### AL SAFAT INVESTMENT COMPANY K.S.C.P. AND ITS SUBSIDIARIES

### INTERIM CONDENSED CONSOLIDATED FINANCIAL INFORMATION (UNAUDITED)

30 June 2022





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# **REPORT ON REVIEW OF INTERIM CONDENSED FINANCIAL INFORMATION TO THE BOARD OF DIRECTORS OF AL SAFAT INVESTMENT COMPANY K.S.C.P**

#### Introduction

We have reviewed the accompanying interim condensed consolidated statement of financial position of Al Safat Investment Company K.S.C.P (the "Parent Company") and its subsidiaries (collectively the "Group") as at 30 June 2022, and the related interim condensed consolidated statement of of profit or loss and interim condensed consolidated statement of comprehensive income for the threemonth and six-month periods then ended and the related interim condensed consolidated statement of cash flows and interim condensed consolidated statement of changes in equity for the six-months period then ended. The management of the Parent Company is responsible for the preparation and presentation of this interim condensed consolidated financial information in accordance with basis of presentation set out in Note 2. Our responsibility is to express a conclusion on this interim condensed 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 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 interim condensed consolidated financial information is not prepared, in all material respects, in accordance with basis of presentation as set out in Note 2.

#### Emphasis of Matter

We draw attention to Note 11 to the interim condensed consolidated financial information which describes that during 2021, Evolvance Capital Ltd (the 'custodian'), filed a lawsuit against the Parent Company in response to the legal formalities initiated by the Parent Company. On the other hand, the Parent Company filed a counter claim before the court of law against the custodian. The Court ruled to assign an expert committee to verify the elements of the lawsuit and submit their findings in favour of the Parent Company, however, the next Court hearing is on 28 September 2022. Accordingly, the ultimate outcome of this matter cannot presently be determined.

Our conclusion is not modified in respect to this matter.



### **REPORT ON REVIEW OF INTERIM CONDENSED FINANCIAL INFORMATION TO THE BOARD OF DIRECTORS OF AL SAFAT INVESTMENT COMPANY K.S.C.P** (continued)

#### Report on review of other legal and regulatory requirements

Furthermore, based on our review, the interim condensed consolidated financial information is in agreement with the books of account of the Parent Company. We further report that, to the best of our knowledge and belief, we have not become aware of any violations of the Companies Law No. 1 of 2016, as amended, and its executive regulations, as amended, or of the Parent Company's Memorandum of Incorporation and Articles of Association, as amended, during the six-months period ended 30 June 2022 that might have had a material effect on the business of the Parent Company or on its financial position.

We further report that, during the course of our review, to the best of our knowledge and belief, we have not become aware of any violations of the provisions of Law No. 32 of 1968, as amended, concerning currency, the Central Bank of Kuwait and the organisation of banking business, and its related regulations, or of the provisions of Law No. 7 of 2010 concerning the Capital Markets Authority and its related regulations during the six-months period ended 30 June 2022 that might have had material effect on the business of the Parent Company or on its financial position.

BADER A. AL-ABDULJADER LICENCE NO. 207 A EY AL AIBAN, AL OSAIMI & PARTNERS

8 August 2022 Kuwait

# INTERIM CONDENSED CONSOLIDATED STATEMENT OF FINANCIAL POSITION (UNAUDITED)

As at 30 June 2022

	Notes	30 June 2022 KD	(Audited) 31 December 2021 KD	30 June 2021 KD
ASSETS			1 407 464	1 (00 057
Cash and bank balances	4	1,181,395	1,487,464	1,602,057
Term deposits		1,152,966	1,358,871	1,356,688
Murabaha receivables		-	30,974	32,767
Account receivables and other assets		1,928,162	2,304,689	2,287,638
Inventories	.2	561,878	462,912	459,687
Investment securities	5	1,789,517	1,953,121	3,062,210
Investment in associates and joint venture		4,383,590	4,326,597	4,554,061
Intangible assets		1,628	2,593	3,614
Investment properties	6	18,818,537	19,566,551	18,555,270
Property, plant and equipment		8,709,608	8,561,653	8,901,360
TOTAL ASSETS		38,527,281	40,055,425	40,815,352
LIABILITIES AND EQUITY				
Liabilities				
Bank overdrafts	4	240,049	267,083	256,682
Notes payable		49,263	123,583	15,663
Other liabilities		7,412,510	7,471,539	7,394,285
Lease liabilities		3,193,418	3,365,650	3,491,051
Total liabilities		10,895,240	11,227,855	11,157,681
Equity				
Share capital		28,327,569	26,978,637	25,693,940
Share premium		259,677	259,677	259,677
Statutory reserve		1,492,077	1,492,077	1,334,805
Voluntary reserve		1,492,077	1,492,077	1,334,805
Treasury shares	7	(307,393)	(307,393)	(307,393)
Treasury shares reserve		615,002	615,002	615,002
Asset revaluation surplus		231,655	231,655	231,655
Fair value reserve		(10,955,677)	(10,796,434)	(10,467,052)
Foreign currency translation reserve		(560,578)	(474,830)	(446,754)
Other reserves		376,538	376,538	376,538
Retained earnings		1,191,004	3,366,928	4,803,110
Equity attributable to equity holders of the				
Parent Company		22,161,951	23,233,934	23,428,333
Non-controlling interests		5,470,090	5,593,636	6,229,338
Total equity		27,632,041	28,827,570	29,657,671
TOTAL LIABILITIES AND EQUITY		38,527,281	40,055,425	40,815,352
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Abdullah Hamad Al-Terkait Chairman Fahad Abdulrahman Al-Mukhaizim Vice Chairman

## INTERIM CONDENSED CONSOLIDATED STATEMENT OF PROFIT AND LOSS (UNAUDITED)

For the period ended 30 June 2022

	Note	Three mont 30 Ju			hs ended Iune
	-	2022 KD	2021 KD	2022 KD	2021 KD
<b>Revenue</b> Revenue from contracts with customers Cost of sales		764,646 (657,048)	698,324 (512,666)	1,560,151 (1,268,626)	1,552,595 (1,096,161)
Gross profit		107,598	185,658	291,525	456,434
Fee and commission income Net investment income on financial assets Share of results of associates and joint	9	49,978 113,786	47,854 225,681	93,176 150,029	112,903 266,326
venture Valuation losses from investment properties Net rental income Net (charge) reversal of allowance for		25,062 (790,141) 309,750	859,336 (256,367) 481,345	(15,082) (790,141) 726,074	819,376 (256,367) 785,316
expected credit losses and other provisions Net foreign exchange differences General and administrative expenses		(216,877) 37,599 (634,901)	(19,421) 689 (726,469)	(6,184) (134,439) (1,272,060)	273,574 (24,440) (1,401,163)
Operating (loss) profit		(998,146)	798,306	(957,102)	1,031,959
Other income Finance costs		58,939 (45,077)	67,307 (81,136)	85,469 (113,803)	79,218 (142,019)
(Loss) profit before tax		(984,284)	784,477	(985,436)	969,158
Contribution to Kuwait Foundation for Advancement of Sciences (KFAS) Zakat		96 268	(6,751) (4,539)	 _ _	(8,481) (4,539)
(LOSS) PROFIT FOR THE PERIOD		(983,920)	773,187	(985,436)	956,138
Attributable to: Equity holders of the Parent Company Non-controlling interests		(918,580) (65,340) (983,920)	738,802 34,385 773,187	(908,237) (77,199) (985,436)	929,296 26,842 956,138
BASIC AND DILUTED (LOSS) PROFIT PER SHARE ATTRIBUTABLE TO EQUITY HOLDERS OF THE PARENT COMPANY		(3.25)	2.62	(3.22)	3.29

# INTERIM CONDENSED CONSOLIDATED STATEMENT OF COMPREHENSIVE INCOME (UNAUDITED)

For the period ended 30 June 2022

	Three months ended 30 June			ths ended Iune
	2022 KD	2021 KD	2022 KD	2021 KD
(Loss) profit for the period	(983,920)	773,187	(985,436)	956,138
<b>Other comprehensive (loss) income</b> <i>Other comprehensive (loss) income that may be</i> <i>reclassified to profit or loss in subsequent periods:</i>				
Share of associates other comprehensive (loss) income Exchange differences on translation of foreign	(302)	27,324	(9,170)	30,218
operations	(35,244)	9,194	(119,110)	16,375
Net other comprehensive (loss) income that may be reclassified to profit or loss in subsequent periods	(35,546)	36,518	(128,280)	46,593
Other comprehensive (loss) income that will not be reclassified to profit or loss in subsequent periods: Net changes in fair value of equity instruments designated at fair value through other comprehensive (loss) income	(325,829)	(163,053)	(81,813)	40,771
Net other comprehensive (loss) income that will not be reclassified to profit or loss in subsequent periods	(325,829)	(163,053)	(81,813)	40,771
Other comprehensive (loss) income	(361,375)	(126,535)	(210,093)	87,364
TOTAL COMPREHENSIVE (LOSS) INCOME FOR THE PERIOD	(1,345,295)	646,652	(1,195,529)	1,043,502
Attributable to: Equity holders of the Parent Company Non-controlling interests	(1,265,787) (79,508)	604,303 42,349	(1,071,983) (123,546)	1,005,745 37,757
	(1,345,295)	646,652	(1,195,529)	1,043,502

## INTERIM CONDENSED CONSOLIDATED STATEMENT OF CHANGES IN EQUITY (UNAUDITED)

For the period ended 30 June 2022

				Equity att	tributable to ea	quity holders	of the Parent	Company						
	Share capital KD	Share premium KD	Statutory reserve KD	Voluntary reserve KD	Treasury shares KD	Treasury shares reserve KD	Asset revaluation surplus KD	Fair value Reserve KD	Foreign currency translation reserve KD	Other reserves KD	Retained earnings KD	Sub- total KD	Non- controlling interests KD	Total equity KD
As at 1 January 2022	26,978,637	259,677	1,492,077	1,492,077	(307,393)	615,002	231,655	(10,796,434)	(474,830)	376,538	3,366,928	23,233,934	5,593,636	28,827,570
Loss for the period	-	-	-	-	-	-	-	-	-	-	(908,237)	(908,237)	(77,199)	(985,436)
Other comprehensive loss for the period	-	-	-	-	-	-	-	(77,998)	(85,748)	-	-	(163,746)	(46,347)	(210,093)
Total comprehensive loss for the period Share of associate's income from realized gain on	-	-	-	-	-	-	-	(77,998)	(85,748)	-	(908,237)	(1,071,983)	(123,546)	(1,195,529)
disposal of equity securities at FVOCI	-	-	-	-	-	-	-	(81,245)	-	-	81,245	-	-	-
Issue of bonus shares	1,348,932	-	-	-	-	-	-	-	-	-	(1,348,932)	-	-	-
At 30 June 2022	28,327,569	259,677	1,492,077	1,492,077	(307,393)	615,002	231,655	(10,955,677)	(560,578)	376,538	1,191,004	22,161,951	5,470,090	27,632,041

	Equity attributable to equity holders of the Parent Company													
	Share capital KD	Share premium KD	Statutory reserve KD	Voluntary reserve KD	Treasury shares KD	Treasury shares reserve KD	Asset revaluation surplus KD	Fair value reserve KD	Foreign currency translation reserve KD	Other reserves KD	Retained earnings KD	Sub- total KD	Non- controlling interests KD	Total equity KD
As at 1 January 2021 Profit for the period Other comprehensive income	25,693,940	259,677 -	1,334,805	1,334,805 -	(307,393)	615,002	231,655	(10,517,317)	(472,938) -	376,538	3,840,460 929,296	22,389,234 929,296	6,187,357 26,842	28,576,591 956,138
for the period	-	-	-	-	-	-	-	50,265	26,184	-	-	76,449	10,915	87,364
Total comprehensive income for the period Share of associate's income from realized gain on	-	-	-	-	-	-	-	50,265	26,184	-	929,296	1,005,745	37,757	1,043,502
disposal of equity securities at FVOCI	-	-	-	-	-	-	-	-	-	-	33,354	33,354	4,224	37,578
At 30 June 2021	25,693,940	259,677	1,334,805	1,334,805	(307,393)	615,002	231,655	(10,467,052)	(446,754)	376,538	4,803,110	23,428,333	6,229,338	29,657,671

## INTERIM CONDENSED CONSOLIDATED STATEMENT OF CASH FLOWS (UNAUDITED)

For the period ended 30 June 2022

	Notes	30 June 2022 KD	30 June 2021 KD
OPERATING ACTIVITIES			
(Loss) profit after tax		(985,436)	956,138
Adjustments to reconcile (loss) profit after tax to net cash flows:			
Depreciation of property, plant and equipment		203,239	234,262
Amortisation of intangible assets	0	965	1,008
Income from term deposits	9	(42,048)	(45,324)
Dividend income Basilized (agin) on financial assets at fair value through profit or less	9 9	(102,403)	(195,264)
Realised (gain) on financial assets at fair value through profit or loss	9	(5,578)	(24,417) (1,321)
Unrealised (gain) on financial assets at fair value through profit or loss Change in fair value of investment properties	6	(3,378) <b>790,141</b>	256,367
Share of results of associates	0	15,082	(819,376)
Net reversal of provision on inventories		(30,000)	(01),570)
Net charge (reversal) of allowance for expected credit losses		126,798	(273,574)
Provision for employees' end of service benefits		61,140	78,875
Reversal of provision no longer payable		(90,615)	-
Finance costs on lease liabilities		97,483	142,019
Gain on sale of property, plant and equipment		(12,999)	-
		25,769	309,393
Changes in operating assets and liabilities			270.070
Financial assets at fair value through profit or loss Accounts receivables and other assets		249,729	270,979 136,892
Inventories		(68,966)	74,642
Other liabilities		110,711	(664,072)
Cashflows from operations		317,243	127,834
Employees' end of service benefits paid		(140,265)	(96,292)
Net cash flows from operating activities		176,978	31,542
INVESTING ACTIVITIES			
Purchase of property, plant and equipment		(352,762)	(94,272)
Proceeds from sale of property, plant and equipment		12,999	-
Capital expenditure on investment properties		-	(874,159)
Net sale of financial assets at fair value through other comprehensive		<i></i>	
income		6,122	905
Income received from term deposits		42,048	45,324
Dividend income received		102,403	195,264
Net cash flows used in investing activities		(189,190)	(726,938)
FINANCING ACTIVITIES			
Payment of lease liabilities		(269,715)	(226,660)
Net murabaha receivables		30,974	(32,767)
Net movement in notes payable		(74,320)	(39,424)
Net cash flows used in financing activities		(313,061)	(298,851)
NET DECREASE IN CASH AND CASH EQUIVALENTS		(325,273)	(994,247)
Cash and cash equivalents at 1 January		1,220,381	2,319,477
Net foreign exchange differences		46,238	20,145
CASH AND CASH EQUIVALENTS AS AT 30 JUNE	4	941,346	1,345,375

As at and for the period ended 30 June 2022

#### CORPORATE INFORMATION 1.

The interim condensed consolidated financial information of Al Safat Investment Company K.S.C.P. (the "Parent Company") and its subsidiaries (collectively, the "Group") for the six months ended 30 June 2022 was authorised for issue in accordance with a resolution of the board of directors of the Parent Company on 8 August 2022.

The Parent Company is a Kuwaiti shareholding company incorporated and domiciled in Kuwait and whose shares were publicly traded in Kuwait Stock Exchange ("KSE"). On 11 October 2021, the Parent Company's shares were relisted on KSE. The Parent Company is regulated by the Central Bank of Kuwait ("CBK") as an investment and finance company and is subject to the supervision of Capital Markets Authority ("CMA").

The Parent Company is principally engaged in the provision of investment and financial services in accordance with Islamic Sharī'a principles as approved by the Group's Sharī'a Committee. The Parent Company's head office is located at Al-Safat Tower, 14th floor, Hawalli, Beirut Street, State of Kuwait and its registered postal address is P.O. Box 20133, Safat 13062, Kuwait.

The shareholders of the Parent Company at the annual general assembly meeting ("AGM") held on 07 April 2022 approved the consolidated financial statements for the year ended 31 December 2021 and approved no cash dividend for the year ended 31 December 2021 (31 December 2020: Nil). Further at the extraordinary general meeting ("EGM") held on 07 April 2022, the shareholders of the Parent Company approved distribution of 5% bonus shares (31 December 2020: 5%). The bonus shares were approved on 11 May 2022 by the Ministry of Commerce and the article of association was amended to increase the number of issued and fully paid up shares by 13,489,318 shares and increase the share capital by KD 1,348,932.

Information on other related party relationships of the Group is provided in Note 3.

#### 2. BASIS OF PREPARATION AND CHANGES TO THE GROUP'S ACCOUNTING POLICIES

#### 2.1 **Basis of preparation**

The interim condensed consolidated financial information for the six months ended 30 June 2022 have been prepared in accordance with IAS 34 "Interim Financial Reporting" except as noted below.

The interim condensed consolidated financial information for the six months ended 30 June 2022 were prepared in accordance with the regulations for financial services institutions as issued by the Central Bank of Kuwait ("CBK") in the State of Kuwait. These regulations require expected credit loss ("ECL") to be measured at the higher of the ECL on financing facilities computed under IFRS 9: Financial Instruments ("IFRS 9") in accordance to the CBK guidelines or the provisions as required by CBK instructions; the consequent impact on related disclosures; and the adoption of all other requirements of International Financial Reporting Standards (IFRS) as issued by the International Accounting Standards Board ("IASB") (collectively referred to as IFRS, as adopted for use by the State of Kuwait).

The management considers that there are no material uncertainties that may cast significant doubt over this assumption. They have formed a judgement that there is a reasonable expectation that the Group has adequate resources to continue in operational existence for the foreseeable future, and not less than 12 months from the end of the reporting period.

The interim condensed consolidated financial information does not include all the information and disclosures required in the annual financial statements and should be read in conjunction with the Group's annual consolidated financial statements as at 31 December 2021.

#### 2.2 New standards and amendments adopted by the Group

The accounting policies adopted in the preparation of the interim condensed consolidated financial information are consistent with those followed in the preparation of the Group's annual consolidated financial statements for the year ended 31 December 2021, except for the adoption of new standards effective as of 1 January 2022. The Group has not early adopted any standard, interpretation or amendment that has been issued but is not yet effective.

Several amendments apply for the first time in 2022, but do not have a material impact on the interim condensed consolidated financial information of the Group.

As at and for the period ended 30 June 2022

## 2. BASIS OF PREPARATION AND CHANGES TO THE GROUP'S ACCOUNTING POLICIES (continued)

#### 2.2 New standards and amendments adopted by the Group (continued)

#### Reference to the Conceptual Framework – Amendments to IFRS 3

The amendments replace a reference to a previous version of the IASB's Conceptual Framework with a reference to the current version issued in March 2018 without significantly changing its requirements.

The amendments add an exception to the recognition principle of IFRS 3 Business Combinations to avoid the issue of potential 'day 2' gains or losses arising for liabilities and contingent liabilities that would be within the scope of IAS 37 Provisions, Contingent Liabilities and Contingent Assets or IFRIC 21 Levies, if incurred separately. The exception requires entities to apply the criteria in IAS 37 or IFRIC 21, respectively, instead of the Conceptual Framework, to determine whether a present obligation exists at the acquisition date.

The amendments also add a new paragraph to IFRS 3 to clarify that contingent assets do not qualify for recognition at the acquisition date.

These amendments had no impact on the interim condensed consolidated financial information of the Group as there were no contingent assets, liabilities and contingent liabilities within the scope of these amendments arisen during the period.

#### Onerous Contracts – Costs of Fulfilling a Contract – Amendments to IAS 37

An onerous contract is a contract under which the unavoidable costs (i.e., the costs that the Group cannot avoid because it has the contract) of meeting the obligations under the contract exceed the economic benefits expected to be received under it.

The amendments specify that when assessing whether a contract is onerous or loss-making, an entity needs to include costs that relate directly to a contract to provide goods or services include both incremental costs (e.g., the costs of direct labor and materials) and an allocation of costs directly related to contract activities (e.g., depreciation of equipment used to fulfil the contract as well as costs of contract management and supervision). General and administrative costs do not relate directly to a contract and are excluded unless they are explicitly chargeable to the counterparty under the contract.

The Group applied the amendments to the contracts for which it had not fulfilled all of its obligations at the beginning of the reporting period.

Prior to the application of the amendments, the Group had not identified any contracts as being onerous as the unavoidable costs under the contracts, which were the costs of fulfilling them, comprised only incremental costs directly related to the contracts. As a result of the amendments, the Group did not identify and therefore did not recognise an onerous contract provision.

These amendments had no impact on the interim condensed consolidated financial information of the Group. The Group intends to use the practical expedients in future periods if they become applicable.

#### IFRS 9 Financial Instruments – Fees in the '10 per cent' test for derecognition of financial liabilities

The amendment clarifies the fees that an entity includes when assessing whether the terms of a new or modified financial liability are substantially different from the terms of the original financial liability. These fees include only those paid or received between the borrower and the lender, including fees paid or received by either the borrower or lender on the other's behalf. There is no similar amendment proposed for IAS 39 Financial Instruments: Recognition and Measurement.

These amendments had no impact on the interim condensed consolidated financial information of the Group as there were no modifications of the Group's financial instruments during the period.

As at and for the period ended 30 June 2022

#### 3. RELATED PARTIES DISCLOSURES

Related parties represent the major shareholders, associates, directors and key management personnel of the Group, and entities controlled, jointly controlled or significantly influenced by such parties. Pricing policies and terms of these transactions are approved by the Parent Company's management

The following table provides the total amount of transactions that have been entered into with related parties during the six months 30 June 2022 and 30 June 2021, as well as balances with related parties as at 30 June 2022, 31 December 2021 and 30 June 2021.

		(Audited)	
	30 June	31 December	30 June
	2022	2021	2021
	KD	KD	KD
Statement of financial position:			
Other assets - Other related parties	402,751	379,160	318,609
Financial assets at FVTPL - Other related parties	52,527	47,048	40,241
Financial assets at FVOCI - Other related parties	32,285	32,285	1,325,476
Other liabilities - Associate companies	545,000	345,000	-

		hs ended Iune
	2022 KD	2021 KD
<b>Statement of profit or loss:</b> Management fees - <i>Associate companies</i> Management fees - <i>Other related parties</i>	1,495 292	1,951 273

#### Other transactions

The Group also manages investment portfolios on behalf of related parties amounting to KD 8,330,692 (31 December 2021: KD 8,318,545 and 30 June 2021: KD 9,673,703).

#### Key management personnel

Key management personnel comprise the Board of Directors, Executive Committees and key members of management having authority and responsibility for planning, directing and controlling the activities of the Group. The aggregate value of transactions and outstanding balances related to key management personnel were as follows:

	Three months e	Three months ended 30 June		ided 30 June	
	2022	2021	2022	2021	
	KD	KD	KD	KD	
Salaries and short-term benefits	39,401	25,024	68,512	53,048	
Employees' end of service benefits	3,822	3,245	7,067	6,490	
	43,223	28,269	75,579	59,538	

#### 4. CASH AND CASH EQUIVALENTS

For the purpose of the interim condensed consolidated statement of cash flows, cash and cash equivalents are comprised of the following:

	(Audited)				
	30 June	31 December	30 June		
	2022	2021	2021		
	KD	KD	KD		
Cash on hand	37,432	27,328	47,849		
Cash at banks and financial institutions	1,143,963	1,460,136	1,554,208		
Total cash and bank balances	1,181,395	1,487,464	1,602,057		
Less: bank overdrafts	(240,049)	(267,083)	(256,682)		
Total cash and cash equivalents	941,346	1,220,381	1,345,375		

As at and for the period ended 30 June 2022

#### 5. INVESTMENT SECURITIES

	(Audited)				
	30 June	31 December	30 June		
	2022	2021	2021		
	KD	KD	KD		
Financial assets at FVTPL					
Quoted equity securities	53,717	48,139	41,314		
Unquoted equity securities	14,762	14,762	11,512		
	68,479	62,901	52,826		
Financial assets at FVOCI					
Quoted equity securities	1,671,349	1,834,409	1,304,469		
Unquoted equity securities	49,689	55,811	1,704,915		
	1,721,038	1,890,220	3,009,384		
Investment securities (at fair value)	1,789,517	1,953,121	3,062,210		

Financial assets at FVTPL include investments in related parties of KD 52,527 (31 December 2021: KD 47,048 and 30 June 2021: KD 40,241). Financial assets at FVOCI include investments in related parties of KD 32,285 (31 December 2021: KD 32,285 and 30 June 2021: KD 1,325,476) (Note 3).

The hierarchy for determining and disclosing the fair value of investment securities by valuation techniques are presented in Note 12.

#### 6. INVESTMENT PROPERTIES

		(Audited)	
	30 June	31 December	30 June
	2022	2021	2021
	KD	KD	KD
At the beginning of the period / year	19,566,551	17,937,478	17,937,478
Capital expenditure	-	1,565,771	874,159
Change in fair value	(790,141)	70,825	(256,367)
Exchange differences	42,127	(7,523)	-
	18,818,537	19,566,551	18,555,270

The fair value of investment properties was independently determined at 31 December 2021 by accredited independent valuers who are specialised in valuing such type of properties using a mix of income capitalisation method and the market comparison approach considering the nature usage of each property.

Management believes that in the current period, there is an impact on rent collections and subsequent months are tracking below-normal, the deterioration of credit quality of tenants along with increase in interest rates and the current economic situation has led to a revision in assumptions relating to the Group's cash flows based on best available information. Based on these valuations, the fair value of investment properties witnessed a decrease of KD 790,141 (31 December 2021: increase of KD 70,825 and 30 June 2021: decrease of KD 256,367). The Group will continue to assess further the impact on cash flows as well as valuation inputs in the upcoming quarters as and when there is new information to consider.

There has been no change in the valuation methodology used for investment properties. Investment properties are classified in Level 2 and Level 3 of the fair value hierarchy.

#### Fair value sensitivity

As at the reporting date, management considered 25 basis point movement in discount rates to capture the increased uncertainty in this key valuation assumptions. An equal change in the opposite direction would lead to a decrease in the valuation by KD 336,779. This analysis assumes that all other variables, remain constant.

As at and for the period ended 30 June 2022

#### 7. TREASURY SHARES

	(Audited)		
	30 June 2022	31 December 2021	30 June 2021
Number of treasury shares	886,940	844,705	803,011
Percentage of share capital Cost of treasury shares (KD)	0.31% 307,393	0.31% 307,393	0.31% 307,393
•			

Reserves equivalent to the cost of the treasury shares held are not available for distribution during the holding period of such shares as per CMA guidelines.

#### 8. BASIC AND DILUTED (LOSS) EARNINGS PER SHARE (EPS)

Basic EPS amounts are calculated by dividing the (loss) profit for the period attributable to equity holders of the Parent Company by the weighted average number of ordinary shares outstanding during the period. Diluted EPS is calculated by dividing the (loss) profit attributable to ordinary equity holders of the Parent Company by the weighted average number of ordinary shares outstanding during the period plus the weighted average number of ordinary shares outstanding during the period plus the weighted average number of ordinary shares that would be issued on conversion of all the dilutive potential ordinary shares into ordinary shares. As there are no dilutive instruments outstanding, basic and diluted (loss) earnings per share are identical.

	Three months ended 30 June		Six months ended 30 June	
	2022	2021	2022	2021
(Loss) profit for the period attributable to equity holders of the Parent Company (KD)	(918,580)	738,802	(908,237)	929,296
Weighted average number of outstanding shares*	282,388,748	282,388,748	282,388,748	282,388,748
Basic and diluted (loss) EPS (fils)	(3.25)	2.62	(3.22)	3.29

\* The weighted average number of shares takes into account the weighted average effect of changes in treasury shares during the period, if any.

Earnings per share for the three months ended 30 June 2021 was 2.88 fils and six months ended 30 June 2021 was 3.63 fils before retroactive adjustment to the number of shares following the bonus issue for the year ended 31 December 2021 as approved by the shareholders' extraordinary general assembly meeting (EGM) held on 07 April 2022.

As there are no dilutive instruments outstanding, basic and diluted (loss) earnings per share are identical.

#### 9. NET INVESTMENT INCOME ON FINANCIAL ASSETS

	Three months e	Three months ended 30 June		nded 30 June
	30 June	30 June	30 June	30 June
	2022	2021	2022	2021
	KD	KD	KD	KD
Income from term deposits	19,492	22,881	42,048	45,324
Dividend income	102,403	192,067	102,403	195,264
Realised gain on sale of financial assets at				
FVTPL	-	4,813	-	24,417
Unrealised (loss) gain on financial assets at				
FVTPL	(8,109)	5,920	5,578	1,321
	113,786	225,681	150,029	266,326

#### NOTES TO THE INTERIM CONDENSED CONSOLIDATED FINANCIAL INFORMATION (UNAUDITED) As at and for the period ended 30 June 2022

#### 10. SEGMENT INFORMATION

The Group considers that the operating units which offer products and special services constitute segments that are disclosed and reported as follows:

- ▶ Financial
- ► Real estate
- Industries
- Others

The Group's segmental information is as follows:

The Group 5 segmental information is as follows:		30	Six months ended June 2022 (Unaudited	)	
	Financial KD	Real estate KD	Industries KD	Others KD	Total KD
Revenue from contracts with customers	_	_	1,557,246	2,905	1,560,151
Fee and commission income	46,692	-		46,484	93,176
Net investment income on financial assets	144,692	-	2,473	2,864	150,029
Share of results of associates and joint venture	(15,082)	-		_,001	(15,082)
Valuation losses from investment properties	-	(790,141)	-	-	(790,141)
Net rental income	-	726,074	-	-	726,074
Net (reversal) allowance for ECL on trade receivables and other provisions	90,615	(158,187)	63,888	(2,500)	(6,184)
Net foreign exchange differences	(210,219)	71,050	-	4,730	(134,439)
Other income	9	2,040	42,214	41,206	85,469
Total income	56,707	(149,164)	1,665,821	95,689	1,669,053
Cost of sales	_	-	(1,234,376)	(34,250)	(1,268,626)
Finance cost	-	(84,194)	(26,870)	(2,739)	(113,803)
General and administrative expenses	(562,962)	(28,497)	(492,726)	(187,875)	(1,272,060)
Total expenses and other charges	(562,962)	(112,691)	(1,753,972)	(224,864)	(2,654,489)
Segment loss	(506,255)	(261,855)	(88,151)	(129,175)	(985,436)

### NOTES TO THE INTERIM CONDENSED CONSOLIDATED FINANCIAL INFORMATION (UNAUDITED) As at and for the period ended 30 June 2022

#### 10. SEGMENT INFORMATION (continued)

	Six months ended 30 June 2021 (Unaudited)				
-	Financial	Real Estate	Industries	Others	Total
	KD	KD	KD	KD	KD
Revenue from contracts with customers	-	-	1,543,799	8,796	1,552,595
Fee and commission income	11,103	-	-	101,800	112,903
Net investment income on financial assets	154,745	-	108,610	2,971	266,326
Share of results of associates and joint venture	819,376	-	-	-	819,376
Valuation losses from investment properties	-	(256,367)	-	-	(256,367)
Net rental income	-	785,316	-	-	785,316
Net (reversal) allowance for ECL on trade receivables and other provisions	-	276,074	-	(2,500)	273,574
Net foreign exchange differences	(4,968)	(19,272)	-	(200)	(24,440)
Other income	-	-	64,976	14,242	79,218
Total income	980,256	785,751	1,717,385	125,109	3,608,501
Cost of sales	_	_	(1,046,592)	(49,569)	(1,096,161)
Finance Cost	(110,342)	_	(31,677)	_	(142,019)
General and administrative expenses	(607,326)	(48,364)	(507,967)	(237,503)	(1,401,160)
KFAS and NLST	(13,023)	-	-	-	(13,023)
Total expenses and other charges	(730,691)	(48,364)	(1,586,236)	(287,072)	(2,652,363)
Segment profit (loss)	249,565	737,387	131,149	(161,963)	956,138

### NOTES TO THE INTERIM CONDENSED CONSOLIDATED FINANCIAL INFORMATION (UNAUDITED) As at and for the period ended 30 June 2022

#### 10. SEGMENT INFORMATION (continued)

	Financial KD	Real Estate KD	Industries KD	Others KD	Total KD
Six months ended 30 June 2022 (Unaudited) Total assets	7,119,261	19,086,827	11,201,517	1,119,676	38,527,281
Total liabilities	3,821,115	3,475,762	2,820,649	777,714	10,895,240
31 December 2021 (Audited)					
Total assets	4,267,440	19,848,497	14,604,345	1,335,143	40,055,425
Total liabilities	4,037,060	3,579,056	2,873,928	737,811	11,227,855
Six months ended 30 June 2021 (Unaudited)					
Total assets	7,695,561	19,101,855	13,096,758	921,178	40,815,352
Total liabilities	5,005,537	3,460,202	2,402,649	289,293	11,157,681

As at and for the period ended 30 June 2022

#### 11. COMMITMENTS AND CONTINGENCIES

	(Audited)		
	30 June	31 December	30 June
	2022	2021	2021
	KD	KD	KD
Letters of guarantee	454,611	476,087	172,991
Letters of credit	15,116	10,307	-

The Group has provided bank guarantees and letters of credit in the ordinary course of business. No material liabilities are expected to arise.

#### Capital commitments

As at 30 June 2022, the Group had ongoing construction contracts with third parties and is consequently committed to future capital expenditure in respect of investment properties of KD Nil (31 December 2021: KD Nil and 30 June 2021: KD 365,811).

#### Legal case

In 2020, the Court of Cassation ruled in favour of the Parent Company on its disputes with the Qatar National Bank (the 'bank'). As result of this ruling, the Parent Company initiated legal formalities for transferring 25,295,591 shares of Q Holding PSC ('Q Holding') to the bank and also claiming other related assets (i.e. its non-mortgaged holding of Q Holding shares amounting to 40,062,158 shares and related dividends receivable) from Evolvance Capital Ltd (the 'custodian'). However, the Parent Company encountered difficulties in confirming and reclaiming the aforementioned assets from the custodian. Accordingly. the Parent Company fully provided for its investment Q Holding shares.

In 2021, the custodian filed a lawsuit against the Parent Company claiming an amount of AED 71,082,525 (equivalent KD 5,882,093) in lieu of management fees for the years 2007 to 2020. Based on the Parent Company's legal counsel, the amount claimed by the custodian is unrealistic and does not have any merit since the custodian does not have any right to claim management fees according to the mutual contractual agreements. Accordingly, the Parent Company filed a counter claim before the court of law against the custodian. During 2021, the Court also ruled to assign an expert committee to verify the elements of the lawsuit and submit their findings accordingly.

On 27 July 2022, the expert committee gave their findings which were in favour of the Parent Company. The next Court hearing is on 28 September 2022.

Notwithstanding the above, the Parent Company has been advised by its legal counsel that it is only possible, but not probable, that the action against the Parent Company will succeed. Accordingly, the Group has not recognised any provision for any liability in the interim condensed consolidated financial information for the period ended 30 June 2022.

#### 12. FINANCIAL INSTRUMENTS

Set out below, is an overview of financial assets, other than cash and term deposits, held by the Group as at 30 June 2022, 31 December 2021 and 30 June 2021:

		(Audited)	
	30 June	31 December	30 June
	2022	2021	2021
	KD	KD	KD
Debt instruments at amortised cost:			
Account receivables and other assets	1,928,162	2,304,689	2,287,638
Financial assets at FVTPL:			
Quoted equity securities	53,717	48,139	41,314
Unquoted equity securities	14,762	14,762	11,512
	68,479	62,901	52,826
Financial assets at FVOCI:			
Quoted equity securities	1,671,349	1,834,409	1,304,469
Unquoted equity securities	49,689	55,811	1,704,915
	1,721,038	1,890,220	3,009,384

As at and for the period ended 30 June 2022

#### 12. FINANCIAL INSTRUMENTS (continued)

**Fair values** The following table provides the fair value measurement hierarchy of the Group's financial instruments measured at fair value on a recurring basis as at 30 June 2022, 31 December 2021 and 30 June 2021:

	Quoted prices in active markets (Level 1)	ue measurement u Significant unobservable inputs (Level 3)	Total
As at 30 June 2022	KD	KD	KD
<b>Financial assets at FVTPL:</b> Quoted equity securities Unquoted equity securities	53,717	14,762	53,717 14,762
	53,717	14,762	68,479
Financial assets at FVOCI: Quoted equity securities Unquoted equity securities	1,671,349	49,689	1,671,349 49,689
	1,671,349	49,689	1,721,038
Investment securities (at fair value)	1,725,066	64,451	1,789,517
<i>31 December 2021</i> Financial assets at FVTPL: Quoted equity securities Unquoted equity securities	48,139	14,762	48,139 14,762
	48,139	14,762	62,901
Financial assets at FVOCI Quoted equity securities Unquoted equity securities	1,834,409	55,811	1,834,409 55,811
	1,834,409	55,811	1,890,220
Investment securities (at fair value)	1,882,548	70,573	1,953,121
As at 30 June 2021			
Financial assets at FVTPL: Quoted equity securities Unquoted equity securities	41,314	11,512	41,314 11,512
	41,314	11,512	52,826
Financial assets at FVOCI: Quoted equity securities Unquoted equity securities	1,304,469	1,704,915	1,304,469 1,704,915
	1,304,469	1,704,915	3,009,384

As at and for the period ended 30 June 2022

#### 12. FINANCIAL INSTRUMENTS (continued)

The management assessed that the fair values of other financial instruments approximate their carrying amounts largely due to the short-term maturities of these instruments.

#### Reconciliation of recurring fair value measurements categorised within Level 3 of the fair value hierarchy:

	Non-listed equity investments				
30 June 2022	Financial assets at FVOCI KD	Financial assets at FVTPL KD	Total KD		
As at 1 January 2022 Disposals	55,811 (6,122)	14,762	70,573 (6,122)		
As at 30 June 2022	49,689	14,762	64,451		
	Non-lis Financial	<u>ted equity inve</u> Financial	stments		
31 December 2021	assets at FVOCI KD	assets at FVTPL KD	Total KD		
As at 1 January 2021 Disposals Remeasurement recognised in OCI Remeasurement recognised in profit or loss	1,705,820 (627,695) (1,022,314)	11,512 - 3,250	1,717,332 (627,695) (1,022,314) 3,250		
As at 31 December 2021	55,811	14,762	70,573		
	Non-listed equit Financial assets at FVOCI		ts Total		
30 June 2021	KD	KD	KD		
As at 1 January 2021 Net disposals	1,705,820 (905)	11,512 -	1,717,332 (905)		
As at 30 June 2021	1,704,915	11,512	1,716,427		

#### Fair value hierarchy

All financial instruments for which fair value is recognised or disclosed are categorised within the fair value hierarchy, based on the lowest level input that is significant to the fair value measurement as a whole, as follows:

▶ Level 1 — Quoted (unadjusted) market prices in active markets for identical assets or liabilities

► Level 2 — Valuation techniques for which the lowest level input that is significant to the fair value measurement is directly or indirectly observable

► Level 3 — Valuation techniques for which the lowest level input that is significant to the fair value measurement is unobservable

For assets and liabilities that are recognised at fair value on a recurring basis, the Group determines whether transfers have occurred between levels in the hierarchy by re-assessing categorisation (based on the lowest level input that is significant to the fair value measurement as a whole) at the end of each reporting period.

There were no changes in the Group's valuation processes, valuation techniques, and types of inputs used in the fair value measurements during the period.

The Group has performed a sensitivity analysis to the range of significant unobservable inputs used in the fair value measurements during the period. Based on such analysis, there is no material impact on the interim condensed consolidated financial information.

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