

Endeavour Holdings Limited
Statement of Financial Position
(Expressed in Trinidad and Tobago Dollars)

	UNAUDITED	UNAUDITED	AUDITED
	As At 31 January 2026 \$	As At 31 January 2025 \$	As At 30 April 2025 \$
Assets			
Non-Current Assets			
Investment properties	922,000,000	911,800,000	922,000,000
Property, plant and equipment	6,414,782	3,428,315	3,227,739
	<u>928,414,782</u>	<u>915,228,315</u>	<u>925,227,739</u>
Current Assets			
Trade and other receivables	15,489,776	16,155,758	17,354,814
Cash and cash equivalents	20,239,738	24,875,282	17,695,551
	<u>35,729,514</u>	<u>41,031,040</u>	<u>35,050,365</u>
Total Assets	<u>964,144,296</u>	<u>956,259,355</u>	<u>960,278,104</u>
Equity and Liabilities			
<i>Equity attributable to equity holders of the company</i>			
Share capital	43,058,438	43,058,438	43,058,438
Maintenance reserve fund	3,696,961	3,688,613	3,751,644
Retained earnings	637,148,188	608,609,989	625,831,066
Total Equity	<u>683,903,587</u>	<u>655,357,040</u>	<u>672,641,148</u>
<i>Non-Current Liabilities</i>			
Deferred income tax liability	63,818,750	62,150,218	62,601,172
Borrowings	175,768,269	200,707,534	188,662,766
	<u>239,587,019</u>	<u>262,857,752</u>	<u>251,263,938</u>
<i>Current Liabilities</i>			
Due to related parties	1,536,220	755,379	914,504
Borrowings	24,999,891	24,878,708	25,089,086
Trade and other payables	12,436,093	12,256,545	10,011,519
Taxation payable	1,681,486	153,931	357,909
	<u>40,653,690</u>	<u>38,044,563</u>	<u>36,373,018</u>
Total Equity and Liabilities	<u>964,144,296</u>	<u>956,259,355</u>	<u>960,278,104</u>



Director

13 March 2026



Director

Endeavour Holdings Limited
Statement of Comprehensive Income
(Expressed in Trinidad and Tobago Dollars)

	UNAUDITED Nine Months Ended 31 January 2026 \$	UNAUDITED Nine Months Ended 31 January 2025 \$	AUDITED Year Ended 30 April 2025 \$
Revenue from contracts with customers	61,075,731	66,773,942	89,299,109
Rental Expenses	<u>(20,596,604)</u>	<u>(22,590,430)</u>	<u>(30,872,062)</u>
Net Rental Income	<u>40,479,127</u>	<u>44,183,512</u>	<u>58,427,047</u>
Other Income			
Fair value adjustment on investment properties	-	-	10,200,000
Other income (Note 3)	<u>3,470,623</u>	<u>967,083</u>	<u>1,041,032</u>
	<u>3,470,623</u>	<u>967,083</u>	<u>11,241,032</u>
Expenses			
Administrative	(4,007,421)	(2,713,280)	(4,041,407)
Operating	<u>(2,283,051)</u>	<u>928,205</u>	<u>(503,375)</u>
	<u>(6,290,472)</u>	<u>(1,785,075)</u>	<u>(4,544,782)</u>
Operating Profit	37,659,278	43,365,520	65,123,297
Finance costs	<u>(9,188,573)</u>	<u>(9,898,631)</u>	<u>(13,065,345)</u>
Profit before income tax	<u>28,470,705</u>	<u>33,466,889</u>	<u>52,057,952</u>
Taxation			
Current	(2,780,959)	(1,164,279)	(2,083,310)
Deferred taxation	<u>(1,217,577)</u>	<u>(1,352,864)</u>	<u>(1,803,819)</u>
	<u>(3,998,536)</u>	<u>(2,517,143)</u>	<u>(3,887,129)</u>
Profit for the period	24,472,169	30,949,746	48,170,823
Other comprehensive income	-	-	-
Total comprehensive income for the period	<u>24,472,169</u>	<u>30,949,746</u>	<u>48,170,823</u>
Earnings per share			
Basic earnings per share including fair value	<u>\$ 0.74</u>	<u>\$ 0.94</u>	<u>\$ 1.46</u>
Basic earnings per share excluding fair value adjustment on investment properties and gain on sale of property	<u>\$ 0.65</u>	<u>\$ 0.94</u>	<u>\$ 1.15</u>

Endeavour Holdings Limited
Statement of Changes in Equity

(Expressed in Trinidad and Tobago Dollars)

	Share Capital \$	Maintenance Reserves \$	Retained Earnings \$	Total Equity \$
Period ended 31 January 2025				
Balance At 1 May 2024	43,058,438	4,144,909	603,970,339	651,173,686
Total comprehensive Income for the period				
Profit for the period	-	-	30,949,746	30,949,746
Transfer to maintenance reserve	-	(456,296)	-	(456,296)
Transactions with owners in their capacity as owners				
Dividends for the period	-	-	(26,310,096)	(26,310,096)
Other comprehensive income for the period	-	-	-	-
Balance at 31 January 2025	<u>43,058,438</u>	<u>3,688,613</u>	<u>608,609,989</u>	<u>655,357,040</u>
Year ended 30 April 2025				
Balance At 1 May 2024	43,058,438	4,144,909	603,970,339	651,173,686
Total comprehensive Income for the year				
Profit for the year	-	-	48,170,823	48,170,823
Transfer from maintenance reserve	-	(393,265)	-	(393,265)
Transactions with owners in their capacity as owners				
Dividends for the period	-	-	(26,310,096)	(26,310,096)
Balance At 30 April 2025	<u>43,058,438</u>	<u>3,751,644</u>	<u>625,831,066</u>	<u>672,641,148</u>
Period ended 31 January 2026				
Balance At 1 May 2025	43,058,438	3,751,644	625,831,066	672,641,148
Total comprehensive Income for the period				
Profit for the period	-	-	24,472,169	24,472,169
Transfer from maintenance reserve	-	(54,683)	-	(54,683)
Transactions with owners in their capacity as owners				
Dividends for the period	-	-	(13,155,047)	(13,155,047)
Balance At 31 January 2026	<u>43,058,438</u>	<u>3,696,961</u>	<u>637,148,188</u>	<u>683,903,587</u>

Endeavour Holdings Limited
Statement of Cashflows
(Expressed in Trinidad and Tobago Dollars)

	UNAUDITED Nine Months Ended 31 January 2026 \$	UNAUDITED Nine Months Ended 31 January 2025 \$	AUDITED Year Ended 30 April 2025 \$
Cash flows from operating activities			
Profit before income tax	28,470,705	33,466,889	52,057,952
<i>Adjustments for:</i>			
Fair value adjustment on investment properties	-	-	(10,200,000)
Finance costs	9,188,573	9,898,631	13,065,345
Depreciation	1,129,801	602,461	803,037
Operating profit before working capital changes	38,789,079	43,967,981	55,726,334
Decrease/(increase) in trade and other receivables	1,865,038	(952,695)	(2,151,752)
Increase/(decrease) in trade and other payables	2,711,929	3,568,159	1,249,618
Increase in due to related party	621,716	128,371	287,496
Net cash generated from operations	43,987,762	46,711,816	55,111,696
Interest paid	(9,411,949)	(9,971,328)	(13,067,882)
Tax paid	(1,457,381)	(246,587)	(961,638)
Net cash inflow from operating activities	33,118,432	36,493,901	41,082,176
Cashflow from investing activities			
Purchase of property, plant and equipment	(4,316,844)	(1,593,728)	(1,593,728)
Cash used in investing activities	(4,316,844)	(1,593,728)	(1,593,728)
Cashflow from financing activities			
Long term loans received	-	7,500,000	7,500,000
Repayment of borrowings	(13,047,671)	(12,708,987)	(24,540,024)
Transfer from maintenance reserve fund	(54,683)	(456,296)	(393,265)
Dividend paid	(13,155,047)	(26,310,096)	(26,310,096)
Net cash flow used in financing activities	(26,257,401)	(31,975,379)	(43,743,385)
Decrease in cash and cash equivalents	2,544,187	2,924,794	(4,254,937)
Cash and cash equivalents at beginning of the period	17,695,551	21,950,488	21,950,488
Cash and cash equivalents at end of the period	20,239,738	24,875,282	17,695,551

Endeavour Holdings Limited

Notes to the summary financial statements for the nine months ended 31 January 2026

The accompanying notes are an integral part of these financial statements.

1) Basis of Accounting

These summary financial statements have been prepared by Management in accordance with IFRS Accounting Standards.

2) Significant Accounting Policies

The principal accounting policies used in the preparation of these summary financial statements are consistent with those used in the preparation and disclosed in the audited financial statements for the year ended 30 April 2025.

3) Other income

This includes an amount of \$ 3,202,112 which is the net proceeds on the sale of a distressed property acquired from the purchase of Massy Properties Limited.