

Disclosure Form for Deal or Transaction with Related Party

Date	13 November 2025
Name of the Listed Company	Finance House PJSC
Name of the related party	1. Mohamed Abdulla Jumaa Alqubaisi
The percentage of the deal or the transaction from the Company's capital	1. Less than 5%.
Nature of the deal	1. Lease agreement of a warehouse (1000 SQM) being built and owned by Mr. Mohamed Alqubaisi.
Terms of the deal	1. A 10-year lease agreement with a rental value of AED 475,000 + 5% VAT per annum, with a 5% increase on an annual basis. By concluding this lease agreement, Finance House PJSC may store its matters and affairs in the warehouse. The rental amount shall be incurred upon the handover of the unit, and such rental amount shall be calculated from then and there.
The share of the related party or its contribution to the two parties to the deal	1. Mohamed Alqubaisi is a direct shareholder of 11.93% of the shares in Finance House PJSC, as well as being on the Board of Finance House PJSC.
The nature and extent of the interest, advantage or benefit of the related party	1. Receiving an annual rental fee against leasing of the assets owned by him.
The nature and extent of the company's interest, advantage or benefit	1. Leasing a warehouse to store the Company's affairs against competitive pricing compared to the current prices/offers that are around AED 650,000 annually with 5% annual increase. Noting that the Company shall also benefit from comprehensive maintenance, cleaning, firefighting equipment, CCTV installation and maintenance. Further, the Company shall pay the water and electricity bills as per the usual practice.
The name of the accredited assessor who evaluated the deal or the transaction:	1. N/A Less than 5% of the share capital.

Finance House PJSC would like to confirm that the terms of the deal or the transaction with the related parties (detailed above) are fair and reasonable and are in the interest of the Company's shareholders.

Name of the Authorized Signatory	TK Raman
Designation	Chief Executive Officer
Signature	
Date and Company's Seal	13 November 2025 