consolidated financial information in accordance with International Accounting Standard 34 - "*Interim financial reporting*". Our responsibility is to express a conclusion on this condensed interim consolidated financial information based on our review.

Scope of review

We conducted our review in accordance with International Standard on Review Engagements 2410 - "*Review of interim financial information performed by the independent auditor of the entity*". A review of interim consolidated financial information consists of making inquiries, primarily of persons responsible for financial and accounting matters, and applying analytical and other review procedures. A review is substantially less in scope than an audit conducted in accordance with International Standards on Auditing and consequently does not enable us to obtain assurance that we would become aware of all significant matters that might be identified in an audit. Accordingly, we do not express an audit opinion.

Conclusion

Based on our review, nothing has come to our attention that causes us to believe that the accompanying condensed interim consolidated financial information does not present fairly, in all material respects, the condensed consolidated financial position of the Group as at 30 June 2026, and its consolidated financial performance and its consolidated cash flows for the quarter and the six months period then ended in accordance with International Accounting Standard 34 - "*Interim financial reporting*".

BDO

بي دي أو
BDO
PO Box: 787 Kingdom of Bahrain
C.R. 10201

Manama, Kingdom of Bahrain
27 July 2026

Bahrain Car Parks Company (Amakin) B.S.C.
Condensed interim consolidated statement of financial position as at 30 June 2026 (Reviewed)
(Expressed in Bahrain Dinars)

	Notes	30 June 2026 (Reviewed)	31 December 2025 (Audited)
ASSETS			
Non-current assets			
Intangible assets	5	61,391	73,247
Property, plant and equipment	6	9,376,888	9,569,047
Financial assets at fair value through other comprehensive income	7	17,000	-
Other financial assets at amortised cost		117,478	142,411
Investment properties	8	4,232,056	2,826,442
		13,804,813	12,611,147
Current assets			
Inventories		40,715	47,347
Current portion of term deposits	10	4,807,723	7,707,723
Trade and other receivables	11	723,531	826,740
Other financial assets at amortised cost		38,964	40,245
Cash and cash equivalents	12	2,585,280	1,291,396
		8,196,213	9,913,451
Total assets		22,001,026	22,524,598
EQUITY AND LIABILITIES			
Capital and reserves			
Share capital	13	11,031,723	11,031,723
Treasury shares	13	(101,456)	(101,456)
Share premium		2,000,000	2,000,000
Statutory reserve		3,676,085	3,676,085
Charity reserve		39,765	8,620
Investment fair value reserve		(600)	-
Retained earnings		3,303,994	3,873,212
Total equity		19,949,511	20,488,184
Non-current liabilities			
Non-current portion of lease liabilities	14	939,816	1,004,644
Employees' terminal benefits		86,918	78,729
		1,026,734	1,083,373
Current liabilities			
Current portion of lease liabilities	14	145,900	99,200
Other payables	15	878,881	853,841
		1,024,781	953,041
Total liabilities		2,051,515	2,036,414
Total equity and liabilities		22,001,026	22,524,598

This reviewed condensed interim consolidated financial information were approved, authorised for issue by the Board of Directors and signed on its behalf by:

Khalifa Hassan AlJalahma	Areej Abdulla Abdulghaffar	Tariq Ali Aljowder
Chairman	Vice - chairman	Chief Executive Officer

Bahrain Car Parks Company (Amakin) B.S.C.
Condensed interim consolidated statement of profit or loss for the quarter and six months period ended 30 June 2026
(Reviewed)
(Expressed in Bahrain Dinars)

	Notes	Six months period ended 30 June 2026	Six months period ended 30 June 2025	Three months period ended 30 June 2026	Three months period ended 30 June 2025
Operating income	16	1,645,758	1,580,451	787,685	809,026
Net income from investments	17	193,060	244,913	85,223	108,496
Operating, general and administrative expenses	18	(1,351,525)	(1,261,289)	(585,778)	(609,947)
Operating profit		487,293	564,075	287,130	307,575
Other income		3,463	5,093	1,676	1,799
Directors' remuneration	19	(26,250)	(26,250)	(13,125)	(13,125)
Net profit for the period		464,506	542,918	275,681	296,249
Basic and diluted earnings per share	20	4 fils	5 fils	3 fils	3 fils

This reviewed condensed interim consolidated financial information were approved, authorised for issue by the Board of Directors and signed on its behalf by:

Khalifa Hassan AlJalahma
Chairman

Areej Abdulla Abdulghaffar
Vice - chairman

Tariq Ali Aljowder
Chief Executive Officer

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Bahrain Car Parks Company (Amakin) B.S.C.
Condensed interim consolidated statement of other comprehensive income for the quarter and six months period ended 30 June 2026
(Reviewed)
(Expressed in Bahrain Dinars)

	Note	Six months period ended 30 June 2026	Six months period ended 30 June 2025	Three months period ended 30 June 2026	Three months period ended 30 June 2025
Net profit for the period		464,506	542,918	275,681	296,249
Other comprehensive (loss)/income:					
Items that will not be reclassified to profit or loss:					
Valuation (losses)/gains on financial assets at fair value through other comprehensive income	7	(600)	-	-	8,145
Total other comprehensive (loss)/income for the period		(600)	-	-	8,145
Total comprehensive income for the period		463,906	542,918	275,681	304,394

This reviewed condensed interim consolidated financial information were approved, authorised for issue by the Board of Directors and signed on its behalf by:

Khalifa Hassan AlJalahma
Chairman

Areej Abdulla Abdulghaffar
Vice - chairman

Tariq Ali Aljowder
Chief Executive Officer

STAMPED FOR IDENTIFICATION PURPOSE ONLY
BDO

Bahrain Car Parks Company (Amakin) B.S.C.
Condensed interim consolidated statement of changes in shareholders' equity for the six-month period ended 30 June 2026
(Reviewed)
(Expressed in Bahrain Dinars)

	Share capital	Treasury shares	Share premium	Statutory reserve	Charity reserve	Investment fair value reserve	Retained earnings	Total
At 31 December 2024 (Audited)	11,031,723	(101,456)	2,000,000	3,557,687	31,555	(822,596)	4,664,363	20,361,276
Net profit for the period	-	-	-	-	-	-	542,918	542,918
Transferred on disposal of financial assets at value through other comprehensive income	-	-	-	-	-	822,596	(822,596)	-
Dividend for 2024 (Note 21)	-	-	-	-	-	-	(983,724)	(983,724)
Charity payments made during the period	-	-	-	-	(22,101)	-	-	(22,101)
Charity reserve created during the period	-	-	-	-	40,000	-	(40,000)	-
At 30 June 2025 (Reviewed)	11,031,723	(101,456)	2,000,000	3,557,687	49,454	-	3,360,961	19,898,369
At 31 December 2025 (Audited)	11,031,723	(101,456)	2,000,000	3,676,085	8,620	-	3,873,212	20,488,184
Net profit for the period	-	-	-	-	-	-	464,506	464,506
Total comprehensive loss for the period	-	-	-	-	-	(600)	-	(600)
Dividend for 2025 (Note 21)	-	-	-	-	-	-	(983,724)	(983,724)
Charity payments made during the period	-	-	-	-	(18,855)	-	-	(18,855)
Charity reserve created during the period	-	-	-	-	50,000	-	(50,000)	-
At 30 June 2026 (Reviewed)	11,031,723	(101,456)	2,000,000	3,676,085	39,765	(600)	3,303,994	19,949,511

Bahrain Car Parks Company (Amakin) B.S.C.
Condensed interim consolidated statement of cash flows for the six months period ended 30 June 2026
(Reviewed)
(Expressed in Bahrain Dinars)

	Notes	Six months period ended 30 June 2026	Six months period ended 30 June 2025
Operating activities			
Net profit for the period		464,506	542,918
Adjustments for:			
Amortisation of intangible assets	5	11,856	10,137
Depreciation of property, plant and equipment	6	208,588	210,300
Allowance for impaired trade receivables		89	-
Reversal for allowance for impaired trade receivables		-	(3,030)
Interest expenses on lease liabilities	14	31,872	31,954
Interest income	17	(192,360)	(232,696)
Dividend income	17	(700)	(12,217)
Changes in operating assets and liabilities:			
Inventories		6,632	1,553
Trade and other receivables		103,120	238,082
Other payables		25,040	(109,326)
Employees' terminal benefits, net		8,189	7,600
Net cash provided by operating activities		666,832	685,275
Investing activities			
Purchase of intangible assets	5	-	(10,968)
Purchase of property, plant and equipment	6	(16,429)	(55,338)
Purchase of financial assets at fair value through other comprehensive income	7	(17,600)	-
Proceeds from disposal of financial assets at fair value through other comprehensive income		-	146,600
Expenditure incurred on properties-under-development		(1,405,614)	(8,452)
Proceeds from investments at amortised cost		-	380,871
Payments made toward financial assets at amortised cost		-	(107,045)
Interest income received	17	192,360	232,696
Dividend income received	17	700	12,217
Net movement in other financial assets at amortised cost		26,214	-
Net movement in term deposits		2,900,000	(4,216,000)
Net cash provided by/(used in) investing activities		1,679,631	(3,625,419)
Financing activities			
Principal paid on lease liabilities		(18,128)	(64,546)
Interest paid on lease liabilities	14	(31,872)	(31,954)
Dividend paid		(983,724)	(983,724)
Charity payment		(18,855)	(22,101)
Net cash used in financing activities		(1,052,579)	(1,102,325)
Net increase/ (decrease) in cash and cash equivalents		1,293,884	(4,042,469)
Cash and cash equivalents, beginning of the period		1,291,396	5,667,708
Cash and cash equivalents, end of the period	12	2,585,280	1,625,239

1 Organisation and activities

Bahrain Car Parks Company (Amakin) B.S.C. ("the Company" or "the Parent Company) and its subsidiary comprise "the Group", is a public Bahraini shareholding company registered with the Ministry of Industry and Commerce in the Kingdom of Bahrain and operates under commercial registration number 11455 obtained on 31 October 1981.

The Company is principally engaged in the following activities:

- sale/trade in other machinery and equipment and parts;
- other marketing/promotion activities;
- operating of car parks;
- electrical installation;
- real estate activities with own or leased property;
- publicity and advertising;
- general trade; and
- valet parking services.

The registered office of the Company is in the Kingdom of Bahrain.

This reviewed condensed interim consolidated financial information, set out on pages 4 to 24, were approved, authorised for issue and signed by the Board of Directors on 27 July 2026.

2 Structure of the Group

The structure of the Group is as follows:

Subsidiary:

Name of the subsidiary	Country of incorporation	Commercial registration number and date of registration	Proportion of ownership interest 30 June 2026
Amakin Saudi Limited LLC	Kingdom of Saudi Arabia	1009164638 29 December 2024	100% (31 December 2025: 100%)

On 29 December 2024, the Company incorporated Amakin Saudi Limited LLC ("the Subsidiary"), a new wholly-owned subsidiary which is registered in the Kingdom of Saudi Arabia.

The Subsidiary has not commenced its operations and has not carried out any business activities as at 30 June 2026.

3 Basis of preparation

Basis of presentation

The condensed interim consolidated financial information has been prepared in accordance with International Accounting Standard 34 – "Interim financial reporting". The condensed interim consolidated financial information should therefore be read in conjunction with the annual audited consolidated financial statements prepared as at, and for the year ended, 31 December 2025, which have been prepared in accordance with the IFRS Accounting Standards.

The preparation of condensed consolidated interim financial information in conformity with IFRS Accounting Standards requires the use of certain critical accounting estimates. It also requires management to exercise judgment in the process of applying the Group's accounting policies.

The condensed consolidated interim financial information has been prepared using the going concern assumption and under the historical cost convention as modified by the fair valuation of investment properties and financial assets through other comprehensive income (OCI). The condensed interim consolidated financial information has been presented in Bahrain Dinars which is the functional currency of the Group.

Improvements/amendments to IFRS Accounting standards

Improvements/amendments to IFRS Accounting standards contained numerous amendments to IFRS Accounting standards that the IASB considers non-urgent but necessary. 'Improvements to IFRS Accounting standards' comprise amendments that result in accounting changes to presentation, recognition or measurement purposes, as well as terminology or editorial amendments related to a variety of individual IFRS Accounting standards. The amendments are effective for the Group's future accounting year with earlier adoption.

Standards, amendments and interpretations issued and effective in 2026 but not relevant

The following new amendments to existing standards and interpretations to published standards are mandatory for accounting period beginning on or after 1 January 2026 or subsequent periods, but are not relevant to the Group's operations:

Standard or interpretation	Title	Effective for annual periods beginning on or after
IAS 7	Statement of Cash Flows	1 January 2026
IFRS 7	Financial Instruments: Disclosures	1 January 2026
IFRS 9	Financial Instruments	1 January 2026
IFRS 10	Consolidated Financial Statements	1 January 2026

Standards, amendments and interpretations issued but not yet effective in 2026

The following new/amended accounting standards and interpretations have been issued, but are not mandatory for financial period ended 30 June 2026. They have not been adopted in preparing the consolidated financial statements for the period ended 30 June 2026 and will or may have an effect on the group's future consolidated financial statements. In all cases, the group intends to apply these standards from application date as indicated in the table below:

3 Basis of preparation (continued)

Standards, amendments and interpretations issued but not yet effective in 2026 (continued)

Standard or interpretation	Title	Effective for annual periods beginning on or after
IAS 21	The Effects of Changes in Foreign Exchange Rates	1 January 2027
IFRS 18	Presentation and Disclosure in Financial Statements	1 January 2027
IFRS 19	Subsidiaries without Public Accountability: Disclosures	1 January 2027

Early adoption of amendments or standards in 2026

The Group did not early-adopt any new or amended standards in 2026. There would have been no change in the interim consolidated operational results of the Group for the period ended 30 June 2026 had the Group early adopted any of the above standards applicable to the Group.

4 Material accounting policy information

The material accounting policy information used in the preparation of the condensed interim consolidated financial information are consistent with those used in the annual audited financial statements of the Group prepared as at, and for the year ended 31 December 2025, as described in those annual audited consolidated financial statements.

5 Intangible assets

	30 June 2026 (Reviewed)	31 December 2025 (Audited)
Opening balance	73,247	70,825
Additions during the period/year	-	23,349
Amortisation charge for the period/year	(11,856)	(20,927)
Closing balance	61,391	73,247

Intangible assets consist of software and are amortised over its estimated useful life, which is considered to be five years from the date of acquisition. The carrying value of the intangible asset is reviewed annually and adjusted for impairment if considered necessary. In the opinion of the Group's management, the carrying value of the intangible assets is not impaired.

6 Property, plant and equipment

	Freehold lands	Building on leasehold land	Car park and other equipment	Office furniture and equipment	Right -of-use assets: lands and buildings	Total
Cost						
At 31 December 2024	2,454,530	8,138,413	1,416,913	225,487	7,146,110	19,381,453
Additions	-	-	133,770	10,719	-	144,489
At 31 December 2025	2,454,530	8,138,413	1,550,683	236,206	7,146,110	19,525,942
Additions	-	-	12,284	4,145	-	16,429
At 30 June 2026	2,454,530	8,138,413	1,562,967	240,351	7,146,110	19,542,371
Accumulated depreciation						
At 31 December 2024	-	7,991,577	580,946	157,617	805,595	9,535,735
Charge for the year	-	18,354	195,295	29,448	178,063	421,160
At 31 December 2025	-	8,009,931	776,241	187,065	983,658	9,956,895
Charge for the period (Note 18)	-	9,177	97,362	13,018	89,031	208,588
At 30 June 2026	-	8,019,108	873,603	200,083	1,072,689	10,165,483
Net book amount						
At 30 June 2026 (Reviewed)	2,454,530	119,305	689,364	40,268	6,073,421	9,376,888
At 31 December 2025 (Audited)	2,454,530	128,482	774,442	49,141	6,162,452	9,569,047

6 Property, plant and equipment (continued)

The land on which the car park building is constructed has been leased from the Government of the Kingdom of Bahrain for a period of 50 years commencing from the year 1982.

As at 30 June 2026 and 31 December 2025, the Group has lease contracts on lands and buildings, where the lease payments are fixed payments without any link to variable elements such as inflation and market rentals.

7 Financial assets at fair value through other comprehensive income

	30 June 2026 (Reviewed)	31 December 2025 (Audited)
Opening balance	-	146,600
Additions during the period/year	17,600	-
Disposals during the period/year	-	(146,600)
Unrealised valuation losses recognised in other comprehensive income	(600)	-
Closing balance	17,000	-

The above investments are further classified as follows:

	30 June 2026 (Reviewed)	31 December 2025 (Audited)
Shares listed in the Bahrain Bourse	17,000	-

The investment categorised as financial assets at fair value through other comprehensive income are denominated in the following currency:

Currency	30 June 2026 (Reviewed)	31 December 2025 (Audited)
Bahrain Dinar	17,000	-

8 Investment properties

	Investment properties	Properties-under-development	Total
At 31 December 2024 (audited)	1,822,826	57,838	1,880,664
Additions during the year	-	900,461	900,461
Unrealised fair value gains for the year	45,317	-	45,317
At 31 December 2025 (audited)	1,868,143	958,299	2,826,442
Additions during the period	-	1,405,614	1,405,614
At 30 June 2026 (reviewed)	1,868,143	2,363,913	4,232,056

As at 30 June 2026, properties-under-development represent a car parking building being constructed at “Amakin Pearls” located in Muharraq, Kingdom of Bahrain." This project currently in progress and is expected to be completed during the fourth quarter of 2026.

9 Investments at amortised cost

	30 June 2026 (Reviewed)	31 December 2025 (Audited)
Opening balance	-	380,871
Amount realised	-	(375,000)
Foreign exchange loss, net	-	(5,871)
Closing balance	-	-

Amortised cost investments represent bonds (Kuwait Finance House Bank Perpetual Tier 1 Capital Securities) carrying coupon interest of 5.839% (31 December 2025: 5.839%) and are denominated in United States Dollars.

10 Term deposits

	30 June 2026 (Reviewed)	31 December 2025 (Audited)
Term deposits with banks maturities after 3 months but within 1 year	4,807,723	7,707,723

Fixed deposits held with the Group’s bankers, earn interest at rates ranging between 3.5% and 5.4% per annum (31 December 2025: ranging between 5% and 5.4% per annum) and are denominated in Bahrain Dinars.

11 Trade and other receivables

	30 June 2026 (Reviewed)	31 December 2025 (Audited)
Rent receivables from tenants	187,666	137,478
Amounts due from a related party (Note 22)	43,126	23,033
Trade receivables from other customers	33,553	26,007
	264,345	186,518
Less: allowance for impaired trade receivables	(14,762)	(14,673)
	249,583	171,845
Accrued interest	69,838	298,063
Prepayments and other receivables	172,970	118,472
Advances paid to creditors	77,224	77,548
Security deposits	101,612	96,823
Accrued revenue	52,304	63,989
	723,531	826,740

Amounts due from a related party are unsecured, bear no interest and repayable on demand.

12 Cash and cash equivalents

	30 June 2026 (Reviewed)	31 December 2025 (Audited)
Short-term deposits maturing within three months	1,550,000	-
Current account balances with banks *	1,033,432	1,289,628
Cash on hand	1,848	1,768
	2,585,280	1,291,396

The current account balances with banks bear interest rates ranging from 0% to 4.5% per annum (31 December 2025: 0% to 4.5% per annum).

* Included in the current account balances with banks is a balance of BD 119,075 earmarked towards due to a related party (31 December 2025: BD81,298).

13 Share capital

	30 June 2026 (Reviewed)	31 December 2025 (Audited)
Authorised:		
125,000,000 ordinary shares of 100 fils each (2025: 125,000,000 ordinary shares of 100 fils each)	12,500,000	12,500,000
Issued and fully paid-up:		
110,317,230 ordinary shares of 100 fils each (2025: 110,317,230 ordinary shares of 100 fils each)	11,031,723	11,031,723
Less: 1,014,559 treasury shares of 100 fils each (2025: 1,014,559 treasury shares of 100 fils each)	(101,456)	(101,456)
	10,930,267	10,930,267

14 Lease liabilities

	30 June 2026 (Reviewed)	31 December 2025 (Audited)
Opening balance	1,103,844	1,174,755
Lease payments	(50,000)	(136,000)
Interest expenses	31,872	65,089
Closing balance	1,085,716	1,103,844
Less: current portion of lease liabilities	(145,900)	(99,200)
Non-current portion of lease liabilities	939,816	1,004,644

Maturity analysis - contractual undiscounted cash flows:

	30 June 2026 (Reviewed)	31 December 2025 (Audited)
Less than one year	145,900	99,200
More than one year and less than five years	392,510	489,210
More than five years	5,324,626	5,324,626
Total undiscounted leases	5,863,036	5,913,036

15 Other payables

	30 June 2026 (Reviewed)	31 December 2025 (Audited)
Accruals and other payables	634,219	635,307
Amounts due to a related party (Note 22)	186,755	163,886
Advances received from tenants	48,741	45,482
Unclaimed dividend	9,166	9,166
	878,881	853,841

Amounts due to a related party are unsecured, bear no interest and are repayable on demand.

16 Operating income

	Six months period ended 30 June 2026 (Reviewed)	Six months period ended 30 June 2025 (Reviewed)	Three months period ended 30 June 2026 (Reviewed)	Three months period ended 30 June 2025 (Reviewed)
Primary geographic markets				
Kingdom of Bahrain	1,645,758	1,580,451	787,685	809,026
Service/product type				
Car park income (Note 22)	990,552	1,013,734	498,647	529,025
Rental income	429,605	427,907	198,250	209,602
Sales of car park equipment and related services (Note 22)	175,701	88,159	66,990	44,944
Service charges income	49,900	50,651	23,798	25,455
	1,645,758	1,580,451	787,685	809,026
Contract counterparties				
Direct to customers	1,524,850	1,467,349	718,853	744,977
Direct to a related party (Note 22)	120,908	113,102	68,832	64,049
	1,645,758	1,580,451	787,685	809,026
Timing of revenue recognition				
Over time	1,645,758	1,580,451	787,685	809,026

17 Net income from investments

	Six months period ended 30 June 2026 (Reviewed)	Six months period ended 30 June 2025 (Reviewed)	Three months period ended 30 June 2026 (Reviewed)	Three months period ended 30 June 2025 (Reviewed)
Interest income	192,360	232,696	84,525	108,496
Dividend income	700	12,217	700	-
	193,060	244,913	85,223	108,496

18 Operating, general and administrative expenses

	Six months period ended 30 June 2026 (Reviewed)	Six months period ended 30 June 2025 (Reviewed)	Three months period ended 30 June 2026 (Reviewed)	Three months period ended 30 June 2025 (Reviewed)
Staff costs *	608,734	605,112	276,415	289,820
Depreciation of property, plant and equipment (Note 6)	208,588	210,300	103,046	105,680
Facilities management	92,536	92,246	45,182	46,428
Lease rent expenses (Note 22)	46,746	44,085	16,891	21,250
Maintenance costs	8,276	12,642	4,932	5,136
Amortisation of intangible assets (Note 5)	11,856	10,137	5,928	7,677
Cost of sales of car park equipment and related service	69,008	11,168	18,499	3,522
Other operating, general and administrative expenses	305,781	275,599	114,885	130,434
	1,351,525	1,261,289	585,778	609,947

* Staff costs are set off with Tamkeen amounting to BD40,436 for the six-month period ended 30 June 2026 (2025: BD59,910).
* Staff costs are set off with other government support amounting to BD58,023 for the six-month period ended 30 June 2026 (2025: BD Nil).
* Other operating, general and administrative expenses are set off with government support relating to Musanadah Programme for rent support amounting to BD15,000 for the six-month period ended 30 June 2026 (2025: BD Nil). The Company has met the eligibility criteria for the Musanadah Programme and is in the process of completing the formalities to receive the support.

19 Directors' remuneration

Accrued and expensed

An amount of BD 26,250 has been accrued and expensed as Directors' remuneration during the six months ended 30 June 2026 (Note 22), relating to current year 2026 (2025: BD26,250 for the six months ended 30 June 2025). The payment of BD63,000 relating to the year ended 31 December 2025 was approved by the shareholders in the Annual General Meeting held on 16 March 2026.

20 Earnings per share

Basic earnings per share is calculated by dividing the net profit attributable to the shareholders by the weighted average number of ordinary shares outstanding for the period.

	Six months period ended 30 June 2026 (Reviewed)	Six months period ended 30 June 2025 (Reviewed)	Three months period ended 30 June 2026 (Reviewed)	Three months period ended 30 June 2025 (Reviewed)
Net profit attributable to the shareholders	464,506	542,918	275,681	296,249
Weighted average number of ordinary shares	109,302,671	109,302,671	109,302,671	109,302,671
Basic and diluted earnings per share	4 fils	5 fils	3 fils	3 fils

The Group does not have any potentially dilutive ordinary shares. Hence the diluted earnings per share and basic earnings per share are identical.

21 Dividend

Declared

A dividend of BD983,724 representing 9% of the total issued and fully paid-up share capital of the Company for the year ended 31 December 2025 (at 9 fils per share) (2025: BD983,724 for the year ended 31 December 2024 at 9 fils per share), was approved by the shareholders in the Annual General Meeting of the shareholders held on 16 March 2026 (2025: 26 March 2025)

22 Transactions and balances with related parties

Parties are considered to be related if one party has the ability to control the other party or exercise significant influence over the other party in making financial and operating decisions. Related parties include the shareholders, directors, key management personnel and their close family members and such other companies over which the Group or its shareholders, directors, key management personnel and their close family members can exercise significant influence or can be significantly influenced by those parties. Transactions with the related parties are authorised by the management and are on an arm’s length basis.

The following is a summary of the significant transactions entered into with the related parties are as follows:

22 Transactions and balances with related parties (continued)

Transaction	Nature of relationship	Name of the related party	Six months period ended 30 June 2026 (Reviewed)	Six months period ended 30 June 2025 (Reviewed)
Included in car park income (Note 16)	Shareholder	Bahrain Real Estate Investment (Edamah) B.S.C. (c)	99,189	109,902
Included in sale of car parks equipment and related services (Note 16)	Shareholder	Bahrain Real Estate Investment (Edamah) B.S.C. (c)	21,719	3,200
Lease rent expenses (Note 18)	Shareholder	Bahrain Real Estate Investment (Edamah) B.S.C. (c)	46,746	44,085
Directors' remuneration (Note 19)	Key management personnel *	Key management personnel *	26,250	26,250
Directors' sitting fees	Key management personnel *	Key management personnel *	32,625	26,875
Salaries and bonuses to key management personnel	Key management personnel *	Key management personnel *	252,804	235,268
Long-term benefits to key management personnel	Key management personnel *	Key management personnel *	7,338	4,839

(*) Key management personnel compensation

Key management personnel are those persons having authority and responsibility for planning, directing and controlling the activities of the Group, including the directors of the Group.

22 Transactions and balances with related parties (continued)

A summary of the related party balances is as follows:

Name of the related party	Nature of relationship	Amounts due from a related party (Note 11) 30 June 2026 (Reviewed)	31 December 2025 (Audited)
Bahrain Real Estate Investment (Edamah) B.S.C.(c)	Shareholder	43,126	23,033

Name of the related party	Nature of relationship	Amounts due to a related party (Note 15) 30 June 2026 (Reviewed)	31 December 2025 (Audited)
Bahrain Real Estate Investment (Edamah) B.S.C.(c)	Shareholder	186,755	163,886

Name of the related party	Nature of relationship	Other financial assets at amortised cost 30 June 2026 (Reviewed)	31 December 2025 (Audited)
Key management personnel	Key management personnel	145,865	158,791

23 Segmental information

Business segments – primary reporting segment

The Group's primary segment reporting format is business segments. A business segment is a group of assets and operations engaged in providing products or services that are subject to risks and returns that are different to those of other business segments. The Group's primary business segments are:

- Car park services – This segment is involved in providing car parks for the public in return for parking charges.
- Property rental income - This segment is involved in the management, maintenance and renting of properties.
- Investment and related services – This segment is involved in trading in financial and other assets and investing excess funds in the primary and secondary market.
- Sales of equipment and related services – This segment is involved in trading in car parks management equipment's to clients.

23 Segmental information (continued)

As at, and six months period ended 30 June 2026 (Reviewed)

	Car park services	Property rental services	Investment activities	Sales of equipment	Unallocated expenses	Total
Operating income	990,552	479,505	-	175,701	-	1,645,758
Net income from investments	-	-	193,060	-	-	193,060
Other income	3,397	66	-	-	-	3,463
Total income	993,949	479,571	193,060	175,701	-	1,842,281
Operating and general expenses	(703,630)	(315,204)	(42,799)	(79,458)	(28,096)	(1,169,187)
Depreciation	(127,526)	(81,062)	-	-	-	(208,588)
Total operating and general expenses	(831,156)	(396,266)	(42,799)	(79,458)	(28,096)	(1,377,775)
Segment profit	162,793	83,305	150,261	96,243	(28,096)	464,506
Reportable segment assets	7,532,528	5,014,641	9,417,227	36,630	-	22,001,026
Reportable segment liabilities	1,283,035	648,212	39,843	80,425	-	2,051,515
Other Segment information						
Minimum operating lease commitment	5,863,036	-	-	-	-	5,863,036

23 Segmental information (continued)

As at 31st December 2025 (Audited), and for the six months period ended 30 June 2025 (Reviewed)

	Car park services	Property rental services	Investment activities	Sales of equipment	Unallocated expenses	Total
Operating income	1,013,734	478,558	-	88,159	-	1,580,451
Net income from investments	-	-	244,913	-	-	244,913
Other income	4,432	661	-	-	-	5,093
Total income	1,018,166	479,219	244,913	88,159	-	1,830,457
Operating and general expenses	(693,793)	(304,543)	(41,485)	(11,168)	(26,250)	(1,077,239)
Depreciation	(125,036)	(85,264)	-	-	-	(210,300)
Total operating and general expenses	(818,829)	(389,807)	(41,485)	(11,168)	(26,250)	(1,287,539)
Segment profit	199,337	89,412	203,428	76,991	(26,250)	542,918
Reportable segment assets	6,171,886	5,101,910	11,216,122	34,680	-	22,524,598
Reportable segment liabilities	1,356,833	561,391	46,862	71,328	-	2,036,414

Geographical segments - secondary reporting segment

A geographical segment is engaged in providing products or services within a particular economic environment that are subject to risks and return that are different from those of segments operating in other economic environments.

The group's operations are restricted to the Kingdom of Bahrain; therefore, no geographical segmental information has been presented.

24 Significant events and transaction

On 28 February 2026, geopolitical tensions contributed to heightened economic uncertainty and market volatility across the region. Based on the nature of operations and the industry in which it operates, the Group's management assessed the significant impact of geopolitical tensions in the below areas:

24 Significant events and transaction (continued)

a) Decrease in operating income;
b) Commitments and contingent liabilities.

(a) Decrease in operating income:

Group has experienced a reduction in its car parks income amounting to BD108,933 for the period ended 30 June 2026 as compared to the estimates.

(b) Commitments and contingent liabilities:

The Group has assessed the impact of any operational disruptions, including any contractual challenges and changes in business or commercial relationships among the Group, customers and suppliers, with a view of potential increase in contingent liabilities and commitments and no issues were noted.

No other significant impact has been noted by the management on other financial statement areas during the period ended 30 June 2026.

25 Interim results

The interim net profit for the six months period ended 30 June 2026 may not represent a proportionate share of the annual net profit or loss due to the variability in timing of the receipt of dividend and investments income.

26 Events after the reporting date

There were no significant events subsequent to 30 June 2026 and occurring before the date of the report that are expected to have a significant impact on this condensed interim consolidated financial information.