



CONSOLIDATED FINANCIAL STATEMENTS
**PLAZA S.A. AND
SUBSIDIARIES**

Corresponding to the periods ended June 30,
2025, and 2024 (unaudited), and the fiscal year
ended December 31, 2024.

INTERIM FINANCIAL INFORMATION REVIEW REPORT

To the Shareholders and Board of Directors of
Plaza S.A

Introduction

We have reviewed the accompanying consolidated interim statement of financial position of Plaza S.A. and subsidiaries as of June 30, 2025, and; the corresponding consolidated interim statements of income and other comprehensive income for the six and three months ended on that date, the consolidated interim statements of changes in equity and cash flows for the six months ended on that date, and; notes to the consolidated interim financial statements, including material accounting policy information. Management is responsible for the preparation and fair presentation of this consolidated interim financial information in accordance with IAS 34 "Interim Financial Reporting" incorporated into the International Financial Reporting Standards issued by the International Accounting Standards Board. Our responsibility is to express a conclusion on this consolidated interim financial information based on our review.

Scope of the review

We have conducted our review in accordance with International Standard on Review Engagement 2410, Review of Interim Financial Information by the Entity's Independent Auditor. An interim financial information review consists primarily of making inquiries with persons responsible for financial and accounting matters, as well as applying analytical and other review procedures. A review has a substantially smaller scope than an audit conducted in accordance with Generally Accepted Auditing Standards in Chile and, consequently, does not allow us to obtain assurance that all significant matters that may have been identified in an audit have come to our attention. Accordingly, we do not express an audit opinion.

Conclusion

Based on our review, we have not been aware of any matter that would lead us to consider that the accompanying consolidated interim financial information does not reasonably present, in all material respects, the consolidated interim financial position of Plaza S.A., as of June 30, 2025, its results for the six and three months ended on that date, and its cash flows for the six-month period ended on that date, in accordance with IAS 34 "Interim Financial Reporting" incorporated into the International Financial Reporting Standards issued by the International Accounting Standards Board.

Other matters: Audit and review of financial statements in 2024

The College of Accountants of Chile A.G. approved that the Generally Accepted Auditing Standards in Chile fully and unreservedly adopt the International Auditing Standards issued by the IAASB for audits of financial statements prepared for the period beginning on or after January 1, 2025.

The audit of the consolidated financial statements of Plaza S.A. as of December 31, 2024, for which we issued an unmodified opinion dated February 25, 2025, includes the consolidated statement of financial position as of December 31, 2024 that is presented in the accompanying interim consolidated financial statements. The review of Plaza S.A.'s consolidated interim financial statements as of June 30, 2024, for which we issued an unmodified conclusion dated August 27, 2024, comprise the consolidated interim statement of financial position as of June 30, 2024, and the corresponding consolidated interim statements of income and other comprehensive income for the six and three-months periods ended June 30, 2024, and the consolidated interim statements of changes in equity and cash flows for the six-month period then ended, which are presented in comparison in the accompanying consolidated interim financial statements. Both the review and the aforementioned audit were carried out in accordance with the Generally Accepted Auditing Standards in Chile in force at that time.

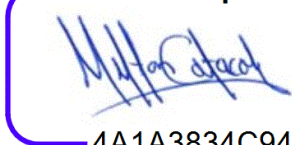
Other-matter – Translation into English

The accompanying interim consolidated financial statements have been translated into English solely for the convenience of readers outside of Chile.

Deloitte.

August 5th, 2025
Santiago, Chile

Firmado por:



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Milton Catacoli
Partner

(Translation of Interim Consolidated Financial Statements originally issued in Spanish)

Interim Consolidated Financial Statements

PLAZA S.A. AND SUBSIDIARIES

Corresponding to the periods ended June 30, 2025 and 2024 (unaudited) and the year ended
December 31, 2024



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- Interim Consolidated Statements of Financial Position.
- Interim Consolidated Statements of Comprehensive Income.
- Interim Consolidated Statements of Cash Flows.
- Interim Consolidated Statements of Changes in Shareholders' Equity.
- Notes to the Interim Consolidated Financial Statements.

Plaza S.A.

Registration in the Securities Registry No. 1.028

(Translation of Interim Consolidated Financial Statements originally issued in Spanish)

PLAZA S.A. AND SUBSIDIARIES

Interim Consolidated Statements of Financial Position

Corresponding to the period ended June 30, 2025 (unaudited), and the fiscal year ended December 31, 2024.

(In thousands of pesos)

	Note	As of June 30 of 2025 ThCh\$	As of December 31 of 2024 ThCh\$
Assets			
Current assets			
Cash and cash equivalents	3	209,521,436	179,173,763
Other non-financial assets, current	4	38,778,764	36,906,168
Trade receivables and other accounts receivable, current	5	94,147,117	111,058,299
Accounts receivable from related entities, current	6.1	8,721,872	19,565,384
Tax assets, current	7	17,092,205	8,198,046
Total current assets in operation		368,261,394	354,901,660
Non-current assets classified as held for sale and discontinued operations	2.11	50,238,972	50,111,656
Total current assets		418,500,366	405,013,316
Non-current assets			
Other non-financial assets, non-current	4	42,114,427	35,047,337
Accounts receivable, non-current	5	67,517,039	67,012,564
Accounts receivable from related entities, non-current	6.1	9,319,570	6,563,056
Intangible assets other than goodwill	9	6,845,147	6,664,914
Properties, plant and equipment	10	7,174,659	6,371,963
Investment Properties	11	5,847,400,073	5,356,540,334
Deferred tax assets	13.2	29,009,390	31,859,487
Total non-current assets		6,009,380,305	5,510,059,655
Total assets		6,427,880,671	5,915,072,971
Liabilities			
Current liabilities			
Other financial liabilities, current	14	137,978,564	184,533,058
Trade accounts payable and other accounts payable	15 a)	57,611,884	95,843,191
Accounts payable to related entities, current	6.2	1,029,071	2,641,613
Lease liability current	16	1,086,578	1,692,424
Other short-term provisions	26	798,584	884,435
Current tax liabilities	17	9,805,011	22,601,347
Employee benefit provisions, current	18	7,361,022	13,102,988
Other non-financial liabilities, current	19	15,523,168	23,176,757
Total current liabilities		231,193,882	344,475,813
Non-current liabilities			
Other financial liabilities, non-current	14	1,456,652,920	1,433,041,928
Accounts payable, non-current	15 b)	1,763,479	1,415,976
Lease liability non-current	16	15,259,356	18,495,490
Deferred tax liabilities	13.2	1,028,109,204	892,939,697
Employee benefit provisions, non-current	18	6,329,869	5,166,831
Other non-financial liabilities, non-current	19	29,050,715	28,487,414
Total non-current liabilities		2,537,165,543	2,379,547,336
Total Liabilities		2,768,359,425	2,724,023,149
Equity			
Share capital	20 b)	464,499,686	464,499,686
Accumulated profit (losses)		3,059,826,609	2,591,607,732
Share premiums		139,259,994	139,259,994
Other reserves	20 c)	(38,186,668)	(37,504,337)
Equity attributable to the owners of the controller		3,625,399,621	3,157,863,075
Non-controlling interests		34,121,625	33,186,747
Total Equity		3,659,521,246	3,191,049,822
Total Equity and Liabilities		6,427,880,671	5,915,072,971

The attached notes 1 to 32 are an integral part of these Interim Consolidated Financial Statements

(Translation of Interim Consolidated Financial Statements originally issued in Spanish)

PLAZA S.A. AND SUBSIDIARIES

Interim Consolidated Statements of Comprehensive Income

Corresponding to the periods ended June 30, 2025 and 2024 (unaudited)

(In thousands of pesos)

	Note	For the 6 months ended June 30		For the 3 months ended June 30	
		2025 ThCh\$	2024 (1) ThCh\$	2025 ThCh\$	2024 (1) ThCh\$
Revenue	22	316,107,505	234,529,210	160,062,412	120,423,395
Cost of sales	23.1	(24,943,330)	(24,358,292)	(11,603,231)	(11,624,739)
Gross margin		291,164,175	210,170,918	148,459,181	108,798,656
Other income, by function	23.2	471,020,263	123,633,224	470,776,860	123,608,431
Administrative expenses	23.1	(41,134,347)	(32,524,444)	(21,267,772)	(17,567,355)
Other expenses, by function	23.3	(957,364)	(877,842)	(867,638)	(767,947)
Operating income		720,092,727	300,401,856	597,100,631	214,071,785
Financial income	23.4	6,303,150	8,037,705	3,309,099	3,576,728
Finance costs	23.5	(35,385,942)	(25,828,299)	(17,815,901)	(14,079,702)
Share in the income (losses) of associates and joint ventures accounted for using the equity method	8 a)	-	1,462,595	-	(612,484)
Foreign exchange differences	23.5	(669,356)	866,641	(357,618)	174,669
Gain (loss) from indexed assets (liabilities)	23.5	(28,384,186)	(25,876,962)	(12,835,207)	(15,614,639)
Income before taxes		661,956,393	259,063,536	569,401,004	187,516,357
Income tax expense	13.1 a)	(167,887,878)	(83,122,106)	(146,813,818)	(66,446,977)
Income		494,068,515	175,941,430	422,587,186	121,069,380
Income (loss) attributable to					
Income (loss) attributable to equity holders of the parent		492,058,004	175,131,141	421,546,476	120,990,862
Income (loss) attributable to non-controlling interests		2,010,511	810,289	1,040,710	78,518
Earnings		494,068,515	175,941,430	422,587,186	121,069,380
Earnings per share					
Basic earnings per share					
Basic earnings per share from continuing operations		\$ 224.68	\$ 83.54	\$ 192.49	\$ 55.92
Basic earnings per share		\$ 224.68	\$ 83.54	\$ 192.49	\$ 55.92
Diluted earnings per share					
Diluted earnings per share from continuing operations		\$ 224.68	\$ 83.54	\$ 192.49	\$ 55.92
Diluted earnings per share		\$ 224.68	\$ 83.54	\$ 192.49	\$ 55.92

(1) See note 31.

The attached notes 1 to 32 are an integral part of these Interim Consolidated Financial Statements

(Translation of Interim Consolidated Financial Statements originally issued in Spanish)

PLAZA S.A. AND SUBSIDIARIES

Interim Consolidated Statements of Comprehensive Income

Corresponding to the periods ended June 30, 2025 and 2024 (unaudited)

(In thousands of pesos)

	For the 6 months ended June 30		For the 3 months ended June 30	
	2025 ThCh\$	2024 ThCh\$	2025 ThCh\$	2024 ThCh\$
Income	494,068,515	175,941,430	422,587,186	121,069,380
Components of other comprehensive income that will be reclassified to income for the period, before tax				
Cumulative translation adjustment				
losses from exchange conversion differences, before taxes	(638,386)	2,592,931	10,627,643	(37,916,056)
Other comprehensive income, before taxes, from foreign exchange conversion	(638,386)	2,592,931	10,627,643	(37,916,056)
Cash flow hedges				
Income (loss) from cash flow hedges, before tax	-	2,298,818	-	2,298,818
Other comprehensive income, before tax, on cash flow hedges	-	2,298,818	-	2,298,818
Other components of other comprehensive income, which will be reclassified to income for the year, before taxes	(638,386)	4,891,749	10,627,643	(35,617,238)
Income taxes related to components of other comprehensive income				
Income tax related to cash flow hedges in other comprehensive income	-	(620,681)	-	(620,681)
Income taxes related to components of other comprehensive income	-	(620,681)	-	(620,681)
Other comprehensive income	(638,386)	4,271,068	10,627,643	(36,237,919)
Total Comprehensive Income	493,430,129	180,212,498	433,214,829	84,831,461
Comprehensive income attributable to				
Comprehensive income attributable to equity holders of the parent	491,375,673	179,410,238	432,158,960	87,449,269
Comprehensive income attributable to non-controlling interests	2,054,456	802,260	1,055,869	(2,617,808)
Total Comprehensive Income	493,430,129	180,212,498	433,214,829	84,831,461

The attached notes 1 to 32 are an integral part of these Interim Consolidated Financial Statements

(Translation of Interim Consolidated Financial Statements originally issued in Spanish)

PLAZA S.A. AND SUBSIDIARIES

Interim Consolidated Statements of Cash Flows

Corresponding to the periods ended June 30, 2025 and 2024 (unaudited)

(In thousands of pesos)

Direct Cash Flow Statement	For the 6 months ended June 30	
	2025 ThCh\$	2024 ThCh\$
Cash flows provided (used in) operating activities		
Classes of collections from operating activities:		
Collections from the sale of goods and provision of services	402,140,568	282,732,604
Payment types:		
Payments to suppliers for the supply of goods and services	(92,292,874)	(84,270,594)
Payments to and on behalf of employees	(25,894,018)	(23,099,587)
Other payments for operating activities	(49,648,413)	(29,538,637)
Income taxes (paid)	(48,453,257)	(33,129,444)
Other cash (outflows) inflows	487,736	-
Net Cash Flows by operating activities	186,339,742	112,694,342
Cash flows provided (used in) investing activities		
Payments for purchases of intangible assets	(1,862,291)	(463,821)
Payments for purchases of property, plant and equipment	(656,029)	(498,430)
Payments for purchases of other long-term assets - Investment Properties	(29,333,880)	(37,589,489)
Interest received	4,847,179	5,446,012
Net cash (used in) investing activities	(27,005,021)	(33,105,728)
Net cash flows provided by (used in) financing activities		
Amounts proceeds from obligations with the public	-	107,567,874
Proceeds from loans	156,117,150	-
Total proceeds from loans	156,117,150	107,567,874
Loan payments	(202,516,904)	(38,382,885)
Payments of public bonds obligations	(653,208)	(631,081)
Net Loans to related entities (granted) received	4,666,809	(518,905)
Dividends paid	(47,170,623)	(79,031,180)
Interest paid	(37,064,401)	(26,790,118)
Other Cash inflows (outflows)	(1,119,578)	(1,127,138)
Net cash flows provided (used in) financing activities	(127,740,755)	(38,913,433)
Net Increase (Decrease) in Cash and Cash Equivalents	31,593,966	40,675,181
Effects of variation in the exchange rate on cash and cash equivalents	(1,246,293)	958,946
Cash and Cash Equivalents, Statement of Cash Flow, Initial Balance	179,173,763	202,015,648
Cash and Cash Equivalents, Statement of Cash Flow, Final Balance	209,521,436	243,649,775

The attached notes 1 to 32 are an integral part of these Interim Consolidated Financial Statements

(Translation of Interim Consolidated Financial Statements originally issued in Spanish)

PLAZA S.A. AND SUBSIDIARIES

Interim Consolidated Statements of Changes in Shareholders' Equity

Corresponding to the period ended June 30, 2025 and 2024 (unaudited)

(In thousands of pesos)

As of June 30, 2025	Capital in shares	Issuance premium	Conversion Reserves	Cash flow hedge reserves	Total other comprehensive income	Other Reserves	Total Other Reserves	Retained earnings	Net equity attributable to owners of the parent	Non-controlling interests	Changes in Equity, Total
Equity previously reported	464,499,686	139,259,994	53,142,703	-	53,142,703	(90,647,040)	(37,504,337)	2,591,607,732	3,157,863,075	33,186,747	3,191,049,822
Changes in Equity											
Comprehensive Income											
Income	-	-	-	-	-	-	-	492,058,004	492,058,004	2,010,511	494,068,515
Other comprehensive income	-	-	(682,331)	-	(682,331)	-	(682,331)	-	(682,331)	43,945	(638,386)
Comprehensive Income	-	-	(682,331)	-	(682,331)	-	(682,331)	492,058,004	491,375,673	2,054,456	493,430,129
Equity issuance	-	-	-	-	-	-	-	-	-	(1,119,578)	(1,119,578)
Dividends	-	-	-	-	-	-	-	(23,839,127)	(23,839,127)	-	(23,839,127)
Total increase (decrease) in equity	-	-	(682,331)	-	(682,331)	-	(682,331)	468,218,877	467,536,546	934,878	468,471,424
Final Balance Current Fiscal Period	464,499,686	139,259,994	52,460,372	-	52,460,372	(90,647,040)	(38,186,668)	3,059,826,609	3,625,399,621	34,121,625	3,659,521,246

As of June 30, 2024	Capital in shares	Issuance premium	Conversion Reserves	Cash flow hedge reserves	Total other comprehensive income	Other Reserves	Total Other Reserves	Retained earnings	Net equity attributable to owners of the parent	Non-controlling interests	Changes in Equity, Total
Equity previously reported	175,122,686	123,573,274	30,118,168	40,614	30,158,782	(74,839,634)	(44,680,852)	2,347,038,057	2,601,053,165	31,634,353	2,632,687,518
Changes in Equity											
Income	-	-	-	-	-	-	-	175,131,141	175,131,141	810,289	175,941,430
Other comprehensive income	-	-	2,600,960	1,678,137	4,279,097	-	4,279,097	-	4,279,097	(8,029)	4,271,068
Comprehensive Income	-	-	2,600,960	1,678,137	4,279,097	-	4,279,097	175,131,141	179,410,238	802,260	180,212,498
Issue decrease in equity	171,536,963	11,157,902	-	-	-	-	-	-	182,694,865	(1,127,138)	181,567,727
Dividends	-	-	-	-	-	-	-	(19,753,872)	(19,753,872)	(1,329)	(19,755,201)
Increase (decrease) from transfers and other exchanges	-	-	-	(40,614)	-	-	(40,614)	(138,015)	(178,629)	-	(178,629)
Total increase (decrease) in equity	171,536,963	11,157,902	2,600,960	1,637,523	4,238,483	-	4,238,483	155,239,254	342,172,602	(326,207)	341,846,395
Final Balance Previous Fiscal Period	346,659,649	134,731,176	32,719,128	1,678,137	34,397,265	(74,839,634)	(40,442,369)	2,502,277,311	2,943,225,767	31,308,146	2,974,533,913

The attached notes 1 to 32 are an integral part of these Interim Consolidated Financial Statements

(Translation of Interim Consolidated Financial Statements originally issued in Spanish)

PLAZA S.A. AND SUBSIDIARIES

Notes to the Interim Consolidated Financial Statements as of June 30, 2025 (unaudited)

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PLAZA S.A. AND SUBSIDIARIES

Notes to the Interim Consolidated Financial Statements as of June 30, 2025 (unaudited)

1. ACTIVITY AND FINANCIAL STATEMENTS OF THE PLAZA AND SUBSIDIARIES

The Consolidated Financial Statements of Plaza S.A. and Subsidiaries for the ending periods ended June 30, 2025, were authorized for issuance by the Board of Directors on August 5, 2025.

Plaza S.A. ("Plaza" or "the Company" or "the Group") was incorporated in Chile as a stock Corporation on April 16, 2008 and was registered in the Securities Registry of the Commission for the Financial Market on April 30, 2009 under No. 1,028 and is consequently subject to its regulations.

Plaza S.A. is the holding company that Consolidated all the companies that own the shopping centers that operate under the mallplaza brand in Chile, Colombia and the businesses that operate under the Autoplaza and Motorplaza brands, in Chile and Perú, respectively. Currently Plaza S.A. operates 37 shopping centers totaling a leasable area of 2,341,000 m², (more than 5,220 premises), distributed in its subsidiaries in Chile with 1,451,000 m², Colombia with 272,000 m², and Perú 618,000 m².

Plaza S.A. develops, builds, administers, manages, exploits, leases and sublets premises and spaces in shopping centers of the "mall" type and "power centers" in Perú as a result of the acquisition of Falabella Perú S.A.A. (now Activos Inmobiliarios S.A.A.) (see Note 31).

The business model of Plaza S.A. is characterized by delivering a comprehensive offering of goods and services in world-class malls designed as modern, welcoming and attractive public spaces, making them important shopping and socialization centers for the inhabitants of their areas of influence.

The main commercial operators present in each country, leaders in their categories, participate in Mall Plaza shopping centers with sizes and formats that optimize their commercial management, generating a portfolio of highly diversified real estate income.

The company address and the main offices of the Company are located in the city of Santiago at Avenida Américo Vespucio No. 1737, 9th floor, commune of Huechuraba.

Plaza S.A. is controlled by Falabella S.A. through its subsidiary Desarrollos Inmobiliarios S.A., which directly owns 53.05% of the shares of the Company.

(Translation of Interim Consolidated Financial Statements originally issued in Spanish)

PLAZA S.A. AND SUBSIDIARIES

Notes to the Interim Consolidated Financial Statements as of June 30, 2025 (unaudited)

1. ACTIVITY AND FINANCIAL STATEMENTS OF THE PLAZA AND SUBSIDIARIES (continued)

The Consolidated Financial Statements include the following subsidiaries:

Subsidiary	Unique Tax Identification Number	Country	Functional Currency	Ownership Interest					
				As of June 30, 2025			As of December 31, 2024		
				Direct %	Indirect %	Total %	Direct %	Indirect %	Total %
Servicios Mallplaza SpA.	76.034.238-6	Chile	Chilean peso	100	-	100	100	-	100
Plaza Vespucio SpA.	96.538.230-5	Chile	Chilean peso	-	100	100	-	100	100
Plaza La Serena SpA.	96.795.700-3	Chile	Chilean peso	-	100	100	-	100	100
Plaza Oeste SpA.	96.653.650-0	Chile	Chilean peso	100	-	100	100	-	100
Plaza Antofagasta S.A.	99.555.550-6	Chile	Chilean peso	-	100	100	-	100	100
Desarrollos e Inversiones Internacionales SpA.	76.883.720-1	Chile	Chilean peso	-	100	100	-	100	100
Desarrollos e Inversiones Internacionales en Colombia SpA. (1)	77.865.419-9	Chile	Chilean peso	-	100	100	-	100	100
Desarrollos Perú SpA. (2)	77.934.285-9	Chile	Chilean peso	-	100	100	-	100.00000	100.00000
Nuevos Desarrollos SpA. (5)	76.882.330-8	Chile	Chilean peso	-	-	-	-	100	100
Plaza Valparaíso S.A.	76.677.940-9	Chile	Chilean peso	-	100	100	-	100	100
Plaza Cordillera SpA.	76.882.090-2	Chile	Chilean peso	-	100	100	-	100	100
Plaza del Trébol SpA.	96.653.660-8	Chile	Chilean peso	99.99999	0.00001	100	99.99999	0.00001	100
Patrimonio Autónomo Mallplaza Cali.	0-E	Colombia	Colombian peso	-	100	100	-	100	100
Patrimonio Autónomo Centro Comercial Cartagena.	0-E	Colombia	Colombian peso	-	100	100	-	100	100
Patrimonio Autónomo Centro Comercial Manizales Dos.	0-E	Colombia	Colombian peso	-	80	80	-	80	80
Patrimonio Autónomo Centro Comercial Barranquilla.	0-E	Colombia	Colombian peso	-	65	65	-	65	65
Patrimonio Autónomo Mallplaza Calima Holding.	0-E	Colombia	Colombian peso	-	100	100	-	100	100
Mall Plaza Servicios S.A.S.	0-E	Colombia	Colombian peso	-	100	100	-	100	100
Fondo de Capital Privado Mallplaza.	0-E	Colombia	Colombian peso	-	100	100	-	100	100
Salón Motorplaza Perú S.A.	0-E	Perú	Peruvian Sol	-	100	100	-	100	100
Inmobiliaria Mall Las Américas S.A.	96.824.450-7	Chile	Chilean peso	-	98.26344	98.26344	-	98.26344	98.26344
Tierra Panie S.A. (3)	0-E	Perú	Peruvian Sol	-	99.76741	99.76741	-	99.76741	99.76741
Mall Plaza Inmobiliaria S.A. (3)	0-E	Perú	Peruvian Sol	-	99.76741	99.76741	-	99.76741	99.76741
Gemma Negocios S.A.C. (3)	0-E	Perú	Peruvian Sol	-	69.83719	69.83719	-	69.83719	69.83719
Open Plaza Corporativo Perú S.A.C. (3)	0-E	Perú	Peruvian Sol	-	99.76741	99.76741	-	99.76741	99.76741
Logística y Distribución S.A.C. (3)	0-E	Perú	Peruvian Sol	-	99.76741	99.76741	-	99.76741	99.76741
Inmobiliaria Kainos S.A.C. (3)	0-E	Perú	Peruvian Sol	-	99.76741	99.76741	-	99.76741	99.76741
Inversiones Corporativas Beta S.A.C. (3)	0-E	Perú	Peruvian Sol	-	99.76741	99.76741	-	99.76741	99.76741
Inversiones Corporativas Gamma S.A. (3)	0-E	Perú	Peruvian Sol	-	99.76741	99.76741	-	99.76741	99.76741
Open Plaza S.A. (3)	0-E	Perú	Peruvian Sol	-	99.76741	99.76741	-	99.76741	99.76741
Activos Inmobiliarios S.A.A. (3) (4)	0-E	Perú	Peruvian Sol	-	99.76741	99.76741	-	99.76741	99.76741
Mall Plaza Perú S.A. (3)	0-E	Perú	Peruvian Sol	-	99.76741	99.76741	-	99.76741	99.76741

(1) On January 2, 2024, the company Desarrollos e Inversiones Internacionales SpA was divided creating the subsidiary Desarrollos e Inversiones Internacionales en Colombia SpA.

(2) On July 30, 2024, the company Desarrollos Perú SpA was incorporated.

(3) Companies acquired on December 4, 2024 (see Note 31).

(4) On May 26, 2025, the company Falabella Perú SAA changed its corporate name to Activos Inmobiliarios SAA

(5) On April 1, 2025, Nuevos Desarrollos SpA. was absorbed by Desarrollos e Inversiones Internacionales SpA.

(Translation of Interim Consolidated Financial Statements originally issued in Spanish)

PLAZA S.A. AND SUBSIDIARIES

Notes to the Interim Consolidated Financial Statements as of June 30, 2025 (unaudited)

1. ACTIVITY AND FINANCIAL STATEMENTS OF THE PLAZA AND SUBSIDIARIES (continued)

As of June 30, 2025 and December 31, 2024, Plaza S.A. and subsidiaries presents the following number of collaborators:

	As of june 30 2025	As of december 31 2024
Chile	524	528
Colombia	87	80
Perú	130	131
Total employees	741	739
Executives	26	27
Average employees	745	742

2. PRINCIPAL ACCOUNTING POLICIES

2.1 Basis of preparation and presentation

These interim Consolidated Financial Statements of Plaza S.A. and subsidiaries includes the Consolidated Financial Statements, for the interim period ended June 30, 2025 (unaudited) and the fiscal year ended December 31, 2024 the Interim Consolidated Statements of Comprehensive Income, the Consolidated Statements of Changes in Shareholders' Equity and the Consolidated Statements of Cash Flows prepared using the direct method for interim periods ended June 30, 2025 and 2024, and their corresponding notes, which have been prepared and presented in accordance with the International Financial Reporting Standards (IFRS) issued by the International Accounting Standards Board (IASB), being financial statements, have been based in accordance with IAS 34, considering additional information requirements of the Commission for the Financial Market (CMF), which does not contradict IFRS standards.

These Consolidated Financial Statements have been prepared from the records of accounting maintained by Plaza S.A. and its subsidiaries.

The preparation of the Consolidated Financial Statements in accordance with IFRS and additional information requirements of the Commission for the Financial Market (CMF) require the use of certain critical accounting estimates and also requires the Administration to exercise its judgment in the application process of the accounting policies in the Company. Note 2.27 discloses the areas that imply a higher degree of judgment or complexity or the areas where the assumptions and estimates are significant for the Consolidated Financial Statements.

For the convenience of the reader, these financial statements and their accompanying notes have been translated from Spanish into English.

(Translation of Interim Consolidated Financial Statements originally issued in Spanish)

PLAZA S.A. AND SUBSIDIARIES

Notes to the Interim Consolidated Financial Statements as of June 30, 2025 (unaudited)

2. PRINCIPAL ACCOUNTING POLICIES (continued)

2.2. New standards, interpretations and amendments adopted by Plaza and Subsidiaries

The accounting policies adopted in order to prepare the Interim Consolidated Financial Statements for the period ended June 30, 2025 are consistent with those applied in preparing the Consolidated Financial Statements of Plaza and Subsidiaries for the year ended December 31, 2024. Certain items in the prior year's financial statements have been reclassified in order to ensure comparability with the current year's presentation.

2.3 Basis of consolidation

The Consolidated Financial Statements comprise the Financial Statements of Plaza S.A. and its subsidiaries as of June 30, 2025 and 2024 (unaudited) and December 2024.

Subsidiaries are all the Companies of which Plaza S.A. has control in accordance with IFRS 10. To comply with the definition of control in IFRS 10 "Consolidated Financial Statements," three criteria must be met: (a) an investor has power over the relevant activities of an investee, (b) the investor has an exposure, or rights, or variable returns from its involvement in the investee, and (c) the investor has the ability to use its power over the investee to affect the amount of the investor's returns.

The subsidiaries are fully Consolidated from the date of acquisition, which is the date on which the Plaza and Subsidiaries obtains control and continue to be Consolidated until the date on which said control ceases.

The Financial Statements of the subsidiaries are prepared for the same reporting period as the controlling company, and the accounting policies have been applied consistently. All inter-company balances, transactions, revenues and expenses, profits and losses resulting from intra-group transactions have been eliminated.

The non-controlling interest represents the portion of profits or losses and net assets that are not owned by the Plaza and Subsidiaries and are presented separately in the Statements of Comprehensive Income and within the equity in the Consolidated Statements of Financial Position, separate from the equity of the controlling company.

Acquisitions of controlling interests are accounted for using the acquisition method, where the excess of the acquisition cost over the fair value of the Company's interest in the identifiable net assets acquired is recognized as goodwill, except in the case of business combinations under common control, where the pooling of interest method is used (see Note 31).

(Translation of Interim Consolidated Financial Statements originally issued in Spanish)

PLAZA S.A. AND SUBSIDIARIES

Notes to the Interim Consolidated Financial Statements as of June 30, 2025 (unaudited)

2. PRINCIPAL ACCOUNTING POLICIES (continued)

2.4 Presentation and functional currency

The Consolidated Financial Statements are presented in thousands of Chilean pesos ("ThCh\$"), unless otherwise indicated, which is the functional currency of the primary economic environment in which Plaza S.A. operates and it is the presentation currency of Plaza and Subsidiaries. Chilean pesos are rounded to the nearest thousand pesos.

Each entity of Plaza and Subsidiaries has determined its own functional currency in accordance with the requirements of IAS 21 "Effects of changes in Foreign Currency Exchange Rates" and the items included in the Financial Statements of each entity are measured, using that functional currency. The functional currency of each of the companies is described in Note 1.

2.5 Translation of foreign currency

Transactions in foreign currencies are initially recorded at the exchange rate of the functional currency at the date of the transaction. Monetary assets and liabilities denominated in foreign currency are translated at the observed exchange rate of the functional currency at the closing date of the Statement of Financial Position. All translation differences are recognized in profit or loss for the period.

Non-monetary items that are measured at historical cost in foreign currency are translated using the exchange rates at the transaction date, and the monetary items that are measured at fair value in foreign currency are translated using the exchange rates on the date of the Consolidated financial statement.

The exchange rates of the foreign currencies and the Unidad de Fomento (UF, Chilean monetary unit indexed to the inflation index) with respect to the Chilean peso as of June 30, 2025 and 2024, and December 31, 2024, are as follows:

	As of june 30, 2025	As of december 31, 2024	As of june 30, 2024
U.S. Dollar (US \$)	933.42	996.46	944.34
Euro (EUR)	1,099.05	1,035.28	1,011.83
Peruvian sol (PEN)	263.74	264.54	246.02
Colombian peso (COP)	0.23	0.23	0.23
Unit of Account (UF)	39,267.07	38,416.69	37,571.86

(Translation of Interim Consolidated Financial Statements originally issued in Spanish)

PLAZA S.A. AND SUBSIDIARIES

Notes to the Interim Consolidated Financial Statements as of June 30, 2025 (unaudited)

2. PRINCIPAL ACCOUNTING POLICIES (continued)

2.5 Translation of foreign currency (continued)

In the case of subsidiaries abroad, for the purpose of translating a presentation currency, in the Financial Statements that differ from the functional currency of the parent company, the assets and liabilities are presented in Chilean pesos converted at the exchange rate observed at the closing date of the Statement of Financial Position, while the Income Statement is converted at the average exchange rate of each month, in accordance with the provisions of IAS 21.

The exchange rate differences that arise from the translation to presentation currency are recorded to a separate component of equity. At the time of disposal of foreign entity, the accumulated deferred amount recognized in equity in relation to that particular foreign operation is recognized in the Statement of Income.

Any goodwill arising from the acquisition of a foreign operation and any adjustment to fair value in the carrying values of assets and liabilities arising from acquisitions, are treated as assets and liabilities of the foreign operation and are translated at the closing date.

2.6 Classification of current and non-current balances

In the Consolidated Statement of Financial Position, the balances are classified according to their maturities; i.e., as current, those with expiration equal to or less than twelve months and as non-current, those with maturities greater than twelve months.

2.7 Statement of Cash Flows

The Statement of Cash Flows considers the cash movements made during the period. In these Statements of Cash Flow, the following concepts are used as described below:

Cash Flows: inflows and outflows of cash or other equivalent means, these being understood as investments with an original maturity of three months or less and of high liquidity, and which are subject to an insignificant risk of changes in their value.

Operating Activities: these are the activities that constitute the main source of ordinary revenue and expenses of the Plaza and Subsidiaries, as well as the activities that cannot be classified as investment or financing.

Investing Activities: the acquisition, sale or disposal by other means of non-current assets and other investments not included in cash and cash equivalents.

(Translation of Interim Consolidated Financial Statements originally issued in Spanish)

PLAZA S.A. AND SUBSIDIARIES

Notes to the Interim Consolidated Financial Statements as of June 30, 2025 (unaudited)

2. PRINCIPAL ACCOUNTING POLICIES (continued)

2.7 Statement of Cash Flows (continued)

Financing Activities: activities that produce changes in the size and composition of equity and borrowings.

The Company considers cash and cash equivalents as cash balances held in cash and in current bank accounts, time deposits and other financial transactions that are set to be settled in less than 3 months, plus accrued interest at the end of each ending period.

2.8 Financial assets

a) Recognition, measurement and derecognition of financial assets

IFRS 9 "Financial Instruments, brings together the three aspects of accounting for financial instruments: classification and measurement; impairment; and hedge accounting. Financial assets are classified at their initial recognition as financial assets at fair value through the results, loans and accounts receivable, investments held to maturity or investments available for sale. Where it is permitted and appropriate, this designation is re-evaluated at the close of each financial ending year. When financial instruments are initially recognized, they are measured at fair value and the costs or income directly attributable to the transaction are recognized in income.

Subsequently, financial assets are measured at fair value, except for loans and accounts receivable and investments classified as held-to-maturity, which are measured at the amortized cost using the effective rate method.

The adjustment of assets recorded at fair value is charged to income, except for investments available for sale whose market adjustment is recognized in a separate component of equity, net of deferred taxes applied to it.

Financial assets are derecognized when the rights to receive cash flows derived from them have expired or have been transferred, and the Plaza and Subsidiaries has substantially transferred all the risks and benefits derived from their ownership.

b) Impairment of financial assets

IFRS 9 requires the Plaza and Subsidiaries to record the expected credit losses of all its financial assets, either on a 12-month or lifetime basis. Plaza and Subsidiaries applied the simplified model.

(Translation of Interim Consolidated Financial Statements originally issued in Spanish)

PLAZA S.A. AND SUBSIDIARIES

Notes to the Interim Consolidated Financial Statements as of June 30, 2025 (unaudited)

2. PRINCIPAL ACCOUNTING POLICIES (continued)

2.8 Financial assets (continued)

b) Impairment of financial assets (continued)

The Plaza and subsidiaries has established a provision matrix that is based on the historical experience of the Group's credit losses, adjusted by specific prospective factors for the debtors and the economic environment in accordance with IFRS 9.

The Plaza and Subsidiaries evaluates whether there is objective evidence of impairment for financial assets that are individually significant or collectively significant for financial assets that are not individually significant. If, in a subsequent ending year, the amount of the impairment loss decreases and the decrease can be objectively related to an event that occurs after recognition of the impairment, the previously recognized impairment loss is reversed. Any subsequent reversal of an impairment loss is recognized in the profit or loss, to the extent that the carrying value of the asset does not exceed its amortized cost on the reversal date.

2.9 Financial liabilities

Recognition, measurement and derecognition of financial liabilities

All public bond and financial institution obligations are initially recognized at fair value, net of the costs incurred in the transaction. After the initial recognition, the obligations and loans that accrue interest are subsequently measured at amortized cost, recognizing in income any greater or lesser value in the placement on the amount of the respective debt through the effective interest rate method, unless designated as a fair value hedge.

Public bond obligations are presented at their nominal value plus interest, calculated in accordance with the effective interest rate method and the accrued readjustments.

Financial liabilities are derecognized when the obligations specified in the contracts are canceled, expired or are forgiven.

2.10 Derivative contracts

Derivative instruments are recorded at the fair value on the date that the contract was executed and are subsequently revalued at the fair value at the closing date of the Financial Statements. The changes that are generated in the fair value are recorded to profit or loss, unless they qualify as cash flow hedges.

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PLAZA S.A. AND SUBSIDIARIES

Notes to the Interim Consolidated Financial Statements as of June 30, 2025 (unaudited)

2. PRINCIPAL ACCOUNTING POLICIES (continued)

2.10 Derivative contracts (continued)

If the derivative instruments qualify as hedging derivatives, they are initially recognized at the contract value and subsequently revalued at their fair value at the closing date of the Financial Statements. Profits or losses resulting from the measurement of fair value are recognized for cash flow hedges within other comprehensive income for the effective portion, such as profits or losses for cash flow hedges of financial instruments. Once the derivative contract has been settled, the balances accumulated in other comprehensive income are reclassified to the statement of income.

The instruments currently utilized correspond to cross currency swaps. The Company uses valuation models that are applied to determine the market value of the derivatives. The valuation methodology used includes pricing models using present value calculations. These models require financial market data for their calculation and are obtained through public and private access information platforms. The information required for the calculation mainly includes spot and forward exchange rates and interest rate curves.

Offsetting of financial instruments

Financial assets and liabilities are offset and the net amount is reported in the Consolidated Statement of Financial Position if, and only if, there is a legal right to receive or cancel the net amount at the closing date of the Statement of Financial Position, in addition, if there is an intention to settle on a net basis, or to realize the assets and settle the liabilities simultaneously.

2.11 Assets held for sale and discontinued operations

Non-current assets whose carrying value will be recovered through a sale transaction and not through their continuous use are classified as held for sale and discontinued operations. This condition is considered fulfilled only when the sale is highly probable, and the asset is available for immediate sale in its current state. As of June 30, 2025, the company has classified assets held for sale corresponding to surplus land for Thch\$50,238,972 (M\$50,111,656 as of December 31, 2024).

Plaza and Subsidiaries has made active arrangements for the sale of said assets.

These assets are valued at the lower of their carrying amount and fair value less costs to sell.

2.12 Property, plant and equipment

Property, plant and equipment are recorded at cost and are presented net of accumulated depreciation and accumulated impairment, except for land, which is not subject to depreciation.

(Translation of Interim Consolidated Financial Statements originally issued in Spanish)

PLAZA S.A. AND SUBSIDIARIES

Notes to the Interim Consolidated Financial Statements as of June 30, 2025 (unaudited)

2. PRINCIPAL ACCOUNTING POLICIES (continued)

2.12 Property, plant and equipment (continued)

The cost includes the purchase price and all costs directly related to placing the asset at the location and in the conditions necessary for it to operate as intended by Management, in addition to the initial estimate of the costs of dismantling, removal or partial or total removal of the asset, as well as the rehabilitation of the place where it is located, where such constitutes an obligation for the Company. For construction works, the cost includes directly related personnel expenses and others of an operational nature attributable to the construction, as well as financial expenses related to external financing accrued during the construction year. The interest rate used to capitalize financial expenses is that corresponding to the specific financing or, as the case may be, the average financing rate of the Company.

The costs of expansion, modernization or improvement that represent an increase in productivity, capacity or efficiency, and therefore an extension of the useful life of the assets, are capitalized as additional cost of the corresponding assets. Ending year maintenance, conservation and repair expenditures are recognized as an expense during the year in which they are incurred. An element of property, plant and equipment is derecognized at the time of its disposal or when future economic benefits of its use or disposal are not expected. Any gain or loss arising from the disposal of the asset (calculated as the difference between the net disposal value and the carrying value of the asset) is included in the Statement of Income in the fiscal year the asset is derecognized.

In addition, this category includes right of use assets derived from the application of IFRS 16, which are depreciated over the terms of the relevant lease agreements.

Depreciation begins when the goods are available for use, that is, when they are in the location and under the conditions necessary to be able to operate in the manner intended by Management. Depreciation is calculated on a straight-line basis over the economic useful life of the assets, up to the amount of their residual value. The economic useful lives estimated by category are the following:

Category	Range (years)
Buildings	80
Facilities	5 to 25
Plant, equipment and accessories	3 to 8
Motor vehicles	7

The residual values of the asset, useful lives and depreciation methods are reviewed at each closing date and adjusted if appropriate as a change in the estimates recorded.

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PLAZA S.A. AND SUBSIDIARIES

Notes to the Interim Consolidated Financial Statements as of June 30, 2025 (unaudited)

2. PRINCIPAL ACCOUNTING POLICIES (continued)

2.13 Investment properties

Investment property corresponds to real estate assets (land and buildings) held by Plaza to obtain economic benefits from their lease or to obtain capital gains from holding them.

Investment property is initially recorded at cost, same as property, plant and equipment, as described in section 2.12. After the initial measurement, the Company values its operating investment property at fair value, in conformity with the methodology described in Note 11, and it is not subject to depreciation.

Investment property under construction is valued at cost until the time of start-up. Once the investment property is in operation, it is measured at fair value.

Changes in the fair value of investment property (profits or losses) are recorded in the statement of income under "Other Income by Function".

Additionally, this item includes "Right-of-use Assets" arising from the application of IFRS 16.

2.14 Intangible assets and goodwill

Intangible assets acquired separately are measured at cost on initial recognition. The cost of intangible assets acquired in a business combination is their fair value at the acquisition date.

After initial recognition, intangible assets are recorded at cost, less any accumulated amortization and any accumulated impairment loss. Intangible assets generated internally are capitalized as long as they meet the conditions of an identifiable asset, control over the resource in question, existence of future economic benefits and are carried out during the development phase in accordance with the provisions of IAS 38 "Intangible Assets." If the aforementioned conditions are not met, the expense is reflected in the statement of comprehensive income in the period the expense is incurred.

The useful lives of intangible assets are evaluated as finite or indefinite.

Intangible assets with finite useful lives are amortized on a straight-line basis over the economic useful life and their value is evaluated each time there is an indication that the intangible asset may be impaired. The exercise of amortization and the method of amortization of an intangible asset with a finite useful life is reviewed, at least, at the close of each financial period. Expected changes in useful life or future economic benefits included in the asset are treated as changes in accounting estimates. The amortization expense of intangible assets with finite lives is recognized in the Statement of Income as administrative expenses.

(Translation of Interim Consolidated Financial Statements originally issued in Spanish)

PLAZA S.A. AND SUBSIDIARIES

Notes to the Interim Consolidated Financial Statements as of June 30, 2025 (unaudited)

2. PRINCIPAL ACCOUNTING POLICIES (continued)

2.14 Intangible assets and goodwill (continued)

Intangible assets with indefinite useful lives are not amortized, but an annual impairment test is carried out individually or by cash-generating unit. The useful life of an intangible asset with an indefinite life is reviewed annually to determine if the indefinite life evaluation continues to be sustainable. If not, the change in the evaluation of useful life from indefinite to definite is made on a prospective basis.

Profits or losses when derecognizing an intangible asset are measured as the difference between the net disposal proceeds and the carrying value of the asset and are recognized in the Statement of Income in the fiscal period in which the item is derecognized.

The intangibles identified by Plaza S.A. and its subsidiaries correspond to goodwill, commercial brands, IT projects and other, and licenses of acquired software.

a) Goodwill

At the date of the transition to IFRS, the Company took the option not to restate the accounting for business combinations prior to that date, in line with the provisions of IFRS 1.

After adoption, goodwill represents the excess of the cost of an investment in a subsidiary or an associate over the Company's share of the fair value of the identifiable net assets on the acquisition date.

After initial recognition, goodwill is measured at cost less any accumulated impairment loss if appropriate.

Goodwill related to acquisitions of subsidiaries is subject to annual impairment tests. For purposes of impairment testing, goodwill is allocated to the cash-generating units (or groups of cash-generating units, or "CGUs") that are expected to benefit from the synergies of a business combination.

b) Trademarks

Currently, given that trademarks do not have an expiration date and can be, and are intended to be used indefinitely, the Company has determined to assign trademarks acquired in business combinations an indefinite useful life. If appropriate, the change in the evaluation of useful life from indefinite to definite is made on a prospective basis.

Brands are presented at their historical cost, less any impairment loss. These assets are subject to impairment tests annually or when there are factors that indicate a possible loss of value.

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PLAZA S.A. AND SUBSIDIARIES

Notes to the Interim Consolidated Financial Statements as of June 30, 2025 (unaudited)

2. PRINCIPAL ACCOUNTING POLICIES (continued)

2.14 Intangible assets and goodwill (continued)

c) IT projects and others

The implementation of computer and other projects are capitalized at the value of the costs incurred in their execution which are amortized over the period estimated that they will produce future economic benefits (5 years).

d) Licenses IT programs

Computer program licenses acquired are capitalized at the value of the costs incurred in acquiring them and preparing them to use the specific programs. These costs are amortized over their estimated useful lives (3 to 10 years). Software maintenance costs are recognized as an expense in the period in which they are incurred.

The following is a summary of the policies applied to the Group's intangible assets:

Category	Goodwill	Trademarks	IT Projects and others	Licenses IT Programs
Useful Life	Indefinite	Indefinite	5 years	3 to 10 years
Amortization Method	-	-	Linear	Linear
Internally Generated or Acquired	Acquired	Acquired	Generated-Acquired	Acquired

Residual values of assets, useful lives and amortization methods are reviewed as of each closing date and adjusted prospectively, if appropriate, as a change in estimates.

2.15 Impairment of assets

Throughout the year, and principally at the end of each reporting ending year, it is evaluated if there is any indication that an asset could have suffered an impairment loss. If there is any indication, an estimate of the recoverable amount of said asset is made to determine, if applicable, the amount of the impairment. In the case of identifiable assets that do not generate cash flows independently, the recoverability of the cash-generating unit to which the asset belongs is estimated, understanding as such, the smallest identifiable assets group that generates independent cash inflows. In the case of cash-generating units to which purchased goodwill or intangible assets with an indefinite useful life have been assigned, the analysis of their recoverability is carried out systematically at the end of each period.

(Translation of Interim Consolidated Financial Statements originally issued in Spanish)

PLAZA S.A. AND SUBSIDIARIES

Notes to the Interim Consolidated Financial Statements as of June 30, 2025 (unaudited)

2. PRINCIPAL ACCOUNTING POLICIES (continued)

2.15 Impairment of assets (continued)

The recoverable amount is the greater of the fair value less the costs necessary for its sale and the value in use, understood as the present value of the estimated future cash flows. For the calculation of the recovery value of the investment property and the intangible asset, the value in use is the criterion used by Plaza and Subsidiaries in practically all cases.

In the case of the investment, the impairment is determined for the goodwill by evaluating the recoverable amount of the cash-generating unit (or group of cash-generating units) to which the investment relates. Where the recoverable amount of the cash-generating unit (or group of cash-generating units) is less than the carrying value of the cash-generating unit (or group of cash-generating units) to which goodwill has been assigned, an impairment loss is recognized.

An impairment loss is first allocated to goodwill to reduce its carrying value and then to the other assets of the cash-generating unit.

2.16 Investments in associates

The Group's investment in its associate companies is accounted for using the equity method. An associate is an entity over which Plaza S.A. has a significant influence.

The equity method consists of recording the participation in the Statement of Financial Position for the proportion of its equity that the participation of Plaza S.A. represents in its capital, once the effect of the transactions carried out with Plaza and Subsidiaries are adjusted, as the case may be, plus goodwill generated in the acquisition of the Company.

After applying the equity method, Plaza and Subsidiaries determine whether it is necessary to recognize a loss of additional impairment in the investment in the Group's associate. Plaza and Subsidiaries determine in each accounting year whether there is any objective evidence that the investment in the associate has deteriorated. If this is the case, Plaza and Subsidiaries calculates the impairment amounts as the difference between the recoverable amount of the associate and the carrying value and recognizes the amount in the statement of comprehensive income.

As of June 30, 2025 and December 31, 2024, the Company has no investments in associates (See Note 31).

2.17 Business combinations and goodwill

At the date of transition to IFRS, the Company took the option not to re-issue the business combinations prior to that date, in line with the provisions of IFRS 1. After adoption, goodwill represents the excess of the sum of the value of the consideration transferred for the acquisition of an investment in a subsidiary or an associate, on the fair value of the net identifiable assets on the date of acquisition.

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PLAZA S.A. AND SUBSIDIARIES

Notes to the Interim Consolidated Financial Statements as of June 30, 2025 (unaudited)

2. PRINCIPAL ACCOUNTING POLICIES (continued)

2.17 Business combinations and goodwill (continued)

Business combinations are accounted for using the acquisitions method of accounting.

The cost of an acquisition is measured as the fair value of the assets, equity instruments issued and liabilities incurred or assumed on the date of exchange. The assets and liabilities acquired and contingent liabilities assumed in a business combination are initially measured at fair value on the acquisition date, regardless of the scope of any non-controlling interest.

Business combinations involving entities under common control are outside the scope of IFRS 3 - Business Combinations.

Goodwill is initially measured at cost, this being the excess of the cost of the business combination over the Group's share in the net fair value of the Identifiable assets, liabilities and contingent liabilities of the acquisition. If the acquisition cost is less than the fair value of the net assets of the acquired subsidiaries, the difference is recognized directly in the Statement of Income.

After initial recognition, goodwill is measured at cost less any accumulated impairment loss.

Where goodwill is part of a cash-generating unit (group of cash-generating units) and part of the operation within that unit is disposed of, the goodwill associated with the disposed operation is included in the carrying value of the transaction to determine the profit or losses due to the disposition of the operation. The amount transferred in this circumstance is measured based on the relative values of the transferred transaction and the retained portion of the cash-generating unit.

As of June 30, 2025, and December 31, 2024 the Company does not report any goodwill.

2.18 Deferred income

The income received at the beginning of a lease contract is deferred within the term of the respective contract, in accordance with the provisions of IFRS 16 "Leases."

2.19 Leases

IFRS 16 introduces a single lease accounting model and requires a lessee to recognize the assets and liabilities of all leases with a duration greater than 12 months. A lessee is required to recognize a "right of use asset" that represents its right to use the underlying leased asset and a "lease liability" that represents its obligation to make lease payments.

A lease is a contract or part of a contract that conveys the right to use an asset for a period in exchange for a consideration, in which all the risks inherent in the ownership of the underlying asset may or may not be transferred substantially.

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PLAZA S.A. AND SUBSIDIARIES

Notes to the Interim Consolidated Financial Statements as of June 30, 2025 (unaudited)

2. PRINCIPAL ACCOUNTING POLICIES (continued)

2.19 Leases (continued)

The right of use assets are presented in the item Property, Plant and Equipment or Investment Property, as appropriate, and the liabilities are presented as "Lease Liability" in the statement of financial position.

Income of a contingent nature is recognized in the period in which its payment is probable.

2.20 Recognition of revenue and expenses

Ordinary income is recognized for an amount that reflects the consideration received or to receive that the entity has the right to transfer services to a customer. The entity has analyzed and taken into consideration all relevant facts and circumstances when applying each step of the model established by IFRS 15 to contracts with its customers (identification of the contract, identifying performance obligations, determining the price of the transaction, assigning the price, recognize the income).

Revenue and expenses are charged based on the accrual criterion, except for the minimum revenue arising from the lease of investment property, which is recognized linearly over the term of the lease contract, in accordance with IFRS 16 "Leases."

Operating revenues correspond mainly to the leasing and administration of the malls and they are recognized whenever the benefits cause an increase in the net equity that is not related to the contributions of the owners of that equity and these benefits can be valued with reliability. Revenues are valued at the fair value of the consideration received, or receivable, deriving from them. Only revenues derived from the rendering of services are recognized when they can be reliably estimated based on the degree of completion of the provision of the service at the date of the Statement of Financial Position.

The expenses associated with the operation of the "malls" are billed and recovered from the lessees, mainly as a concept of other obligations arising from the contract (or "common expenses"), a lower percentage of which is assumed as a cost by the Company. Since this concept does not generate margin for the Company, only the unrecovered part of the expenses is recorded as operating cost. The recovered part will not be recorded as revenue, operating costs or administrative expenses.

2.21 Financial income

Financial income is recognized to the extent that the interest is accrued (using the effective interest rate method). Interest income is included in financial income in the Statement of Income.

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PLAZA S.A. AND SUBSIDIARIES

Notes to the Interim Consolidated Financial Statements as of June 30, 2025 (unaudited)

2. PRINCIPAL ACCOUNTING POLICIES (continued)

2.22 Provision for bad debts

Plaza S.A. and Subsidiaries use the simplified model established in IFRS 9 for the provision of their bad debtors, which establishes that expected credit losses must be considered.

The accounts receivable, corresponding to trade and documents receivable, are presented net of provisions for bad debts, which were determined based on the balances of trade receivables and documents receivable at the close of each period, whose collection is estimated unlikely.

Management estimates that these provisions are sufficient and that the net balances are recoverable.

The Company's policy is to establish a provision for those balances of doubtful recoverability, determined on the basis of a model that considers the age of the accounts receivable and which also considers financial history, protests, historical payment behavior, guarantees received and estimate of expected credit losses with prospective information that considers, among others, information on the future economic conditions expected for each market in which the Company participates.

Once all the extrajudicial instances have been exhausted, or the termination of the trial has been declared, the account receivable is written off against the provision for uncollectible debtors constituted.

2.23 Provisions

The obligations existing at the date of the Financial Statements, arising as a result of past events which may result in probable losses for Plaza and Subsidiaries, and whose amount or timing of cancellation are uncertain, are recorded in the Statement of Financial Position as provisions for the present value of the most probable amount that is estimated that will have to be disbursed to cancel the obligation.

Provisions are quantified on the consequences of the event, taking into consideration the best information available at the date of the issuance of the Financial Statements, and are re-estimated at each subsequent accounting close.

2.24 Income tax

Tax assets and liabilities are measured at the amount that is expected to be recovered or paid to the tax authorities of each country. The tax rates and tax laws used to compute the amount are those promulgated as of the date of the Statement of Financial Position.

Deferred tax is presented using the liability method over temporary differences at the date of the Statement of Financial Position between the tax base of assets and liabilities and their carrying

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PLAZA S.A. AND SUBSIDIARIES

Notes to the Interim Consolidated Financial Statements as of June 30, 2025 (unaudited)

2. PRINCIPAL ACCOUNTING POLICIES (continued)

2.24 Income tax (continued)

values for financial reporting purposes. Deferred tax assets are recognized for all deductible temporary differences, including tax losses, to the extent that it is probable that there will be taxable profits against which deductible temporary differences and carry forward of unused tax credits and unused tax losses may be recovered. Deferred tax related to items recognized directly in equity is recognized in equity and not in the statement of income.

The carrying value of deferred tax assets is reviewed at the date of the Statement of Financial Position and reduced to the extent that it is no longer probable that there will be sufficient taxable profits available to allow all or part of the deferred tax asset to be used.

2.25 Dividends

Article No. 79 of the Chilean Corporations Law establishes that, unless the bylaws determine otherwise, corporations must distribute annually to their shareholders as a dividend in cash, pro rata of their shares or in the proportion they establish in the bylaws if there are preferred shares, at least 30% of the net profits of each year, except when appropriate to absorb accumulated losses from previous years. At the end of each year, the Company records a liability for 30% of the net distributable profits, which is recorded against the Retained Earnings (Losses) account in the Statement of Changes in Shareholders' Equity.

Provisional and final dividends are recorded as a reduction to equity at the time of approval by the competent body, which, for dividends, is normally the Board of Directors of the Company, while, for final dividends, is the Ordinary Shareholders' Meeting.

2.26 Financial information by operating segments

Segment information is reported in accordance with the provisions of IFRS 8 "Operating Segments," in a manner consistent with the internal reports that are regularly reviewed by the Group's Management and have been determined according to the main business activities that Plaza and Subsidiaries develops and which are regularly reviewed by senior management, in order to measure performance, evaluate risks and allocate resources, and for which available information exists. In the process of determining reportable segments, certain segments have been grouped because they have similar economic characteristics. In note 25 segments information is presented.

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PLAZA S.A. AND SUBSIDIARIES

Notes to the Interim Consolidated Financial Statements as of June 30, 2025 (unaudited)

2. PRINCIPAL ACCOUNTING POLICIES (continued)

2.27 Use of Key Assumptions, Judgments and Estimates

Key assumptions regarding the future and other key sources of uncertainty in estimates at the date of the Statement of Financial Position that have a material risk of causing a material adjustment in the carrying values of assets and liabilities are set out below:

- Fair Value of Investment Properties

Determining the fair value of investment property involves judgments and assumptions that could be affected if circumstances change. Note 11 sets out the methodology for determining fair value and the main parameters and indicators considered.

- Useful life and residual values of Intangible Assets, Property, Plant and Equipment

Determining the useful lives and residual values of defined useful life components of intangible assets, property, plant and equipment involves judgments and assumptions that could be affected if circumstances change. Management reviews these assumptions periodically and adjusts them on a prospective basis if any changes are identified.

- Impairment of Goodwill and Intangible Assets with an indefinite useful life

The Company determines whether goodwill and intangible assets with an indefinite useful life are impaired on an annual basis. This test requires an estimate of the value in use of the cash-generating units to which goodwill and intangible assets of indefinite useful life are associated. Estimating value in use requires management to estimate the expected future cash flows of the cash-generating unit (or group of CGU's) and to choose an appropriate discount rate to calculate the present value of those cash flows.

- Deferred Tax Assets

Deferred tax assets are recognised for all temporary deductible differences between the financial and tax base of assets and liabilities and for unused tax losses to the extent that taxable profits are likely to exist against which the losses can be used and if there are sufficient temporary taxable differences to absorb them. Management's use of meaningful judgment is required to determine the value of deferred tax assets that can be recognized, based on the likely opportunity and level of projected taxable profits.

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PLAZA S.A. AND SUBSIDIARIES

Notes to the Interim Consolidated Financial Statements as of June 30, 2025 (unaudited)

2. PRINCIPAL ACCOUNTING POLICIES (continued)

2.27 Use of Key Assumptions, Judgments and Estimates (continued)

- Employee Benefits

The cost of benefits to employees which qualify as defined benefit plans under IAS 19 "Employee benefits" is determined using actuarial valuations. Actuarial valuation involves assumptions regarding discount rates, future salary increases, employee turnover rates, and mortality rates, among others. Due to the long-term nature of these plans, such estimates are subject to a significant amount of uncertainty.

- Fair Value of Assets and Liabilities

In certain cases, IFRS requires that assets and liabilities be recorded at fair value. Fair value is defined as the price that would be received for selling an asset or the price paid for transferring a liability in an orderly transaction between market participants at the date of measurement (starting price). In measuring fair value, the Company considers the characteristics of the asset or liability in the same way that market participants would take them into account when pricing such asset or liability at the measurement date. The basis for measuring assets and liabilities at fair value is the prevailing prices in active markets. In their absence, the Company estimates such values based on the best information available, including the use of models or other valuation techniques.

The assets and liabilities that are measured at fair value in the Statement of Financial Position are derivative instruments. The fair value of investment property (Note 11) and the market value of financial liabilities (Note 29) are disclosed in the notes to the financial statements. The way fair value is determined is through the application of the following hierarchies:

- **Level 1:** Quoted price (unadjusted) in an active market for identical assets and liabilities.
- **Level 2:** Inputs other than quoted prices that are included in Level 1 and are observable for assets and liabilities, either directly (i.e., as a price) or indirectly (i.e., derived from a price).
- **Level 3:** Inputs for assets or liabilities that are not based on observable market information (unobservable inputs).

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PLAZA S.A. AND SUBSIDIARIES

Notes to the Interim Consolidated Financial Statements as of June 30, 2025 (unaudited)

2. PRINCIPAL ACCOUNTING POLICIES

2.27 Use of Key Assumptions, Judgments and Estimates (continued)

- Estimation of Uncollectible

The Company records provisions for bad debts in accordance with the requirements of IFRS 9 as indicated in note 2.22.

- Calculation of straight-line basis of minimum income in lease contracts

The Company records revenue | straight-line basis in accordance with the requirements of IFRS 16 as indicated in note 2.20.

2.28 New accounting pronouncements (IFRS and Interpretations of the IFRS Interpretation Committee)

As of the date of issuance of these Consolidated Financial Statements, new standards, amendments, improvements and interpretations have been published to the existing standards, which have not entered into force which are detailed below:

New rules, improvements and amendments		Mandatory application date
IFRS 18	Presentation and financial information to be disclosed in the financial statements	Jan 1, 2027
IFRS 9 and IFRS 7	Amendments to the Classification and Measurement of Financial Instruments (Amendments to IFRS 9 and IFRS 7)	Jan 1, 2026
IFRS 1, IFRS 7, IFRS 9, IFRS 10 and IAS 7	Annual Improvements to IFRS Accounting Standards — Volume 11 (amendments to IFRS 1, IFRS 7, IFRS 9, IFRS 10 and IAS 7)	Jan 1, 2026

IFRS 18, Presentation and Disclosure in Financial Statements

On April 9, 2024, the IASB has published its new standard IFRS 18 'Presentation and Disclosures in Financial Statements' that will replace IAS 1 'Presentation of Financial Statements'.

IFRS 18 applies to all financial statements that are prepared and presented in accordance with IFRS Accounting Standards.

The main changes in the new standard compared with the previous requirements in IAS 1 comprise:

- The introduction of categories and defined subtotals in the statement of profit or loss that aim at additional relevant information and provide a structure for the statement of profit or loss that is more comparable between entities.

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PLAZA S.A. AND SUBSIDIARIES

Notes to the Interim Consolidated Financial Statements as of June 30, 2025 (unaudited)

2. PRINCIPAL ACCOUNTING POLICIES

2.28 New accounting pronouncements (IFRS and Interpretations of the IFRS Interpretation Committee) (continued)

IFRS 18, Presentation and Disclosure in Financial Statements (continued)

- The introduction of requirements to improve aggregation and disaggregation that aim at additional relevant information and ensure that material information is not obscured.
- The introduction of disclosures on Management-defined Performance Measures (MPMs) in the notes to the financial statements that aim at transparency and discipline in the use of such measures and disclosures in a single location.

The Company is currently evaluating the impact that the aforementioned standard could have.

IFRS 9 and IFRS 7 Amendments to the Classification and Measurement of Financial Instruments

In May 2024, the IASB issued Amendments to the Classification and Measurement of Financial Instruments which amend IFRS 9 and IFRS 7 and address the following topics:

- **Derecognition of a financial liability settled through electronic transfer.** It has been clarified the dates when a financial liability is derecognized when is settled through electronic transfer. The alternative permit to deem a financial liability (or part of it) that will be settled in cash using an electronic payment system to be discharged before the settlement date if, and only if, the entity has initiated a payment instruction that: (i) has no practical ability to stop or cancel; (ii) has no practical ability to access the cash used for the payment; and (iii) the settlement risk associated with the electronic payment is insignificant.
- **Classification of financial assets – contractual terms that are consistent with a basic lending arrangement.** It has been clarified the requirements to assess if the contractual cash flows in a financial asset are consistent with a basic lending arrangement. The amendments clarify that contractual cash flows are inconsistent with a basic lending arrangement if they are indexed to a variable that is not a basic lending risk or cost or if they represent a share of the debtor's revenue or profit.

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PLAZA S.A. AND SUBSIDIARIES

Notes to the Interim Consolidated Financial Statements as of June 30, 2025 (unaudited)

2. PRINCIPAL ACCOUNTING POLICIES (continued)

2.28 New accounting pronouncements (IFRS and Interpretations of the IFRS Interpretation Committee) (continued)

IFRS 9 and IFRS 7 Amendments to the Classification and Measurement of Financial Instruments (continued)

- **Classification of financial assets with non-recourse features.** It is clarified the term “non-recourse”. A financial asset has non-recourse features if an entity’s ultimate right to receive cash flows is contractually limited to the cash flows generated by specific assets.
- **Classification of financial assets contractually linked.** The characteristics of these instruments that distinguish them from other transactions are clarified. It is an instrument composed of two or more financial instruments that are contractually linked in such a way that the value, risk, and cash flows of one affects the other.

Likewise, these modifications introduce additional disclosure requirements within IFRS 7.:

- **Investments in equity instruments designated a fair value through other comprehensive income.** It shall be required to disclose the fair value gain or loss presented in other comprehensive income during the period, showing separately the fair value gain or loss that relates to investments derecognized in the period and the fair value gain or loss that relates to investments held at the end of the period, as well as, to disclose any transfers of the cumulative gain or loss within equity during the reporting period related to the investments derecognized during that reporting period.
- **Contractual terms that could change the timing or amount of contractual cash flows.** The disclosures include a qualitative description of the nature of the contingent event, quantitative information about the possible changes to contractual cash flows as well as the gross carrying amount of financial assets and the amortized cost of financial liabilities subject to those contractual terms.

The amendments are effective for annual periods beginning on or after January 1, 2026. Earlier application is permitted.

The Company is currently evaluating the impact that the aforementioned standard could have.

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Notes to the Interim Consolidated Financial Statements as of June 30, 2025 (unaudited)

2. PRINCIPAL ACCOUNTING POLICIES (continued)

2.28 New accounting pronouncements (IFRS and Interpretations of the IFRS Interpretation Committee) (continued)

IFRS 1, IFRS 7, IFRS 9, IFRS 10 and IAS 7, Annual Improvements to IFRS Accounting Standards — Volume 11

- **IFRS 1 First-time Adoption of IFRS**

Hedge accounting by a first-time adopter. The amendment addresses a potential confusion arising from an inconsistency in wording between paragraph B6 of IFRS 1 and requirements for hedge accounting in IFRS 9 Financial Instruments.

- **IFRS 7 Financial Instruments: Disclosures**

Gain or loss on derecognition. The amendment addresses a potential confusion in paragraph B38 of IFRS 7 arising from an obsolete reference to a paragraph that was deleted from the standard when IFRS 13 Fair Value Measurement was issued.

Disclosure of deferred difference between fair value and transaction price. The amendment addresses an inconsistency between paragraph 28 of IFRS 7 and its accompanying implementation guidance that arose when a consequential amendment resulting from the issuance of IFRS 13 was made to paragraph 28, but not to the corresponding paragraph in the implementation guidance.

Introduction and credit risk disclosures. The amendment addresses a potential confusion by clarifying in paragraph IG1 that the guidance does not necessarily illustrate all the requirements in the referenced paragraphs of IFRS 7 and by simplifying some explanations.

- **IFRS 9 Financial Instruments**

Lessee derecognition of lease liabilities. The amendment addresses a potential lack of clarity in the application of the requirements in IFRS 9 to account for an extinguishment of a lessee's lease liability that arises because paragraph 2.1(b)(ii) of IFRS 9 includes a cross-reference to paragraph 3.3.1, but not also to paragraph 3.3.3 of IFRS 9.

Transaction price. The amendment addresses a potential confusion arising from a reference in Appendix A to IFRS 9 to the definition of 'transaction price' in IFRS 15 Revenue from Contracts with Customers while term 'transaction price' is used in particular paragraphs of IFRS 9 with a meaning that is not necessarily consistent with the definition of that term in IFRS 15.

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PLAZA S.A. AND SUBSIDIARIES

Notes to the Interim Consolidated Financial Statements as of June 30, 2025 (unaudited)

2. PRINCIPAL ACCOUNTING POLICIES (continued)

2.28 New accounting pronouncements (IFRS and Interpretations of the IFRS Interpretation Committee) (continued)

IFRS 1, IFRS 7, IFRS 9, IFRS 10 and IAS 7, Annual Improvements to IFRS Accounting Standards — Volume 11 (continued)

- **IFRS 10 Consolidated Financial Statements**

Determination of a 'de facto agent'. The amendment addresses a potential confusion arising from an inconsistency between paragraphs B73 and B74 of IFRS 10 related to an investor determining whether another party is acting on its behalf by aligning the language in both paragraphs.

- **IAS 7 Statement of Cash Flow**

Cost method. The amendment addresses a potential confusion in applying paragraph 37 of IAS 7 that arises from the use of the term 'cost method' that is no longer defined in IFRS Accounting Standards.

All amendments are effective for annual reporting periods beginning on or after January 1, 2026 with earlier application permitted.

The Company is currently evaluating the impact that the aforementioned standard could have.

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PLAZA S.A. AND SUBSIDIARIES

Notes to the Interim Consolidated Financial Statements as of June 30, 2025 (unaudited)

3. CASH AND CASH EQUIVALENTS

The composition of cash and cash equivalents is as follows:

	As of june 30 of 2025 ThCh\$	As of december 31 of 2024 ThCh\$
Cash	27,571	27,176
Bank balances	37,453,141	65,167,921
Time deposits	114,224,725	85,226,642
Mutual funds	57,815,999	28,752,024
Total cash and cash equivalents	209,521,436	179,173,763

Cash and cash equivalents by currency:

	As of june 30 of 2025 ThCh\$	As of december 31 of 2024 ThCh\$
Chilean pesos - unindexed	153,455,592	101,344,954
American dollars	4,524,439	8,074,037
Colombian pesos	25,622,741	21,136,589
Peruvian sol	25,918,664	48,618,183
Total cash and cash equivalents	209,521,436	179,173,763

Significant cash balance unavailable

As of June 30, 2025 and december 31, 2024, the Company does not present cash and cash equivalent restrictions.

4. OTHER NON-FINANCIAL ASSETS

The composition of other current and non-current non-financial assets is as follows:

	As of june 30 of 2025 ThCh\$	As of december 31 of 2024 ThCh\$
VAT tax credit	13,671,871	12,561,125
Straight-line leasing asset (1)	7,237,066	6,020,389
Insurance policies	3,111,273	3,614,019
Advances granted	9,600,815	9,655,521
Taxes to be recovered	3,373,698	4,660,529
Others	1,784,041	394,585
Total Current	38,778,764	36,906,168
Straight-line leasing asset (1)	34,693,690	27,187,309
VAT tax credit	7,420,737	7,860,028
Total Non-current	42,114,427	35,047,337

(1) Corresponding to the straight-line recognition of income derived from leases, as established by IFRS 16 "leases"

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Notes to the Interim Consolidated Financial Statements as of June 30, 2025 (unaudited)

5. TRADE AND OTHER ACCOUNTS RECEIVABLE

These balances correspond mainly to leases and payments agreements receivable from lessees.

a) The composition of debtors is as follows:

Trade and other accounts receivable	As of June 30, 2025			As of December 31, 2024		
	Assets before allowances	Trade receivables allowances	Net assets for trade receivables	Assets before allowances	Trade receivables allowances	Net assets for trade receivables
	ThCh\$	ThCh\$	ThCh\$	ThCh\$	ThCh\$	ThCh\$
Debtors for credit transactions	88,719,954	(10,210,693)	78,509,261	109,461,837	(10,755,464)	98,706,373
Notes receivable	17,026,634	(3,861,723)	13,164,911	15,459,092	(5,217,120)	10,241,972
Misc. Debtors	2,687,855	(214,910)	2,472,945	2,374,144	(264,190)	2,109,954
Total Current	108,434,443	(14,287,326)	94,147,117	127,295,073	(16,236,774)	111,058,299
Refundable contributions	4,320,454	-	4,320,454	4,167,507	-	4,167,507
Notes receivable	33,810,416	-	33,810,416	33,458,888	-	33,458,888
Misc. Debtors (1)	29,386,169	-	29,386,169	29,386,169	-	29,386,169
Total Non-current	67,517,039	-	67,517,039	67,012,564	-	67,012,564

(1) Corresponding to the right to get reimbursed for the advances granted for a project where the company ended up exercising its right to withdraw. Mall Plaza exercised its option of withdrawal to participate in the project in accordance with the provisions of the contract and is entitled to be reimbursed the advances granted (see note 26 c.2).

Non-current accounts receivable, promissory notes in UF are included in the item corresponding to the long-term portion of lease payments agreements from operators and others rights receivable.

There is no risk associated with accounts receivable other than credit losses (UF variation or interest rate).

b) The movements in the allowance for bad debts were as follows:

	As of June 30 of 2025 ThCh\$	As of December 31 of 2024 ThCh\$
Beginning balance	16,236,774	10,628,613
Acquisitions through business combinations (see note 31)	-	4,653,728
Allowance portfolio not renegotiated	3,392,556	5,995,515
Allowance portfolio renegotiated	1,231,881	1,678,091
Period / Fiscal year write-offs	(2,137,499)	(5,088,994)
Period/Fiscal Year Recoveries	(4,503,468)	(1,662,556)
Translation adjustment	67,082	32,377
Subtotal	(1,949,448)	5,608,161
Total Allowance	14,287,326	16,236,774

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Notes to the Interim Consolidated Financial Statements as of June 30, 2025 (unaudited)

5. TRADE AND OTHER ACCOUNTS RECEIVABLE

c) The protested and judicial collection portfolio is as follows:

Portfolio protested and in judicial collection	As of June 30, 2025			As of December 31, 2024		
	Notes receivable protested	Notes receivable in judicial collection	Total receivables protested and in judicial collection	Notes receivable protested	Notes receivable in judicial collection	Total receivables protested and in judicial collection
Number of Clients, portfolio protested or in judicial collection	30	398	428	17	241	258
Portfolio protested or in judicial collection (ThCh\$)	562,428	7,149,443	7,711,871	454,488	7,323,884	7,778,372

d) Maturity Analysis

Stratification of the portfolio	Number of clients portfolios not renegotiated	Gross non-renegotiated portfolio ThCh\$	Number of clients renegotiated portfolios	Gross renegotiated portfolio ThCh\$	Total gross portfolio ThCh\$
Not expired and not impaired	356	109,961,850	105	8,223,337	118,185,187
Between 1 and 30 days	283	872,445	25	422,983	1,295,428
Between 31 and 60 days	183	1,271,642	17	259,051	1,530,693
Between 61 and 90 days	130	229,528	7	985,956	1,215,484
Between 91 and 120 days	77	800,520	5	211,115	1,011,635
Between 121 and 150 days	112	1,820,810	5	573,598	2,394,408
Between 151 and 180 days	126	1,566,874	3	200,486	1,767,360
Between 181 and 210 days	154	1,465,743	4	2,538,122	4,003,865
Between 211 and 250 days	133	1,421,125	14	597,052	2,018,177
More than 250 days	2,268	39,514,311	154	3,014,934	42,529,245
Total as of June 30, 2025	3,822	158,924,848	339	17,026,634	175,951,482

Stratification of the portfolio	Number of clients portfolios not renegotiated	Gross non-renegotiated portfolio ThCh\$	Number of clients renegotiated portfolios	Gross renegotiated portfolio ThCh\$	Total gross portfolio ThCh\$
Not expired and not impaired	371	121,878,568	95	9,885,832	131,764,400
Between 1 and 30 days	314	7,236,554	20	340,615	7,577,169
Between 31 and 60 days	206	5,861,743	22	311,889	6,173,632
Between 61 and 90 days	187	1,679,689	19	232,109	1,911,798
Between 91 and 120 days	110	1,343,613	8	175,969	1,519,582
Between 121 and 150 days	119	1,902,583	7	229,929	2,132,512
Between 151 and 180 days	105	536,494	8	210,553	747,047
Between 181 and 210 days	79	961,478	7	233,835	1,195,313
Between 211 and 250 days	89	753,396	9	369,882	1,123,278
More than 250 days	2,125	36,694,637	149	3,468,269	40,162,906
Total as of December 31, 2024	3,705	178,848,755	344	15,458,882	194,307,637

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6. RELATED PARTY DISCLOSURES

6.1 Current accounts receivable from related parties

The balances for this concept as of June 30, 2025 and December 31, 2024 are as follows:

Current:

Company	Unique Tax Identification Number	Country	Nature of the relationship	Currency type	As of June 30 of 2025 ThCh\$	As of December 31 of 2024 ThCh\$
Agencia de Seguros Falabella Ltda. (1)	0-E	Colombia	Common Parent	Colombian peso	-	1,040
Banco Falabella S.A.(1)	96.509.660-4	Chile	Common Parent	Chilean peso	495,794	262,039
Banco Falabella Perú S.A.(1)	0-E	Perú	Common Parent	Peruvian sol	266,473	272,166
Deportes Sparta Ltda. (1)	76.074.938-9	Chile	Other related parties	Chilean peso	298,902	329,836
Dercos SpA. (1)	94.141.000-6	Chile	Other related parties	Chilean peso	80,745	79,543
Dercocenter SpA. (1)	82.995.700-0	Chile	Other related parties	Chilean peso	232,126	263,665
Dercocenter Perú SpA. (1)	0-E	Perú	Common Parent	Peruvian sol	-	6,936
Falabella de Colombia S.A. (1)	0-E	Colombia	Common Parent	Colombian peso	249	19,861
Falabella Retail S.A. (1)	77.261.280-K	Chile	Common Parent	Chilean peso	160,305	4,041,414
Falabella S.A.(3)	90.749.000-9	Chile	Parent head office	Chilean peso	-	4,545,797
Falabella Tecnología Perú S.A.C. (1)	0-E	Perú	Common Parent	Peruvian sol	360	13,481
Falabella.com SpA. (1)	76.212.492-0	Chile	Common Parent	Chilean peso	13,177	12,995
Falabella.com S.A.C. (1)	0-E	Perú	Common Parent	Peruvian sol	8,816	192,258
Falabella Corredora de Seguros S.A.C. (1)	0-E	Perú	Common Parent	Peruvian sol	7,551	12,359
Falabella Corporativo Perú S.A. (1)	0-E	Perú	Common Parent	Peruvian sol	-	5,768
Falabella Servicios Generales S.A.C.(1)	0-E	Perú	Common Parent	Peruvian sol	19,641	366
Gestiones Integrales de Servicios S.A.C. (1)	0-E	Perú	Common Parent	Peruvian sol	343	368
Hipermercados Tottus S.A. (1)	78.627.210-6	Chile	Common Parent	Chilean peso	935,931	791,702
Hipermercados Tottus Perú S.A. (1)	0-E	Perú	Common Parent	Peruvian sol	917,967	1,740,693
Hipermercados Tottus Oriente S.A. (1)	0-E	Perú	Common Parent	Peruvian sol	28,103	185,491
Hipermercados Tottus Iquitos S.A.C. (1)	0-E	Perú	Common Parent	Peruvian sol	290	-
Ikso SpA. (1)	76.993.859-1	Chile	Common Parent	Chilean peso	253,788	239,254
Ikso S.A.S. (1)	0-E	Colombia	Common Parent	Colombian peso	559,150	11,754
Ikso S.A.C. (1)	0-E	Perú	Common Parent	Peruvian sol	308	308
Inmobiliaria SIC S.A. (1)	0-E	Perú	Common Parent	Peruvian sol	9,527	9,555
Falabella.com S.A.S. (1)	0-E	Colombia	Common Parent	Colombian peso	541	8,551
Falabella Servicios S.A.S. (1)	0-E	Colombia	Common Parent	Colombian peso	912	912
Promotora Chilena de Café Colombia S.A. (1)	76.000.935-0	Chile	Common Parent	Chilean peso	141,410	125,309
Saga Falabella S.A. (1)	0-E	Perú	Common Parent	Peruvian sol	704,748	1,615,586
Saga Falabella Oriente S.A.C. (1)	0-E	Perú	Common Parent	Peruvian sol	93,694	112,079
Seguros Falabella Corredores Ltda. (1)	77.099.010-6	Chile	Common Parent	Chilean peso	-	8,279
Tiendas del Mejoramiento del Hogar S.A. (1)	0-E	Perú	Common Parent	Peruvian sol	2,004,601	2,552,319
Servicios Falabella SpA. (1)	77.070.342-5	Chile	Common Parent	Chilean peso	-	312,037
Sodimac Colombia S.A. (1)	0-E	Colombia	Common Parent	Colombian peso	4,231	23,804
Sodimac S.A. (1)	96.792.430-K	Chile	Common Parent	Chilean peso	1,365,499	92,836
Sodimac Perú Oriente S.A. (1)	0-E	Perú	Common Parent	Peruvian sol	76,884	128,560
Otras Sociedades (1)	0-E	Chile	Other related parties	Chilean peso	-	791
Ejecutivos (2)	0-E	Chile	Key Personnel	Chilean peso	39,806	1,545,672
Total					8,721,872	19,565,384

(Translation of Interim Consolidated Financial Statements originally issued in Spanish)

PLAZA S.A. AND SUBSIDIARIES

Notes to the Interim Consolidated Financial Statements as of June 30, 2025 (unaudited)

6. RELATED PARTY DISCLOSURES

6.1 Current accounts receivable from related parties

The balances for this concept as of June 30, 2025 and December 31, 2024 are as follows:

Non-current

Company	Unique Tax Identification Number	Country	Nature of the relationship	Currency type	As of June 30 of 2025 ThCh\$	As of December 31 of 2024 ThCh\$
Executives (2)	0-E	Chile	Key Personnel	Chilean peso	8,942,617	6,202,764
Inmobiliaria SIC S.A. (4)	0-E	Perú	Common Parent	Peruvian sol	376,953	360,292
Total					9,319,570	6,563,056

The conditions of the balances receivable with related companies are detailed below:

- (1) They correspond to leases, common expenses, services, miscellaneous expenses and / or consultancy provided between related parties. These transactions do not generate interest and their condition of payment is generally 30 days.
- (2) Corresponds to loans by incentive plan to executives (see note 18c).
- (3) They correspond to commercial current account contract with Falabella S.A. according to the contract, at a spread rate of 0.4% plus nominal daily TAB.
- (4) This corresponds to the fee for leasing the land, payable at the end of the contract.

mallplaza

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PLAZA S.A. AND SUBSIDIARIES

Notes to the Interim Consolidated Financial Statements as of June 30, 2025 (unaudited)

6. RELATED PARTY DISCLOSURES (continued)

6.2 Current accounts payable to related parties

The balances for this concept as of June 30, 2025 and December 31, 2024 are as follows:

Current

Company	Unique Tax Identification Number	Country	Nature of the relationship	Currency type	As of June 30 of 2025 ThCh\$	As of December 31 of 2024 ThCh\$
ABC de Servicios S.A.S. (1)	0-E	Colombia	Other related parties	Colombian peso	577	713
Agencia de Seguros Falabella Ltda. (1)	0-E	Colombia	Common Parent	Colombian peso	547	547
Banco Falabella S.A.(1)	96.509.660-4	Chile	Common Parent	Chilean peso	-	1,831
Falabella Corporativo Perú S.A.C. (3)	0-E	Perú	Common Parent	Peruvian sol	165,725	215,229
Falabella de Colombia S.A. (3)	0-E	Colombia	Common Parent	Colombian peso	-	178
Falabella.com S.A.C. (1)	0-E	Perú	Common Parent	Peruvian sol	-	1,807
Falabella.com S.A.S. (1)	0-E	Colombia	Common Parent	Colombian peso	9	178
Falabella Retail S.A. (3)	77.261.280-K	Chile	Common Parent	Chilean peso	22,955	9,193
Falabella Servicios S.A.S. (1)	0-E	Colombia	Common Parent	Colombian peso	23,423	51,944
Falabella Tecnología Corporativa Limitada (3)	77.612.410-9	Chile	Common Parent	Chilean peso	304,194	413,784
Falabella Tecnología Perú S.A.C. (1)	0-E	Perú	Common Parent	Peruvian sol	32,753	22,199
Hipermercados Tottus Perú S.A. (1)	0-E	Perú	Common Parent	Peruvian sol	27,449	22,045
Hipermercados Tottus Oriente S.A. (1)	0-E	Perú	Common Parent	Peruvian sol	-	152
Ikso S.A.S. (1)	0-E	Colombia	Common Parent	Colombian peso	-	799,539
Inmobiliaria SIC S.A. (1)	0-E	Perú	Common Parent	Peruvian sol	13,471	150,594
Megamedia Radio S.A.(3)	78.794.060-9	Chile	Other related parties	Chilean peso	-	24,706
Megamedia S.A. (3)	76.185.964-1	Chile	Other related parties	Chilean peso	32,429	515,407
Other Companies (1)	0-E	Chile	Other related parties	Chilean peso	-	303
Saga Falabella S.A. (1)	0-E	Perú	Common Parent	Peruvian sol	98,284	534
Servicios Falabella SpA. (1)	77.070.342-5	Chile	Common Parent	Chilean peso	145,272	275,758
Servicios Falabella SpA. (2)	77.070.342-5	Chile	Common Parent	American dollar	147,293	83,169
Sodimac S.A. (1)	96.792.430-K	Chile	Common Parent	Chilean peso	-	36,518
Sodimac Perú Oriente S.A. (1)	0-E	Perú	Common Parent	Peruvian sol	-	1,681
Tiendas del Mejoramiento del Hogar S.A. (1)	0-E	Perú	Common Parent	Peruvian sol	14,690	13,604
Total					1,029,071	2,641,613

The conditions of the balances payable with related companies are detailed below:

- (1) They correspond to leases, common expenses, services, miscellaneous expenses and / or consultancy provided between related parties. These transactions do not generate interest and their condition of payment is generally 30 days.
- (2) They correspond to transactions of the business line agreed in foreign currency, covered by a service contract. These transactions are presented at the closing exchange rate.
- (3) They correspond to advertising services, software maintenance, purchase of assets and others. These operations do not generate interest and their payment condition is generally 30 days.

(Translation of Interim Consolidated Financial Statements originally issued in Spanish)

PLAZA S.A. AND SUBSIDIARIES

Notes to the Interim Consolidated Financial Statements as of June 30, 2025 (unaudited)

6. RELATED PARTY DISCLOSURES (continued)

6.3 Transactions

The transactions with related entities that have not been Consolidated and their effect on the statement of income in the ending periods ended June 30, 2025 and 2024 are as follows:

Company	Unique tax Identification Number	Nature of the relationship	Country	Description of the transaction	Currency type	For the 6 months ended June 30, 2025		For the 6 months ended June 30, 2024	
						Amount ThCh\$	Income effect ThCh\$	Amount ThCh\$	Income effect ThCh\$
ABC de Servicios S.A.S.	0-E	Other related parties	Colombia	Miscellaneous expenses	Colombian peso	8,295	(8,295)	-	-
Agencia de Seguros Falabella Ltda.	0-E	Common Parent	Colombia	Leases and others	Colombian peso	6,553	5,515	9,486	7,949
Servicios e Inversiones Falabella Ltda.	79.598.260-4	Common Parent	Chile	Leases and others	Chilean peso	-	-	5,669	4,764
Other Companies	0-E	Other related parties	Chile	Leases and others	Chilean peso	-	-	164,086	137,351
Banco Falabella S.A.	96.509.660-4	Common Parent	Chile	Leases and others	Chilean peso	2,640,702	2,417,732	2,542,196	2,346,103
Banco Falabella S.A.S.	0-E	Common Parent	Colombia	Leases and others	Colombian peso	179,481	151,425	129,914	107,966
Banco Falabella Perú S.A.	0-E	Common Parent	Perú	Leases and others	Peruvian sol	1,418,441	1,203,101	-	-
Deportes Sparta Ltda.	76.074.938-9	Other related parties	Chile	Leases and others	Chilean peso	1,586,327	1,370,359	1,507,063	1,306,015
Derco SpA.	94.141.000-6	Other related parties	Chile	Leases and others	Chilean peso	405,686	343,205	383,802	324,726
Dercocenter SpA.	82.995.700-0	Other related parties	Chile	Leases and others	Chilean peso	1,330,252	1,117,956	1,271,329	1,068,396
Dercocenter Perú S.A.	0-E	Other related parties	Perú	Leases and others	Peruvian sol	4,545	4,471	-	-
Inmobiliaria SIC S.A.	0-E	Common Parent	Perú	Leases and others	Peruvian sol	88	88	-	-
Inmobiliaria SIC S.A.	0-E	Common Parent	Perú	Miscellaneous expenses	Peruvian sol	253,352	(253,352)	-	-
Falabella de Colombia S.A.	0-E	Common Parent	Colombia	Leases and others	Colombian peso	1,621,318	1,363,595	1,606,085	1,347,748
Falabella de Colombia S.A.	0-E	Common Parent	Colombia	Miscellaneous expenses	Colombian peso	919	(919)	-	-
Falabella Retail S.A.	77.261.280-K	Common Parent	Chile	Leases and others	Chilean peso	22,689,029	20,213,217	21,614,328	19,202,482
Falabella Retail S.A.	77.261.280-K	Common Parent	Chile	Miscellaneous expenses	Chilean peso	25,602	(25,602)	61,173	61,173
Falabella S.A.	90.749.000-9	Parent head office	Chile	Miscellaneous expenses	Chilean peso	121,012	121,012	1,381,510	1,381,510
Falabella S.A.	90.749.000-9	Parent head office	Chile	Debt	Chilean peso	-	-	507,746	(507,746)
Falabella S.A.	90.749.000-9	Parent head office	Chile	Miscellaneous expenses	American dollar	-	-	1,687	1,687
Falabella Servicios S.A.S.	0-E	Common Parent	Colombia	Miscellaneous expenses	Colombian peso	110,683	(110,683)	126,763	(126,763)
Falabella Servicios Generales S.A.C.	0-E	Common Parent	Perú	Leases and others	Peruvian sol	52,004	44,071	-	-
Falabella Tecnología Corporativa Limitada	77.612.410-9	Common Parent	Chile	Miscellaneous expenses	Chilean peso	333,636	(333,636)	332,121	(332,121)
Falabella Tecnología Perú S.A.C.	0-E	Common Parent	Perú	Miscellaneous expenses	Peruvian sol	15,752	(15,752)	-	-
Falabella Corporativo Perú S.A.C.	0-E	Common Parent	Perú	Leases and others	Peruvian sol	2,877	2,384	-	-
Falabella Corporativo Perú S.A.C.	0-E	Common Parent	Perú	Miscellaneous expenses	Peruvian sol	369,753	(369,753)	3,277	(3,277)
Falabella Corredora de Seguros S.A.C.	0-E	Common Parent	Perú	Leases and others	Peruvian sol	247	43	-	-
Falabella.Com SpA.	76.212.492-0	Common Parent	Chile	Leases and others	Chilean peso	12,054	12,054	95,616	72,142
Falabella.com S.A.C.	0-E	Common Parent	Perú	Leases and others	Peruvian sol	22,497	22,426	-	-
Falabella.com S.A.C.	0-E	Common Parent	Perú	Miscellaneous expenses	Peruvian sol	656	(656)	-	-
Falabella.com S.A.S.	0-E	Common Parent	Colombia	Leases and others	Colombian peso	586	492	-	-
Falabella.com S.A.S.	0-E	Common Parent	Colombia	Miscellaneous expenses	Colombian peso	36	(36)	-	-
Globe Consulting SpA	76.214.336-4	Other related parties	Chile	Miscellaneous expenses	Chilean peso	-	-	405	(405)

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PLAZA S.A. AND SUBSIDIARIES

Notes to the Interim Consolidated Financial Statements as of June 30, 2025 (unaudited)

6. RELATED PARTY DISCLOSURES (continued)

6.3 Transactions (continued)

The transactions with related entities that have not been Consolidated and their effect on the statement of income in the ending periods ended June 30, 2025 and 2024 are as follows:

Company	Unique tax Identification Number	Nature of the relationship	Country	Description of the transaction	Currency type	For the 6 months ended June 30, 2025		For the 6 months ended June 30, 2024	
						Amount ThCh\$	Income effect ThCh\$	Amount ThCh\$	Income effect ThCh\$
Hipermercados Tottus S.A.	78.627.210-6	Common Parent	Chile	Leases and others	Chilean peso	5,574,514	5,067,557	5,266,942	4,817,212
Hipermercados Tottus Perú S.A.	0-E	Common Parent	Perú	Leases and others	Peruvian sol	8,129,403	7,760,525	-	-
Hipermercados Tottus Perú S.A.	0-E	Common Parent	Perú	Miscellaneous expenses	Peruvian sol	5,109	(5,109)	-	-
Hipermercados Tottus Oriente S.A.	0-E	Common Parent	Perú	Leases and others	Peruvian sol	599,237	551,440	-	-
Ikso SpA.	76.993.859-1	Common Parent	Chile	Leases and others	Chilean peso	1,467,554	1,395,635	1,403,135	1,325,805
Ikso S.A.S.	0-E	Common Parent	Colombia	Leases and others	Colombian peso	3,172,150	2,666,877	2,315,542	1,946,547
Ikso S.A.S.	0-E	Common Parent	Colombia	Miscellaneous expenses	Colombian peso	-	-	492,513	(492,513)
Ikso S.A.C.	0-E	Common Parent	Perú	Miscellaneous expenses	Peruvian sol	312	(312)	-	-
Megamedia S.A.	76.185.964-1	Other related parties	Chile	Advertising	Chilean peso	718,598	(718,598)	302,152	(302,152)
Mall Plaza Inmobiliaria S.A.	0-E	Common Parent	Perú	Leases and others	American dollar	-	-	114,758	(96,571)
Mall Plaza Perú S.A.	0-E	Common Parent	Perú	Leases and others	American dollar	-	-	542,474	(542,474)
Mall Plaza Perú S.A.	0-E	Common Parent	Perú	Leases and others	Peruvian sol	-	-	248,396	(133,246)
Mall Plaza Perú S.A.	0-E	Common Parent	Perú	Services collected	American dollar	-	-	1,737,345	941,345
Megamedia Radio S.A.	78.794.060-9	Other related parties	Chile	Advertising	Chilean peso	294	(294)	12,105	(12,105)
Promotora Chilena de Café Colombia S.A.	76.000.935-0	Common Parent	Chile	Leases and others	Chilean peso	356,890	305,667	242,625	209,390
Promotora de Café Colombia S.A.	0-E	Common Parent	Colombia	Miscellaneous expenses	Colombian peso	-	-	1,469	(1,469)
Red Televisiva Megavisión S.A.	79.952.350-7	Other related parties	Chile	Advertising	Chilean peso	6,000	(6,000)	-	-
Saga Falabella S.A.	0-E	Common Parent	Perú	Leases and others	Peruvian sol	4,980,952	4,685,362	-	-
Saga Falabella S.A.	0-E	Common Parent	Perú	Miscellaneous expenses	Peruvian sol	98,924	(98,924)	-	-
Saga Falabella Oriente S.A.C.	0-E	Common Parent	Perú	Leases and others	Peruvian sol	338,181	314,414	-	-
Servicios Falabella SpA.	77.070.342-5	Common Parent	Chile	Miscellaneous expenses	American dollar	287,691	(287,691)	111,859	(111,859)
Servicios Falabella SpA.	77.070.342-5	Common Parent	Chile	Miscellaneous expenses	Chilean peso	620,175	(620,175)	563,886	(566,811)
Seguros Falabella Corredores Ltda.	77.099.010-6	Common Parent	Chile	Leases and others	Chilean peso	22,472	18,930	26,543	22,349
Sodimac Colombia S.A.	0-E	Common Parent	Colombia	Leases and others	Colombian peso	1,589,348	1,335,521	1,626,756	1,413,286
Sodimac Colombia S.A.	0-E	Common Parent	Colombia	Miscellaneous expenses	Colombian peso	22,891	(22,891)	-	-
Sodimac S.A.	96.792.430-K	Common Parent	Chile	Leases and others	Chilean peso	7,925,166	7,298,353	7,622,755	7,020,317
Sodimac Perú Oriente S.A.	0-E	Common Parent	Perú	Leases and others	Peruvian sol	234,498	224,203	-	-
Tiendas del Mejoramiento del Hogar S.A.	0-E	Common Parent	Perú	Leases and others	Peruvian sol	7,515,281	7,216,013	-	-
Tiendas del Mejoramiento del Hogar S.A.	0-E	Common Parent	Perú	Miscellaneous expenses	Peruvian sol	3,925	(3,925)	-	-
Linio Colombia S.A.S.	0-E	Common Parent	Colombia	Leases and others	Colombian peso	-	-	29,649	24,322
Executives	0-E	Key personnel	Chile	Long-term incentives program	Chilean peso	2,739,853	137,789	2,394,407	158,143

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PLAZA S.A. AND SUBSIDIARIES

Notes to the Interim Consolidated Financial Statements as of June 30, 2025 (unaudited)

6. DISCLOSURES OF RELATED PARTIES (continued)

6.4 Compensation of Key Personnel of the Group

Key personnel is defined as those persons who possess the authority and responsibility with respect to the planning, direction and control of the Group's activities. The composition of expenses remunerations and benefits received by key personnel of the Company corresponds to the following:

	For the 6 months ended june 30		For the 3 months ended june 30	
	2025 ThCh\$	2024 ThCh\$	2025 ThCh\$	2024 ThCh\$
Remunerations received by management	4,891,014	4,983,263	2,423,629	2,670,731
Directors' allowances	393,607	334,434	219,717	168,409
Total compensation paid to key personnel	5,284,621	5,317,697	2,643,346	2,839,140

7. CURRENT TAX ASSETS

The composition of current tax assets is as follows:

	As of june 30 of 2025 ThCh\$	As of december 31 of 2024 ThCh\$
Income tax to be recovered	6,128,507	5,703,410
Obligatory P.M.P (net balance of income tax)	10,367,126	1,830,871
Credit for donations	-	46,088
Credit for training	-	144,339
Other taxes to be recovered	596,572	473,338
Total	17,092,205	8,198,046

8. INVESTMENT IN ASSOCIATES

As of December 31, 2023, Plaza S.A. maintains an indirect investment in Mall Plaza Perú S.A., where it owns 33.33%. Mall Plaza Perú S.A. is a private entity, dedicated to the administration of malls domiciled in the Republic of Perú.

The functional currency of the investment is the Peruvian sol.

As of December 31, 2024, Plaza S.A. acquired control of Mall Plaza Perú S.A. (see Note 31).

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PLAZA S.A. AND SUBSIDIARIES

Notes to the Interim Consolidated Financial Statements as of June 30, 2025 (unaudited)

8. INVESTMENT IN ASSOCIATES (continued)

The following table illustrates the summarized financial information of the investment in Mall Plaza Perú S.A

a) Investment detail in associate companies:

	For the 6 months ended june 30		For the 3 months ended june 30	
	2025 ThCh\$	2024 ThCh\$	2025 M\$	2024 M\$
Summary information of the income of the associate company:			M\$	M\$
Ordinary revenue	-	27,762,896	-	16,577,226
Net income	-	4,388,223	-	(1,837,637)
Participation in result	-	1,462,595	-	(612,484)

b) Investment rollforward:

The rollforward of the investment in associated companies is as follows:

	As of june 30 of 2025 ThCh\$	As of december 31 of 2024 ThCh\$
Movements:		
Beginning balance	-	94,801,636
Participation in profit or loss for the year	-	4,509,036
Conversion difference	-	9,587,857
Acquisitions through business combinations (see Note 31)	-	(108,898,529)
Period/Fiscal Year Movements	-	(94,801,636)
Balance at closing	-	-

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PLAZA S.A. AND SUBSIDIARIES

Notes to the Interim Consolidated Financial Statements as of June 30, 2025 (unaudited)

9. INTANGIBLE ASSETS AND GOODWILL

The movements of the period/year of intangible assets and goodwill are the following:

Cost	Trademarks ThCh\$	IT Programs and others ThCh\$	Computer Projects and Others ThCh\$	Total Intangibles ThCh\$	Goodwill ThCh\$
As of june 30, 2025					
Cost	891,578	14,646,458	5,132,816	20,670,852	-
Total starting balance	891,578	14,646,458	5,132,816	20,670,852	-
Movements from the period					
Additions	-	-	1,565,323	1,565,323	-
Transfer (to) / from other items	-	1,979,919	(2,083,601)	(103,682)	-
Effect of foreign currency translation adjustments for the period	-	(4,457)	(19,270)	(23,727)	-
Total movements from the period	-	1,975,462	(537,548)	1,437,914	-
Total as of june 30, 2025	891,578	16,621,920	4,595,268	22,108,766	-
Amortization	Trademarks ThCh\$	IT Programs and others ThCh\$	Computer Projects and Others ThCh\$	Total Intangibles ThCh\$	Goodwill ThCh\$
As of june 30, 2025					
Cost	-	(11,209,942)	(2,795,996)	(14,005,938)	-
Total starting balance	-	(11,209,942)	(2,795,996)	(14,005,938)	-
Movements from the period					
Amortization of the period	-	(1,136,561)	(124,880)	(1,261,441)	-
Transfer (to) / from other items	-	169,943	(169,943)	-	-
Effect of foreign currency translation adjustments for the period	-	3,540	220	3,760	-
Total movements from the period	-	(963,078)	(294,603)	(1,257,681)	-
Total as of june 30, 2025	-	(12,173,020)	(3,090,599)	(15,263,619)	-
Net balance as of june 30, 2025	891,578	4,448,900	1,504,669	6,845,147	-
Cost	Trademarks ThCh\$	IT Programs and others ThCh\$	Computer Projects and Others ThCh\$	Total Intangibles g	Goodwill ThCh\$
As of december 31, 2024					
Cost	891,578	9,911,998	5,159,769	15,963,345	357,778
Total starting balance	891,578	9,911,998	5,159,769	15,963,345	357,778
Movements from the fiscal year					
Additions	-	-	2,556,531	2,556,531	-
Acquisitions through business combinations (see Note 31)	-	1,431,441	594,198	2,025,639	-
Transfer (to) / from other items	-	3,282,406	(3,189,284)	93,122	-
Fair value measurement recognized in results.	-	-	-	-	(357,778)
Effect of foreign currency translation adjustments for the year	-	20,613	11,602	32,215	-
Total movements from the year	-	4,734,460	(26,953)	4,707,507	(357,778)
Total as of december 31, 2024	891,578	14,646,458	5,132,816	20,670,852	-
Amortization	Trademarks ThCh\$	IT Programs and others ThCh\$	Computer Projects and Others ThCh\$	Total Intangibles ThCh\$	Goodwill ThCh\$
As of december 31, 2024					
Cost	-	(8,173,378)	(2,529,678)	(10,703,056)	-
Total starting balance	-	(8,173,378)	(2,529,678)	(10,703,056)	-
Movements from the fiscal year					
Amortization of the year	-	(1,531,959)	(199,031)	(1,730,990)	-
Transfer (to) / from other items	-	(179,843)	179,843	-	-
Acquisitions through business combinations (see Note 31)	-	(1,306,529)	(240,054)	(1,546,583)	-
Effect of foreign currency translation adjustments for the year	-	(18,233)	(7,076)	(25,309)	-
Total movements from the year	-	(3,036,564)	(266,318)	(3,302,882)	-
Total as of december 31, 2024	-	(11,209,942)	(2,795,996)	(14,005,938)	-
Net balance as of december 31, 2024	891,578	3,436,516	2,336,820	6,664,914	-

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PLAZA S.A. AND SUBSIDIARIES

Notes to the Interim Consolidated Financial Statements as of June 30, 2025 (unaudited)

10. PROPERTY, PLANT AND EQUIPMENT

The movements of the period/year of property, plant and equipment are the following:

Cost	Ongoing projects	Buildings	Plant, equipment and accessories	Facilities	Motor Vehicles	Right of use asset	Total property, plant and equipment
ThCh\$	ThCh\$	ThCh\$	ThCh\$	ThCh\$	ThCh\$	ThCh\$	ThCh\$
As of June 30, 2025							
Beginning balance	967,350	2,758,423	9,680,815	2,624,136	32,100	44,262	16,107,086
Total starting balance	967,350	2,758,423	9,680,815	2,624,136	32,100	44,262	16,107,086
Movements from the period							
Additions	143,817	-	-	-	-	484,812	628,629
Low	-	-	(57,518)	-	-	-	(57,518)
Transfer (to) / from other items	(37,286)	-	1,056,379	-	-	-	1,019,093
Effect of foreign currency translation adjustments for the period	(26)	-	(10,707)	(474)	-	2,117	(9,090)
Total movements from the period	106,505	-	988,154	(474)	-	486,929	1,581,114
Total as of June 30, 2025	1,073,855	2,758,423	10,668,969	2,623,662	32,100	531,191	17,688,200

Depreciation	Ongoing projects	Buildings	Plant, equipment and accessories	Facilities	Motor Vehicles	Right of use asset	Total property, plant and equipment
ThCh\$	ThCh\$	ThCh\$	ThCh\$	ThCh\$	ThCh\$	ThCh\$	ThCh\$
As of June 30, 2025							
Beginning balance	-	(691,613)	(7,488,406)	(1,520,056)	(32,100)	(2,948)	(9,735,123)
Total starting balance	-	(691,613)	(7,488,406)	(1,520,056)	(32,100)	(2,948)	(9,735,123)
Movements from the period							
Depreciation from the period	-	(35,644)	(369,395)	(114,489)	-	(56,352)	(575,880)
Low	-	-	57,146	-	-	-	57,146
Transfer (to) / from other items	-	-	(272,216)	-	-	-	(272,216)
Effect of foreign currency translation adjustments for the period	-	-	18,338	(5,561)	-	(245)	12,532
Total movements from the period	-	(35,644)	(566,127)	(120,050)	-	(56,597)	(778,418)
As of June 30, 2025	-	(727,257)	(8,054,533)	(1,640,106)	(32,100)	(59,545)	(10,513,541)
Net balance as of June 30, 2025	1,073,855	2,031,166	2,614,436	983,556	-	471,646	7,174,659

Cost	Ongoing projects	Buildings	Plant, equipment and accessories	Facilities	Motor Vehicles	Right of use asset	Total property, plant and equipment
ThCh\$	ThCh\$	ThCh\$	ThCh\$	ThCh\$	ThCh\$	ThCh\$	ThCh\$
As of December 31, 2024							
Beginning balance	298,062	2,758,423	1,257,493	682,982	32,100	(4)	5,029,056
Total starting balance	298,062	2,758,423	1,257,493	682,982	32,100	(4)	5,029,056
Movements from the year							
Additions	853,873	-	-	-	-	44,266	898,139
Acquisitions through business combinations (see Note 31)	-	-	8,242,641	2,538,694	-	401,001	11,182,336
Low	-	-	-	(375,309)	-	(404,301)	(779,610)
Transfer (to) / from other items	(184,210)	-	67,795	(255,083)	-	-	(371,498)
Effect of foreign currency translation adjustments for the year	(375)	-	112,886	32,852	-	3,300	148,663
Total movements from the year	669,288	-	8,423,322	1,941,154	-	44,266	11,078,030
Total as of December 31, 2024	967,350	2,758,423	9,680,815	2,624,136	32,100	44,262	16,107,086

Depreciation	Ongoing projects	Buildings	Plant, equipment and accessories	Facilities	Motor Vehicles	Right of use asset	Total property, plant and equipment
ThCh\$	ThCh\$	ThCh\$	ThCh\$	ThCh\$	ThCh\$	ThCh\$	ThCh\$
As of December 31, 2024							
Beginning balance	-	(620,324)	(989,493)	(458,294)	(32,100)	4	(2,100,207)
Total starting balance	-	(620,324)	(989,493)	(458,294)	(32,100)	4	(2,100,207)
Movements from the fiscal year							
Depreciation from the year	-	(71,289)	(254,046)	(52,507)	-	(2,977)	(380,819)
Acquisitions through business combinations (see note 31)	-	-	(6,198,102)	(1,291,732)	-	(373,346)	(7,863,180)
Low	-	-	-	327,935	-	376,459	704,394
Effect of foreign currency translation adjustments for the year	-	-	(46,765)	(45,458)	-	(3,088)	(95,311)
Total movements from the year	-	(71,289)	(6,498,913)	(1,061,762)	-	(2,952)	(7,634,916)
As of December 31, 2024	-	(691,613)	(7,488,406)	(1,520,056)	(32,100)	(2,948)	(9,735,123)
Net balance as of December 31, 2024	967,350	2,066,810	2,192,409	1,104,080	-	41,314	6,371,963

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10. PROPERTY, PLANT AND EQUIPMENT (continued)

Property, plant and equipment are depreciated on a straight-line basis based on estimated useful lives, defined in Note 2.12.

As of June 30, 2025 and December 31, 2024, the amount of property, plant and equipment that is in use and fully depreciated is not significant.

11. INVESTMENT PROPERTIES

Investment properties include shopping centers, works in progress and available land that is estimated to be used for future shopping centers, which are valued as described in this note and are presented at their fair value which has been determined based on valuations carried out by the administration.

Movements for the period ended June 30, 2025 and year December 31, 2024 are detailed as follows:

Movement in Investment Properties Fair Value Model	As of June 30 of 2025 ThCh\$	As of December 31 of 2024 ThCh\$
Beginning balance	5,356,540,334	4,166,498,735
Additions	24,129,430	88,105,060
Transfer from non-current assets held for sale	(127,316)	-
Acquisition through the business combination (see Note 33)	-	937,060,782
Withdrawals and derecognition	(89,207)	(4,716,734)
Transfer (to) / from other items	(643,195)	278,376
Increase due to revaluation recognized in results	470,161,433	155,839,580
Effect of exchange rate difference	(2,571,406)	13,474,535
Ending balance at the end of the period/year	5,847,400,073	5,356,540,334

This item also includes ThCh\$12,491,003 as of June 30, 2025 and ThCh\$11,925,046 as of December 31, 2024, respectively, of right-of-use assets, corresponding mainly to land.

During the period 2025, the Company has capitalized interest amounting to ThCh\$96,223. The average financing interest rate applied for capitalization was UF+3.04%. During the year 2024, the Company has capitalized interest for an amount of ThCh\$3,769,344. The average financing interest rate applied for capitalization was UF+3.18%.

As of June 30, 2025, the contractual obligations to purchase, build, repair, maintain and develop Investment Property amount to ThCh\$23,090,122 (ThCh\$6,032,214 as of December 31, 2024).

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11. INVESTMENT PROPERTIES (continued)

Unused land and land on which no shopping center construction is being executed as of June 30, 2025 amounts to ThCh\$29,266,591 (ThCh\$29,207,611 December 31, 2024). There are no maintenance expenses associated with them and no restrictions on the realization of investment property, the collection of income arising from them, or the resources obtained from their sale or disposal by any other means.

As of June 30, 2025, the Company holds assets pledged as collateral amounting to ThCh\$114,606,660.

The Company applies the following methodologies to determine the fair value of its investment property:

a) Valuation according to an appraisal performed by an independent third party

It is used for land and other non-operating property of the Company. The appraisal is determined by an external, independent and qualified appraiser and is performed once a year.

b) Valuation according to the discounted future cash flow model at the WACC rate

It is performed semiannually for all investment properties. Future cash flows are determined by considering rental revenue less direct costs and operating expenses.

The main parameters and indicators of the discounted future cash flow valuation model are detailed as follows:

a) Discount rate

The weighted average cost of capital methodology (WACC rate) is used to determine the discount rate, where market inputs and inputs from comparable companies are considered for its construction.

The discount rate is reviewed every six months, and different rates are used for each country where the investment property is located.

The main inputs considered for the construction of the WACC rate are detailed as follows:

- BETA: This variable is determined with a sample of companies that represent the real estate market worldwide since the local market does not have enough information. A horizon of the last five years is used to calculate this parameter.

- Risk-free rate: Estimated based on the 10-year U.S. treasury bond yield, and a country risk spread is added for Chile, Peru and Colombia.

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11. INVESTMENT PROPERTIES (continued)

- Risk premium: Determined according to market information.
- Leverage ratio: Determined by the same set of representative companies of the international market used for determining BETA.
- Tax rate: the applicable tax rate of each country is used.
- Debt spread: the average of spreads observed in the local market for companies with similar risks is used to estimate the return on debt.

The discount rate ranges used on June 30, 2025 and December 31, 2024, are as follows:

Country	As of June 30, 2025	As of December 31, 2024
Chile	6.02% a 6.15%	6.56% a 6.67%
Perú	6.27% a 6.40%	6.72% a 6.83%
Colombia	8.04% a 8.17%	8.16% a 8.26%

Considering all these inputs, the discount rate (WACC) is calculated in real terms and after taxes, which is used to discount the future cash flows of each country where the investment property is located.

b) Cash flow projections

Cash flow projections are made for each country and are based on budgets approved by the Board of Directors.

For the subsequent years, revenue is defined based on parameters such as occupancy level, mixed tariffs, and leasable meters, among other factors, and whose growth is directly related to the level of maturity of each investment property.

The summary of average revenue growth rates is detailed as follows:

Country	As of June 30, 2025	As of December 31, 2024
Chile	0.1% a 1.1%	0.1% a 0.9%
Perú	-0.4% a 1.2%	-0.4% a 1.2%
Colombia	0.8% a 3.4%	0.8% a 3.4%

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PLAZA S.A. AND SUBSIDIARIES

Notes to the Interim Consolidated Financial Statements as of June 30, 2025 (unaudited)

11. INVESTMENT PROPERTIES (continued)

Like revenues, costs are calculated for each investment property, considering historical growth factors and expected future evolution.

The summary of average growth rates, as June 30, 2025 and December 31, 2024, is as follows:

Country	As of June 30, 2025	As of December 31, 2024
Chile	0.2% a 0.7%	0.2% a 0.6%
Perú	-0.2% a 1.0%	-0.2% a 1.0%
Colombia	0.6% a 1.5%	0.6% a 1.5%

In addition, the projection includes disbursements for the maintenance of each asset, which will be used to keep them in the same conditions in which they are currently located.

The cash flow projections consider a 5-year time horizon plus perpetuity.

12. LEASES

Plaza and Subsidiaries as lessor

The subsidiaries of Plaza S.A. lease to third parties under leasing contracts, premises that are part of their Investment Properties. The lease contracts establish the term of the leases, the lease fee and the calculation method, the characteristics of the leased property and other obligations related to the promotion, services and the proper functioning of the various locations.

The rights receivable for minimum leases under non-cancelable lease contracts as of June 30, 2025 and December 31, 2024, are as follows:

Minimum payments	As of June 30 of 2025 ThCh\$	As of December 31 of 2024 ThCh\$
Until one year	307,292,165	305,969,034
From one year to five years	804,840,773	784,147,193
More than five years	969,579,737	942,882,773
Total	2,081,712,675	2,032,999,000

Variable income from leases for the period ended June 30, 2025, recognized as revenue from ordinary activities, amounted to ThCh\$ 17,521,064 (ThCh\$ 10,956,331 as of June 30, 2024). The variable incomes are generally related to percentages of sales of the lessees linked to the leased spaces.

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PLAZA S.A. AND SUBSIDIARIES

Notes to the Interim Consolidated Financial Statements as of June 30, 2025 (unaudited)

12. LEASES

Plaza and Subsidiaries Tenants (continued)

The fees for leases and subleases recognized as expenses in the periods are as follows:

	For the 6 months ended June 30		For the 3 months ended June 30	
	2025 ThCh\$	2024 ThCh\$	2025 ThCh\$	2024 ThCh\$
Variable lease expenses	626,446	578,357	284,244	252,744
Total charged to income	626,446	578,357	284,244	252,744

13. INCOME TAXES AND DEFERRED TAXES

13.1 Income taxes

a) The main components of income tax expense are the following:

	For the 6 months ended June 30		For the 3 months ended June 30	
	2025 ThCh\$	2024 ThCh\$	2025 ThCh\$	2024 ThCh\$
Income tax:				
(Charge) tax charge	(28,978,324)	(20,877,774)	(12,701,463)	(10,396,639)
Other charges or credits	(330,659)	(122,119)	(250,791)	(129,347)
Deferred tax:				
Associated with origin and reversal of temporary differences	(133,424,355)	(60,079,853)	(129,722,907)	(56,320,351)
Result from tax losses	(5,154,540)	(2,042,360)	(4,138,657)	399,360
Total expense for income tax	(167,887,878)	(83,122,106)	(146,813,818)	(66,446,977)

b) The reconciliation of the expense (benefit) for income taxes at the statutory rate with respect to the effective rate as of June 30, 2025 and 2024 are composed as follows:

	For the 6 months ended June 30		For the 3 months ended June 30	
	2025 ThCh\$	2024 ThCh\$	2025 ThCh\$	2024 ThCh\$
Profit before tax from continuing operations	661,956,393	259,063,536	569,401,004	187,516,357
Profit before income tax	661,956,393	259,063,536	569,401,004	187,516,357
At the statutory income tax rate of Plaza S.A. of 27%	(178,728,226)	(69,947,155)	(153,738,271)	(50,629,417)
Effect on the tax rates of other jurisdictions	1,786,903	(17,674,201)	578,799	(18,988,852)
Non-taxable income	-	394,901	-	(165,370)
Non-deductible expenses	(160)	(7,887)	(7)	(7,863)
Prior year tax expense	(330,659)	(122,119)	(250,791)	(129,347)
Net monetary correction	4,123,114	4,265,638	1,760,571	3,337,555
Other increases (decreases)	5,261,150	(31,283)	4,835,881	136,317
At the effective income tax rate of 25,36% (32.09% as of June 30, 2024)	(167,887,878)	(83,122,106)	(146,813,818)	(66,446,977)
Income tax	(167,887,878)	(83,122,106)	(146,813,818)	(66,446,977)

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PLAZA S.A. AND SUBSIDIARIES

Notes to the Interim Consolidated Financial Statements as of June 30, 2025 (unaudited)

13. INCOME TAXES AND DEFERRED TAXES (continued)

13.1 Income taxes (continued)

In accordance with the provisions of IAS 12 "Income taxes," deferred tax assets and liabilities must be measured using the tax rates expected to be applied in the year in which the asset is realized, or the liability is settled, based on the rates (and Tax Laws) that at the end of the ending year, have been approved or practically finished the approval process.

13.2 Deferred taxes

a) Deferred tax balances by category are presented below:

Concepts - Statement of Financial Position	As of June 30, 2025		As of December 31, 2024	
	Asset deferred tax	Liability deferred tax	Asset deferred tax	Liability deferred tax
	ThCh\$	ThCh\$	ThCh\$	ThCh\$
Intangible assets	-	991,583	-	794,099
Valuation of investment properties and property, plant and equipment	-	1,034,310,599	-	903,953,925
Prepayments	-	-	-	907,937
Deferred income	1,422,236	-	1,543,865	-
Tax loss carryforward	33,817,693	-	38,972,233	-
Provision for uncollectibility	4,012,402	-	4,455,929	-
Staff vacations	822,888	-	1,107,654	-
Linear income to be amortized	-	9,790,831	-	7,667,719
Lease liabilities	5,076,448	-	5,164,778	-
Others	841,532	-	999,011	-
Totals	45,993,199	1,045,093,013	52,243,470	913,323,680
Net balance		999,099,814		861,080,210

Deferred taxes are reflected in the Financial Statements as follows:

	As of June 30 of 2025 ThCh\$	As of December 31 of 2024 ThCh\$
Deferred tax assets	29,009,390	31,859,487
Deferred tax liabilities	(1,028,109,204)	(892,939,697)
Deferred income net balance	(999,099,814)	(861,080,210)

14. OTHER FINANCIAL LIABILITIES

The balances of other current and non-current financial liabilities classified by type of obligation are the following:

	As of June 30 of 2025 ThCh\$	As of December 31 of 2024 ThCh\$
Obligations with banks	331,898,284	382,035,659
Obligations with the public	1,262,733,200	1,235,539,327
Total	1,594,631,484	1,617,574,986
Current	137,978,564	184,533,058
Non-current	1,456,652,920	1,433,041,928
Balance at closing	1,594,631,484	1,617,574,986

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14. OTHER FINANCIAL LIABILITIES (continued)

The following are the obligations with banks and public bonds as of June 30, 2025 and December 31, 2024:

As of June 30, 2025:

Unique Tax Identification Number of debtor entity	Debtor entity name	Debtor company country	Unique Tax Identification Number of creditor entity	Name of creditor entity	Creditor entity country	Currency type	Amortization type	Nominal rate	effective rate	1 to 90 days ThCh\$	more than 90 days to 1 year ThCh\$	Total Current ThCh\$	From 1 to 5 years ThCh\$	More than 5 years ThCh\$	Total Non-Current ThCh\$	Amount of the Nominal Value of the Obligation to Pay in accordance with the Conditions of the Contract ThCh\$
Obligations with banks																
0-E	Patrimonio Autónomo Centro Comercial Manizales Dos	Colombia	0-E	Itau CorpBanca Colombia S.A.	Colombia	COP	Quarterly	11.30%	11.30%	70,454	5,757,518	5,827,972	-	-	-	6,037,500
0-E	Fondo de Capital Privado MallPlaza	Colombia	0-E	Banco Davivienda S.A.	Colombia	COP	At maturity	3.73%	5.76%	-	-	-	10,798,737	41,937,038	52,735,775	70,980,300
0-E	Fondo de Capital Privado MallPlaza	Colombia	0-E	Itaú CorpBanca Colombia S.A.	Colombia	COP	At maturity	5.76%	5.76%	-	-	-	20,550,021	-	20,550,021	20,700,000
0-E	Patrimonio Autónomo Barranquilla	Colombia	0-E	Banco de Bogotá S.A.	Colombia	COP	Monthly	13.02%	13.02%	63,292	172,500	235,792	306,667	-	306,667	555,833
0-E	Mall Plaza Perú S.A.	Perú	0-E	Banco de Crédito del Perú S.A.	Perú	PEN	At maturity	4.95%	4.95%	-	5,277,632	5,277,632	-	-	-	5,277,632
0-E	Mall Plaza Inmobiliaria S.A.	Perú	0-E	Banco de Crédito del Perú S.A.	Perú	PEN	Monthly	6.76%	6.99%	1,434,898	3,903,313	5,338,211	43,416,578	-	43,416,578	49,570,940
0-E	Mall Plaza Perú S.A.	Perú	0-E	Banco de Crédito del Perú S.A.	Perú	PEN	At maturity	5.98%	6.22%	19,381	-	19,381	9,230,900	-	9,230,900	9,250,281
0-E	Open Plaza S.A.C.	Perú	0-E	Banco de Crédito del Perú S.A.	Perú	PEN	At maturity	5.98%	6.22%	-	16,243	16,243	21,043,858	-	21,043,858	21,143,499
0-E	Open Plaza S.A.C.	Perú	0-E	Banco Scotiabank Perú S.A.A.	Perú	PEN	At maturity	5.04%	5.04%	38,913	94,946,400	94,985,313	-	-	-	94,985,313
0-E	Open Plaza S.A.C.	Perú	0-E	Banco Scotiabank Perú S.A.A.	Perú	PEN	Monthly	6.90%	7.13%	93,733	277,135	370,868	784,541	-	784,541	1,164,006
0-E	Open Plaza S.A.C.	Perú	0-E	Banco Scotiabank Perú S.A.A.	Perú	PEN	Monthly	6.90%	7.13%	152,490	450,976	603,466	1,277,932	-	1,277,932	1,897,391
0-E	Open Plaza S.A.C.	Perú	0-E	Banco Scotiabank Perú S.A.A.	Perú	PEN	Monthly	6.90%	7.13%	97,888	289,490	387,378	820,289	-	820,289	1,217,868
0-E	Activos Inmobiliarios S.A.A.	Perú	0-E	Banco Scotiabank Perú S.A.A.	Perú	PEN	Quarterly	5.20%	5.30%	3,466,374	9,877,027	13,343,401	6,591,401	-	6,591,401	19,957,214
0-E	Activos Inmobiliarios S.A.A.	Perú	0-E	Banco de Crédito del Perú S.A.	Perú	PEN	At maturity	5.98%	6.22%	70,744	-	70,744	48,663,921	-	48,663,921	48,927,523
Subtotal										5,508,167	120,968,234	126,476,401	163,484,845	41,937,038	205,421,883	351,665,300
Obligations with the public																
76.017.019-4	Plaza S.A.	Chile	-	Bono - Reg. SVS 584 (Serie C)	Chile	UF	Biannual	4.50%	4.72%	-	1,365,609	1,365,609	5,288,759	-	5,288,759	6,697,663
76.017.019-4	Plaza S.A.	Chile	-	Bono - Reg. SVS 583 (Serie D)	Chile	UF	At maturity	3.85%	4.00%	-	855,589	855,589	-	116,633,388	116,633,388	118,632,690
76.017.019-4	Plaza S.A.	Chile	-	Bono - Reg. SVS 584 (Serie E)	Chile	UF	At maturity	3.85%	3.99%	-	569,367	569,367	-	77,792,605	77,792,605	79,088,460
76.017.019-4	Plaza S.A.	Chile	-	Bono - Reg. SVS 670 (Serie H)	Chile	UF	At maturity	3.50%	3.90%	-	475,635	475,635	-	95,445,980	95,445,980	98,606,703
76.017.019-4	Plaza S.A.	Chile	-	Bono - Reg. SVS 670 (Serie K)	Chile	UF	At maturity	3.90%	3.92%	-	396,170	396,170	-	117,262,467	117,262,467	118,196,826
76.017.019-4	Plaza S.A.	Chile	-	Bono - Reg. SVS 767 (Serie N)	Chile	UF	At maturity	3.80%	3.76%	1,661,178	-	1,661,178	-	117,864,058	117,864,058	119,479,877
76.017.019-4	Plaza S.A.	Chile	-	Bono - Reg. SVS 669 (Serie P)	Chile	UF	At maturity	2.10%	2.09%	760,829	-	760,829	-	78,513,590	78,513,590	79,294,612
76.017.019-4	Plaza S.A.	Chile	-	Bono - Reg. SVS 980 (Serie S)	Chile	UF	At maturity	1.70%	1.32%	-	169,990	169,990	159,635,177	-	159,635,177	157,283,376
76.017.019-4	Plaza S.A.	Chile	-	Bono - Reg. SVS 767 (Serie U)	Chile	UF	At maturity	3.60%	4.76%	-	679,722	679,722	-	87,119,987	87,119,987	94,348,129
76.017.019-4	Plaza S.A.	Chile	-	Bono - Reg. SVS 980 (Serie Z)	Chile	UF	At maturity	4.20%	3.66%	-	1,152,513	1,152,513	-	126,030,278	126,030,278	119,038,123
76.017.019-4	Plaza S.A.	Chile	-	Bono - Reg. SVS 979 (Serie AA)	Chile	UF	At maturity	2.80%	3.32%	533,502	-	533,502	38,784,929	-	38,784,929	39,722,132
76.017.019-4	Plaza S.A.	Chile	-	Bono - Reg. SVS 979 (Serie AC)	Chile	UF	At maturity	3.40%	3.44%	1,667,661	-	1,667,661	-	117,019,790	117,019,790	119,458,935
76.017.019-4	Plaza S.A.	Chile	-	Bono - Reg. SVS 979 (Serie AD)	Chile	UF	At maturity	3.60%	4.21%	-	607,391	607,391	57,772,104	-	57,772,104	59,430,710
76.017.019-4	Plaza S.A.	Chile	-	Bono - Reg. SVS 979 (Serie AE)	Chile	UF	At maturity	3.60%	4.33%	-	607,007	607,007	-	56,067,925	56,067,925	58,430,710
Subtotal										4,623,170	6,878,993	11,502,163	261,480,969	989,750,068	1,251,231,037	1,268,708,946
Total										10,131,337	127,847,227	137,978,564	424,965,814	1,031,687,106	1,456,652,920	1,620,374,246

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PLAZA S.A. AND SUBSIDIARIES

Notes to the Interim Consolidated Financial Statements as of June 30, 2025 (unaudited)

14. OTHER FINANCIAL LIABILITIES (continued)

The following are the obligations with banks and public bonds as of June 30, 2025 and december 31, 2024:

As of December 31, 2024:

Unique Tax Identification Number of debtor entity	Debtor entity name	Debtor company country	Unique Tax Identification Number of creditor entity	Name of creditor entity	Creditor entity country	Currency type	Amortization type	Nominal rate	effective rate	1 to 90 days ThCh\$	more than 90 days to 1 year ThCh\$	Total Current ThCh\$	From 1 to 5 years ThCh\$	More than 5 years ThCh\$	Total Non-Current ThCh\$	Amount of the Nominal Value of the Obligation to Pay in accordance with the Conditions of the Contract ThCh\$
Obligations with banks																
0-E	Patrimonio Autónomo Centro Comercial Cartagena	Colombia	0-E	Itau CorpBanca Colombia S.A.	Colombia	COP	Monthly	10.78%	11.11%	734,133	2,185,001	2,919,134	3,861,433	-	3,861,433	6,803,577
0-E	Patrimonio Autónomo Centro Comercial Manzales Dos	Colombia	0-E	Itau CorpBanca Colombia S.A.	Colombia	COP	Quarterly	11.95%	11.95%	149,735	6,037,648	6,187,383	-	-	-	6,187,383
0-E	Fondo de Capital Privado MallPlaza	Colombia	0-E	Banco Davivienda S.A.	Colombia	COP	At maturity	3.73%	5.76%	-	-	-	10,833,813	41,073,916	51,907,729	70,980,300
0-E	Fondo de Capital Privado MallPlaza	Colombia	0-E	Itau CorpBanca Colombia S.A.	Colombia	COP	At maturity	5.76%	5.76%	-	-	-	19,672,690	-	19,672,690	20,700,000
0-E	Patrimonio Autónomo Barranquilla	Colombia	0-E	Banco de Bogotá S.A.	Colombia	COP	Monthly	14.44%	14.44%	57,500	172,500	230,000	402,500	-	402,500	632,500
0-E	Mall Plaza Perú S.A.	Perú	0-E	Banco de Crédito del Perú S.A.	Perú	PEN	At maturity	6.55%	6.55%	-	6,906,126	6,906,126	-	-	-	6,906,126
0-E	Mall Plaza Inmobiliaria S.A.	Perú	0-E	Banco de Crédito del Perú S.A.	Perú	PEN	Monthly	6.76%	6.99%	1,138,822	3,617,229	4,756,051	46,172,436	-	46,172,436	51,938,555
0-E	Open Plaza S.A.C.	Perú	0-E	Banco Scotiabank Perú S.A.A.	Perú	PEN	At maturity	8.43%	8.70%	3,034	-	3,034	21,152,276	-	21,152,276	21,168,105
0-E	Open Plaza S.A.C.	Perú	0-E	Banco BBVA Perú	Perú	PEN	At maturity	6.05%	6.05%	1,008,301	66,665,884	67,674,185	-	-	-	67,674,185
0-E	Open Plaza S.A.C.	Perú	0-E	Banco Scotiabank Perú S.A.A.	Perú	PEN	At maturity	6.20%	6.30%	1,071,862	68,326,238	69,398,100	-	-	-	69,418,258
0-E	Open Plaza S.A.C.	Perú	0-E	Banco Scotiabank Perú S.A.A.	Perú	PEN	Monthly	6.90%	7.36%	91,494	267,586	359,080	973,997	-	973,997	1,344,583
0-E	Open Plaza S.A.C.	Perú	0-E	Banco Scotiabank Perú S.A.A.	Perú	PEN	Monthly	6.90%	7.36%	148,799	435,279	584,078	1,586,261	-	1,586,261	2,191,738
0-E	Open Plaza S.A.C.	Perú	0-E	Banco Scotiabank Perú S.A.A.	Perú	PEN	Monthly	6.90%	7.36%	95,520	279,419	374,939	1,018,210	-	1,018,210	1,406,800
0-E	Falabella Perú S.A.A.	Perú	0-E	Banco Scotiabank Perú S.A.A.	Perú	PEN	Quarterly	5.20%	5.30%	3,541,124	9,895,314	13,436,438	13,217,420	-	13,217,420	26,694,163
0-E	Falabella Perú S.A.A.	Perú	0-E	Banco Scotiabank Perú S.A.A.	Perú	PEN	At maturity	8.24%	8.50%	309,762	-	309,762	48,932,397	-	48,932,397	49,296,081
Subtotal										8,350,086	164,788,224	173,138,310	167,823,433	41,073,916	208,897,349	403,342,354
Obligations with the public																
76.017.019-4	Plaza S.A.	Chile	-	Bono - Reg. SVS 584 (Serie C)	Chile	UF	Biannual	4.50%	4.72%	-	1,339,618	1,339,618	5,167,992	649,603	5,817,595	7,207,875
76.017.019-4	Plaza S.A.	Chile	-	Bono - Reg. SVS 583 (Serie D)	Chile	UF	At maturity	3.85%	4.00%	-	849,121	849,121	-	114,023,908	114,023,908	116,075,869
76.017.019-4	Plaza S.A.	Chile	-	Bono - Reg. SVS 584 (Serie E)	Chile	UF	At maturity	3.85%	3.99%	-	565,082	565,082	-	76,054,832	76,054,832	77,383,913
76.017.019-4	Plaza S.A.	Chile	-	Bono - Reg. SVS 670 (Serie H)	Chile	UF	At maturity	3.50%	3.90%	-	464,579	464,579	-	93,227,283	93,227,283	96,471,245
76.017.019-4	Plaza S.A.	Chile	-	Bono - Reg. SVS 670 (Serie K)	Chile	UF	At maturity	3.90%	3.92%	-	387,508	387,508	-	114,698,770	114,698,770	115,637,118
76.017.019-4	Plaza S.A.	Chile	-	Bono - Reg. SVS 767 (Serie N)	Chile	UF	At maturity	3.80%	3.76%	1,661,352	-	1,661,352	-	115,313,927	115,313,927	116,928,879
76.017.019-4	Plaza S.A.	Chile	-	Bono - Reg. SVS 669 (Serie P)	Chile	UF	At maturity	2.10%	2.09%	757,800	-	757,800	-	76,812,872	76,812,872	77,590,829
76.017.019-4	Plaza S.A.	Chile	-	Bono - Reg. SVS 980 (Serie S)	Chile	UF	At maturity	1.70%	1.32%	-	172,341	172,341	156,448,051	-	156,448,051	153,884,455
76.017.019-4	Plaza S.A.	Chile	-	Bono - Reg. SVS 767 (Serie U)	Chile	UF	At maturity	3.60%	4.76%	-	662,196	662,196	-	84,873,661	84,873,661	92,304,897
76.017.019-4	Plaza S.A.	Chile	-	Bono - Reg. SVS 980 (Serie Z)	Chile	UF	At maturity	4.20%	3.66%	-	1,141,540	1,141,540	-	123,458,572	123,458,572	116,473,642
76.017.019-4	Plaza S.A.	Chile	-	Bono - Reg. SVS 979 (Serie AA)	Chile	UF	At maturity	2.80%	3.32%	531,198	-	531,198	37,855,189	-	37,855,189	38,870,861
76.017.019-4	Plaza S.A.	Chile	-	Bono - Reg. SVS 979 (Serie AC)	Chile	UF	At maturity	3.40%	3.44%	1,664,232	-	1,664,232	-	114,474,336	114,474,336	116,904,549
76.017.019-4	Plaza S.A.	Chile	-	Bono - Reg. SVS 979 (Serie AD)	Chile	UF	At maturity	3.60%	4.21%	-	599,297	599,297	56,375,846	-	56,375,846	58,149,423
76.017.019-4	Plaza S.A.	Chile	-	Bono - Reg. SVS 979 (Serie AE)	Chile	UF	At maturity	3.60%	4.33%	-	598,884	598,884	-	54,709,737	54,709,737	58,149,423
Subtotal										4,614,582	6,780,166	11,394,748	255,847,078	968,297,501	1,224,144,579	1,242,032,978
Total										12,964,668	171,568,390	184,533,058	423,670,511	1,009,371,417	1,433,041,928	1,645,375,332

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PLAZA S.A. AND SUBSIDIARIES

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14. OTHER FINANCIAL LIABILITIES (continued)

On April 18, 2024, the Company placed dematerialized and bearer bonds in the local market under bond line No. 1149 dated July 19, 2023, such bonds correspond to Series AD for a total amount of UF 1,500,000, maturing on October 1, 2028 with a placement annual rate of 3.99% and Series AE for a total amount total of UF 1,500,000, maturing on April 1, 2033 with a placement annual rate of 4.21%.

On August 18, 2022, the Company carried out a placement of dematerialized bearer bonds on the local market, with charge to the line of bonds Nr. 979 dated November 15, 2019. Said bonds correspond to the AA Series for a total amount of UF 1.000.000, maturing on August 1, 2027, and with an annual placement rate of 3.14%, and the AC Series for a total amount of UF 3.000.000, maturing on August 1, 2047, and with an annual placement rate of 3.39%.

On April 7, 2022, the Company made the second investment in dematerialized bearer bonds in the local market with charge to bond line No. 980, dated November 15, 2019. These bonds correspond to Z Series for a total of UF 3,000,000, maturing on April 1, 2043, with an annual interest rate of 3.60%.

On September 23, 2020, the Company published a notice of voluntary redemption of dematerialized bonds corresponding to Series C, giving the option to exchange such bonds for those corresponding to Series U, with a charge to bond line No. 767 dated September 23, 2013, for a nominal value of UF 2,727,272, and an annual coupon rate of 3.60%. The operation had a concurrence of 87.58% equivalent to an amount placed of UF 2,388,636 of Series U.

On June 19, 2020, the Company placed the Series S in the national market for UF 4,000,000 at an annual placement rate of 1.30%, with a single capital amortization upon maturity on December 1, 2029.

On February 5, 2020, the Company placed Series P in the national market for UF 2,000,000 at an annual rate of 2.08%, with a single amortization of capital at maturity on January 15, 2045.

On October 3, 2013, the Company placed a series of bonds in the domestic market. Series N for UF 3,000,000 at a placement rate of 3.80% annual interest for a term of 22 years with a single principal payment at the maturity of said term.

On June 7, 2012, the Company placed a series of bonds in the domestic market. Series K for UF 3,000,000 at a rate of 3.9% annually for a term of 22 years with a single payment of principal at the maturity of said term.

On June 7, 2011, the Company placed a series of bonds in the domestic market. Series H for UF 2,500,000 at a rate of 3.5 % of annual interest and a term of 22 years, with principal payments beginning in 2032.

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PLAZA S.A. AND SUBSIDIARIES

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14. OTHER FINANCIAL LIABILITIES (continued)

On October 26, 2010, the Company placed two series of bonds for a term of 21 years in the domestic market: Series D for an amount of UF 3,000,000, and Series E for an amount of UF 2,000,000, both series at a rate of 3.85% annual interest, with equal principal payments in the years 2030 and 2031.

On May 19, 2009, the Company placed the Series C for UF 3,000,000 at a 4.5% annual rate and a term of 21 years, with principal payments beginning in 2019.

The movement of the ending period of the other current and non-current financial liabilities is as follows:

	As of december 31, 2024	Cash Flow	Accrued interest	Other non-monetary movements	As of june 30, 2025
	ThCh\$	ThCh\$	ThCh\$	ThCh\$	ThCh\$
Bank obligations	382,035,659	(62,770,299)	12,824,108	(191,184)	331,898,284
Public bond obligations	1,235,539,327	(21,347,064)	21,419,526	27,121,411	1,262,733,200
Total	1,617,574,986	(84,117,363)	34,243,634	26,930,227	1,594,631,484

15. TRADE AND OTHER ACCOUNTS PAYABLE

The balance corresponds mainly to obligations with providers as a result of the normal activity of the operations of the malls, the construction of new malls and the expansion of some malls.

a) Trade and other current accounts payable

	As of june 30 of 2025 ThCh\$	As of december 31 of 2024 ThCh\$
Accounts payable	54,546,620	69,207,028
Notes payable	281,409	317,430
Miscellaneous current creditors	2,460,919	2,674,927
Dividends payable	322,936	23,643,806
Total	57,611,884	95,843,191

Terms and conditions of these liabilities:

- Accounts payable do not accrue interest and are normally settled within 30 days from the date of receipt of the invoice.
- Documents payable correspond mainly to expired checks from providers.

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PLAZA S.A. AND SUBSIDIARIES

Notes to the Interim Consolidated Financial Statements as of June 30, 2025 (unaudited)

15. TRADE AND OTHER ACCOUNTS PAYABLE (continued)

b) Non-current accounts payable

	As of june 30 of 2025 ThCh\$	As of december 31 of 2024 ThCh\$
Notes payable	1,763,479	1,415,976
Total	1,763,479	1,415,976

c) Stratification of suppliers and accounts payable

c.1) Suppliers with daily payments

As of june 30, 2025:

Supplier type	Amounts according to terms of payment						Total ThCh\$
	Up to 30 days ThCh\$	31-60 days ThCh\$	61-90 days ThCh\$	91-120 days ThCh\$	121-365 days ThCh\$	366 or more days ThCh\$	
Goods	8,449,973	-	-	-	-	-	8,449,973
Services	44,351,636	-	-	-	-	-	44,351,636
Total	52,801,609	-	-	-	-	-	52,801,609

As of december 31, 2024:

Supplier type	Amounts according to terms of payment						Total ThCh\$
	Up to 30 days ThCh\$	31-60 days ThCh\$	61-90 days ThCh\$	91-120 days ThCh\$	121-365 days ThCh\$	366 or more days ThCh\$	
Goods	8,260,105	-	-	-	-	-	8,260,105
Services	60,569,258	-	-	-	-	-	60,569,258
Total	68,829,363	-	-	-	-	-	68,829,363

c.2) Suppliers with expired deadlines

Given the conservative financial policy of Plaza and Subsidiaries, the Company has a solid liquidity position that enables in to meet is obligations with several suppliers without facing major inconveniences. Therefore, the amounts shown as past due accounts payable as of june 30, 2025 and december 31,2024, correspond mainly to certain cases where invoices show documentary reconciliation differences; however, most differences are corrected in the short term due to the continuous management of our suppliers' debts.

As of june 30, 2025:

Supplier type	Amounts according to terms of payment						Total ThCh\$
	Up to 30 days ThCh\$	31-60 days ThCh\$	61-90 days ThCh\$	91-120 days ThCh\$	121-180 days ThCh\$	181 or more days ThCh\$	
Goods	-	-	-	-	-	-	-
Services	-	509,167	949,132	31,772	228,138	26,802	1,745,011
Total	-	509,167	949,132	31,772	228,138	26,802	1,745,011

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PLAZA S.A. AND SUBSIDIARIES

Notes to the Interim Consolidated Financial Statements as of June 30, 2025 (unaudited)

15. TRADE AND OTHER ACCOUNTS PAYABLE (continued)

As of december 31, 2024:

Supplier type	Amounts according to terms of payment						Total ThCh\$
	Up to 30 days ThCh\$	31-60 days ThCh\$	61-90 days ThCh\$	91-120 days ThCh\$	121-180 days ThCh\$	181 or more days ThCh\$	
Goods	-	-	-	-	-	-	-
Services	-	130,108	8,072	23,647	2,029	213,809	377,665
Total	-	130,108	8,072	23,647	2,029	213,809	377,665

d) Main suppliers

Here are the top 10 suppliers in terms of the amount of purchases made during the period june 30, 2025:

Supplier name	Percentage of purchases
Enel Generación Chile S.A.	7.7%
Térnika Servicios Multitécnicos S.A.	5.5%
Constructora Inarco S.A.	4.1%
GGP Servicios Industriales SpA.	2.9%
Statkraft Perú S.A.	2.4%
Est. Cen. Parking System Chile S.A.	2.3%
AIG Chile Comp. de Seguros Generales S.A.	2.3%
Securitas S.A.	2.0%
ISS Servicios Generales Ltda.	1.9%
Claro Chile S.A.	1.7%

The average term of payment to suppliers from the date of receipt of the invoice is as follows:

Concept / days	As of june 30 2025	As of december 31 2024
Goods	27	24
Services	28	26

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PLAZA S.A. AND SUBSIDIARIES

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16. LEASE LIABILITIES

The composition of lease liabilities is as follows:

Unique Tax Identification Number of debtor entity	Debtor entity name	Debtor company country	Unique Tax Identification Number of creditor entity	Name of creditor entity	Creditor entity country	Relationship of the creditor with the reporting company	Currency type	Amortization type	Nominal rate	effective rate	1 to 90 days ThCh\$	more than 90 days to 1 year ThCh\$	Total Current ThCh\$	From 1 to 5 years ThCh\$	More than 5 years ThCh\$	Total Non-Current ThCh\$	Total ThCh\$	Amount of the Nominal Value of the Obligation to Pay in accordance with the Conditions of the Contract ThCh\$
76.883.720-1	Desarrollos e Inversiones Internacionales SpA.	Chile	76.182.576-3	Termika Holding S.A.	Chile	Third out of the group	UF	Monthly	2.44%	2.44%	51,830	157,399	209,229	286,923	-	286,923	496,152	496,152
99.555.550-6	Plaza Antofagasta S.A.	Chile	76.182.576-3	Termika Holding S.A.	Chile	Third out of the group	UF	Monthly	2.44%	2.44%	16,328	49,575	65,903	124,957	-	124,957	190,860	190,860
76.883.720-1	Desarrollos e Inversiones Internacionales SpA.	Chile	76.081.319-2	Inversiones Rehue Ltda.	Chile	Third out of the group	UF	Monthly	3.50%	3.50%	10,334	31,002	41,336	505,452	6,539,309	7,044,761	7,086,097	7,086,097
99.555.550-6	Plaza Antofagasta S.A.	Chile	73.968.300-9	Empresa Portuaria Antofagasta	Chile	Third out of the group	UF	Monthly	3.00%	3.00%	165,860	505,100	670,960	2,894,218	3,118,840	6,013,058	6,684,018	6,684,018
0-E	Mall Plaza Perú S.A.	Perú	0-E	Inmobiliaria SIC S.A.	Perú	Related Falabella	PEN	Monthly	8.78%	8.78%	255	1,825	2,080	9,968	1,421,153	1,431,121	1,433,201	1,433,201
0-E	Mall Plaza Servicios S.A.S.	Colombia	0-E	BanColombia	Colombia	Third out of the group	COP	Monthly	6.15%	6.15%	23,503	73,567	97,070	358,536	-	358,536	455,606	455,606
Total As of June 30, 2025											268,110	818,468	1,086,578	4,180,054	11,079,302	15,259,356	16,345,934	16,345,934
Total As of December 31, 2024											415,705	1,276,719	1,692,424	6,893,275	11,602,215	18,495,490	20,187,914	20,187,914

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PLAZA S.A. AND SUBSIDIARIES

Notes to the Interim Consolidated Financial Statements as of June 30, 2025 (unaudited)

16. LEASE LIABILITIES (continued)

Change in Lease Liabilities	As of June 30 of 2025 ThCh\$	As of December 31 of 2024 ThCh\$
Initial Balance	20,187,914	19,087,536
Acquisitions through business combinations (see Note 31)	-	994,977
(Low)/High in lease liabilities	(3,543,083)	395,052
Interest expenses	319,871	752,360
Payments made	(930,523)	(2,338,628)
Foreign currency exchange difference	-	644,683
Conversion difference	311,755	651,934
Total	16,345,934	20,187,914

17. CURRENT TAX LIABILITIES

The composition of current tax liabilities is as follows:

	As of June 30 of 2025 ThCh\$	As of December 31 of 2024 ThCh\$
Income tax payable	1,665,812	-
Current income tax provision	29,107,736	65,529,141
Obligatory P.P.M. paid (Less)	(21,013,276)	(43,279,549)
Others	44,739	351,755
Total	9,805,011	22,601,347

18. EMPLOYEE BENEFIT PROVISIONS

a) The balances that make up the employee benefit provisions correspond to:

	As of June 30 of 2025 ThCh\$	As of December 31 of 2024 ThCh\$
Vacation provision	2,248,684	2,432,453
Profit sharing and bonuses	3,037,327	8,244,517
Withholdings	2,075,011	2,426,018
Total current	7,361,022	13,102,988
Profit sharing and bonuses (see Note 18c)	6,329,869	5,166,831
Total non-current	6,329,869	5,166,831

b) The following is the detail of the expenses for employee benefits included in the Statement of Comprehensive Income:

	For the 6 months ended June 30		For the 3 months ended June 30	
	2025 ThCh\$	2024 (1) ThCh\$	2025 ThCh\$	2024 (1) ThCh\$
Remuneration and other benefits	(17,789,099)	(14,011,370)	(9,055,932)	(7,187,923)
Bonuses and incentives	(5,163,380)	(4,101,594)	(2,855,244)	(2,139,835)
Severance provisions	(1,257,098)	(401,744)	(912,084)	(253,559)
Provision for staff vacations	(38,055)	16,903	(156,905)	(346,688)
Total expenses for benefits to employees	(24,247,632)	(18,497,805)	(12,980,165)	(9,928,005)

(1) See Note 31.

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PLAZA S.A. AND SUBSIDIARIES

Notes to the Interim Consolidated Financial Statements as of June 30, 2025 (unaudited)

18. EMPLOYEE BENEFIT PROVISIONS (continued)

c) Long-term incentive plan

On June 30, 2021, the Company's Board of Directors approved a long-term commitment contingent and variable incentive plan for certain executives of the Company and its subsidiaries, including but not limited to, the Company's main executives, for the period 2021 to 2023. This plan is designed to promote the permanence of the executives to whom it is directed and ensure the alignment of their objectives with the company, in the medium and long term.

This annual benefit plan consists of two elements: i) an investment in shares of the Company by each recipient executive, acquired on the stock market and financed with a loan for exclusive use extended by the Company for this purpose; and, ii) the payment of a supplementary fixed bonus at the end of the third year, a bonus that will be paid if, and only if, on the date of its payment, the beneficiary executive has maintained an uninterrupted employment relationship with the Company, any of its subsidiaries, or a continuous succession of employment relationships with any combination of the above.

The amounts of the loans and the committed bonuses that constitute part of the variable incentive plan and contingent long-term commitment 2021 to 2023, are different between the intended recipients. All other terms and conditions, including the interest rate, are identical for all executives and were determined in accordance with the prices, terms and conditions prevailing in the market at the time of their approval.

On January 31, 2024, the Company's Board of Directors approved a long-term commitment variable and contingent incentive plan for certain executives of the Company and its subsidiaries, including, but not limited to, the Company's senior executives, for the 2024 to 2026 fiscal year. This plan is designed to promote the permanence of the executives to whom it is directed and ensure the alignment of their objectives with the Company, in the medium and long term.

This annual profit plan consists of two elements: i) an investment in shares of the Company by each recipient executive, acquired on the stock exchange and financed with an exclusive use loan extended by the Company for that purpose; and, ii) the payment of a complementary fixed bonus at the end of the third year, a bonus that will be paid if and only if, on the date of its payment, the beneficiary executive has maintained an uninterrupted employment relationship with the Company, any of its subsidiaries, or a continuous succession of employment relationships with any combination of the above.

The amounts of the loans and committed bonds that are part of the 2024 to 2026 long-term commitment variable and contingent incentive plan are different among the recipient executives. All other terms and conditions, including interest rate, are identical for all executives and were determined in accordance with the prices, terms and conditions prevailing in the market at the time of their approval.

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18. EMPLOYEE BENEFIT PROVISIONS (continued)

c) Long-term incentive plan (continued)

The total amount of loans granted to executives as a result of these incentive plans is set forth in note 6 to these Financial Statements.

19. OTHER NON-FINANCIAL LIABILITIES

The composition of the other current and non-current non-financial liabilities is as follows:

	As of June 30 of 2025 ThCh\$	As of December 31 of 2024 ThCh\$
VAT tax debit	6,663,849	10,227,144
Deferred income (see letter a)	8,345,270	10,449,900
Others	514,049	2,499,713
Total current	15,523,168	23,176,757
Guarantees received	23,092,314	22,037,418
Deferred income (see letter a)	5,958,401	6,449,996
Total non-current	29,050,715	28,487,414

a) The composition of the deferred income balances is as follows:

	As of June 30 of 2025 ThCh\$	As of December 31 of 2024 ThCh\$
At the beginning of the period/year	16,899,896	6,080,317
Acquisitions through business combinations (see Note 31)	-	9,494,359
Received during the period/year	17,103,337	3,710,710
Recognized in the Income Statement	(19,699,562)	(2,385,490)
Total	14,303,671	16,899,896

20. CAPITAL ISSUED

a) Shares

The Company has issued a single series of ordinary shares, which enjoys the same voting rights, without any preference.

	As of June 30 of 2025	As of December 31 of 2024
Ordinary shares without par value	2,190,000,000	2,190,000,000
Total Shares	2,190,000,000	2,190,000,000

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PLAZA S.A. AND SUBSIDIARIES

Notes to the Interim Consolidated Financial Statements as of June 30, 2025 (unaudited)

20. CAPITAL ISSUED (continued)

b) Common shares issued and fully paid

	Shares	ThCh\$
As of January 1, 2025	2,190,000,000	464,499,686
Movements made between 01-01-2025 and 06-30-2025	-	-
As of June 30, 2025	2,190,000,000	464,499,686
As of January 1, 2024	1,960,000,000	175,122,686
Movements made between 01-01-2024 and 12-31-2024	230,000,000	289,377,000
As of December 31, 2024	2,190,000,000	464,499,686

On the April 26, 2024 Extraordinary Shareholders' Meeting of Plaza S.A., the following resolutions were adopted:

a) To increase the capital in the amount of \$289,377,000,000, through the issuance of 230,000,000 shares, thereby increasing the statutory capital from the current amount of \$175,122,685,777, divided into 1,960,000,000 shares, to the amount of \$464,499,685,777 divided into 2,190,000,000 shares, and to amend the bylaws of the company in that regard. The new shares must be issued, subscribed and paid within a maximum period of 3 years from the date of the aforementioned Meeting.

b) To authorize the Board of Directors to set the price, form, time, procedures and other conditions for the placement of the aforementioned shares, which must be offered in a preferential manner and for the legal term, to the shareholders who are registered in the Shareholders' Registry at midnight of the fifth business day prior to the date of publication of said notice of initiation of the offer.

On June 25, an Auction was entered on the Santiago Stock Exchange for the sale to the public of the amount of 136,339,452 shares, whose preferred subscription option was waived by the controlling shareholder Inversiones y Desarrollos SpA. As a result of the auction, a total of M\$ 182,694,865 was raised.

On June 28, 2024, the legal preferential option period began for the Company's shareholders to exercise their right to subscribe for the shares charged to the capital increase indicated above. Basic earnings per share is calculated by dividing net income for the ending year attributable to ordinary equity holders of the controlling company by the weighted average number of ordinary shares outstanding during the ending year.

On August 2, 2024, the placement of 100% of the 230,000,000 payment shares issued under the capital increase approved at the Company's Extraordinary Shareholders' Meeting held on April 26, 2024, for an amount of \$289,377,000,000, registered in the CMF Securities Registry under No. 1137 on May 30, 2024, was successfully concluded. The final collection from the placement of the new shares amounted to the sum of \$308,426,450,499, which were recorded in the "Capital" and "Issue premium" accounts net of issuance expenses for M\$3,362,730.

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PLAZA S.A. AND SUBSIDIARIES

Notes to the Interim Consolidated Financial Statements as of June 30, 2025 (unaudited)

20. CAPITAL ISSUED (continued)

Basic earnings per share is calculated by dividing the net earnings for the period attributable to ordinary equity holders of the parent by the weighted average number of common shares outstanding during the period.

The Company has not carried out any type of operation with a potential dilutive effect that results in diluted earnings per share, different from the basic earnings per share.

c) Other reserves:

The movement of the other reserves is detailed below:

Other reserves	As of june 30, 2025 ThCh\$	As of december 31, 2024 ThCh\$
Reserves for investment differences (1)	(65,262,934)	(65,262,934)
Capital adjustment for price-level restatement (2)	3,973,339	3,973,339
Decrease due to changes in the participation of subsidiaries (3)	(2,619,633)	(2,619,633)
Minority purchase reserves (4)	(15,080,856)	(15,080,856)
Acquisitions through business combinations (see Note 31)	(18,439,056)	(18,439,056)
Conversion reserves	52,460,372	53,142,703
Constitution of legal reserve in associates	3,952,809	3,952,809
Other reserves	2,829,291	2,829,291
Total other reserves	(38,186,668)	(37,504,337)

(1) Correspond to the difference between the value of the investment and carrying value of the investment at moment of the initial adoption of IFRS.

(2) Effect generated by the conversion to IFRS once only as a result of the obligation to apply CPI for local purposes.

(3) Effect generated by acquisition of additional participation in a subsidiary.

(4) Corresponds to the purchase of a non controlling interest.

d) Dividend policy

The dividend policy of Plaza S.A. consists of annually distributing, at least 40% of the company's profits for each ending year.

On January 25, 2017, the Board of Directors of the Company agreed that, based on the results of 2016, the Liquid and Distributable Profit will be that appearing in the Annual Financial Statements in the "Income attributable to equity holders of the parent" excluding:

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PLAZA S.A. AND SUBSIDIARIES

Notes to the Interim Consolidated Financial Statements as of June 30, 2025 (unaudited)

20. CAPITAL ISSUED (continued)

d) Dividend policy (continued)

i. The income that is the result of valuations at fair value, both of assets and liabilities, that have not been monetized or realized, and that arise as a result of business combinations, including affiliates (subsidiaries) and associates; those that will be reinstated at the time of their monetization or realization; and,

ii. The income not monetized or realized by revaluation at fair value of investment properties; those that will be reintegrated into the net income at the time of their monetization or realization.

The effects of deferred taxes associated with the concepts indicated in paragraphs i and ii above will follow the same fate as the items that originate them.

21. DIVIDENDS PAID AND PROPOSED

The following is the detail of the dividends paid and proposed as of June 30, 2025 and December 31, 2024:

	As of June 30 2025 ThCh\$	As of December 31 2024 ThCh\$
Provisioned, declared and paid during the year:		
Interim Dividend 2024 paid on 04-30-2025	47,150,700	-
Interim Dividend 2023 paid on 04-30-2024	-	79,016,000
Interim Dividend 2024 paid on 12-17-2024	-	48,180,000
Total	47,150,700	127,196,000
Minimum dividend reserve	-	23,311,573

22. REVENUE

The composition of revenue for ordinary activities for period is as follows:

	For the 6 months ended June 30		For the 3 months ended June 30	
	2025 ThCh\$	2024 (1) ThCh\$	2025 ThCh\$	2024 (1) ThCh\$
Lease revenue (premises, advertising space)	280,177,638	226,995,326	142,703,364	119,426,580
Other revenue (commissions, commercial indemnities and others)	35,929,867	7,533,884	17,359,048	996,815
Total	316,107,505	234,529,210	160,062,412	120,423,395

(1) See Note 31.

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Notes to the Interim Consolidated Financial Statements as of June 30, 2025 (unaudited)

23. OTHER INCOME AND EXPENSES

23.1 Costs and expenses

The sale costs and administration expenses grouped according to their nature are included below:

	For the 6 months ended June 30		For the 3 months ended June 30	
	2025 ThCh\$	2024 (1) ThCh\$	2025 ThCh\$	2024 (1) ThCh\$
Salaries (see Note 18.b)	(24,247,632)	(18,497,805)	(12,980,165)	(9,928,005)
Contributions, patents and taxes (2)	(18,823,956)	(16,249,745)	(11,456,403)	(10,130,485)
Service contracts (2)	(11,491,757)	(8,253,799)	(5,889,659)	(4,807,449)
Provision for uncollectible receivables (see Note 5.b)	(120,969)	(2,335,969)	(780,042)	(1,042,481)
Leases and concessions (2)	(1,351,017)	(1,062,106)	(653,151)	(499,035)
Amortization (see Note 9)	(1,261,441)	(725,461)	(540,491)	(353,542)
Depreciation (see Note 10)	(575,880)	(141,039)	(288,101)	(76,181)
Others (2)	(8,205,025)	(9,616,812)	(282,991)	(2,354,916)
Total costs and expenses	(66,077,677)	(56,882,736)	(32,871,003)	(29,192,094)

(1) See Note 31.

(2) Includes net income, costs and expenses related to "common expenses" and "promotion fund" according to what is mentioned in Note 2.20.

23.2 Other income, by function

	For the 6 months ended June 30		For the 3 months ended June 30	
	2025 ThCh\$	2024 (1) ThCh\$	2025 ThCh\$	2024 (1) ThCh\$
Valuation at fair value (see Note 11)	470,161,433	120,584,006	470,161,433	120,584,006
Profit from the sale of plant and equipment properties	-	3,378,332	-	3,378,332
Profit on land sales	58	-	58	-
Valuation at fair value (see Note 9)	-	(357,778)	-	(357,778)
Other income / expenditure	858,772	28,664	615,369	3,871
Total income, by function	471,020,263	123,633,224	470,776,860	123,608,431

(1) See Note 31.

23.3 Other expenses, by function

	For the 6 months ended June 30		For the 3 months ended June 30	
	2025 ThCh\$	2024 (1) ThCh\$	2025 ThCh\$	2024 (1) ThCh\$
Loss on investment property (see Note 11)	(89,207)	(598,118)	(2,711)	(562,117)
Taxes, fines and interest	(90,511)	(60,873)	(87,281)	(60,784)
Loss on property plants and equipment (see note 10)	(372)	-	(372)	-
Others	(777,274)	(218,851)	(777,274)	(145,046)
Total Other expenses, by function	(957,364)	(877,842)	(867,638)	(767,947)

(1) See Note 31.

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23. OTHER REVENUE AND EXPENSES (continued)

23.4 Financial income

	For the 6 months ended june 30		For the 3 months ended june 30	
	2025 ThCh\$	2024 (1) ThCh\$	2025 ThCh\$	2024 (1) ThCh\$
Financial income obtained in financial investments	4,847,179	5,615,860	2,586,426	2,440,370
Related company interest (see Note 6.3)	121,012	1,381,510	56,612	637,485
Executive plan interest (see Note 6.3)	137,789	158,143	68,894	111,169
Others	1,197,170	882,192	597,167	387,704
Total financial income	6,303,150	8,037,705	3,309,099	3,576,728

(1) See Note 31.

23.5 Financial costs

	For the 6 months ended june 30		For the 3 months ended june 30	
	2025 ThCh\$	2024 (1) ThCh\$	2025 ThCh\$	2024 (1) ThCh\$
Interest on debts and loans	(34,563,505)	(25,059,985)	(17,710,924)	(13,714,325)
Financial expense with related companies (see Note 6.3)	-	(507,746)	-	(253,873)
Bank charges and fees	(822,437)	(260,568)	(104,977)	(111,504)
Subtotal	(35,385,942)	(25,828,299)	(17,815,901)	(14,079,702)
Exchange differences	(669,356)	866,641	(357,618)	174,669
Result for indexation units	(28,384,186)	(25,876,962)	(12,835,207)	(15,614,639)
Total financial costs	(64,439,484)	(50,838,620)	(31,008,726)	(29,519,672)

(1) See Note 31.

23.6 Research and development costs

The Company has not made significant disbursements related to research and development activities during the period ended june 30, 2025, and the fiscal year ended december 31, 2024.

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Notes to the Interim Consolidated Financial Statements as of June 30, 2025 (unaudited)

24. TRANSACTIONS IN FOREIGN CURRENCY

The composition of the assets and liabilities in foreign currency is as follows:

As of June 30, 2025

ASSETS	As of June 30 of 2025 ThCh\$	As of June 30 of 2025 \$ adjustable ThCh\$	As of June 30 of 2025 \$ non-adjustable ThCh\$	As of June 30 of 2025 U.S. Dollar ThCh\$	As of June 30 of 2025 Peruvian sol ThCh\$	As of June 30 of 2025 Colombian peso ThCh\$
Assets						
Current assets						
Cash and cash equivalents	209,521,436	21,279,220	132,176,372	4,524,439	25,918,664	25,622,741
Other non-financial assets, current	38,778,764	14,325,982	7,145,338	992,688	14,362,067	1,952,689
Trade receivables and other accounts receivable, current	94,147,117	1,033,347	75,194,746	406,064	11,704,290	5,808,670
Accounts receivable from related entities, current	8,721,872	-	4,019,473	2,412	4,134,904	565,083
Tax assets, current	17,092,205	1,346,098	8,399,764	-	6,749,771	596,572
Total current assets in operation	368,261,394	37,984,647	226,935,693	5,925,603	62,869,696	34,545,755
Non-current assets classified as held for sale and discontinued operations	50,238,972	-	50,238,972	-	-	-
Total current assets	418,500,366	37,984,647	277,174,665	5,925,603	62,869,696	34,545,755
Non-current assets						
Other non-financial assets, non-current	42,114,427	7,053,261	25,280,027	4,863,118	4,498,185	419,836
Accounts receivable from related entities, non-current	9,319,570	-	8,942,617	-	376,953	-
Trade receivables and other accounts receivable, non-current	67,517,039	-	37,373,152	757,718	-	29,386,169
Intangible assets other than goodwill	6,845,147	-	6,669,543	-	131,212	44,392
Properties, plant and equipment	7,174,659	-	3,312,146	-	3,284,780	577,733
Investment Properties	5,847,400,073	-	4,357,070,905	-	1,068,295,018	422,034,150
Deferred tax assets	29,009,390	-	24,030,585	-	4,777,468	201,337
Total non-current assets	6,009,380,305	7,053,261	4,462,678,975	5,620,836	1,081,363,616	452,663,617
Total assets	6,427,880,671	45,037,908	4,739,853,640	11,546,439	1,144,233,312	487,209,372
LIABILITIES						
Liabilities						
Current liabilities						
Other financial liabilities, current	137,978,564	11,502,163	-	-	120,412,637	6,063,764
Trade accounts payable and other accounts payable	57,611,884	3,850,431	34,709,795	1,414,079	11,305,972	6,331,607
Accounts payable to related entities, current	1,029,071	-	425,309	226,302	352,904	24,556
Lease liability current	1,086,578	987,428	-	-	2,080	97,070
Other short-term provisions	798,584	-	793,237	-	5,347	-
Current tax liabilities	9,805,011	241,611	6,941,355	-	2,517,531	104,514
Employee benefit provisions, current	7,361,022	56,819	4,547,872	-	2,387,968	368,363
Other non-financial liabilities, current	15,523,168	-	4,330,825	61,115	9,197,496	1,933,732
Total current liabilities	231,193,882	16,638,452	51,748,393	1,701,496	146,181,935	14,923,606
Non-current liabilities						
Other financial liabilities, non-current	1,456,652,920	1,251,231,037	-	-	131,829,420	73,592,463
Accounts payable, non-current	1,763,479	350,934	1,237,069	-	175,476	-
Lease liability non-current	15,259,356	13,469,699	-	-	1,431,121	358,536
Deferred tax liabilities	1,028,109,204	-	818,822,847	-	209,176,352	110,005
Employee benefit provisions, non-current	6,329,869	3,486,027	2,781,376	-	4,449	58,017
Other non-financial liabilities, non-current	29,050,715	10,028,377	14,633,470	245,636	3,861,659	281,573
Total non-current liabilities	2,537,165,543	1,278,566,074	837,474,762	245,636	346,478,477	74,400,594
Total Liabilities	2,768,359,425	1,295,204,526	889,223,155	1,947,132	492,660,412	89,324,200

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24. TRANSACTIONS IN FOREIGN CURRENCY (continued)

The composition of the assets and liabilities in foreign currency is as follows:

As of december 31, 2024

ASSETS	As of december 31 of 2024 ThCh\$	As of december 31 of 2024 \$ adjustable ThCh\$	As of december 31 of 2024 \$ non- adjustable ThCh\$	As of december 31 of 2024 U.S. Dollar ThCh\$	As of december 31 of 2024 Peruvian sol ThCh\$	As of december 31 of 2024 Colombian peso ThCh\$
Assets						
Current assets						
Cash and cash equivalents	179,173,763	-	101,344,954	8,074,037	48,618,183	21,136,589
Other non-financial assets, current	36,906,168	14,935,497	5,969,407	1,101,551	14,348,798	550,915
Trade receivables and other accounts receivable, current	111,058,299	1,041,341	90,826,607	379,884	13,165,984	5,644,483
Accounts receivable from related entities, current	19,565,384	-	12,338,825	317,872	6,842,765	65,922
Tax assets, current	8,198,046	3,109,123	2,966,455	-	1,080,583	1,041,885
Total current assets in operation	354,901,660	19,085,961	213,446,248	9,873,344	84,056,313	28,439,794
Non-current assets classified as held for sale and discontinued operations	50,111,656	-	50,111,656	-	-	-
Total current assets	405,013,316	19,085,961	263,557,904	9,873,344	84,056,313	28,439,794
Non-current assets						
Other non-financial assets, non-current	35,047,337	16,967,666	8,353,388	5,191,557	4,326,915	207,811
Accounts receivable from related entities, non-current	6,563,056	-	6,202,764	-	360,292	-
Trade receivables and other accounts receivable, non-current	67,012,564	-	31,755,766	722,853	5,147,776	29,386,169
Intangible assets other than goodwill	6,664,914	-	6,174,019	-	444,301	46,594
Properties, plant and equipment	6,371,963	-	3,255,796	-	2,939,351	176,816
Investment Properties	5,356,540,334	-	3,932,994,053	-	1,007,475,576	416,070,705
Deferred tax assets	31,859,487	-	26,266,981	-	5,383,186	209,320
Total non-current assets	5,510,059,655	16,967,666	4,015,002,767	5,914,410	1,026,077,397	446,097,415
Total assets	5,915,072,971	36,053,627	4,278,560,671	15,787,754	1,110,133,710	474,537,209
LIABILITIES						
Current liabilities						
Other financial liabilities, current	184,533,058	11,394,748	-	-	163,801,793	9,336,517
Trade accounts payable and other accounts payable	95,843,191	689,595	81,610,692	528,812	247,992	12,766,100
Accounts payable to related entities, current	2,641,613	-	1,249,407	90,678	435,485	866,043
Lease liability current	1,692,424	952,333	-	567,951	164,343	7,797
Other short-term provisions	884,435	-	873,012	-	11,423	-
Current tax liabilities	22,601,347	-	18,293,077	-	4,298,711	9,559
Employee benefit provisions, current	13,102,988	1,832,102	6,998,732	-	2,669,951	1,602,203
Other non-financial liabilities, current	23,176,757	-	5,730,048	1,017,165	11,775,289	4,654,255
Total current liabilities	344,475,813	14,868,778	114,754,968	2,204,606	183,404,987	29,242,474
Non-current liabilities						
Other financial liabilities, non-current	1,433,041,928	1,224,144,579	-	-	133,052,997	75,844,352
Accounts payable, non-current	1,415,976	341,031	-	-	1,074,945	-
Lease liability non-current	18,495,490	13,785,307	-	2,623,333	2,052,868	33,982
Deferred tax liabilities	892,939,697	-	703,717,182	-	189,220,545	1,970
Employee benefit provisions, non-current	5,166,831	5,117,457	-	-	-	49,374
Other non-financial liabilities, non-current	28,487,414	14,648,262	10,182,921	485,577	2,872,799	297,855
Total non-current liabilities	2,379,547,336	1,258,036,636	713,900,103	3,108,910	328,274,154	76,227,533
Total Liabilities	2,724,023,149	1,272,905,414	828,655,071	5,313,516	511,679,141	105,470,007

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PLAZA S.A. AND SUBSIDIARIES

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25. FINANCIAL INFORMATION BY OPERATING SEGMENTS

The operating segments of the Company have been determined according to the main business activities that the Plaza and Subsidiaries develops and that are regularly reviewed by the senior management, in order to measure performance, evaluate risks and allocate resources, and for which there is information available. Because the Company develops a single business, the real estate, the Company has made the segmentation by geographical area. The information that the Company's Management regularly examines, corresponds to the results of Chile and the results abroad.

The management reports and those that emanate from the accounting of the Company, use in their preparation the same policies described in the accounting criteria note and there are no differences total level between the measures of the results, the assets and liabilities of the segments, respect of the accounting criteria applied.

Below is the information by segment described above:

Results:

	For the 6 months ended June 30								For the 3 months ended June 30							
	2025				2024				2025				2024			
	Chile	Colombia	Perú	Total	Chile	Colombia	Perú	Total	Chile	Colombia	Perú	Total Negocio	Chile	Colombia	Perú	Total Negocio
	ThCh\$	ThCh\$	ThCh\$	ThCh\$	ThCh\$	ThCh\$	ThCh\$	ThCh\$	ThCh\$	ThCh\$	ThCh\$	ThCh\$	ThCh\$	ThCh\$	ThCh\$	M\$
Revenue	230,218,886	29,392,775	56,495,844	316,107,505	208,572,604	24,810,262	1,146,344	234,529,210	117,038,857	14,271,882	28,751,673	160,062,412	106,546,096	13,334,637	542,662	120,423,395
Cost of sales	(20,899,703)	(2,835,463)	(1,208,164)	(24,943,330)	(20,773,089)	(3,332,496)	(252,708)	(24,358,292)	(10,228,599)	(1,018,805)	(355,827)	(11,603,231)	(9,460,520)	(2,027,875)	(136,344)	(11,624,739)
Administrative expenses	(27,281,436)	(5,341,527)	(8,511,384)	(41,134,347)	(27,072,036)	(5,367,435)	(84,973)	(32,524,444)	(14,055,785)	(3,071,370)	(4,140,617)	(21,267,772)	(14,730,152)	(2,804,675)	(32,528)	(17,567,355)

Statement of Financial Position:

	As of June 30, 2025				As of December 31, 2024			
	Chile	Colombia	Perú	Total	Chile	Colombia	Perú	Total
	ThCh\$	ThCh\$	ThCh\$	ThCh\$	ThCh\$	ThCh\$	ThCh\$	ThCh\$
Intangible assets other than goodwill	6,669,543	44,392	131,212	6,845,147	6,174,019	46,594	444,301	6,664,914
Property, plant and equipment	3,312,146	577,733	3,284,780	7,174,659	3,255,796	176,816	2,939,351	6,371,963
Investment Properties	4,357,070,905	422,034,150	1,068,295,018	5,847,400,073	3,932,994,053	416,070,705	1,007,475,576	5,356,540,334
Other financial liabilities currents and non-currents	1,262,733,200	79,656,227	252,242,057	1,594,631,484	1,235,539,327	85,180,869	296,854,790	1,617,574,986

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PLAZA S.A. AND SUBSIDIARIES

Notes to the Interim Consolidated Financial Statements as of June 30, 2025 (unaudited)

25. FINANCIAL INFORMATION BY OPERATING SEGMENTS (continued)

There is not a single client of Plaza S.A. and Subsidiaries that represents more than 10% of the income from ordinary activities.

The information disclosed is presented net of the corresponding eliminations to transactions and results among the companies that comprise it. The results and transactions between the different Consolidated entities are eliminated at the aggregate level, forming part of the final Consolidated Plaza and Subsidiaries. This form of presentation is the same used by Management in the processes periods end review of the performance of the Company.

26. COMMITMENTS, RESTRICTIONS AND CONTINGENCIES

a) Direct Guarantees:

As of June 30, 2025, the company has delivered guarantees for an amount of ThCh\$6,196,664.

Plaza S.A. issued a Stand-By Letter in favor of Banco Itaú CorpBanca Colombia S.A. for the amount of the loan granted to Private Capital Fund by that institution amounting to Th\$COP 90,000,000. The Stand-By Letter is annually renewed until the loan maturity.

b) Indirect Guarantees:

The Company has not created indirect guarantees to secure obligations of third parties.

c) Lawsuits:

c.1) The Group has various types of lawsuits that are recorded according to the amount of the trial and its probability of adverse law suits, which is estimated by the legal advisors as probable, unlikely, or remote. In those cases where disbursements or issues are low probability of prospering and that should be resolved in favor of the Company, no provisions.

As of June 30, 2025 and December 31, 2024, the detail of the law suits are as follows:

Nature of law suits	As of June 30 of 2025			As of December 31 of 2024		
	Number of law suits	Amount from law suits	Amount provisioned	Number of law suits	Amount from law suits	Amount provisioned
		ThCh\$	ThCh\$		ThCh\$	ThCh\$
Civil	57	6.993.919	111.606	74	7.488.182	153.315
Consumer	172	5.893.713	562.314	196	6.547.188	568.271
Labor	63	1.760.977	91.163	71	1.691.872	117.223
Others	25	610.998	33.501	24	598.678	45.626
		15.259.607	798.584		16.325.920	884.435

The Company and its subsidiaries have established provisions to cover any adverse effects arising from these contingencies. Management considers that they are sufficient, given the current state of the trials.

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PLAZA S.A. AND SUBSIDIARIES

Notes to the Interim Consolidated Financial Statements as of June 30, 2025 (unaudited)

26. COMMITMENTS, RESTRICTIONS AND CONTINGENCIES (continued)

c) Lawsuits (continued):

c.2) Given the reluctance to return the funds advanced by Mallplaza for a real estate project in the city of Bogotá, on December 13th and 14th, 2022, the collection of the involved amount, plus the respective readjustments and late payment interest, it was judicially required to the trust that owns the properties where the project would be built, the project manager and the investment settlers who were constituted as guarantors of the granted advance, through executive lawsuits filed before the 20th and 23rd Civil Courts of the Bogotá Circuit.

As of the date of these financial statements, in addition to initiating various judicial and arbitration actions aimed at demanding compliance with outstanding obligations, payment orders have been issued that oblige debtors to repay the advances granted and precautionary measures (embargoes) have been decreed on real estate, bank accounts, fiduciary rights and other assets owned by debtors. On July 31, 2024, the main debtor was admitted to the reorganization process, with Mallplaza in the stage of credit verification and recognition of its preferential position as a secured creditor.

Considering that in July 2024 both the trust that owns the properties where the project would be built and the project manager entered a reorganization process (Law 1116 of 2006), the executive processes regarding these two legal entities were frozen and transferred to this reorganization process. The guarantees obtained in them will give Mallplaza the status of secured creditor, that is, having preference in payment.

In the reorganization process, it is waiting for the credits to be qualified and graded by the judge of the process and the negotiation stage of a reorganization agreement to be opened.

These processes advance according to the respective stages and procedural instances. The legal advisors believe that the outcome of the legal proceedings would be favorable to the interests of the Company.

d) Other Restrictions:

As of June 30, 2025 and December 31, 2024, the Company has financial restrictions established in contracts for the issuance of public bonds and / or financing with financial institutions:

1. Public bonds

The main covenants with respect to Bond Series D, issued under Bond Line No. 583 registered in the Securities Registry on April 30, 2009, with respect to Bond Series C and E issued under Bond Line No. 584 registered in the Securities Registry on April 30, 2009, with respect to the Series of Bonds H and K issued under Bond line No. 670 registered in the Securities Registry on May 30, 2011, with respect to Series N and U issued under line 767 registered in the Securities Registry on September 23, 2013, with respect to the P Bond Series, Issued under Bond Line

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26 COMMITMENTS, RESTRICTIONS AND CONTINGENCIES (continued)

d) Other Restrictions (continued):

1. Public bonds (continued)

No. 669 registered in the Securities Registry on May 30, 2011, with respect to the S and Z Bond Series, issued under Bond Line No. 980 registered in the Securities Registry on November 15, 2019, and with respect to the AA and AC Bond Series, issued under bond line No. 979 dated November 15, 2019 and with respect to the AD and AE Bond Series, issued under bond line No. 1149, they are as follows:

l) Level of indebtedness

As of the Financial Statements as of December 31st, 2023, maintain at the closing of the quarterly Financial Statements, a Level of Indebtedness, defined as the ratio between Net Financial Debt and Total Equity, less than or equal to 2.0 times. For these purposes, Net Financial Debt will be understood as the sum of the accounts "Other current financial liabilities" and "Other non-current financial liabilities" less the result of the sum of the account "Cash and cash equivalents" and investments in deposits, term or repurchase agreements greater than 90 days from the "Other current financial assets" account; and for Total Equity to the sum of the accounts "Equity attributable to the owners of the controlling company" and "Non-controlling interests".

For the purposes of calculating the Level of Indebtedness, the amount of all guarantees, simple or joint guarantees, joint and several co-debts or other guarantees, personal or real, that the Issuer or its Subsidiaries have granted to guarantee obligations is included in the Net Financial Debt, from third parties, with the exception of: (i) those granted by the Issuer or its Subsidiaries

for obligations of other Subsidiaries of the Issuer; and (ii) those granted by Subsidiary companies for obligations of the Issuer. In the Financial Statements of the Issuer, a note will be included that will contain all the information that will be used to calculate the Level of Debt, including additions for guarantees, simple or joint guarantees, joint and several co-debts or other guarantees, personal or real, that the Issuer or its subsidiaries have granted to guarantee obligations of third parties, as well as the exceptions indicated in paragraphs (i) and (ii) above.

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Notes to the Interim Consolidated Financial Statements as of June 30, 2025 (unaudited)

26 COMMITMENTS, RESTRICTIONS AND CONTINGENCIES (continued)

d) Other Restrictions (continued):

I) Level of indebtedness (*continued*)

Calculation detail Covenant Bonds Lines 583, 584, 669, 670, 767, 979, 980, 1148, 1149 and 1150

	Currency	As of June 30, 2025
Other financial liabilities, current	ThCh\$	137,978,564
Other financial liabilities, non-current	ThCh\$	1,456,652,920
Cash and cash equivalents	ThCh\$	(209,521,436)
Deuda Financiera Neta	ThCh\$	1,385,110,048
Equity attributable to the owners of the controller	ThCh\$	3,625,399,621
Non-controlling interests	ThCh\$	34,121,625
Total Equity	ThCh\$	3,659,521,246
Net Financial Debt/Equity		0.38

II) Essential assets

Essential assets according to bonds charged to lines 583, 584, 669, 670 and 767

Assets corresponding to five hundred thousand square meters of leasable area in Chile that are directly owned by the Issuer or through subsidiary or related companies, or in respect of which the Issuer or any of its subsidiaries or related companies are concession holders under concession agreements whose term of validity is equal to or greater than the term of maturity of the current bonds issued with charge to the lines. For these purposes, in order to determine the leasable square meters in Chile that are owned by subsidiaries or related companies of the Issuer, or of which they are concessionaires according to the aforementioned, only the amount resulting from multiplying (i) all the leasable square meters in Chile that are owned by each subsidiary or related company, or that they have in concession, will be considered; by (ii) the percentage of direct or indirect ownership of the Issuer in the respective Subsidiary or Associate.

Essential assets according to bonds charged to lines 979, 980, 1148, 1149 and 1150

Assets corresponding to three hundred thousand commercial leasable square meters in Chile that are directly owned by the Issuer or through Subsidiaries or Associates, or with respect to which the Issuer or any of its Subsidiaries or Associates are concessionaires under concession contracts whose term is equal to or greater than the maturity term of the current bonds issued (i) all of the commercial leasable square meters in Chile that are owned by each Subsidiary or Associate or that they have under concession will be considered; by (ii) the percentage of direct or indirect ownership of the Issuer in the respective Subsidiary or Associate.

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26. COMMITMENTS, RESTRICTIONS AND CONTINGENCIES (continued)

2. Financial institutions

Plaza S.A. and Subsidiaries as of June 30, 2025 has contracted various financing with financial institutions, which are associated with the following financial restrictions:

Company	Covenant	Required Level	Level as of 06.30.2025	Observation	Detail
Patrimonio Autónomo Centro Comercial Manizales Dos	(EBITDA + BOX) / Debt Service	≥ 1.00 times	11.20 times	In compliance	Annual calculation measured on the Financial Statements of the company year end
	Net Financial Debt / Equity	≤ 2.30 times	0.20 times	In compliance	Annual calculation measured on the Financial Statements of the company year end
Fondo de Capital Privado Mallplaza Compartimiento uno	Net Financial Debt / Equity	≤ 2.00 times	0.23 times	In compliance	Quarterly calculation measured on consolidated Financial Statements of the company for each period
Mallplaza Perú	EBITDA / Debt Service	1.2 times	1.79 times	In compliance	Quarterly calculation measured on the company's consolidated EEFF for each period
Mallplaza Perú	Financial Debt / Equity	≤ 2.00 times	0.30 times	In compliance	Quarterly calculation measured on the company's consolidated EEFF for each period
Activos Inmobiliarios S.A.A.	Financial Debt / Equity	≤ 1.30 x times	0.35 times	In compliance	Quarterly calculation measured on the company's consolidated EEFF for each period
Open Plaza S.A	EBITDA / Debt Service (last 12 months)	≥ 1.20 x times	3.21 times	In compliance	Quarterly calculation measured on the company's consolidated EEFF for each period
Open Plaza S.A.	Ceded Flows / Debt Services (next 12 months)	≥ 1.30 x times	4.75 times	In compliance	Quarterly calculation measured on the company's consolidated EEFF for each period
Open Plaza S.A	Financial Debt / Net Worth	≤ 1.50 x times	0.37 times	In compliance	Quarterly calculation measured on the company's consolidated EEFF for each period
Open Plaza S.A	Financial Debt / (Fixed Assets + Subsidiary Investments)	≤ 0.65 x times	0.24 times	In compliance	Quarterly calculation measured on the company's consolidated EEFF for each period
Open Plaza S.A	Net Financial Debt / Net Worth	≤ 1.30 x times	0.54 times	In compliance	Quarterly calculation measured on the company's consolidated EEFF for each period

As of the date of these Consolidated Financial Statements, all the agreements established in the debt contracts have been complied with.

27. ADMINISTRATION OF FINANCIAL RISKS

There are different risks in the environment that can affect the performance of our business, among the main ones we can list:

1. Financial risks

The main risks of this type to which Plaza S.A. and Subsidiaries are exposed are: (i) liquidity risk, (ii) credit risk, and (iii) market risk. The Board of Directors of Plaza S.A. has approved policies and procedures to manage and minimize exposure to these risks. Likewise, monitoring activities have been established for the evolution of said risks, so that internal standards are continuously reviewed to adapt to the changing business and market scenario where the Company operates.

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PLAZA S.A. AND SUBSIDIARIES

Notes to the Interim Consolidated Financial Statements as of June 30, 2025 (unaudited)

27. ADMINISTRATION OF FINANCIAL RISKS (continued)

i) Liquidity risk

The Company manages the liquidity risk by maintaining the necessary amount of cash and cashequivalents to meet the disbursements of its usual operations.

Additionally, Plaza S.A. and Subsidiaries have financing alternatives available, such as lines for bank loans, corporate bonds and trade bills.

Plaza S.A. and Subsidiaries monitors its liquidity risk with proper planning of its future cash flows, considering its main commitments such as operating flows, debt amortizations, interest payments, dividend payments, tax payments, among others, which are financed if necessary with due anticipation and taking into account potential volatilities in the financial markets.

Likewise, the Company manages its exposure to liquidity risk by investing exclusively in products with a liquidity of less than 90 days and equal to or greater than an AA level credit rating, for which it has policies that limit the type of investment instruments and credit quality of their counterparts.

The following table summarizes the maturity profile of the financial liabilities of Plaza S.A. and subsidiaries as of June 30, 2025 and December 31, 2024, based on contractual financial payment obligations.

Al 30 de junio de 2025	Hasta 1 año M\$	Más de 1 año y hasta 2 años M\$	Más de 2 años y hasta 3 años M\$	Más de 3 años y hasta 4 años M\$	Más de 4 años y hasta 5 años M\$	Más de 5 años M\$	Total M\$
Capital	129,507,980	77,928,698	180,028,130	160,468,006	100,591,875	959,218,274	1,607,742,963
Intereses	60,891,933	53,732,977	49,816,480	41,636,703	38,243,269	216,541,979	460,863,341
Totales	190,399,913	131,661,675	229,844,610	202,104,709	138,835,144	1,175,760,253	2,068,606,304

Al 31 de diciembre de 2024	Hasta 1 año M\$	Más de 1 año y hasta 2 años M\$	Más de 2 años y hasta 3 años M\$	Más de 3 años y hasta 4 años M\$	Más de 4 años y hasta 5 años M\$	Más de 5 años M\$	Total M\$
Capital	171,378,841	117,985,268	84,915,291	61,662,141	157,391,889	1,037,481,425	1,630,814,855
Intereses	66,491,501	51,458,726	47,751,895	44,300,280	42,040,024	264,937,489	516,979,915
Totales	237,870,342	169,443,994	132,667,186	105,962,421	199,431,913	1,302,418,914	2,147,794,770

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Notes to the Interim Consolidated Financial Statements as of June 30, 2025 (unaudited)

27. ADMINISTRATION OF FINANCIAL RISKS (continued)

1. Financial risks (continued)

(i) Liquidity risk (continued)

Additionally, Plaza S.A. and Subsidiaries manages a capital structure necessary to give continuity and stability to its business. It continuously monitors its capital structure and that of its subsidiaries, in order to maintain an optimal structure that allows it to reduce the cost of capital and maximize the economic value of the Company. Plaza S.A. monitors capital using a consolidated net financial debt to equity ratio. As of June 30, 2025, the aforementioned index was 0.38 times.

The Company maintains a local credit rating in Chile with Humphreys and Feller, and has a in addition to the international rating of Moody's, which have given it the following classification:

	Humphreys	Feller	Moody's
Bonds and Lines of Bonds	AA+	AA+	Baa2 (BBB)

(ii) Credit risk

Credit risk is the risk of loss for Plaza S.A. and Subsidiaries in the event that a client or other counterparty does not fulfill its contractual obligations. Plaza S.A. and subsidiaries have a diversified client portfolio, together with guarantees to cover bad debt risks.

Debtors are presented at net value, that is, discounted by the bad debt estimates. These estimates are given through a centralized process, through a model that associates the client by term and type of default of their accounts receivable and the guarantees established in favor of the company.

Through its Credit and Collections area, the Corporate Administration and Finance Management is responsible for minimizing the risk of accounts receivable, by evaluating the risk of the lessees and managing the accounts receivable. Plaza S.A. has a centralized process for evaluating the risk of its clients, and determines a classification for each of them, which is governed by commercial risk policies and the risk analysis procedure. In this process, the financial situation of the client and eventual impacts associated to macroeconomic variables so as to determine the level of associated risk, thus establishing guarantees, if necessary.

The Company requests the constitution of guarantees from its clients based on the risk analyzes carried out by the Corporate Administration and Finance Management.

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27. ADMINISTRATION OF FINANCIAL RISKS (continued)

1. Financial risks (continued)

(ii) Credit risk

The guarantees received by the Company are:

Guarantees	As of June 30 of 2025 ThCh\$	As of December 31 of 2024 ThCh\$
Receipts and term deposits	73,136,164	67,747,214
Insurance Policies	28,628,655	27,219,513
Cash	23,092,314	22,037,418
Total	124,857,133	117,004,145

During the period ending June 30, 2025, and the fiscal year ending December 31, 2024, no material guarantees have been executed due to customer payment defaults.

The credit quality of trade receivables that have not yet matured and that have not suffered impairment losses is evaluated, based on the credit rating given by the financial area through the Company's internal indices.

Internal credit rating	% Maturing debt	As of June 30 of 2025 ThCh\$	As of December 31 of 2024 ThCh\$
Group A	Greater than or equal to 70%	100,111,227	118,173,861
Group B	Less than 70% and greater to 40%	10,048,553	9,389,734
Group C	Less than 40% and greater to 10%	2,766,598	3,673,715
Group D	Less than 10%	5,258,809	527,090
		118,185,187	131,764,400

The unexpired and non-impaired balances include accounts whose conditions have been renegotiated in the short term for the following amounts and that to date they have submitted compliance in their payments:

	ThCh\$
As of June 30, 2025	2,689,437
As of December 31, 2024	595,492

(iii) Market risk

The main market risks to which Plaza S.A. and Subsidiaries is exposed are (a) the exchange rate, (b) interest rates and (c) inflation.

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27. ADMINISTRATION OF FINANCIAL RISKS (continued)

1. Financial risks (continued)

(iii) Market risk (continued)

(a) Exchange rate risk

The Company is exposed to two sources of risk of adverse movements in the price of currencies. The first corresponds to financial debt issued in currencies other than the functional currency of the business, while the second corresponds to investments abroad. Given the above, the company bases its financing only in the currencies of the business in each country, and if this is not possible, hedging derivatives are used.

As of June 30, 2025, 79.2% of the consolidated financial debt, after hedging, was expressed in UF Chilean pesos, 15.8% in Peruvian Sol and 5.0% in Colombian pesos. Thus, as of this date, the Company's consolidated debt does not present material risk due to the exchange rate.

(b) Interest rate risk

Plaza S.A. owns most of its financial debt at a fixed and long-term interest rate, in order to decrease exposure to fluctuations that may occur in variable interest rates and that may impact financial expenses.

As of June 30, 2025, it has 100% of its financial debt, after currency hedges, and at a fixed interest rate.

(c) Inflation risk

Most of the Company's income is adjusted due to the respective inflation in Chile, Peru and Colombia. In the case of Chile, these are denominated in Unidades de Fomento (UF) and considering that most of the consolidated financial debt after hedging is indexed to the same indexed unit, it is possible to establish that The Company maintains a natural economic hedge that protects it from the inflation risk present in the consolidated debt after hedges (income indexed to the UF in Chile or CPI in Peru and Colombia).

On the other hand, due to the fact that the accounting standards do not contemplate the application of hedges in these cases, it is possible to foresee that an increase of 3% in the value of the UF in one year, while keeping all the other variables constant, would generate a negative impact on the Company's annual results of approximately ThCh\$ 37,764,658, before taxes, considering both the readjustments of the debt instruments.

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Notes to the Interim Consolidated Financial Statements as of June 30, 2025 (unaudited)

27. ADMINISTRATION OF FINANCIAL RISKS (continued)

1. Financial risks (continued)

(iii) Market risk (continued)

(c) Inflation risk (continued)

The Company uses, when appropriate, derivative financial instruments such as forward contracts, swaps and cross currency swaps in order to minimize the risk generated in financing by the volatility of currencies and rates other than Unidades de Fomento in Chile or indexed to the CPI Peru and Colombia. The role of these derivatives is that the instruments used cover the flows committed by the Company.

As of June 30, 2025, and December 31, 2024, the company has no active contracts for hedging instruments.

2. Operational Risks

(i) We are exposed to risks that may directly impact people and physical assets.

We operate with a significant number of physical facilities necessary to conduct our business, which are exposed to the occurrence of internal or external events that could cause eventual harm to people (customers, internal collaborators, suppliers, contractors, among others) and /or harm our operations, such as: fires, natural disasters (floods, earthquakes, excessive rains) and assaults, looting and violent demonstrations, among others.

Main mitigation actions:

- Compliance with our defined standards for construction and physical security, such as: anti-seismic systems, fire protection, crisis management manual, infrastructure and security technology.
- We mitigate the risks associated with direct impact on people through their timely identification and elimination of dangers in our operations, based on an occupational health and safety program.
- In addition, we have an equipment maintenance plan, whose compliance and results are permanently monitored to ensure optimal operation.

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Notes to the Interim Consolidated Financial Statements as of June 30, 2025 (unaudited)

27. ADMINISTRATION OF FINANCIAL RISKS (continued)

2. Operational Risks (continued)

(i) We are exposed to risks that may directly impact people and physical assets. (continued)

- In relation to the impact on our assets, this management is outsourced through first-level insurance companies, with the contracting of insurance policies that cover our operational risks of investment properties (urban centers in operation and construction) and income streams associated with them.

(ii) Climate Change: increase in average temperature.

We acquire an active commitment associated with caring for the environment, as a result of the relevance that the shocking effects of climate change have taken on worldwide. In detail, we established an agreement with the Alliance for Climate Action (ACA Chile) to achieve carbon neutrality in our operations.

Likewise, we implement tools to understand and prepare for the risks associated with climate change. Thus, we continue the analysis under the Task Force on Climate-related Financial Disclosures (TCFD) methodology to identify and evaluate different risks associated with climate change.

Among the main risks detected, we determine the increase in average temperature, whose most relevant indicator is degree days above 20°C, and extreme rainfall.

(iii) Changes in consumer behavior.

Increase in sales through electronic commerce as a growing trend, which has a direct impact on in-person visits in our urban centers.

We act by strengthening our omnichannel, and that of our commercial partners, as well as the diversification and adaptation of our value propositions for our visitors, expanding the uses and times of visit, with restaurants, play areas, cinemas, clinical buildings, centers education, service centers, offices, sports centers and car sales.

This high diversification makes it possible to create multiple reasons for visiting our urban centers, providing greater opportunities for interaction to visitors.

Regarding omnichannel, we have been incorporating new logistics capabilities for our commercial partners in order to enhance the synergy that exists between the physical and digital interaction of our visitors.

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PLAZA S.A. AND SUBSIDIARIES

Notes to the Interim Consolidated Financial Statements as of June 30, 2025 (unaudited)

27. ADMINISTRATION OF FINANCIAL RISKS (continued)

2. Operational Risks (continued)

(iii) Changes in consumer behavior (continued)

All of the initiatives outlined above demonstrate the way in which at Mallplaza we are diversifying our income matrix in order to adapt to new customer habits and maintain our business continuity.

3. Technology and Information Security Risks

Cyberattacks. We are exposed to damage to our technological network, loss or alteration of information, or security breaches.

We face the risk that third parties may attempt to breach our systems, or the systems of our technology providers, to access confidential information of the company, customers or suppliers, or with the purpose of interrupting, taking control of, disabling, altering or destroying the environment. and/or technological infrastructure. A breach of information security systems could seriously damage the company's reputation and impact our future revenues.

We manage the integrity, confidentiality and availability of our information to minimize the effects of a possible interruption of service, relying on companies specialized in the matter.

To this end, they periodically carry out security and vulnerability assessments, seeking to adapt our capabilities to raise alerts, take preventive actions and control access to information, including technological platforms and services exposed to the Internet.

We continually manage the protection and security updates of the information on our computer equipment, with the aim of not losing it in the event of an incident.

In addition, we carry out information security inductions for new collaborators and permanent awareness of emerging and contingent issues related to cybersecurity.

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Notes to the Interim Consolidated Financial Statements as of June 30, 2025 (unaudited)

27. ADMINISTRATION OF FINANCIAL RISKS (continued)

4. Compliance Risks

(i) Changes in legal regulations could directly impact us.

At Mallplaza we work governed by the current laws of each of the countries where we operate. Therefore, an eventual change in the current regulatory framework or in the interpretation of regulatory authorities and/or courts in labor matters, free competition, urban regulation, consumer protection, among others, could affect our income or costs. In this regard, we constantly monitor current regulations and their changes. The different areas of our company that are involved analyze them, in order to anticipate and, thus, ensure compliance in the most efficient way possible.

(ii) We are exposed to contingencies in matters of regulatory compliance.

Our operations could be faced with judicial and regulatory contingencies of different kinds, among others, in matters of free competition, human rights, the environment, personal data, prevention of money laundering and prevention of crimes that generate criminal liability of the legal entity, as well as potential investigations by regulators in the matters in which they have jurisdiction.

We develop a process through Compliance Programs by subject, with a focus on due diligence, training, communications, risk matrices, compliance indicators, controls testing, etc., that allow us to ensure regulatory compliance.

5. People Risks

We depend on human resources to grow our business. Therefore, attracting, developing and retaining the best talent is a constant challenge.

We depend on the experience and knowledge of our executives and collaborators to improve our operations and satisfactorily execute our investment plans. In this sense, we require a powerful dynamic to attract and retain qualified talent, given that their flight could impact our ability to compete effectively and continue growing.

We have established talent development and retention processes, the results of which are continuously monitored. In addition, we have study scholarships, we offer benefits that make work life compatible with personal life, remote work and the program I Choose (additional days to legal vacations).

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PLAZA S.A. AND SUBSIDIARIES

Notes to the Interim Consolidated Financial Statements as of June 30, 2025 (unaudited)

28. FINANCIAL INSTRUMENTS

a) Composition of financial assets and liabilities

	As of June 30, 2025		As of December 31, 2024	
	Current	Non current	Current	Non current
	ThCh\$	ThCh\$	ThCh\$	ThCh\$
Cash and cash equivalents	209,521,436	-	179,173,763	-
Trade and other receivables	94,147,117	67,517,039	111,058,299	67,012,564
Accounts receivable from related entities	8,721,872	9,319,570	19,565,384	6,563,056
Total financial assets	312,390,425	76,836,609	309,797,446	73,575,620
Bank obligations	126,476,401	205,421,883	173,138,310	208,897,349
Public bond obligations	11,502,163	1,251,231,037	11,394,748	1,224,144,579
Total Other financial liabilities	137,978,564	1,456,652,920	184,533,058	1,433,041,928
Trade and other accounts payable	57,611,884	1,763,479	95,843,191	1,415,976
Accounts payable to related parties	1,029,071	-	2,641,613	-
Total financial liabilities	196,619,519	1,458,416,399	283,017,862	1,434,457,904

b) Financial instruments by category

	As of June 30, 2025		As of December 31, 2024	
	Cash and cash equivalents, Loans and accounts receivable	Derivatives from cash flow hedges	Cash and cash equivalents, Loans and accounts receivable	Derivatives from cash flow hedges
	ThCh\$	ThCh\$	ThCh\$	ThCh\$
Assets				
Cash and cash equivalents	209,521,436	-	179,173,763	-
Trade and other receivables	161,664,156	-	178,070,863	-
Accounts receivable from related parties	18,041,442	-	26,128,440	-
Total	389,227,034	-	383,373,066	-

	As of June 30, 2025		As of December 31, 2024	
	Derivatives from cash flow hedges	Financial liabilities measured at amortized cost	Derivatives from cash flow hedges	Financial liabilities measured at amortized cost
	ThCh\$	ThCh\$	ThCh\$	ThCh\$
Liabilities				
Bank obligations	-	331,898,284	-	382,035,659
Public bond obligations	-	1,262,733,200	-	1,235,539,327
Total other financial liabilities	-	1,594,631,484	-	1,617,574,986
Trade and other accounts payable	-	59,375,363	-	97,259,167
Accounts payable to related parties	-	1,029,071	-	2,641,613
Total	-	1,655,035,918	-	1,717,475,766

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PLAZA S.A. AND SUBSIDIARIES

Notes to the Interim Consolidated Financial Statements as of June 30, 2025 (unaudited)

29. FAIR VALUE OF FINANCIAL INSTRUMENTS

Fair value is defined as the price that would be received for selling an asset or paid for transferring a liability in an orderly transaction between market participants on the measurement date.

When a financial instrument is traded in a liquid and active market, its market price stipulated in a real transaction provides the best evidence of its fair value. When the price stipulated in the market is not available or it cannot be an indication of the fair value of the instrument, to determine said fair value, the market value of another substantially similar instrument the analysis of discounted cash flows or other applicable techniques can be used, which are affected by the assumptions used. Although Management has used its best judgment in estimating the fair values of its financial instruments, any technique to make such an estimate entails a certain level of inherent fragility. As a result, the fair value cannot be indicative of the net realization or liquidation value of the financial instruments.

The following methods and assumptions were used to estimate the fair values:

a) Financial instruments whose fair value is similar to the carrying value

For financial assets and liabilities that are liquid or have short-term maturities (less than three months), such as cash and cash equivalents, accounts receivable, accounts payable and other current liabilities, the carrying value is considered to be similar at fair value.

b) Fixed rate financial instruments

The fair value of financial assets and liabilities that are at fixed rates and at an amortized cost is determined by comparing the market interest rates at the time of initial recognition with the current market rates related to similar financial instruments.

c) Hierarchies of reasonable values

Plaza S.A. and Subsidiaries classifies the instruments recorded at fair value as follows:

Level 1 Price quoted (not adjusted) in an active market for identical assets and liabilities.

Level 2 Different input from quoted prices that are included in Level 1 and that are observable for assets and liabilities, either directly (that is, as a price) or indirectly (that is, derived from a price).

Level 3 Inputs for assets or liabilities that are not based on observable market information (unobservable inputs).

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PLAZA S.A. AND SUBSIDIARIES

Notes to the Interim Consolidated Financial Statements as of June 30, 2025 (unaudited)

29. FAIR VALUE OF FINANCIAL INSTRUMENTS (continued)

c) Hierarchies of fair values (continued)

The following table presents the classes of financial instruments measured at fair value as of June 30, 2025 and December 31, 2024, according to the level of information used in the valuation:

Financial instruments measured at fair value	As of June 30, 2025		
	Level 1 ThCh\$	Level 2 ThCh\$	Level 3 ThCh\$
Other financial liabilities	-	1,672,168,278	-
Total financial liabilities at fair value	-	1,672,168,278	-

Financial instruments measured at fair value	As of December 31, 2024		
	Level 1 ThCh\$	Level 2 ThCh\$	Level 3 ThCh\$
Other financial liabilities	-	1,669,559,456	-
Total financial liabilities at fair value	-	1,669,559,456	-

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PLAZA S.A. AND SUBSIDIARIES

Notes to the Interim Consolidated Financial Statements as of June 30, 2025 (unaudited)

30. ENVIRONMENT

In relation to the provisions of Circular No. 1,901 of the Commission for the Financial Market, the following are the disbursements that Plaza S.A. and its subsidiaries as of June 30, 2025, have made or expect to make, linked to the protection of the environment:

Identification of the parent or subsidiary	Name of the project to which the disbursement is associated	Disbursement concept	Asset or Expense	Description of the asset or item of Expense	Amount of the disbursement ThCh\$	Certain or estimated date in which the future disbursements will be made	The project is in process or finished
Desarrollos e Inversiones Internacionales SpA.	Control and treatment of liquid industrial waste (LIW) and sewage.	Sanitary control of the treatment of liquid industrial waste (LIW) and sewage.	Expense	Preventive and corrective service for the industrial treatment of LIW (liquid industrial waste) according to current environmental regulations.	223,429	Monthly	In process
	Organic waste digester	Organic waste digester rental	Expense	Biodegradation system for organic waste from the food court to generate fertilizer for landscaping	10,543	Monthly	In process
	Comprehensive management of waste.	Integrated management from collection to final disposal.	Expense	Comprehensive management considers disposable - recyclable and organic residential-like waste. Hazardous waste and debris will be treated at the request of Mall Plaza.	114,818	Monthly	In process
	Pest control program.	Prevention and control of pests (ex: mice) and control of flying insects.	Expense	Fumigation, sanitization and rat extermination.	25,052	Monthly	In process
	Collection Point.	Collection point operation.	Expense	The Operation includes the processing of the material, maintenance and administration of the sector. It includes monthly management report.	12,173	Monthly	In process
	Waste treatment	Organic management project	Expense	Pilot project for the management of organic waste, local food and landscaping remains. Alliance with a company specializing in organic waste and composting.	15,982	Mensual	In process
Inmobiliaria Mall Las Américas S.A.	Control and treatment of liquid industrial waste (LIW) and sewage.	Sanitary control of the treatment of liquid industrial waste (LIW) and sewage.	Expense	Preventive and corrective service for the industrial treatment of LIW (liquid industrial waste) according to current environmental regulations.	22,382	Monthly	In process
Mall Plaza Perú S.A.	Control and treatment of liquid industrial waste (LIW) and sewage.	Sanitary control of the treatment of liquid industrial waste (LIW) and sewage.	Expense	Preventive and corrective service for the industrial treatment of LIW (liquid industrial waste) according to current environmental regulations.	55,784	Monthly	In process
	Pest control program.	Prevention and control of pests (ex: mice) and control of flying insects.	Expense	Fumigation, sanitization and rat extermination.	11,964	Monthly	In process
Open Plaza S.A.	Pest Control	Normative	Expense	Contract with a specialized company	18,406	Monthly	In process
	Social Media Management	Compliance with the Ministry of the Environment	Expense	Segregation, transport, and disposal of solid waste.	43,262	Monthly	In process
	VMA Management	Environmental compliance of the Ministry of Housing supervised by the Service Provider Companies.	Expense	Cleaning of Drainage Networks (pipes and installations) - Mantto Plan.	82,215	Monthly	In process
Patrimonio Autónomo Centro Comercial Barranquilla	Control and treatment of liquid industrial waste (LIW) and sewage.	Sanitary control of the treatment of liquid industrial waste (LIW) and sewage.	Expense	Preventive and corrective service for the industrial treatment of LIW (liquid industrial waste) according to current environmental regulations.	19,096	Monthly	In process
Patrimonio Autónomo Centro Comercial Calima	Control and treatment of liquid industrial waste (LIW) and sewage.	Sanitary control of the treatment of liquid industrial waste (LIW) and sewage.	Expense	Preventive and corrective service for the industrial treatment of LIW (liquid industrial waste) according to current environmental regulations.	10,933	Monthly	In process

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PLAZA S.A. AND SUBSIDIARIES

Notes to the Interim Consolidated Financial Statements as of June 30, 2025 (unaudited)

30. ENVIRONMENT (continued)

Identification of the parent or subsidiary	Name of the project to which the disbursement is associated	Disbursement concept	Asset or Expense	Description of the asset or item of Expense	Amount of the disbursement ThCh\$	Certain or estimated date in which the future disbursements will be made	The project is in process or finished
Patrimonio Autónomo Centro Comercial Manizales	Control and treatment of liquid industrial waste (LIW) and sewage.	Sanitary control of the treatment of liquid industrial waste (LIW) and sewage.	Expense	Preventive and corrective service for the industrial treatment of LIW (liquid industrial waste) according to current environmental regulations.	14,351	Monthly	In process
Patrimonio Autónomo Mallplaza Cali	Control and treatment of liquid industrial waste (LIW) and sewage.	Sanitary control of the treatment of liquid industrial waste (LIW) and sewage.	Expense	Preventive and corrective service for the industrial treatment of LIW (liquid industrial waste) according to current environmental regulations.	23,779	Monthly	In process
Plaza Antofagasta S.A.	Control and treatment of liquid industrial waste (LIW) and sewage.	Sanitary control of the treatment of liquid industrial waste (LIW) and sewage.	Expense	Preventive and corrective service for the industrial treatment of LIW (liquid industrial waste) according to current environmental regulations.	28,037	Monthly	In process
	Comprehensive management of waste.	Integrated management from collection to final disposal.	Expense	Comprehensive management considers disposable - recyclable and organic residential-like waste. Hazardous waste and debris will be treated at the request of Mall Plaza.	18,848	Monthly	In process
Plaza del Trébol SpA.	Control and treatment of liquid industrial waste (LIW) and sewage.	Sanitary control of the treatment of liquid industrial waste (LIW) and sewage.	Expense	Preventive and corrective service for the industrial treatment of LIW (liquid industrial waste) according to current environmental regulations.	49,477	Monthly	In process
	Comprehensive management of waste.	Integrated management from collection to final disposal.	Expense	Comprehensive management considers disposable - recyclable and organic residential-like waste. Hazardous waste and debris will be treated at the request of Mall Plaza.	12,408	Monthly	In process
	Pest control program.	Prevention and control of pests (ex: mice) and control of flying insects.	Expense	Fumigation, sanitization and rat extermination.	10,366	Monthly	In process
Plaza La Serena SpA.	Control and treatment of liquid industrial waste (LIW) and sewage.	Sanitary control of the treatment of liquid industrial waste (LIW) and sewage.	Expense	Preventive and corrective service for the industrial treatment of LIW (liquid industrial waste) according to current environmental regulations.	58,430	Monthly	In process
	Comprehensive management of waste.	Integrated management from collection to final disposal.	Expense	Comprehensive management considers disposable - recyclable and organic residential-like waste. Hazardous waste and debris will be treated at the request of Mall Plaza.	35,026	Monthly	In process
Plaza Oeste SpA.	Control and treatment of liquid industrial waste (LIW) and sewage.	Sanitary control of the treatment of liquid industrial waste (LIW) and sewage.	Expense	Preventive and corrective service for the industrial treatment of LIW (liquid industrial waste) according to current environmental regulations.	62,200	Monthly	In process
	Comprehensive management of waste.	Integrated management from collection to final disposal.	Expense	Comprehensive management considers disposable - recyclable and organic residential-like waste. Hazardous waste and debris will be treated at the request of Mall Plaza.	98,887	Monthly	In process
Plaza Valparaíso S.A.	Control and treatment of liquid industrial waste (LIW) and sewage.	Sanitary control of the treatment of liquid industrial waste (LIW) and sewage.	Expense	Preventive and corrective service for the industrial treatment of LIW (liquid industrial waste) according to current environmental regulations.	21,204	Monthly	In process
	Comprehensive management of waste.	Integrated management from collection to final disposal.	Expense	Comprehensive management considers disposable - recyclable and organic residential-like waste. Hazardous waste and debris will be treated at the request of Mall Plaza.	55,524	Monthly	In process

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PLAZA S.A. AND SUBSIDIARIES

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31. BUSINESS COMBINATION

Purchase of Falabella Perú S.A.A. (now Activos Inmobiliarios S.A.A.)

On October 30, 2024, Desarrollos Perú SpA (the Bidder), a subsidiary of Plaza S.A., launched a takeover bid for 100% of the shares of Falabella Perú S.A.A. (now Activos Inmobiliarios S.A.A.) on the Lima Stock Exchange, offering the amount of US\$ 0.11641713 for each share of Falabella Perú S.A.A. (now Activos Inmobiliarios S.A.A.).

Falabella Perú S.A.A. (now Activos Inmobiliarios S.A.A.) is also a subsidiary of Falabella S.A. and its subsidiaries include the Peruvian companies Mall Plaza Perú S.A. and Open Plaza S.A., owners of shopping malls and power centers in Peru.

On December 4, 2024, the takeover bid was closed for a total of 3,901,307,326 common shares of Falabella Perú S.A.A. (now Activos Inmobiliarios S.A.A.), representing 99.77% of its total shares, with Desarrollos Perú SpA paying a total price of US\$ 454,179,002.

Falabella Perú S.A.A. (now Activos Inmobiliarios S.A.A.), a public limited company incorporated and existing under the laws of the Republic of Peru, owns, among others, Open Plaza Perú S.A. and 66.6% of Mall Plaza Perú S.A. Its assets include 15 shopping centers located throughout Peru, which will consolidate in Plaza S.A. the operation of approximately 620,000 m2 leasable in that country.

Desarrollos Perú SpA and Falabella Perú S.A.A. (now Activos Inmobiliarios S.A.A.) are part of the same controlling group, being a business combination between entities under common control.

Business combinations under common control are recorded using the "pooling of interest " method. Under this method, the assets and liabilities involved in the transaction are reflected at the same book value at which they were recorded in the last parent company, without prejudice to the eventual need to make accounting adjustments to standardize the accounting policies of the companies involved. Any difference between the assets and liabilities contributed to the consolidation and the consideration delivered is recorded directly in Equity, as a charge or credit to "Miscellaneous Reserves". The Group does not apply a retroactive registration of business combinations under common control.

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31. BUSINESS COMBINATION (continued)

Purchase of Falabella Perú S.A.A. (now Activos Inmobiliarios S.A.A.) (continued)

The following table describes the price paid and the carrying values of the assets acquired and the liabilities assumed at the date of acquisition, the difference of which was recorded under the heading "Miscellaneous reserves" of equity:

	As of december 31, 2024 ThCh\$
Acquisition price (A)	440,517,298
Assets acquired and liabilities assumed	
Total current assets	72,338,207
Investment properties	937,060,782
Other non-current assets	548,598
Total Assets	1,009,947,587
Total current liabilities	183,571,159
Other non-current financial liabilities	131,841,997
Deferred tax liabilities	164,157,670
Other non-current liabilities	4,926,383
Total Liabilities	484,497,209
Non-controlling interests	102,388,136
Total Net Assets Acquired (B)	423,062,242
Acquired Stake 99.76.741%	422,078,242
Negative Goodwill on Acquisition (B) - (A)	(18,439,056)

The costs incurred related to the acquisition have been recorded as expenses in the Company's income statement. These costs primarily consist of fees for financial, tax, and legal advisory services.

The results of Falabella Perú S.A.A. (now Activos Inmobiliarios S.A.A.) have been consolidated since the acquisition date, from which Desarrollos Perú SpA has control over the subsidiary Falabella Perú S.A.A. (now Activos Inmobiliarios S.A.A.).

32. SUBSEQUENT EVENTS

There are no subsequent events that occurred between July 1, 2025, and the date of issuance of these Interim Consolidated Financial Statements that significantly affect the balances or their interpretation.