

التاريخ: 1447/06/16 هـ

الموافق: 2025/12/07 م

## Al-Jazira Capital announces the occurrence of a specific event for Al Jazira REIT

Element List	Explanation
Introduction	<p>Al-Jazira Capital announces that it has received a letter from the tenant of Warehouse No. (1) in Block No. (10) ("First Complex"), Astra Grains Limited Company, stating that it has experienced difficult financial circumstances leading to the complete closure of its operations. The letter requests approval to terminate the lease and transfer the lease to an alternative tenant, Hassan Ali Al-Touri Company, which operates in the same sector. The current lease with Astra Grains Limited expires on 31/08/2026, with an annual rent of SAR 1,481,820. Accordingly, the lease with Astra Grains Limited has been terminated, and a new lease agreement has been signed with the tenant, Hassan Ali Al-Touri Company, for a period of one year, expiring on 31/08/2026, at the same rental rate as the previous tenant, Astra Grains Limited.</p> <p>Thus, the rental details for the tenant are as follows:</p>
Description of the Event	<ul style="list-style-type: none"> <li>- Lease start date: 01/09/2025</li> <li>- Lease expiry date: 31/08/2026</li> <li>- Duration of the lease contract: 1 year</li> <li>- Annual rental price: SAR 1,481,820</li> </ul>
The Impact Caused by the Event	<p>There is no financial impact of the deal on the fund as the value and duration of the lease has not been changed.</p>

Element List	Explanation
Additional Information	