

BDPH 101/2024

**COMPANY ANNOUNCEMENT**

*The following is a company announcement issued by Best Deal Properties Holding P.L.C. (C 88974) (hereinafter the “**Company**”) pursuant to the Capital Markets Rules issued by the Malta Financial Services Authority (the “**Capital Markets Rules**”) and the rules issued by the Malta Stock Exchange regulating the Prospects MTF market (the “**Prospects Rules**”)*

**QUOTE**

The Board of Directors of the Company, on the 26<sup>th</sup> of April 2024, considered and approved the Company’s audited consolidated financial statements for the period ended 31 December 2023. The said financial statements of the Company are available for viewing on the Company’s website at [www.bestdealholdings.com](http://www.bestdealholdings.com). Attached to this Company Announcement is a Directors’ Declaration on ESEF Annual Financial Statements.

Furthermore, the Company has been informed by the Board of Directors of each of Best Deal Developments Limited (C 89191), the guarantor of the €16,000,000 4.25% secured bonds 2024 issued by the Company in terms of a prospectus dated 12 December 2018 and Best Deal Estates Limited (C 102444), the guarantor of the €15,000,000 4.75% secured bonds 2025 – 2027 (the “Guarantors”), that the Board of Directors of each of the Guarantors, on the 26<sup>th</sup> of April 2024, considered and approved the audited financial statements of the Guarantors for the period ended 31 December 2023. The said financial statements are also available for viewing on the Company’s website through the following link: [www.bestdealholdings.com](http://www.bestdealholdings.com), in accordance with Capital Markets Rule 5.61.

**UNQUOTE**

By order of the Board.



Dr Stephanie Manduca  
Company Secretary

26 April 2024

## DIRECTORS' DECLARATION ON ESEF ANNUAL FINANCIAL REPORTS

We, Mr Christopher Attard and Mr Pierre Bartolo, in our capacity as Directors of **BEST DEAL PROPERTIES HOLDING PLC** (C88974), hereby certify:

1. That the Annual Financial Report for the year ended 31 December 2023 has been approved by the Board of Directors of the Company and is hereby being made available to the public.
2. That the Annual Financial Report has been prepared in terms of the applicable rules and regulations, including the Commission Delegated Regulation on the European Single Electronic Format (“ESEF”)<sup>1</sup> and the Capital Markets Rules<sup>2</sup>.
3. That the Audit Report on the ESEF Annual Financial Report is an exact copy of the original signed by the auditor and that no alterations have been made to the audited elements of the Annual Financial Report, including the annual financial statements.
4. That the Annual Financial Report shall serve as the official document for the purposes of the Capital Markets Rules and the Companies Act (Chapter 386 of the laws of Malta).



Mr Christopher Attard  
Director



Mr Pierre Bartolo  
Director

26 April 2024

<sup>1</sup> Commission Delegated Regulation 2019/815 on the European Single Electronic Format, as may be further amended from time to time

<sup>2</sup> Capital Markets Rules as issued by the Malta Financial Services Authority (MFSA).