

(Convenience Translation into English from the Original
Previously Issued in Portuguese)

Cyrela Brazil Realty S.A.
Empreendimentos e
Participações and Subsidiaries

Report on Review of Individual and Consolidated Interim
Financial Information for the Three- and Nine-month
Periods Ended September 30, 2023

Deloitte Touche Tohmatsu Auditores Independentes Ltda.

(Convenience Translation into English from the Original Previously Issued in Portuguese)

REPORT ON REVIEW OF INDIVIDUAL AND CONSOLIDATED INTERIM FINANCIAL INFORMATION

To the Shareholders and Management of
Cyrela Brazil Realty S.A. Empreendimentos e Participações
São Paulo - SP

Introduction

We have reviewed the accompanying individual and consolidated interim financial information of Cyrela Brazil Realty S.A. Empreendimentos e Participações ("Company"), identified as Parent and Consolidated, respectively, included in the Interim Financial Information Form (ITR) for the quarter ended September 30, 2023, which comprises the balance sheet as at September 30, 2023 and the related statements of income and of comprehensive income for the three- and nine-month periods then ended, and the statements of changes in equity and of cash flows for the nine-month period then ended, including the explanatory notes.

Management is responsible for the preparation of the individual interim financial information in accordance with technical pronouncement CPC 21 (R1) - Interim Financial Reporting and the consolidated interim financial information in accordance with CPC 21 (R1) and international standard IAS 34 - Interim Financial Reporting, issued by the International Accounting Standards Board (IASB), as well as for the presentation of such information in accordance with the standards applicable to real estate development entities in Brazil, registered with the Brazilian Securities and Exchange Commission (CVM), applicable to the preparation of Interim Financial Information (ITR). Our responsibility is to express a conclusion on this interim financial information based on our review.

Scope of review

We conducted our review in accordance with Brazilian and international standards on review of interim financial information (NBC TR 2410 and ISRE 2410 Review of Interim Financial Information Performed by the Independent Auditor of the Entity, respectively). A review of interim financial information consists of making inquiries, primarily of persons responsible for financial and accounting matters, and applying analytical and other review procedures. A review is substantially less in scope than an audit conducted in accordance with standards on auditing and consequently does not enable us to obtain assurance that we would become aware of all significant matters that might be identified in an audit. Accordingly, we do not express an audit opinion.

Conclusion on the individual interim financial information

Based on our review, nothing has come to our attention that causes us to believe that the accompanying individual interim financial information included in the ITR referred to above is not prepared, in all material respects, in accordance with technical pronouncement CPC 21 (R1), applicable to the preparation of ITR, and presented in accordance with the standards issued by the CVM.

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Conclusion on the consolidated interim financial information

Based on our review, nothing has come to our attention that causes us to believe that the accompanying consolidated interim financial information included in the ITR referred to above is not prepared, in all material respects, in accordance with CPC 21 (R1) and IAS 34 applicable to the preparation of ITR and presented in accordance with the standards issued by the CVM.

Emphasis of matter

As described in note 2.1 to the individual and consolidated interim financial information, the individual and consolidated interim financial information, contained in the Interim Financial Information Form (ITR) has been prepared in accordance with CPC 21 (R1) and IAS 34, applicable to real estate development entities in Brazil, registered with the CVM. Accordingly, the determination of the accounting policy, adopted by the Company for the recognition of revenue from purchase and sale agreements of uncompleted real estate units on aspects related to transfer of control, abide by the Company's Management understanding on the application of technical pronouncement CPC 47 - Revenue from Contracts with Customers, aligned with the understanding expressed by the Brazilian Securities and Exchange Commission - CVM in Circular Letter CVM/SNC/SEP 02/2018. Our conclusion is not qualified in respect of this matter.

Other matters

Statements of value added

The interim financial information referred to above includes the individual and consolidated statements of value added (DVA) for the six-month period ended September 30, 2023, prepared under the responsibility of the Company's Management and presented as supplemental information for IAS 34 purposes, applicable to real estate development entities in Brazil, registered with the CVM. These statements were subject to the review procedures performed together with the review of the Interim Financial Information (ITR) to reach a conclusion on whether they were reconciled with the interim financial information and the accounting records, as applicable, and if their form and content are consistent with the criteria set forth by CPC 09 - Statement of Value Added. Based on our review, nothing has come to our attention that causes us to believe that these statements of value added were not prepared, in all material respects, in accordance with CPC 09 and consistently with the accompanying individual and consolidated interim financial information taken as a whole.

The accompanying individual and consolidated interim financial information has been translated into English for the convenience of readers outside Brazil.

São Paulo, November 8, 2023



DELOITTE TOUCHE TOHMATSU
Auditores Independentes Ltda.



Tarcísio Luiz dos Santos
Engagement Partner

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Company Information / Capital Breakdown

| Number of Shares (thousands) | Current Quarter 09/30/2023 |
|---------------------------------|-------------------------------|
| Do Capital Integralizado | |
| Common Shares | 399,743 |
| Preferred Shares | 0 |
| Total | 399,743 |
| Treasury Shares | |
| Common Shares | 24,822 |
| Preferred Shares | 0 |
| Total | 24,822 |

Individual Financial Statements / Balance Sheet – Assets**(In thousands of Brazilian reais – R\$)**

| Account Code | Account Description | Current Quarter 09/30/2023 | Prior Year 12/31/2022 |
|---------------------|--|---------------------------------------|------------------------------|
| 1 | Total assets | 10,424,164 | 10,705,627 |
| 1.01 | Current assets | 896,838 | 1,376,827 |
| 1.01.01 | Cash and cash equivalents | 34,343 | 3,882 |
| 1.01.01.01 | Cash and cash equivalents | 34,343 | 3,882 |
| 1.01.02 | Short-term investments | 745,224 | 1,282,209 |
| 1.01.02.01 | Short-term investments measured at fair value through profit or loss | 354,894 | 966,231 |
| 1.01.02.01.02 | Securities designated at fair value | 354,894 | 966,231 |
| 1.01.02.02 | Short-term investments measured at fair value through other comprehensive income | 20,308 | 0 |
| 1.01.02.03 | Short-term investments measured at amortized cost | 370,022 | 315,978 |
| 1.01.03 | Trade receivables | 10,290 | 6,631 |
| 1.01.03.01 | Customers | 10,290 | 6,631 |
| 1.01.04 | Inventories | 12,475 | 12,965 |
| 1.01.04.01 | Properties for sale | 12,475 | 12,965 |
| 1.01.06 | Recoverable taxes | 20,296 | 11 |
| 1.01.06.01 | Current recoverable taxes | 20,296 | 11 |
| 1.01.06.01.02 | Taxes and contributions for offset | 20,296 | 11 |
| 1.01.07 | Prepaid expenses | 14,344 | 23,146 |
| 1.01.07.01 | Prepaid expenses | 14,344 | 23,146 |
| 1.01.08 | Other current assets | 59,866 | 47,983 |
| 1.01.08.03 | Other | 59,866 | 47,983 |
| 1.01.08.03.01 | Other accounts | 42,400 | 42,182 |
| 1.01.08.03.02 | Financial instruments and derivatives | 17,466 | 5,801 |
| 1.02 | Noncurrent assets | 9,527,326 | 9,328,800 |
| 1.02.01 | Long-term assets | 827,018 | 976,465 |
| 1.02.01.01 | Short-term investments measured at fair value through profit or loss | 23,319 | 7,778 |
| 1.02.01.01.01 | Securities designated at fair value | 23,319 | 7,778 |
| 1.02.01.02 | Short-term investments measured at fair value through other comprehensive income | 14,197 | -2,233 |
| 1.02.01.03 | Short-term investments measured at amortized cost | 106,761 | 180,765 |
| 1.02.01.04 | Trade receivables | 434 | 758 |
| 1.02.01.04.01 | Customers | 434 | 758 |
| 1.02.01.05 | Inventories | 27,973 | 21,245 |
| 1.02.01.05.01 | Properties for sale | 27,973 | 21,245 |
| 1.02.01.09 | Due from related parties | 543,529 | 643,606 |
| 1.02.01.09.01 | Due from associates | 543,529 | 643,606 |
| 1.02.01.10 | Other noncurrent assets | 110,805 | 124,546 |
| 1.02.01.10.03 | Taxes and contributions for offset | 96,746 | 109,215 |
| 1.02.01.10.04 | Current accounts with venture partners | 3,975 | 4,522 |
| 1.02.01.10.05 | Other accounts | 10,084 | 10,809 |
| 1.02.02 | Investments | 8,600,733 | 8,216,267 |
| 1.02.02.01 | Ownership interests | 8,600,733 | 8,216,267 |
| 1.02.02.01.01 | Interests in associates | 2,366,756 | 2,245,704 |
| 1.02.02.01.02 | Interests in subsidiaries | 6,233,977 | 5,970,563 |
| 1.02.03 | Property and equipment | 27,184 | 27,589 |

Individual Financial Statements / Balance Sheet – Assets**(In thousands of Brazilian reais – R\$)**

| Account Code | Account Description | Current Quarter 09/30/2023 | Prior Year 12/31/2022 |
|---------------------|-------------------------------------|---------------------------------------|------------------------------|
| 1.02.03.01 | Property and equipment in operation | 27,184 | 27,589 |
| 1.02.04 | Intangible assets | 72,391 | 108,479 |
| 1.02.04.01 | Intangible assets | 72,391 | 108,479 |
| 1.02.04.01.02 | Trademarks and patents | 0 | 11,966 |
| 1.02.04.01.03 | Implementation costs | 831 | 82 |
| 1.02.04.01.04 | Software | 3,340 | 428 |
| 1.02.04.01.05 | Surplus | 68,220 | 96,003 |

Individual Financial Statements / Balance Sheet – Liabilities**(In thousands of Brazilian reais – R\$)**

| Account Code | Account Description | Current Quarter 09/30/2023 | Prior Year 12/31/2022 |
|---------------------|--|---------------------------------------|------------------------------|
| 2 | Total liabilities | 10,424,164 | 10,705,627 |
| 2.01 | Current liabilities | 991,179 | 1,465,439 |
| 2.01.01 | Payroll and payroll taxes | 101,046 | 100,048 |
| 2.01.01.01 | Payroll | 101,046 | 100,048 |
| 2.01.01.01.01 | Payroll taxes | 101,046 | 100,048 |
| 2.01.02 | Suppliers | 34,294 | 41,103 |
| 2.01.02.01 | Domestic suppliers | 34,294 | 41,103 |
| 2.01.02.01.01 | Asset suppliers and service providers | 34,294 | 41,103 |
| 2.01.03 | Taxes payable | 3,430 | 2,020 |
| 2.01.03.01 | Federal taxes payable | 3,430 | 2,020 |
| 2.01.03.01.02 | Taxes and contributions payable | 3,282 | 1,758 |
| 2.01.03.01.03 | Deferred taxes and contributions | 148 | 262 |
| 2.01.04 | Borrowings and financing | 650,423 | 747,353 |
| 2.01.04.01 | Borrowings and financing | 164,667 | 228,713 |
| 2.01.04.01.01 | In local currency | 164,667 | 228,713 |
| 2.01.04.02 | Debentures | 485,756 | 518,640 |
| 2.01.04.02.01 | Debentures | 40,886 | 12,948 |
| 2.01.04.02.03 | Certificates of Real Estate Receivables (CRIs) | 441,816 | 483,094 |
| 2.01.04.02.04 | Financial instruments and derivatives | 3,054 | 22,598 |
| 2.01.05 | Other payables | 195,001 | 569,769 |
| 2.01.05.01 | Due to related parties | 86,692 | 106,711 |
| 2.01.05.01.02 | Due to subsidiaries | 86,692 | 106,711 |
| 2.01.05.02 | Other | 108,309 | 463,058 |
| 2.01.05.02.01 | Dividends and interest on capital payable | 0 | 192,126 |
| 2.01.05.02.06 | Payables for property acquisitions | 7 | 0 |
| 2.01.05.02.07 | Other liabilities | 108,302 | 270,932 |
| 2.01.06 | Provisions | 6,985 | 5,146 |
| 2.01.06.01 | Provisions for tax, social security, labor and civil risks | 6,985 | 5,146 |
| 2.01.06.01.02 | Provisions for social security and labor risks | 1,273 | 1,020 |
| 2.01.06.01.04 | Provisions for civil risks | 2,819 | 1,262 |
| 2.01.06.01.05 | Provisions for tax risks | 2,893 | 2,864 |
| 2.02 | Noncurrent liabilities | 1,650,629 | 2,118,444 |
| 2.02.01 | Borrowings and financing | 1,404,319 | 1,873,869 |
| 2.02.01.01 | Borrowings and financing | 95,602 | 222,497 |
| 2.02.01.01.01 | In local currency | 95,602 | 222,497 |
| 2.02.01.02 | Debentures | 1,308,717 | 1,651,372 |
| 2.02.01.02.01 | Debentures | 749,185 | 748,798 |
| 2.02.01.02.02 | Certificates of Real Estate Receivables (CRIs) | 559,532 | 902,574 |
| 2.02.03 | Deferred taxes | 240,812 | 241,120 |
| 2.02.03.01 | Deferred income tax and social contribution | 240,812 | 241,120 |
| 2.02.03.01.01 | Deferred taxes and contributions | 240,812 | 241,120 |
| 2.02.04 | Provisions | 5,498 | 3,455 |
| 2.02.04.01 | Provisions for tax, social security, labor and civil risks | 5,498 | 3,455 |
| 2.02.04.01.02 | Provisions for social security and labor risks | 627 | 503 |
| 2.02.04.01.04 | Provisions for civil risks | 3,446 | 1,542 |
| 2.02.04.01.05 | Provisions for tax risks | 1,425 | 1,410 |

Individual Financial Statements / Balance Sheet – Liabilities**(In thousands of Brazilian reais – R\$)**

| Account Code | Account Description | Current Quarter 09/30/2023 | Prior Year 12/31/2022 |
|---------------------|--------------------------------------|---------------------------------------|------------------------------|
| 2.03 | Equity | 7,782,356 | 7,121,744 |
| 2.03.01 | Paid-in capital | 3,395,744 | 3,395,744 |
| 2.03.01.01 | Capital | 3,395,744 | 3,395,744 |
| 2.03.02 | Capital reserves | -72,755 | -72,755 |
| 2.03.02.04 | Stock options granted | 31,212 | 31,212 |
| 2.03.02.07 | (-) Share issuance costs | -103,967 | -103,967 |
| 2.03.04 | Earnings reserves | 3,378,573 | 3,389,225 |
| 2.03.04.01 | Legal reserve | 486,071 | 486,071 |
| 2.03.04.05 | Earnings retention reserve | 3,201,239 | 3,201,239 |
| 2.03.04.09 | Treasury shares | -308,737 | -298,085 |
| 2.03.05 | Retained earnings/accumulated losses | 694,280 | 0 |
| 2.03.08 | Other comprehensive income | 386,514 | 409,530 |

Individual Financial Statements / Income Statement**(In thousands of Brazilian reais – R\$)**

| Account Code | Account Description | Current Quarter 07/01/2023 to 09/30/2023 | Accumulated – Current Year 01/01/2023 to 09/30/2023 | Quarter Equal to the Previous Year 07/01/2022 to 09/30/2022 | Accumulated – Prior Year 01/01/2022 to 09/30/2022 |
|--------------|---|---|---|---|---|
| 3.01 | Revenue from sales and/or services | 3,328 | 9,571 | 1,957 | 7,513 |
| 3.02 | Cost of sales and/or services | -1,201 | -4,841 | -1,027 | -1,695 |
| 3.03 | Gross profit | 2,127 | 4,730 | 930 | 5,818 |
| 3.04 | Operating expenses/income | 285,631 | 799,345 | 336,289 | 704,028 |
| 3.04.01 | Selling expenses | -3,486 | -16,413 | -7,815 | -20,030 |
| 3.04.02 | General and administrative expenses | -70,485 | -161,452 | -60,088 | -148,105 |
| 3.04.02.01 | Management expenses | -68,659 | -155,972 | -58,577 | -143,373 |
| 3.04.02.02 | Management fees | -1,826 | -5,480 | -1,511 | -4,732 |
| 3.04.04 | Other operating income | 31,078 | 128,056 | 197,730 | 224,117 |
| 3.04.04.01 | Other gains on investments | 12,055 | 108,806 | 197,695 | 223,552 |
| 3.04.04.02 | Other income | 19,023 | 19,250 | 35 | 565 |
| 3.04.05 | Other operating expenses | -55,283 | -91,799 | -143,558 | -167,473 |
| 3.04.05.01 | Other losses on investments | -8,949 | -26,622 | -143,263 | -166,344 |
| 3.04.05.02 | Other expenses | -46,334 | -65,177 | -295 | -1,129 |
| 3.04.06 | Share of profit (loss) of subsidiaries | 383,807 | 940,953 | 350,020 | 815,519 |
| 3.05 | Profit (loss) before finance income (costs) and taxes | 287,758 | 804,075 | 337,219 | 709,846 |
| 3.06 | Finance income (costs) | -36,544 | -110,091 | -55,690 | -115,730 |
| 3.06.01 | Finance income | 35,983 | 146,710 | 48,852 | 143,921 |
| 3.06.01.01 | Finance income | 35,983 | 146,710 | 48,852 | 143,921 |
| 3.06.02 | Finance costs | -72,527 | -256,801 | -104,542 | -259,651 |
| 3.06.02.01 | Finance costs | -72,527 | -256,801 | -104,542 | -259,651 |
| 3.07 | Profit (loss) before income taxes | 251,214 | 693,984 | 281,529 | 594,116 |
| 3.08 | Income tax and social contribution | 105 | 296 | 7,100 | 7,063 |
| 3.08.01 | Current | 0 | 0 | -598 | -598 |
| 3.08.02 | Deferred | 105 | 296 | 7,698 | 7,661 |
| 3.09 | Profit (loss) from continuing operations | 251,319 | 694,280 | 288,629 | 601,179 |
| 3.11 | Profit/loss for the period | 251,319 | 694,280 | 288,629 | 601,179 |
| 3.99 | Earnings per share (R\$/share) | | | | |

Individual Financial Statements / Income Statement**(In thousands of Brazilian reais – R\$)**

| Account Code | Account Description | Current Quarter 07/01/2023 to 09/30/2023 | Accumulated – Current Year 01/01/2023 to 09/30/2023 | Quarter Equal to the Previous Year 07/01/2022 to 09/30/2022 | Accumulated – Prior Year 01/01/2022 to 09/30/2022 |
|---------------------|----------------------------|---|--|--|--|
| 3.99.01 | Common shares | | | | |
| 3.99.01.01 | Diluted earnings per share | 0.67033 | 1.85181 | 0.76992 | 1.58635 |
| 3.99.02 | Common shares | | | | |
| 3.99.02.01 | ON | 0.67033 | 1.85181 | 0.76992 | 1.58635 |

Individual Financial Statements / Statement of Comprehensive Income**(In thousands of Brazilian reais – R\$)**

| Account Code | Account Description | Current Quarter 07/01/2023 to 09/30/2023 | Accumulated – Current Year 01/01/2023 to 09/30/2023 | Quarter Equal to the Previous Year 07/01/2022 to 09/30/2022 | Accumulated – Prior Year 01/01/2022 to 09/30/2022 |
|---------------------|---|---|--|--|--|
| 4.01 | Profit for the period | 251,319 | 694,280 | 288,629 | 601,179 |
| 4.02 | Other comprehensive income | 11,057 | -23,016 | 6,424 | 221 |
| 4.02.01 | Adjustments for investment translation | -359 | -897 | -1,566 | -1,227 |
| 4.02.02 | Adjustment for FVTOCI of short-term investments | 11,416 | -22,119 | 7,990 | 1,448 |
| 4.03 | Comprehensive income for the period | 262,376 | 671,264 | 295,053 | 601,400 |

Individual Financial Statements / Statement of Cash Flows – Indirect Method**(In thousands of Brazilian reais – R\$)**

| Account Code | Account Description | Accumulated – Current Year | Accumulated – Prior Year |
|--------------|---|----------------------------|--------------------------|
| | | 01/01/2023 to 09/30/2023 | 01/01/2022 to 09/30/2022 |
| 6.01 | Net cash from operating activities | -350,735 | -443,461 |
| 6.01.01 | Cash generated by operations | -62,101 | -71,761 |
| 6.01.01.01 | Depreciation of property and equipment and intangible assets | 6,917 | 7,223 |
| 6.01.01.02 | Amortization of asset surplus | 27,783 | 7,155 |
| 6.01.01.03 | Share of profit (loss) of subsidiaries | -940,953 | -815,519 |
| 6.01.01.04 | Write-off of property and equipment and intangible assets | 11,966 | 0 |
| 6.01.01.05 | Interest and inflation adjustment on borrowings | 227,693 | 203,364 |
| 6.01.01.06 | Deferred taxes | -126 | -15 |
| 6.01.01.10 | Profit for the period before income tax and social contribution | 693,984 | 594,116 |
| 6.01.01.14 | Provisions for credit risk | 0 | -385 |
| 6.01.01.15 | Fair value of investments | 1,789 | 24,219 |
| 6.01.01.16 | Income from securities | -105,416 | -115,160 |
| 6.01.01.18 | Provisions for tax, labor and civil risks | 8,833 | -742 |
| 6.01.01.19 | Operating gain (loss) - Swap | -61 | 21,215 |
| 6.01.01.20 | Capitalized charges | 5,490 | 2,768 |
| 6.01.02 | Changes in assets and liabilities | -104,825 | -214,856 |
| 6.01.02.02 | Decrease (increase) in trade receivables | -3,335 | 4,940 |
| 6.01.02.03 | Decrease (increase) in properties for sale | -11,728 | -4,820 |
| 6.01.02.04 | Decrease (increase) in current accounts with venture partners | 547 | 1,841 |
| 6.01.02.05 | Decrease (increase) in related parties | 80,058 | -229,081 |
| 6.01.02.06 | Decrease (increase) in taxes and contributions for offset | -7,816 | -10,741 |
| 6.01.02.08 | Decrease (increase) in prepaid expenses | 8,802 | -2,953 |
| 6.01.02.09 | Decrease (increase) in other assets | 508 | -16,347 |
| 6.01.02.10 | Decrease (increase) in payables for properties | 7 | -2,516 |
| 6.01.02.12 | Decrease (increase) in taxes and contributions payable | 1,524 | -773 |
| 6.01.02.13 | Decrease (increase) in suppliers and service providers | -11,760 | -278 |
| 6.01.02.14 | Wages | 998 | 26,346 |
| 6.01.02.16 | Decrease (increase) in other liabilities | -162,630 | 19,526 |
| 6.01.03 | Other | -183,809 | -156,844 |
| 6.01.03.02 | Interest paid | -183,809 | -156,844 |
| 6.02 | Net cash from investing activities | 1,174,794 | 244,527 |
| 6.02.01 | Acquisition of property and equipment | -5,903 | -6,925 |
| 6.02.03 | Dividends received | 138,037 | 736,308 |
| 6.02.04 | (Increase) decrease in investments | 393,645 | -282,730 |
| 6.02.05 | Acquisition of intangible assets | -4,270 | -99,643 |
| 6.02.06 | Decrease (increase) in short-term investments | 684,433 | -88,237 |
| 6.02.07 | Financial instruments and derivatives | -31,148 | -14,246 |
| 6.03 | Net cash from financing activities | -793,598 | 177,354 |
| 6.03.01 | New borrowings, financing and CRI | 34,007 | 527,731 |
| 6.03.02 | Repayment of borrowings, financing and CRI | -624,827 | -350,377 |
| 6.03.06 | Distribution of dividends | -192,126 | 0 |
| 6.03.11 | Treasury shares | -10,652 | 0 |
| 6.05 | Increase (decrease) in cash and cash equivalents | 30,461 | -21,580 |
| 6.05.01 | Opening balance of cash and cash equivalents | 3,882 | 22,719 |
| 6.05.02 | Closing balance of cash and cash equivalents | 34,343 | 1,139 |

Individual Financial Statements / Statement of Changes in Equity - 01/01/2023 to 09/30/2023**(In thousands of Brazilian reais – R\$)**

| Account Code | Account Description | Paid-in capital | Capital options reserves, granted and treasury shares | Earnings reserves | Retained earnings/ accumulated losses | Other comprehensive income | Equity |
|--------------|---|-----------------|---|-------------------|---------------------------------------|----------------------------|-----------|
| 5.01 | Opening balances | 3,395,744 | -72,755 | 3,389,225 | 0 | 409,530 | 7,121,744 |
| 5.03 | Adjusted opening balances | 3,395,744 | -72,755 | 3,389,225 | 0 | 409,530 | 7,121,744 |
| 5.04 | Capital transactions with shareholders | 0 | 0 | -10,652 | 0 | 0 | -10,652 |
| 5.04.04 | Treasury shares acquired | 0 | 0 | -10,652 | 0 | 0 | -10,652 |
| 5.05 | Total comprehensive income | 0 | 0 | 0 | 694,280 | -23,016 | 671,264 |
| 5.05.01 | Profit for the period | 0 | 0 | 0 | 694,280 | 0 | 694,280 |
| 5.05.02 | Other comprehensive income | 0 | 0 | 0 | 0 | -23,016 | -23,016 |
| 5.05.02.02 | Taxes on adjustments to financial instruments | 0 | 0 | 0 | 0 | -22,119 | -22,119 |
| 5.05.02.06 | Adjustments for investment translation | 0 | 0 | 0 | 0 | -897 | -897 |
| 5.07 | Closing balances | 3,395,744 | -72,755 | 3,378,573 | 694,280 | 386,514 | 7,782,356 |

Individual Financial Statements / Statement of Changes in Equity - 01/01/2022 to 09/30/2022**(In thousands of Brazilian reais – R\$)**

| Account Code | Account Description | Paid-in capital | Capital options reserves, granted and treasury shares | Earnings reserves | Retained earnings/ accumulated losses | Other comprehensive income | Equity |
|--------------|--|-----------------|---|-------------------|---------------------------------------|----------------------------|-----------|
| 5.01 | Opening balances | 3,395,744 | -264,979 | 3,071,065 | 0 | -3,778 | 6,198,052 |
| 5.03 | Adjusted opening balances | 3,395,744 | -264,979 | 3,071,065 | 0 | -3,778 | 6,198,052 |
| 5.04 | Capital transactions with shareholders | 0 | -66,662 | 0 | 0 | 0 | -66,662 |
| 5.04.04 | Treasury shares acquired | 0 | -66,662 | 0 | 0 | 0 | -66,662 |
| 5.05 | Total comprehensive income | 0 | 0 | 0 | 601,179 | 221 | 601,400 |
| 5.05.01 | Profit for the period | 0 | 0 | 0 | 601,179 | 0 | 601,179 |
| 5.05.02 | Other comprehensive income | 0 | 0 | 0 | 0 | 221 | 221 |
| 5.05.02.06 | Adjustments for investment translation | 0 | 0 | 0 | 0 | -1,227 | -1,227 |
| 5.05.02.07 | Adjustments for FVTOCI to short-term investments | 0 | 0 | 0 | 0 | 1,448 | 1,448 |
| 5.07 | Closing balances | 3,395,744 | -331,641 | 3,071,065 | 601,179 | -3,557 | 6,732,790 |

Individual Financial Statements / Statement of Value Added**(In thousands of Brazilian reais – R\$)**

| Account Code | Account Description | Accumulated – Current Year | Accumulated – Prior Year |
|---------------|--|----------------------------|--------------------------|
| | | 01/01/2023 to 09/30/2023 | 01/01/2022 to 09/30/2022 |
| 7.01 | Revenues | 30,398 | 9,672 |
| 7.01.01 | Sales of goods, products and services | 11,148 | 9,107 |
| 7.01.02 | Other revenues | 19,250 | 565 |
| 7.02 | Inputs purchased from third parties | -160,673 | -83,311 |
| 7.02.01 | Cost of products, goods and services sold | -4,841 | -1,694 |
| 7.02.02 | Materials, power, outside services and other | -90,654 | -80,484 |
| 7.02.04 | Other | -65,178 | -1,133 |
| 7.03 | Gross value added | -130,275 | -73,639 |
| 7.04 | Withholdings | -11,777 | -15,048 |
| 7.04.01 | Depreciation, amortization and depletion | -6,917 | -6,498 |
| 7.04.02 | Other | -4,860 | -8,550 |
| 7.04.02.01 | Amortization of surplus | -4,860 | -8,550 |
| 7.05 | Wealth created | -142,052 | -88,687 |
| 7.06 | Wealth received in transfer | 1,174,707 | 1,023,802 |
| 7.06.01 | Share of profit (loss) of subsidiaries | 940,953 | 815,519 |
| 7.06.02 | Finance income | 146,710 | 143,921 |
| 7.06.03 | Other | 87,044 | 64,362 |
| 7.06.03.01 | Other gain (loss) on investments | 87,044 | 64,362 |
| 7.07 | Total wealth for distribution | 1,032,655 | 935,115 |
| 7.08 | Wealth distributed | 1,032,655 | 935,115 |
| 7.08.01 | Personnel | 80,293 | 79,754 |
| 7.08.01.01 | Salaries and wages | 45,125 | 39,568 |
| 7.08.01.04 | Other | 35,168 | 40,186 |
| 7.08.01.04.01 | Sales commission | 0 | 92 |
| 7.08.01.04.02 | Management fees | 5,480 | 4,732 |
| 7.08.01.04.03 | Profit sharing | 29,688 | 35,362 |
| 7.08.02 | Taxes, fees and contributions | 1,281 | -5,469 |
| 7.08.02.01 | Federal | 1,281 | -5,469 |
| 7.08.03 | Lenders and lessors | 256,801 | 259,651 |
| 7.08.03.01 | Interest | 256,801 | 259,651 |
| 7.08.04 | Shareholders | 694,280 | 601,179 |
| 7.08.04.03 | Retained earnings / loss for the period | 694,280 | 601,179 |

Consolidated Financial Statements / Balance Sheet – Assets**(In thousands of Brazilian reais – R\$)**

| Account Code | Account Description | Current Quarter 09/30/2023 | Prior Year 12/31/2022 |
|---------------------|--|---------------------------------------|------------------------------|
| 1 | Total assets | 17,023,249 | 16,560,139 |
| 1.01 | Current assets | 8,804,034 | 9,166,995 |
| 1.01.01 | Cash and cash equivalents | 256,623 | 129,013 |
| 1.01.01.01 | Cash and cash equivalents | 256,623 | 129,013 |
| 1.01.02 | Short-term investments | 2,395,406 | 2,727,728 |
| 1.01.02.01 | Short-term investments measured at fair value through profit or loss | 1,341,702 | 1,766,898 |
| 1.01.02.01.02 | Securities designated at fair value | 1,341,702 | 1,766,898 |
| 1.01.02.02 | Short-term investments measured at fair value through other comprehensive income | 662,834 | 638,712 |
| 1.01.02.03 | Short-term investments measured at amortized cost | 390,870 | 322,118 |
| 1.01.03 | Trade receivables | 2,569,020 | 2,150,674 |
| 1.01.03.01 | Customers | 2,569,020 | 2,150,674 |
| 1.01.04 | Inventories | 3,164,365 | 3,821,421 |
| 1.01.04.01 | Properties for sale | 3,164,365 | 3,821,421 |
| 1.01.06 | Recoverable taxes | 44,906 | 17,813 |
| 1.01.06.01 | Current recoverable taxes | 44,906 | 17,813 |
| 1.01.06.01.01 | Taxes and contributions for offset | 44,906 | 17,813 |
| 1.01.07 | Prepaid expenses | 24,683 | 33,214 |
| 1.01.07.01 | Prepaid expenses | 24,683 | 33,214 |
| 1.01.08 | Other current assets | 349,031 | 287,132 |
| 1.01.08.03 | Other | 349,031 | 287,132 |
| 1.01.08.03.01 | Deferred taxes and contributions | 4,242 | 997 |
| 1.01.08.03.02 | Unrecognized selling expenses | 100,544 | 82,483 |
| 1.01.08.03.03 | Other accounts | 226,779 | 197,851 |
| 1.01.08.03.04 | Financial instruments and derivatives | 17,466 | 5,801 |
| 1.02 | Noncurrent assets | 8,219,215 | 7,393,144 |
| 1.02.01 | Long-term assets | 5,513,953 | 4,803,092 |
| 1.02.01.01 | Short-term investments measured at fair value through profit or loss | 23,319 | 105,200 |
| 1.02.01.01.01 | Securities designated at fair value | 23,319 | 105,200 |
| 1.02.01.02 | Short-term investments measured at fair value through other comprehensive income | 1,760,840 | 1,472,546 |
| 1.02.01.03 | Short-term investments measured at amortized cost | 117,609 | 181,265 |
| 1.02.01.04 | Trade receivables | 629,874 | 558,334 |
| 1.02.01.04.01 | Customers | 629,874 | 558,334 |
| 1.02.01.05 | Inventories | 2,250,176 | 1,731,437 |
| 1.02.01.05.01 | Properties for sale | 2,250,176 | 1,731,437 |
| 1.02.01.07 | Deferred taxes | 3,434 | 359 |
| 1.02.01.07.01 | Deferred income tax and social contribution | 3,434 | 359 |
| 1.02.01.09 | Due from related parties | 534,748 | 534,936 |
| 1.02.01.09.01 | Due from associates | 534,748 | 534,936 |
| 1.02.01.10 | Other noncurrent assets | 193,953 | 219,015 |
| 1.02.01.10.03 | Taxes for offset | 129,938 | 150,411 |
| 1.02.01.10.04 | Current accounts with venture partners | 9,285 | 9,565 |
| 1.02.01.10.05 | Other accounts | 54,730 | 59,039 |
| 1.02.02 | Investments | 2,366,756 | 2,245,704 |

Consolidated Financial Statements / Balance Sheet – Assets**(In thousands of Brazilian reais – R\$)**

| Account Code | Account Description | Current Quarter 09/30/2023 | Prior Year 12/31/2022 |
|---------------------|-------------------------------------|---------------------------------------|------------------------------|
| 1.02.02.01 | Ownership interests | 2,366,756 | 2,245,704 |
| 1.02.02.01.01 | Interests in associates | 2,366,756 | 2,245,704 |
| 1.02.03 | Property and equipment | 148,904 | 129,357 |
| 1.02.03.01 | Property and equipment in operation | 148,904 | 129,357 |
| 1.02.04 | Intangible assets | 189,602 | 214,991 |
| 1.02.04.01 | Intangible assets | 189,602 | 214,991 |
| 1.02.04.01.02 | Trademarks and patents | 0 | 11,966 |
| 1.02.04.01.03 | Implementation costs | 833 | 84 |
| 1.02.04.01.04 | Software | 4,499 | 861 |
| 1.02.04.01.05 | Surplus | 184,270 | 202,080 |

Consolidated Financial Statements / Balance Sheet – Liabilities**(In thousands of Brazilian reais – R\$)**

| Account Code | Account Description | Current Quarter 09/30/2023 | Prior Year 12/31/2022 |
|---------------------|--|---------------------------------------|------------------------------|
| 2 | Total liabilities | 17,023,249 | 16,560,139 |
| 2.01 | Current liabilities | 3,002,368 | 3,701,862 |
| 2.01.01 | Payroll and payroll taxes | 187,533 | 173,528 |
| 2.01.01.01 | Payroll | 187,533 | 173,528 |
| 2.01.01.01.01 | Payroll taxes | 187,533 | 173,528 |
| 2.01.02 | Suppliers | 259,794 | 247,729 |
| 2.01.02.01 | Domestic suppliers | 259,794 | 247,729 |
| 2.01.02.01.01 | Asset suppliers and service providers | 259,794 | 247,729 |
| 2.01.03 | Taxes payable | 106,695 | 102,568 |
| 2.01.03.01 | Federal taxes payable | 106,695 | 102,568 |
| 2.01.03.01.02 | Taxes and contributions payable | 51,692 | 56,010 |
| 2.01.03.01.03 | Deferred taxes and contributions | 55,003 | 46,558 |
| 2.01.04 | Borrowings and financing | 1,098,553 | 1,518,586 |
| 2.01.04.01 | Borrowings and financing | 466,336 | 728,233 |
| 2.01.04.01.01 | In local currency | 466,336 | 728,233 |
| 2.01.04.02 | Debentures | 632,217 | 790,353 |
| 2.01.04.02.01 | Debentures | 40,147 | 121,448 |
| 2.01.04.02.03 | Certificates of Real Estate Receivables (CRIs) | 589,016 | 644,762 |
| 2.01.04.02.04 | Financial instruments and derivatives | 3,054 | 24,143 |
| 2.01.05 | Other payables | 1,174,145 | 1,488,489 |
| 2.01.05.01 | Due to related parties | 91,174 | 107,601 |
| 2.01.05.01.03 | Due to controlling shareholders | 91,174 | 107,601 |
| 2.01.05.02 | Other | 1,082,971 | 1,380,888 |
| 2.01.05.02.01 | Dividends and interest on capital payable | 0 | 192,126 |
| 2.01.05.02.04 | Current accounts with venture partners | 50,612 | 51,879 |
| 2.01.05.02.05 | Advances from customers | 377,432 | 254,112 |
| 2.01.05.02.06 | Payables for property acquisitions | 377,604 | 348,546 |
| 2.01.05.02.07 | Other liabilities | 277,323 | 534,225 |
| 2.01.06 | Provisions | 175,648 | 170,962 |
| 2.01.06.01 | Provisions for tax, social security, labor and civil risks | 125,652 | 129,101 |
| 2.01.06.01.02 | Provisions for social security and labor risks | 51,740 | 58,010 |
| 2.01.06.01.04 | Provisions for civil risks | 63,786 | 61,428 |
| 2.01.06.01.05 | Provisions for tax risks | 10,126 | 9,663 |
| 2.01.06.02 | Other provisions | 49,996 | 41,861 |
| 2.01.06.02.01 | Provisions for warranties | 49,996 | 41,861 |
| 2.02 | Noncurrent liabilities | 5,480,937 | 5,158,946 |
| 2.02.01 | Borrowings and financing | 3,827,463 | 3,360,423 |
| 2.02.01.01 | Borrowings and financing | 1,484,037 | 1,106,903 |
| 2.02.01.01.01 | In local currency | 1,484,037 | 1,106,903 |
| 2.02.01.02 | Debentures | 2,343,426 | 2,253,520 |
| 2.02.01.02.01 | Debentures | 949,185 | 948,798 |
| 2.02.01.02.02 | Certificates of Real Estate Receivables (CRIs) | 1,394,241 | 1,304,722 |
| 2.02.03 | Deferred taxes | 328,838 | 317,663 |
| 2.02.03.01 | Deferred income tax and social contribution | 328,838 | 317,663 |
| 2.02.04 | Provisions | 1,324,636 | 1,480,860 |
| 2.02.04.01 | Provisions for tax, social security, labor and civil risks | 108,431 | 108,411 |

Consolidated Financial Statements / Balance Sheet – Liabilities**(In thousands of Brazilian reais – R\$)**

| Account Code | Account Description | Current Quarter 09/30/2023 | Prior Year 12/31/2022 |
|---------------------|--|---------------------------------------|------------------------------|
| 2.02.04.01.02 | Provisions for social security and labor risks | 25,484 | 28,572 |
| 2.02.04.01.04 | Provisions for civil risks | 77,959 | 75,079 |
| 2.02.04.01.05 | Provisions for tax risks | 4,988 | 4,760 |
| 2.02.04.02 | Other provisions | 1,216,205 | 1,372,449 |
| 2.02.04.02.01 | Provisions for warranties | 79,566 | 70,045 |
| 2.02.04.02.05 | Payables for property acquisitions | 415,789 | 416,708 |
| 2.02.04.02.08 | Advances from customers | 720,850 | 885,696 |
| 2.03 | Consolidated equity | 8,539,944 | 7,699,331 |
| 2.03.01 | Paid-in capital | 3,395,744 | 3,395,744 |
| 2.03.01.01 | Capital | 3,395,744 | 3,395,744 |
| 2.03.02 | Capital reserves | -72,755 | -72,755 |
| 2.03.02.04 | Stock options granted | 31,212 | 31,212 |
| 2.03.02.07 | (-) Share issuance costs | -103,967 | -103,967 |
| 2.03.04 | Earnings reserves | 3,378,573 | 3,389,225 |
| 2.03.04.01 | Legal reserve | 486,071 | 486,071 |
| 2.03.04.05 | Earnings retention reserve | 3,201,239 | 3,201,239 |
| 2.03.04.09 | Treasury shares | -308,737 | -298,085 |
| 2.03.05 | Retained earnings/accumulated losses | 694,280 | 0 |
| 2.03.08 | Other comprehensive income | 386,514 | 409,530 |
| 2.03.09 | Noncontrolling interests | 757,588 | 577,587 |

Consolidated Financial Statements / Income Statement**(In thousands of Brazilian reais – R\$)**

| Account Code | Account Description | Current Quarter 07/01/2023 to 09/30/2023 | Accumulated – Current Year 01/01/2023 to 09/30/2023 | Quarter Equal to the Previous Year 07/01/2022 to 09/30/2022 | Accumulated – Prior Year 01/01/2022 to 09/30/2022 |
|--------------|---|---|---|---|---|
| 3.01 | Revenue from sales and/or services | 1,625,987 | 4,542,468 | 1,559,644 | 4,041,379 |
| 3.02 | Cost of sales and/or services | -1,080,523 | -3,075,449 | -1,031,260 | -2,738,114 |
| 3.03 | Gross profit | 545,464 | 1,467,019 | 528,384 | 1,303,265 |
| 3.04 | Operating expenses/income | -227,899 | -653,338 | -193,304 | -613,823 |
| 3.04.01 | Selling expenses | -155,053 | -452,539 | -152,389 | -358,487 |
| 3.04.01.01 | Selling expenses | -155,053 | -452,539 | -152,389 | -358,487 |
| 3.04.02 | General and administrative expenses | -150,553 | -382,925 | -151,238 | -430,222 |
| 3.04.02.01 | General and administrative expenses | -148,727 | -377,445 | -149,727 | -425,490 |
| 3.04.02.02 | Management fees | -1,826 | -5,480 | -1,511 | -4,732 |
| 3.04.04 | Other operating income | 26,088 | 124,470 | 201,308 | 233,537 |
| 3.04.04.01 | Other gains on investments | 6,867 | 103,726 | 200,400 | 230,410 |
| 3.04.04.02 | Other income | 19,221 | 20,744 | 908 | 3,127 |
| 3.04.05 | Other operating expenses | -37,811 | -111,933 | -150,686 | -217,410 |
| 3.04.05.01 | Other investment losses | -12,229 | -42,174 | -144,518 | -170,581 |
| 3.04.05.02 | Other operating expenses | -25,582 | -69,759 | -6,168 | -46,829 |
| 3.04.06 | Share of profit (loss) of subsidiaries | 89,430 | 169,589 | 59,701 | 158,759 |
| 3.04.06.01 | Share of profit (loss) of subsidiaries | 89,430 | 169,589 | 59,701 | 158,759 |
| 3.05 | Profit (loss) before finance income (costs) and taxes | 317,565 | 813,681 | 335,080 | 689,442 |
| 3.06 | Finance income (costs) | 28,081 | 102,851 | 7,027 | 41,861 |
| 3.06.01 | Finance income | 156,108 | 524,960 | 130,948 | 356,932 |
| 3.06.02 | Finance costs | -128,027 | -422,109 | -123,921 | -315,071 |
| 3.07 | Profit (loss) before income taxes | 345,646 | 916,532 | 342,107 | 731,303 |
| 3.08 | Income tax and social contribution | -41,008 | -112,809 | -32,510 | -89,432 |
| 3.08.01 | Current | -35,936 | -105,868 | -35,365 | -88,440 |
| 3.08.02 | Deferred | -5,072 | -6,941 | 2,855 | -992 |
| 3.09 | Profit (loss) from continuing operations | 304,638 | 803,723 | 309,597 | 641,871 |
| 3.11 | Consolidated profit/loss for the period | 304,638 | 803,723 | 309,597 | 641,871 |
| 3.11.01 | Attributable to owners of the Company | 251,319 | 694,280 | 288,629 | 601,179 |

Consolidated Financial Statements / Income Statement**(In thousands of Brazilian reais – R\$)**

| Account Code | Account Description | Current Quarter 07/01/2023 to 09/30/2023 | Accumulated – Current Year 01/01/2023 to 09/30/2023 | Quarter Equal to the Previous Year 07/01/2022 to 09/30/2022 | Accumulated – Prior Year 01/01/2022 to 09/30/2022 |
|--------------|---|---|---|---|---|
| 3.11.02 | Attributable to noncontrolling shareholders | -53,319 | -109,443 | -20,969 | -40,692 |
| 3.99 | Earnings per share (R\$/share) | | | | |
| 3.99.01 | Basic earnings per share | | | | |
| 3.99.01.01 | Common shares | 0.67033 | 1.85181 | 0.76992 | 1.58635 |
| 3.99.02 | Diluted earnings per share | | | | |
| 3.99.02.01 | Common shares | 0.67033 | 1.85181 | 0.76992 | 1.58635 |

Consolidated Financial Statements / Statement of Comprehensive Income**(In thousands of Brazilian reais – R\$)**

| Account Code | Account Description | Current Quarter 07/01/2023 to 09/30/2023 | Accumulated – Current Year 01/01/2023 to 09/30/2023 | Quarter Equal to the Previous Year 07/01/2022 to 09/30/2022 | Accumulated – Prior Year 01/01/2022 to 09/30/2022 |
|---------------------|--|---|--|--|--|
| 4.01 | Consolidated profit for the period | 304,638 | 803,723 | 309,598 | 641,871 |
| 4.02 | Other comprehensive income | 11,057 | -23,016 | 6,424 | 221 |
| 4.02.01 | Adjustments for investment translation | -359 | -897 | -1,566 | -1,227 |
| 4.02.02 | Adjustment for FVTOCI of short-term investments | 11,416 | -22,119 | 7,990 | 1,448 |
| 4.03 | Consolidated comprehensive income for the period | 315,695 | 780,707 | 316,022 | 642,092 |
| 4.03.01 | Attributable to owners of the Company | 262,376 | 671,264 | 295,053 | 601,400 |
| 4.03.02 | Attributable to noncontrolling shareholders | 53,319 | 109,443 | 20,969 | 40,692 |

Consolidated Financial Statements / Statement of Cash Flows – Indirect Method**(In thousands of Brazilian reais – R\$)**

| Account Code | Account Description | Accumulated – Current Year | Accumulated – Prior Year |
|--------------|---|----------------------------|--------------------------|
| | | 01/01/2023 to 09/30/2023 | 01/01/2022 to 09/30/2022 |
| 6.01 | Net cash from operating activities | -246,962 | 20,758 |
| 6.01.01 | Cash generated by operations | 1,025,285 | 751,674 |
| 6.01.01.01 | Depreciation of property and equipment and intangible assets | 46,327 | 32,285 |
| 6.01.01.02 | Amortization of asset surplus | 41,330 | 8,330 |
| 6.01.01.03 | Share of profit (loss) of subsidiaries | -169,589 | -158,759 |
| 6.01.01.04 | Write-off of property and equipment and intangible assets | 50,596 | -5,397 |
| 6.01.01.05 | Interest and inflation adjustment on borrowings | 377,165 | 276,564 |
| 6.01.01.06 | Deferred taxes | 6,359 | 9,363 |
| 6.01.01.09 | Adjustment to present value | 8,004 | 25,686 |
| 6.01.01.10 | Profit for the period before income tax and social contribution | 916,532 | 731,302 |
| 6.01.01.12 | Provision for warranty | 54,416 | 55,245 |
| 6.01.01.14 | Provisions for credit risk | -8,846 | -3,861 |
| 6.01.01.15 | Fair value of investments | 1,789 | 24,219 |
| 6.01.01.16 | Income from securities | -446,722 | -335,691 |
| 6.01.01.18 | Provisions for tax, labor and civil risks | 62,928 | 12,604 |
| 6.01.01.19 | Operating gain (loss) - Swap | -61 | 21,215 |
| 6.01.01.20 | Capitalized charges | 85,057 | 58,569 |
| 6.01.02 | Changes in assets and liabilities | -849,403 | -430,427 |
| 6.01.02.02 | Decrease (increase) in trade receivables | -489,044 | -399,535 |
| 6.01.02.03 | Decrease (increase) in properties for sale | 53,260 | -490,067 |
| 6.01.02.04 | Decrease (increase) in current accounts with venture partners | -987 | 8,950 |
| 6.01.02.05 | Decrease (increase) in related parties | -16,239 | 187,381 |
| 6.01.02.06 | Decrease (increase) in taxes and contributions for offset | -6,620 | -18,146 |
| 6.01.02.07 | Decrease (increase) in unrecognized selling expenses | -18,061 | -17,353 |
| 6.01.02.08 | Decrease (increase) in prepaid expenses | 8,531 | -12,363 |
| 6.01.02.09 | Decrease (increase) in other assets | -24,619 | -30,503 |
| 6.01.02.10 | Decrease (increase) in payables for properties | 28,139 | 12,834 |
| 6.01.02.12 | Decrease (increase) in taxes and contributions payable | -8,288 | 938 |
| 6.01.02.13 | Decrease (increase) in suppliers and service providers | -54,293 | 69,009 |
| 6.01.02.14 | Wages | 14,005 | 60,270 |
| 6.01.02.15 | Decrease (increase) in advances from customers | -41,526 | 172,277 |
| 6.01.02.16 | Decrease (increase) in other liabilities | -256,901 | 56,603 |
| 6.01.02.18 | Decrease (increase) in provision for property maintenance | -36,760 | -30,722 |
| 6.01.03 | Other | -422,844 | -300,489 |
| 6.01.03.01 | Taxes and contributions paid | -101,898 | -83,450 |
| 6.01.03.02 | Interest paid | -320,946 | -217,039 |
| 6.02 | Net cash from investing activities | 494,915 | -632,275 |
| 6.02.01 | Acquisition of property and equipment | -97,703 | -48,119 |
| 6.02.03 | Dividends received | 143,824 | 561,748 |
| 6.02.04 | (Increase) decrease in investments | -97,973 | -620,290 |
| 6.02.05 | Acquisition of intangible assets | -34,708 | -200,400 |
| 6.02.06 | Decrease (increase) in short-term investments | 614,168 | -313,885 |
| 6.02.07 | Financial instruments and derivatives | -32,693 | -11,329 |
| 6.03 | Net cash from financing activities | -120,343 | 642,009 |

Consolidated Financial Statements / Statement of Cash Flows – Indirect Method**(In thousands of Brazilian reais – R\$)**

| Account Code | Account Description | Accumulated – Current Year | Accumulated – Prior Year |
|--------------|--|----------------------------|--------------------------|
| | | 01/01/2023 to 09/30/2023 | 01/01/2022 to 09/30/2022 |
| 6.03.01 | New borrowings and financing | 1,751,947 | 1,630,790 |
| 6.03.02 | Repayment of borrowings, financing and CRI | -1,740,070 | -977,784 |
| 6.03.06 | Distribution of dividends | -192,126 | 0 |
| 6.03.10 | Increase (decrease) in noncontrolling interests | 139,096 | -10,997 |
| 6.03.11 | Treasury shares | -10,652 | 0 |
| 6.03.12 | Distribution of dividends to noncontrolling shareholders | -68,538 | 0 |
| 6.05 | Increase (decrease) in cash and cash equivalents | 127,610 | 30,492 |
| 6.05.01 | Opening balance of cash and cash equivalents | 129,013 | 205,944 |
| 6.05.02 | Closing balance of cash and cash equivalents | 256,623 | 236,436 |

Consolidated Financial Statements / Statement of Changes in Equity - 01/01/2023 to 09/30/2023**(In thousands of Brazilian reais – R\$)**

| Account Code | Account Description | Paid-in capital | Capital reserves, options granted and treasury shares | Earnings reserves | Retained earnings/ accumulated losses | Other comprehensive income | Equity | Noncontrolling interests | Consolidated equity |
|--------------|--|-----------------|---|-------------------|--|-------------------------------|-----------|--------------------------|---------------------|
| 5.01 | Opening balances | 3,395,744 | -72,755 | 3,389,225 | 0 | 409,530 | 7,121,744 | 577,587 | 7,699,331 |
| 5.03 | Adjusted opening balances | 3,395,744 | -72,755 | 3,389,225 | 0 | 409,530 | 7,121,744 | 577,587 | 7,699,331 |
| 5.04 | Capital transactions with shareholders | 0 | 0 | -10,652 | 0 | 0 | -10,652 | 139,096 | 128,444 |
| 5.04.04 | Treasury shares acquired | 0 | 0 | -10,652 | 0 | 0 | -10,652 | 0 | -10,652 |
| 5.04.08 | Other changes | 0 | 0 | 0 | 0 | 0 | 0 | 139,096 | 139,096 |
| 5.05 | Total comprehensive income | 0 | 0 | 0 | 694,280 | -23,016 | 671,264 | 109,443 | 780,707 |
| 5.05.01 | Profit for the period | 0 | 0 | 0 | 694,280 | 0 | 694,280 | 109,443 | 803,723 |
| 5.05.02 | Other comprehensive income | 0 | 0 | 0 | 0 | -22,119 | -22,119 | 0 | -22,119 |
| 5.05.02.01 | Adjustments to financial instruments | 0 | 0 | 0 | 0 | -22,119 | -22,119 | 0 | -22,119 |
| 5.05.03 | Reclassifications to profit or loss | 0 | 0 | 0 | 0 | -897 | -897 | 0 | -897 |
| 5.06 | Internal changes in equity | 0 | 0 | 0 | 0 | 0 | 0 | -68,538 | -68,538 |
| 5.06.05 | Interim dividends | 0 | 0 | 0 | 0 | 0 | 0 | -68,538 | -68,538 |
| 5.07 | Closing balances | 3,395,744 | -72,755 | 3,378,573 | 694,280 | 386,514 | 7,782,356 | 757,588 | 8,539,944 |

Consolidated Financial Statements / Statement of Changes in Equity - 01/01/2022 to 09/30/2022**(In thousands of Brazilian reais – R\$)**

| Account Code | Account Description | Paid-in capital | Capital reserves, options granted and treasury shares | Earnings reserves | Retained earnings/ accumulated losses | Other comprehensive income | Equity | Noncontrolling interests | Consolidated equity |
|--------------|--|-----------------|---|-------------------|--|-------------------------------|-----------|--------------------------|---------------------|
| 5.01 | Opening balances | 3,395,744 | -264,979 | 3,071,065 | 0 | -3,778 | 6,198,052 | 603,872 | 6,801,924 |
| 5.03 | Adjusted opening balances | 3,395,744 | -264,979 | 3,071,065 | 0 | -3,778 | 6,198,052 | 603,872 | 6,801,924 |
| 5.04 | Capital transactions with shareholders | 0 | -66,662 | 0 | 0 | 0 | -66,662 | -10,997 | -77,659 |
| 5.04.04 | Treasury shares acquired | 0 | -66,662 | 0 | 0 | 0 | -66,662 | 0 | -66,662 |
| 5.04.08 | Other changes | 0 | 0 | 0 | 0 | 0 | 0 | -10,997 | -10,997 |
| 5.05 | Total comprehensive income | 0 | 0 | 0 | 601,179 | 221 | 601,400 | 40,692 | 642,092 |
| 5.05.01 | Profit for the period | 0 | 0 | 0 | 601,179 | 0 | 601,179 | 40,692 | 641,871 |
| 5.05.02 | Other comprehensive income | 0 | 0 | 0 | 0 | 221 | 221 | 0 | 221 |
| 5.05.02.06 | Adjustments for investment translation | 0 | 0 | 0 | 0 | -1,227 | -1,227 | 0 | -1,227 |
| 5.05.02.07 | Adjustments for FVTOCI to short-term investments | 0 | 0 | 0 | 0 | 1,448 | 1,448 | 0 | 1,448 |
| 5.07 | Closing balances | 3,395,744 | -331,641 | 3,071,065 | 601,179 | -3,557 | 6,732,790 | 633,567 | 7,366,357 |

Consolidated Financial Statements / Statement of Value Added**(In thousands of Brazilian reais – R\$)**

| Account Code | Account Description | Accumulated – Current Year | Accumulated – Prior Year |
|---------------|---|----------------------------|--------------------------|
| | | 01/01/2023 to 09/30/2023 | 01/01/2022 to 09/30/2022 |
| 7.01 | Revenues | 4,689,456 | 4,146,205 |
| 7.01.01 | Sales of goods, products and services | 4,668,753 | 4,143,299 |
| 7.01.02 | Other revenues | 20,703 | 2,906 |
| 7.02 | Inputs purchased from third parties | -3,617,419 | -3,217,871 |
| 7.02.01 | Cost of products, goods and services sold | -3,075,448 | -2,738,009 |
| 7.02.02 | Materials, power, outside services and other | -468,430 | -433,252 |
| 7.02.04 | Other | -73,541 | -46,610 |
| 7.03 | Gross value added | 1,072,037 | 928,334 |
| 7.04 | Withholdings | -87,657 | -72,107 |
| 7.04.01 | Depreciation, amortization and depletion | -46,327 | -60,389 |
| 7.04.02 | Other | -41,330 | -11,718 |
| 7.04.02.01 | Amortization of asset surplus | -41,330 | -11,718 |
| 7.05 | Wealth created | 984,380 | 856,227 |
| 7.06 | Wealth received in transfer | 774,509 | 583,848 |
| 7.06.01 | Share of profit (loss) of subsidiaries | 169,589 | 158,759 |
| 7.06.02 | Finance income | 524,960 | 356,932 |
| 7.06.03 | Other | 79,960 | 68,157 |
| 7.06.03.01 | Other gains (losses) on investments | 79,960 | 68,157 |
| 7.07 | Total wealth for distribution | 1,758,889 | 1,440,075 |
| 7.08 | Wealth distributed | 1,758,889 | 1,440,075 |
| 7.08.01 | Personnel | 293,963 | 291,782 |
| 7.08.01.01 | Salaries and wages | 164,541 | 178,416 |
| 7.08.01.04 | Other | 129,422 | 113,366 |
| 7.08.01.04.01 | Sales commission | 67,849 | 49,077 |
| 7.08.01.04.02 | Management fees | 5,480 | 4,732 |
| 7.08.01.04.03 | Profit sharing | 56,093 | 59,557 |
| 7.08.02 | Taxes, fees and contributions | 239,094 | 191,351 |
| 7.08.02.01 | Federal | 239,094 | 191,351 |
| 7.08.03 | Lenders and lessors | 422,109 | 315,071 |
| 7.08.03.01 | Interest | 422,109 | 315,071 |
| 7.08.04 | Shareholders | 803,723 | 641,871 |
| 7.08.04.03 | Retained earnings / loss for the period | 694,280 | 601,179 |
| 7.08.04.04 | Noncontrolling interests in retained earnings | 109,443 | 40,692 |

Comment on Performance

CYRELA

Message from the Management – 3Q23 |
2023

MESSAGE FROM THE MANAGEMENT

Amidst a highly volatile macroeconomic environment in the past months, both in the local and global context, the Company maintained its path of growth, profitability and financial strength. The results from the third quarter of 2023 continued to strengthen Cyrela's successful strategy.

Even in a scenario of two-digit interest rates, the Company posted growth of its operational indicators. The potential VGV launched in the quarter was R\$1,6 billion (% CBR), totaling R\$5,2 billion year-on-year, a 7% growth when compared to the same period of 2022. The Company's products continued to be strongly absorbed, with sales reaching R\$1,7 billion in the quarter and R\$4,9 billion in VGV sold in the nine months of 2023, 12% higher than the previous year. The launches sale speed by 46% was a positive highlight again. We highlight the Iconyc by Yoo project, a differentiated product launched in August 2023. Located in Botafogo, in the city of Rio de Janeiro and with VGV of R\$464 million, approximately 45% of the project units were sold by the end of September.

The solid operational performance supported finance income (costs), which allowed the Company to maintain the net revenue level in the quarter by R\$1,6 billion. Gross margin reported grew to 33.5%, an evolution of 130 bps when compared to the previous quarter, and profit reached R\$251 million, with net margin of 15.5% and ROE of 12.8%. Also, even with the payment of dividends of R\$192 million in the period, the Net debt-to-equity ratio ended the quarter by 8.0% only, ratifying Cyrela's low debt level and leaving the Company in a comfortable position to take its next steps.

The Company continues to adopt a careful approach, grasping market opportunities to continue with the business plan designed for the next quarters. We are aware that the challenge continues and would like to thank our customers, shareholders and other stakeholders for the trust placed on us.

Comment on Performance

Message from the Management – 3Q23 |
2023

ARBITRATION CHAMBER

The Company is subject to the Market Arbitration Chamber, in accordance with the Arbitration Clause included in the Company's Bylaws.

RELATIONSHIP WITH INDEPENDENT AUDITORS

Pursuant to CVM Instruction 381/03, we inform hereby that Deloitte Touche Tohmatsu Auditores Independentes ("Deloitte") was engaged to provide the following services: audit of the financial statements in accordance with accounting practices adopted in Brazil and International Financial Reporting Standards ("IFRS"); and review of the interim financial information in accordance with Brazilian and international standards on review of interim financial information (NBC TR 2410 and ISRE 2410 - Review of Interim Financial Information Performed by the Independent Auditor of the Entity, respectively). The Company did not engage independent auditors to provide services other than the audit of our financial statements.

The engagement of independent auditors is based on principles that safeguard the auditor independence, which consist of: (a) the auditor should not audit his/her own work; (b) the auditor should not function as management of the audit client; and (c) the auditor should not provide any services that can be considered prohibited by prevailing standards. In addition, Management obtained from the independent auditor a statement that the special services provided do not impair his/her professional independence.

The information in the performance report that is not clearly identified as copy of the information disclosed in the financial statements was not audited or reviewed by the independent auditors.

Notes to the Interim Financial Information**CYRELA BRAZIL REALTY S.A. EMPREENDIMENTOS E PARTICIPAÇÕES****NOTES TO THE INTERIM FINANCIAL INFORMATION FOR THE NINE-MONTH PERIOD
ENDED SEPTEMBER 30, 2023 AND 2022**

(In thousands of Brazilian reais – R\$, unless otherwise stated)

1. GENERAL INFORMATION

Cyrela Brazil Realty S.A. Empreendimentos e Participações (“Company”) is a publicly-held corporation headquartered in the City of São Paulo, State of São Paulo, with shares traded at B3 S.A. – Brasil Bolsa Balcão - Novo Mercado – under ticker symbol CYRE3.

The Company’s registered office is located at Rua do Rocio, 109 - 2º andar, Sala 01, in the City of São Paulo, State of São Paulo.

The Company is engaged mainly in the development and construction of residential properties, individually or together with other entities. The subsidiaries, joint ventures, and associates share the corporate, managerial and operating costs and structures of the Company or of a business partner, as the case may be, with the Parent.

**2. PRESENTATION OF FINANCIAL INFORMATION AND SUMMARY OF SIGNIFICANT
ACCOUNTING POLICIES****2.1. Basis of presentation and preparation of the individual and consolidated financial information****i) Statement of compliance**

The individual and consolidated interim financial information has been prepared and is presented in accordance with accounting practices adopted in Brazil (NBC TG21) and International Financial Reporting Standards (“IFRS”), and the consolidated interim financial information has been prepared and is presented in accordance with international standards and IAS 34 – Interim Financial Reporting, applicable to real estate development entities in Brazil, registered with the Brazilian and Securities Exchange Commission (“CVM”). The aspects related to transfer of control on the sale of real estate units abide by Management’s understanding in line with that expressed by the CVM in Circular Letter/CVM/SNC/SEP 02/2018 on the application of NBC TG 47 (IFRS 15).

Management asserts that all relevant information of the financial information is being disclosed and corresponds to the information used by it in managing the Company.

Notes to the Interim Financial Information**CYRELA BRAZIL REALTY S.A. EMPREENDIMENTOS E PARTICIPAÇÕES****NOTES TO THE INTERIM FINANCIAL INFORMATION FOR THE NINE-MONTH PERIOD
ENDED SEPTEMBER 30, 2023 AND 2022****(In thousands of Brazilian reais – R\$, unless otherwise stated)**

The presentation of the individual and consolidated Statement of Value Added (DVA) is required by the Brazilian Corporate Law and accounting practices adopted in Brazil applicable to publicly-held companies and has been prepared in accordance with CVM Resolution 557, of November 12, 2008, which approved accounting pronouncement NBC TG09 – Statement of Value Added. The IFRS standards applicable to real estate development entities in Brazil, registered with the CVM, do not require the presentation of the DVA. Consequently, this statement is presented as supplemental information, without prejudice to the set of financial statements in accordance with the IFRS, applicable to real estate development entities in Brazil, registered with the CVM.

The information related to the basis of preparation and presentation of interim financial information, the summary of significant accounting policies and the use of estimates and judgments has not changed in relation to that disclosed in note 2 to the annual financial statements for the year ended December 31, 2022, published on March 17, 2023 on the Folha de São Paulo newspaper, and made available at the following websites: publicidadelegal.folha.uol.com.br, www.cvm.gov.br, www.bmfbovespa.com.br and ri.cyrela.com.br.

As at September 30, 2023, the fair value estimate assumption corresponds to the price that would be received to sell an asset or paid to transfer a liability in an orderly transaction between market participants at the measurement date, regardless of whether that price is directly observable or estimated using another valuation technique. The amounts that would be paid by third parties based on assumptions used upon the transfer of credits through investment fund units or based on the rates used for the transfer of similar credit rights close to the reporting period are estimated specifically on the fair value of the credit rights. As the nature of the credit rights allows prepayment by creditors, we added the prepayment assumption to the fair value estimate, based on the historical behavior and market data.

ii) Basis of preparation

The individual and consolidated financial information has been prepared on the historical cost basis, except for certain financial instruments measured at their fair values, as described in the summary of significant accounting policies herein.

The Company's individual interim financial information is in accordance with accounting practices adopted in Brazil and is not considered in conformity with International Financial Reporting Standards (IFRS), as they consider the capitalization of interest on the qualifying assets of the investees in the Parent's interim financial information.

The consolidated financial information is in accordance with accounting practices adopted in Brazil and the International Financial Reporting Standards ("IFRSs"), applicable to real estate development entities in Brazil, registered with the CVM. The aspects related to transfer of control on the sale of real estate units abide by Management's understanding in line with that expressed by the CVM in Circular Letter/CVM/SNC/SEP 02/2018 on the application of NBC TG 47 (IFRS 15).

Notes to the Interim Financial Information**CYRELA BRAZIL REALTY S.A. EMPREENDIMENTOS E PARTICIPAÇÕES****NOTES TO THE INTERIM FINANCIAL INFORMATION FOR THE NINE-MONTH PERIOD
ENDED SEPTEMBER 30, 2023 AND 2022**

(In thousands of Brazilian reais – R\$, unless otherwise stated)

The financial information has been prepared on the assumption that activities will continue in the ordinary course of business. Management has assessed the Company's capacity to continue as a going concern and did not identify any doubt as to its going concern capacity.

iii) Basis of consolidation

The Company's consolidated financial information includes the financial information of the Company and its direct and indirect subsidiaries. The Company has the control over an entity when it is exposed or has rights to variable returns from its involvement with the entity and has the ability to affect those returns through the power exercised over the entity. The existence and the effects of potential voting rights, currently exercisable or convertible, are taken into consideration when determining whether the Company controls or not another entity.

Subsidiaries are fully consolidated from the date control is transferred and cease to be consolidated when control is no longer exercised. The accounting practices have been consistently applied in significant transactions in all subsidiaries included in the consolidated financial information and the fiscal year of these entities coincides with that of the Company.

When necessary, adjustments are made to the subsidiaries' financial information to bring their accounting policies in line with the Company's accounting policies.

All intragroup transactions, balances, income and expenses are fully eliminated in consolidation.

iv) Segment reporting

Operating segment information is presented in a consistent manner with the internal report provided to key operating decision makers, represented by the Company's Management, who are responsible for allocating resources, assessing the performance of the operating segments and making strategic decisions.

2.2. New and revised standards and interpretations issued but not yet adopted

The Company and its subsidiaries adopted the new IFRSs listed below:

| Pronouncement | Description | Applicable to annual periods beginning on or after |
|---|---|---|
| Amendments to IFRS 17 | Insurance Contracts | 01/01/2023 |
| IFRS 10 - Consolidated Financial Statements and IAS 28 (Amendments) | Sale or Contribution of Assets Between an Investor and its Associate or Joint Venture | Indeterminate |
| Amendments to IAS 1 | Classification of Liabilities as Current or Non-current | 01/01/2023 |

Notes to the Interim Financial Information**CYRELA BRAZIL REALTY S.A. EMPREENDIMENTOS E PARTICIPAÇÕES****NOTES TO THE INTERIM FINANCIAL INFORMATION FOR THE NINE-MONTH PERIOD
ENDED SEPTEMBER 30, 2023 AND 2022**

(In thousands of Brazilian reais – R\$, unless otherwise stated)

| | | |
|---|--|------------|
| Amendments to IAS 1 - IFRS Practice Statement 2 | Disclosure of Accounting Policies | 01/01/2023 |
| Amendments to IAS 8 | Definitions of Accounting Estimates | 01/01/2023 |
| Amendments to IAS 12 | Deferred Tax related to Assets and Liabilities arising from a Single Transaction | 01/01/2023 |

The Company did not identify any material impact on the Group's interim financial information, either due to new or revised standards in the first-time adoption period.

3. CASH AND CASH EQUIVALENTS

| | Parent | | Consolidated | |
|--|---------------|--------------|----------------|----------------|
| | 09/2023 | 2022 | 09/2023 | 2022 |
| Cash and banks | 1,724 | 3,812 | 209,203 | 121,727 |
| Bank Deposit Certificate and repurchase transactions (i) | 32,619 | 70 | 47,420 | 7,286 |
| | 34,343 | 3,882 | 256,623 | 129,013 |

(i) Short-term investments that are readily convertible into a known cash amount and that are not subject to a significant risk of change in value, and the Company has the right to redeem them immediately, yield average interest as at September 30, 2023 of 104.19% (86.85% as at December 31, 2022) of the Interbank Deposit (CDI) rate.

4. SECURITIES

| | Parent | | Consolidated | |
|--|----------------|------------------|------------------|------------------|
| | 09/2023 | 2022 | 09/2023 | 2022 |
| Short-term investments (i) | 268,764 | 330,690 | 330,889 | 356,307 |
| Exclusive investment funds (ii) | 228,998 | 810,590 | 1,185,320 | 1,684,544 |
| Government bonds - NTN | 13,377 | 12,058 | 13,377 | 12,058 |
| Financial bills (iii) | 202,296 | 151,761 | 202,296 | 151,761 |
| Sundry investment funds (iv) | 149,215 | 154,624 | 149,273 | 161,097 |
| Securitizable bonds (v) | 1,409 | 909 | 573,959 | 858,418 |
| Adjustment for FVTOCI - Securitizable bonds (vi) | - | - | 118,031 | 227,142 |
| Securitized bonds (vii) | 19,719 | - | 1,444,423 | 843,512 |
| Adjustment for FVTOCI - Securitized bonds (viii) | - | - | 273,884 | 184,016 |
| Other | 5,723 | 7,886 | 5,723 | 7,884 |
| | 889,501 | 1,468,518 | 4,297,174 | 4,486,739 |
| Current | 745,224 | 1,282,209 | 2,395,406 | 2,727,728 |
| Noncurrent | 144,277 | 186,309 | 1,901,768 | 1,759,011 |

Notes to the Interim Financial Information**CYRELA BRAZIL REALTY S.A. EMPREENDIMENTOS E PARTICIPAÇÕES****NOTES TO THE INTERIM FINANCIAL INFORMATION FOR THE NINE-MONTH PERIOD
ENDED SEPTEMBER 30, 2023 AND 2022****(In thousands of Brazilian reais – R\$, unless otherwise stated)**

-
- (i) Short-term investments yielding interest at the average rate of 103.87% of the CDI as at September 30, 2023 (99.64% as at December 31, 2022) without immediate liquidity, of which R\$300,460 measured at amortized cost and R\$30,428 measured at fair value, in line with CPC 48/IFRS 9, which considers both the Company's business model and the contractual cash flow characteristics of the financial asset for such classification.
 - (ii) The Company invests in the exclusive investment funds managed by Banco Safra S.A. and Caixa Econômica Federal. The financial institution is responsible for the custody of the assets comprising the fund portfolio and financial settlement of its operations. The investment funds are comprised of fixed-income securities and yield interest at the average rate of 104.42% of the CDI rate, of which the total amount is measured at fair value, in line with CPC 48/IFRS 9, which considers both the Company's business model and the contractual cash flow characteristics of the financial asset for such classification.
 - (iii) Financial bills yielding interest at the average rate of 104.76% of the CDI rate, which is measured at amortized cost, in line with CPC 48/IFRS 9, which considers both the Company's business model and the contractual cash flow characteristics of the financial asset for such classification.
 - (iv) The Company invests in open-ended and equity investment funds, and the funds are comprised of fixed-income and variable-income securities and yield average interest of 5.74% of the CDI rate.
 - (v) These are represented by CCIs and CCBs acquired by subsidiary CashMe and which must be assigned in the future in CRI transactions. These securities yield average interest of 17.32% p.a. + inflation as at September 30, 2023 and 14.32% p.a.+ inflation as at December 31, 2022, of which R\$33,780 in the short term and R\$540,179 in the long term.
 - (vi) Pursuant to CPC 48/IFRS 9, financial assets with hybrid characteristics, that is, which objective is met both by the receipt of contractual flows and sale, must be measured at FVTOCI. For FVTOCI measurement, the future flow of receivables was adjusted to present value at the interest payable for the last securitized credits, based on the prepayment assumption. The difference between FVTOCI and the amortized cost of the securities in item (v) is shown in this line item.
 - (vii) Balance of securities assigned in CRI transactions of subsidiary CashMe, yielding average interest of 15.66% p.a. + inflation as at September 30, 2023 (13.08% p.a.+ inflation as at December 31, 2022), of which R\$237,139 in short term and R\$1,207,284 in long term. The balance of senior units of the respective transactions is recorded in liabilities in "Real Estate Receivables Certificates (CRI)" and described in note 12.
 - (viii) Pursuant to CPC 48/IFRS 9, financial assets with hybrid characteristics, that is, which objective is met both by the receipt of contractual flows and sale, must be measured at FVTOCI. For FVTOCI measurement, the future flow of receivables was adjusted to present value at the interest payable for the securitized credits, based on the prepayment assumption. The difference between FVTOCI and the amortized cost of the securities in item (vii) is shown in this line item.

The breakdown of the exclusive investment fund, proportionally to the units held by the Company, is as follows:

Notes to the Interim Financial Information**CYRELA BRAZIL REALTY S.A. EMPREENDIMENTOS E PARTICIPAÇÕES****NOTES TO THE INTERIM FINANCIAL INFORMATION FOR THE NINE-MONTH PERIOD
ENDED SEPTEMBER 30, 2023 AND 2022**

(In thousands of Brazilian reais – R\$, unless otherwise stated)

| | Consolidated | |
|------------------------------------|---------------------|------------------|
| | 09/2023 | 2022 |
| Federal government bonds (i) | 86,693 | 136,146 |
| Financial bills (ii) | 818,211 | 809,335 |
| Investment fund and units (iii) | 35,344 | 27,197 |
| CDB/RDB (iv) | 131,865 | 392,771 |
| Repurchase transactions (Over) (v) | 61,399 | 183,527 |
| Debentures (vi) | 51,808 | 135,568 |
| | 1,185,320 | 1,684,544 |

- (i) Federal government bonds (LFT) yielding average interest of 100% of SELIC.
- (ii) Financial bills yielding average interest of 107.01% of the CDI.
- (iii) Investment funds yielding average interest of 112.45% of the CDI.
- (iv) CDB/RDB yielding average interest of 104.03% of the CDI.
- (v) Over at the average rate of 100.00% of the CDI.
- (vi) Debentures at the average rate of 110.62% of the CDI.

5. TRADE RECEIVABLES

Notes to the Interim Financial Information**CYRELA BRAZIL REALTY S.A. EMPREENDIMENTOS E PARTICIPAÇÕES****NOTES TO THE INTERIM FINANCIAL INFORMATION FOR THE NINE-MONTH PERIOD
ENDED SEPTEMBER 30, 2023 AND 2022**

(In thousands of Brazilian reais – R\$, unless otherwise stated)

| | Parent | | Consolidated | |
|---|----------------|--------------|---------------------|------------------|
| | 09/2023 | 2022 | 09/2023 | 2022 |
| Completed real estate projects | 10,280 | 7,207 | 917,701 | 831,133 |
| Projects under construction | | | | |
| Revenue recognized | - | - | 8,743,979 | 8,062,907 |
| Installments received | - | - | (6,006,064) | (5,714,790) |
| | - | - | 2,737,915 | 2,348,117 |
| Adjustment to present value (APV) | - | - | (87,608) | (80,422) |
| | - | - | 2,650,307 | 2,267,695 |
| Sales receivables recognized | 10,280 | 7,207 | 3,568,008 | 3,098,828 |
| Provision for credit risk (i) | (20) | (20) | (55,913) | (52,327) |
| Allowance for contract termination (ii) | - | - | (333,304) | (343,423) |
| Provision of services | 464 | 202 | 20,103 | 5,930 |
| Total trade receivables | 10,724 | 7,389 | 3,198,894 | 2,709,008 |
| Current | 10,290 | 6,631 | 2,569,020 | 2,150,674 |
| Noncurrent | 434 | 758 | 629,874 | 558,334 |

- (i) Refers to the provision for credit risk arising from the adoption of CPC 48/IFRS 9, which includes the allowance for expected loss.
- (ii) Refers to the allowance for contract termination in line with CVM Official Letter 02/2018, which considers projected adjustments to revenue recognition.

The variations in the provision for credit risk are as follows:

| | Consolidated | |
|------------------------|---------------------|---------------|
| | 09/2023 | 2022 |
| Opening balance | 52,327 | 58,862 |
| Additions | 29,204 | 31,719 |
| Write-offs | (4,097) | (6,651) |
| Reversals | (21,521) | (31,603) |
| Closing balance | 55,913 | 52,327 |

Notes to the Interim Financial Information**CYRELA BRAZIL REALTY S.A. EMPREENDIMENTOS E PARTICIPAÇÕES****NOTES TO THE INTERIM FINANCIAL INFORMATION FOR THE NINE-MONTH PERIOD
ENDED SEPTEMBER 30, 2023 AND 2022**

(In thousands of Brazilian reais – R\$, unless otherwise stated)

The variations in the allowance for contract termination are as follows:

| | Consolidated | |
|------------------------|---------------------|----------------|
| | 09/2023 | 2022 |
| Opening balance | 343,423 | 320,660 |
| Additions | 278,347 | 304,165 |
| Reversals | (288,466) | (281,402) |
| Closing balance | 333,304 | 343,423 |

The balance of receivables from the sale of properties under construction is adjusted based on the National Construction Cost Index (INCC) until the real estate units are delivered. After delivery of the units, the receivables yield interest of 12% per year plus inflation adjustment based on the General Market Price Index (IGP-M), and for agreements entered into as from the third quarter of 2019 the adjustment index is the Amplified Consumer Price Index (IPCA).

The present value adjustment is calculated on the balances of receivables from uncompleted units, considering the estimated term until delivery of the units, using the highest rate between the average yield rate of government securities (NTN-B) and the average borrowing rate adopted by the Company, without inflation, for the financing obtained. The average rate used for the period ended September 30, 2023 was 5.97% per year (6.60% in September 2022). The present value adjustment accounted for in profit or loss, in line item “Net revenue”, totaled R\$8,004 in the period ended September 30, 2023 (R\$25,686 as at September 30, 2022).

The balance of receivables from properties sold but not yet completed is not fully reflected in the consolidated financial information since recording them is limited to the portion of revenue recorded under the percentage-of-completion method, net of the installments already received.

The full balances, considering the total unrecognized sales not yet reflected in the interim financial information, are shown below as additional information:

Notes to the Interim Financial Information**CYRELA BRAZIL REALTY S.A. EMPREENDIMENTOS E PARTICIPAÇÕES****NOTES TO THE INTERIM FINANCIAL INFORMATION FOR THE NINE-MONTH PERIOD
ENDED SEPTEMBER 30, 2023 AND 2022**

(In thousands of Brazilian reais – R\$, unless otherwise stated)

| | Parent | | Consolidated | |
|---|---------------|--------------|------------------|------------------|
| | 09/2023 | 2022 | 09/2023 | 2022 |
| Real estate development and resale: | | | | |
| Total current assets | 9,846 | 6,449 | 2,889,508 | 2,494,029 |
| Total noncurrent assets | 434 | 758 | 678,500 | 604,799 |
| | <u>10,280</u> | <u>7,207</u> | <u>3,568,008</u> | <u>3,098,828</u> |
| Provision for credit risk (i) | (20) | (20) | (55,913) | (52,327) |
| Allowance for contract termination (ii) | - | - | (333,304) | (343,423) |
| Total unrecognized sales | - | - | 6,352,544 | 5,243,826 |
| Portion classified in advances from customers | - | - | (196,348) | (36,136) |
| | <u>10,260</u> | <u>7,187</u> | <u>9,334,987</u> | <u>7,910,768</u> |
| Current | 9,826 | 6,429 | 3,779,525 | 3,208,574 |
| Noncurrent | 434 | 758 | 5,555,462 | 4,702,194 |

(i) Refers to the provision for credit risk arising from the adoption of CPC 48/IFRS 9, which includes the allowance for expected loss.

(ii) Refers to the allowance for contract termination in line with CVM Official Letter 02/2018, which considers projected adjustments to revenue recognition. This allowance refers to the portion already recognized of the receivables portfolio only.

The classification in noncurrent assets is determined by the amounts that are expected to be received, according to the contractual flow, maturing as from the 12th month after the date of this quarterly information.

Aging list of the portfolio of receivables from real estate development and resale

The portfolio below is based on expected collections, taking into account recognized and unrecognized revenue, as follows:

| | Parent | | Consolidated | |
|----------------|----------------------|---------------------|-------------------------|-------------------------|
| | 09/2023 | 2022 | 09/2023 | 2022 |
| 12 months | 9,826 | 6,429 | 3,779,525 | 3,208,574 |
| 24 months | 119 | 187 | 2,358,395 | 2,360,829 |
| 36 months | 88 | 138 | 2,379,858 | 1,743,666 |
| 48 months | 79 | 89 | 752,198 | 545,891 |
| Over 48 months | 148 | 344 | 65,011 | 51,808 |
| Total | <u>10,260</u> | <u>7,187</u> | <u>9,334,987</u> | <u>7,910,768</u> |

As at September 30, 2023, the amount of installments past due for more than 90 days in our consolidated receivables portfolio was R\$151,422 (R\$130,225 as at December 31, 2022).

Notes to the Interim Financial Information**CYRELA BRAZIL REALTY S.A. EMPREENDIMENTOS E PARTICIPAÇÕES****NOTES TO THE INTERIM FINANCIAL INFORMATION FOR THE NINE-MONTH PERIOD
ENDED SEPTEMBER 30, 2023 AND 2022**

(In thousands of Brazilian reais – R\$, unless otherwise stated)

6. PROPERTIES FOR SALE

Refers to the costs of real estate units available for sale (both completed and under construction), land for future developments and advances for land acquisition, as follows:

| | | Parent | | Consolidated | |
|------------------------------------|-----------|----------------|---------------|---------------------|------------------|
| | | 09/2023 | 2022 | 09/2023 | 2022 |
| Properties under construction | | - | - | 1,814,844 | 1,718,111 |
| Completed properties | | 12,475 | 12,965 | 727,826 | 621,579 |
| Land for future developments | (a) | 27,973 | 21,245 | 2,453,070 | 2,796,707 |
| Advance for land acquisition | | - | - | 94,278 | 96,126 |
| Charges capitalized in inventories | (b)/(b.1) | - | - | 106,351 | 94,046 |
| Allowance for contract termination | (c) | | | 218,172 | 226,289 |
| | | 40,448 | 34,210 | 5,414,541 | 5,552,858 |
| Current | | 12,475 | 12,965 | 3,164,365 | 3,821,421 |
| Noncurrent | | 27,973 | 21,245 | 2,250,176 | 1,731,437 |

- (a) The classification of land for future developments into current and noncurrent assets is made based on the expected period for the launching of real estate projects, which is periodically reviewed by Management. Properties under construction and completed units are classified in current assets taking into account their availability for sale.
- (b) The balances of capitalized charges in consolidated represented R\$37,846 relating to the National Housing System (SFH) charges and R\$68,505 relating to other debt charges, in the total amount of R\$106,351 as at September 30, 2023 (SFH charges of R\$28,381, other debt charges of R\$65,665, in the total amount of R\$94,046 as at December 31, 2022).
- (b.1) Capitalized charges recognized in the consolidated statement of income, in line item "Cost of sales", amounted to R\$78,060 relating to the National Housing System (SFH) charges and R\$6,997 relating to other debt charges, in the total amount of R\$85,057 as at September 30, 2023 (SFH charges of R\$50,936 and other debt charges of R\$7,632, in the total amount of R\$58,569 as at September 30, 2022), recognized in profit or loss pursuant to OCPC 01 (R1).
- (c) Related to the costs of properties which have corresponding allowance for contract termination. The effect of the allowance is in line with CVM Instruction 02/2018, which considers projected adjustments to revenue recognition.

Notes to the Interim Financial Information**CYRELA BRAZIL REALTY S.A. EMPREENDIMENTOS E PARTICIPAÇÕES****NOTES TO THE INTERIM FINANCIAL INFORMATION FOR THE NINE-MONTH PERIOD
ENDED SEPTEMBER 30, 2023 AND 2022**

(In thousands of Brazilian reais – R\$, unless otherwise stated)

7. INVESTMENTS

The main information on direct equity interests held is summarized below:

Notes to the Interim Financial Information**CYRELA BRAZIL REALTY S.A. EMPREENDIMENTOS E PARTICIPAÇÕES****NOTES TO THE INTERIM FINANCIAL INFORMATION FOR THE NINE-MONTH PERIOD ENDED SEPTEMBER 30, 2023 AND 2022**

(In thousands of Brazilian reais – R\$, unless otherwise stated)

| | Direct | | Equity | | Profit (loss) for the period | | Investment | | Share of profit (loss) of subsidiaries | |
|---|------------|--------|-----------|-----------|------------------------------|----------|------------|-----------|--|----------|
| | 09/2023 | 2022 | 09/2023 | 2022 | 09/2023 | 09/2022 | 09/2023 | 2022 | 09/2023 | 09/2022 |
| Alleric Participacoes Ltda | 100.00 | 100.00 | 27,457 | 31,220 | (10,446) | (4,952) | 27,457 | 31,220 | (10,446) | (4,952) |
| Aurea Extrema Empreendimentos Imobiliari | 50.00 | 50.00 | 147,275 | 96,934 | (35) | (306) | 73,637 | 48,467 | (18) | (153) |
| Av Brasil Invest Imob Ltda | 100.00 | 100.00 | 12,751 | 12,109 | (18) | (807) | 12,751 | 12,109 | (18) | (807) |
| Brasil Incorporacao 199 Spe Ltda | 50.00 | 50.00 | 10,292 | 10,292 | 8,924 | 618 | 9,608 | 5,146 | 4,462 | 309 |
| Bretanha Empreendimentos Imobiliários Ltda | 100.00 | 100.00 | 18,915 | 11,131 | 8,247 | - | 18,915 | 11,131 | 8,247 | - |
| Camargo Correa Cyrela Empreendimentos Imobiliários Spe Ltda | 50.00 | 50.00 | 24,874 | 24,409 | - | (1) | 12,437 | 12,204 | - | (1) |
| Canos Quebrada Empreendimentos Imobiliários Ltda | 100.00 | 100.00 | 135,005 | 106,185 | 20,127 | 19,714 | 135,005 | 106,185 | 20,127 | 19,714 |
| Carapa Empreendimentos Imobiliários S/A | 60.00 | 60.00 | 25,977 | 28,407 | (2,467) | 330 | 15,586 | 17,044 | (1,480) | 198 |
| Cashme Soluções Financeiras S.A | 100.00 | 100.00 | 1,203,640 | 1,237,165 | 60,507 | (5,058) | 1,203,640 | 1,237,165 | 60,507 | (5,058) |
| Cbr 002 Empreendimentos Imobiliários Ltda | (i) 60.00 | 100.00 | 12,058 | 10,253 | (1,128) | (5) | 7,235 | 10,253 | (677) | (5) |
| Cbr 011 Empreendimentos Imobiliários Ltda | 32.50 | 32.50 | 76,008 | 97,097 | 3,341 | 68,127 | 24,703 | 31,557 | 1,086 | 22,141 |
| Cbr 021 Empreendimentos Imobiliários Ltda | 100.00 | 100.00 | 10,810 | 7,181 | (90) | 8,513 | 10,810 | 7,181 | (90) | 8,513 |
| Cbr 024 Empreendimentos Imobiliários Ltda | (i) 77.62 | 71.14 | 223,268 | 215,443 | (4,012) | (3,855) | 173,301 | 153,266 | (3,114) | (2,658) |
| Cbr 029 Empreendimentos Imobiliários Ltda | 100.00 | 100.00 | 31,135 | 34,234 | 354 | (859) | 31,135 | 34,234 | 354 | (859) |
| Cbr 030 Empreendimentos Imobiliários Ltda | (i) 77.62 | 71.14 | 197,833 | 188,898 | (3,959) | (4,341) | 153,558 | 134,382 | (3,073) | (2,993) |
| Cbr 033 Empreendimentos Imobiliários Ltda | 100.00 | 100.00 | 16,845 | 20,878 | 5,480 | 25,708 | 16,845 | 20,878 | 5,480 | 25,708 |
| Cbr 046 Empreendimentos Imobiliários Ltda | 58.50 | 58.50 | 22,982 | 34,083 | 4,114 | 6,827 | 13,444 | 19,939 | 2,407 | 3,994 |
| Cbr 048 Empreendimentos Imobiliários Ltda | 100.00 | 100.00 | 42,221 | 5,365 | 10,814 | 12,139 | 42,221 | 5,365 | 10,814 | 12,139 |
| Cbr 050 Empreendimentos Imobiliários Ltda | 75.00 | 75.00 | 15,732 | 11,359 | 4,373 | (689) | 11,799 | 8,519 | 3,280 | (517) |
| Cbr 051 Empreendimentos Imobiliários Ltda | 50.00 | 50.00 | 25,620 | 39,173 | 10,447 | 47,962 | 12,810 | 19,586 | 5,223 | 23,981 |
| Cbr 054 Empreendimentos Imobiliários Ltda | 100.00 | 100.00 | 13,828 | 13,273 | 3,849 | 8,095 | 13,828 | 13,273 | 3,849 | 8,095 |
| Cbr 056 Empreendimentos Imobiliários Ltda | 100.00 | 100.00 | 22,031 | 18,736 | 10,556 | 6,039 | 22,031 | 18,736 | 10,556 | 6,039 |
| Cbr 057 Empreendimentos Imobiliários Ltda | 100.00 | 100.00 | 27,608 | 19,422 | 13,602 | 6,332 | 27,608 | 19,422 | 13,602 | 6,332 |
| Cbr 059 Empreendimentos Imobiliários Ltda | 100.00 | 100.00 | 24,986 | 26,199 | 9,068 | 9,424 | 24,986 | 26,199 | 9,068 | 9,424 |
| Cbr 060 Empreendimentos Imobiliários Ltda | 100.00 | 100.00 | 42,459 | 22,926 | 15,486 | 29,472 | 42,459 | 22,926 | 15,486 | 29,472 |
| Cbr 068 Empreendimentos Imobiliários Ltda | 100.00 | 100.00 | 16,458 | 22,881 | 12,841 | 10,065 | 16,458 | 22,881 | 12,841 | 10,065 |
| Cbr 069 Empreendimentos Imobiliários Ltda | 100.00 | 100.00 | 17,505 | 21,253 | 4,391 | - | 17,505 | 21,253 | 4,391 | - |
| Cbr 071 Empreendimentos Imobiliários Ltda | 100.00 | 100.00 | 22,933 | 18,042 | 11,454 | 11,232 | 22,933 | 18,042 | 11,454 | 11,232 |
| Cbr 079 Empreendimentos Imobiliários Ltda | 100.00 | 100.00 | 23,904 | 23,673 | 5,514 | 1,302 | 23,904 | 23,673 | 5,514 | 1,302 |
| Cbr 081 Empreendimentos Imobiliários Ltda | 100.00 | 100.00 | 55,595 | 49,891 | 24,618 | (2,335) | 55,595 | 49,891 | 24,618 | (2,146) |
| Cbr 083 Empreendimentos Imobiliários Ltda | 100.00 | 100.00 | 13,053 | 11,699 | 5,390 | (45) | 13,053 | 11,699 | 5,390 | (45) |
| Cbr 085 Empreendimentos Imobiliários Ltda | 85.00 | 85.00 | 30,999 | 47,149 | 5,855 | 1,431 | 26,349 | 40,077 | 4,977 | 1,217 |
| Cbr 092 Empreendimentos Imobiliários | 100.00 | 100.00 | 45,930 | 49,565 | 3,515 | (2,395) | 45,930 | 49,565 | 3,515 | (2,395) |
| Cbr 097 Empreendimentos Imobiliários | 100.00 | 100.00 | 19,396 | 18,542 | 7,622 | 8,632 | 19,396 | 18,542 | 7,622 | 7,722 |
| Cbr 098 Empreendimentos Imobiliários | 100.00 | 100.00 | 23,959 | 26,562 | 7,212 | (30) | 23,959 | 26,562 | 7,212 | (30) |
| Cbr 102 Empreendimentos Imobiliários Ltda | 100.00 | 100.00 | 18,880 | 4,256 | (1,600) | 29,123 | 18,880 | 4,256 | (1,600) | 29,123 |
| Cbr 109 Empreendimentos Imobiliários Ltda | 100.00 | 100.00 | 16,620 | 9,127 | 7,493 | 5,187 | 16,620 | 9,127 | 7,493 | 5,187 |
| Cbr 123 Empreendimentos Imobiliários Ltda | 100.00 | 100.00 | 26,300 | 20,752 | 607 | 4,683 | 26,300 | 20,752 | 607 | 4,683 |
| Cbr 127 Empreendimentos Imobiliários Ltda | (i) 49.00 | 100.00 | 49,002 | 10,586 | 22,810 | - | 24,011 | 10,586 | 11,177 | - |
| Cbr 132 Empreendimentos Imobiliários Ltda | 100.00 | 100.00 | 17,058 | 1,071 | (114) | - | 17,058 | 1,071 | (114) | - |
| Cbr 148 Emp. Imob. Ltda | (i) 60.00 | 100.00 | 81,815 | 4,648 | 19,264 | 34 | 49,089 | 4,648 | 11,558 | 34 |
| Cbr Magik 02 Lz Empreendimentos Imobiliários | 75.00 | 75.00 | 11,643 | 7,626 | 4,017 | (14) | 8,732 | 5,720 | 3,012 | (10) |
| Cbr Magik Lz 04 Empreendimentos Imobiliários Ltda | 75.00 | 75.00 | 17,361 | 25,317 | 5,752 | 7,648 | 13,020 | 18,988 | 4,314 | 5,736 |
| Cbr Magik Lz 05 Empreendimentos Imobiliários Ltda | 75.00 | 75.00 | 18,019 | 12,282 | 16,537 | 344 | 13,515 | 9,212 | 12,403 | 258 |
| Cbr Magik Lz 07 Empreendimentos Imobiliários Ltda | 75.00 | 75.00 | 22,032 | 27,929 | 7,763 | 663 | 16,524 | 20,947 | 5,822 | 497 |
| Cbr Magik Lz 08 Empreendimentos Imobiliários | 75.00 | 75.00 | 10,258 | 17,888 | 5,201 | 9,315 | 7,694 | 13,416 | 3,901 | 6,987 |
| Cbr Magik Lz 09 Empreendimentos Imobiliários | 75.00 | 75.00 | 12,199 | 21 | 3 | (726) | 9,149 | 16 | 2 | (545) |
| Cbr Magik Lz 10 Empreendimentos Imobiliários | 75.00 | 75.00 | 31,515 | 27,951 | 3,564 | (602) | 23,637 | 20,963 | 2,673 | (452) |
| Cbr Magik Lz 12 Empreendimentos Imobiliários Ltda | 75.00 | 75.00 | 26,068 | 2,938 | 9,014 | (11) | 19,551 | 2,204 | 6,761 | (9) |
| Cbr Magik Lz 15 Empreendimentos Imobiliários | 75.00 | 75.00 | 17,605 | 18,117 | 4,687 | (164) | 13,203 | 13,588 | 3,515 | (123) |
| Cbr Magik Lz 17 Empreendimentos Imobiliários | 75.00 | 75.00 | 53,564 | 40,323 | 4,241 | - | 40,173 | 30,242 | 3,181 | - |
| Cbr Magik Lz 21 Empreendimentos Imobiliários Ltda | 75.00 | 75.00 | 10,268 | 10 | (1) | - | 7,701 | 7 | - | - |
| Cbr067 Empreendimentos Imobiliários Ltda | 65.00 | 65.00 | 23,220 | 6,007 | 3,349 | 4,476 | 15,093 | 3,905 | 2,177 | 2,909 |
| Cbr103 Empreendimentos Imobiliários Ltda | 55.00 | 55.00 | 57,514 | 43,510 | 6,602 | 83 | 31,633 | 23,930 | 3,631 | 46 |
| Cbr120 Empreendimentos Imobiliários Ltda | 70.00 | 70.00 | 52,020 | 46,154 | 5,865 | (1,813) | 36,414 | 32,308 | 4,106 | (1,269) |
| Cbr122 Empreendimentos Imobiliários S.A | 50.00 | 50.00 | 170,963 | 97,621 | 27,725 | (3,219) | 85,481 | 48,811 | 13,862 | (3,219) |
| Ccia90 Incorporadora Ltda | 40.00 | 40.00 | 33,294 | 10,714 | 2,643 | (113) | 13,318 | 4,286 | 1,057 | (45) |
| Cury Construtora E Incorporadora S/A | (i) 21.92 | 23.77 | 923,162 | 751,891 | 321,271 | 238,100 | 202,355 | 178,722 | 70,422 | 58,106 |
| Cy 2 Pqum Empreend Imob Ltda | 20.00 | 20.00 | 48,616 | 31,556 | (1,197) | (17) | 9,723 | 6,311 | (239) | (14) |
| Cyma Desenvolvimento Imobiliário S/A | 75.00 | 75.00 | 42,570 | 35,478 | 6,152 | 6,984 | 31,928 | 26,608 | 4,614 | 5,238 |
| Cyrela Aconagua Empreendimentos Imobiliários Ltda | 35.80 | 35.80 | 103,105 | 52,480 | (1,922) | (11,716) | 36,909 | 18,786 | (688) | (4,194) |
| Cyrela Alpina Empreendimentos Imobi | (i) 60.00 | 100.00 | 47,132 | 1 | (782) | - | 28,279 | 1 | (469) | - |
| Cyrela Asteca Empreendimentos Imobiliários Ltda | 100.00 | 100.00 | 17,194 | 16,633 | 1 | - | 17,194 | 16,633 | 1 | - |
| Cyrela Belgrado Empreendimentos Imobiliários Ltda | 100.00 | 100.00 | 86,317 | 75,829 | 19,033 | 20,147 | 86,317 | 75,829 | 19,033 | 20,147 |
| Cyrela Bentevi Empreendimentos Imobiliária Ltda | 100.00 | 100.00 | 55,921 | 43,835 | 12,086 | 4,247 | 55,921 | 43,835 | 12,086 | 4,247 |
| Cyrela Boracéia Empreendimentos Imobiliários Ltda | 100.00 | 100.00 | 36,975 | 23,328 | 24,291 | 50,213 | 36,975 | 23,328 | 24,291 | 50,213 |
| Cyrela Brazil Realty Rjz Empreendimentos Imobiliária Ltda | 100.00 | 100.00 | 54,670 | 55,229 | (103) | (686) | 54,670 | 55,229 | (103) | (686) |
| Cyrela Construtora Ltda | 100.00 | 100.00 | 14,282 | 7,743 | (17,929) | (30,507) | 14,282 | 7,743 | (17,929) | (30,507) |
| Cyrela Cravina Empreendimentos Imob | 100.00 | 100.00 | 81,338 | 26,001 | (1) | - | 81,338 | 26,001 | (1) | - |
| Cyrela Cristal Empreendimentos Imobiliários Ltda | 100.00 | 100.00 | 79,523 | 43,126 | 23,073 | 7,719 | 79,523 | 43,126 | 23,073 | 7,719 |
| Cyrela Cuzco Empreendimentos Imobiliários Ltda | 100.00 | 100.00 | 20,833 | 16,918 | 4,642 | 1,665 | 20,833 | 16,918 | 4,642 | 1,665 |
| Cyrela Df 01 Empreendimentos Imobiliários Ltda | 100.00 | 100.00 | 32,427 | 33,759 | (1,996) | (193) | 32,427 | 33,759 | (1,996) | (193) |
| Cyrela Esmeralda Empreendimentos Imobiliários Ltda | 100.00 | 100.00 | 40,451 | 35,027 | 12,955 | 25,675 | 40,451 | 35,027 | 12,955 | 25,675 |
| Cyrela Extrema Empreendimentos Imobiliários Ltda | 100.00 | 100.00 | 27,117 | 26,343 | (545) | (507) | 27,117 | 26,343 | (545) | (507) |
| Cyrela Genova Empreendimentos Imobiliários Ltda | 80.29 | 80.29 | 66,528 | 43,640 | 31,939 | (102) | 53,413 | 35,037 | 25,643 | (82) |
| Cyrela Greenwood De Investimento Imobiliária Ltda | 75.00 | 75.00 | 23,697 | 55,754 | 21,263 | 26,435 | 17,772 | 41,816 | 15,947 | 19,826 |
| Cyrela Holanda Empreendimentos Imobiliários Ltda | 100.00 | 100.00 | 12,427 | 24,830 | 9,408 | 5,766 | 12,427 | 24,830 | 9,408 | 5,766 |
| Cyrela Indonesia Empreendimentos Imobiliários Ltda | (i) 100.00 | 88.25 | 17,486 | 7,265 | 15,489 | 10,007 | 17,486 | 6,411 | 15,489 | 8,831 |
| Cyrela Magik Monaco Empreendimentos Imobiliários Ltda | 80.00 | 80.00 | 11,678 | 16,273 | 8,355 | 4,781 | 9,342 | 13,018 | 6,684 | 3,825 |
| Cyrela Magikz Campinas 01 Empreendimentos Imobiliários Ltda | 80.00 | 80.00 | 18,211 | 44,769 | 11,493 | (4,242) | 14,569 | 35,815 | 9,194 | (3,393) |

Notes to the Interim Financial Information

CYRELA BRAZIL REALTY S.A. EMPREENDIMENTOS E PARTICIPAÇÕES

NOTES TO THE INTERIM FINANCIAL INFORMATION FOR THE NINE-MONTH PERIOD ENDED SEPTEMBER 30, 2023 AND 2022

(In thousands of Brazilian reais – R\$, unless otherwise stated)

| | | Direct | | Equity | | Profit (loss) for the period | | Investment | | Share of profit (loss) of subsidiaries | |
|---|-----|---------|--------|-----------|-----------|------------------------------|----------|------------|-----------|--|----------|
| | | 09/2023 | 2022 | 09/2023 | 2022 | 09/2023 | 09/2022 | 09/2023 | 2022 | 09/2023 | 09/2022 |
| Cyrela Maguari Empreendimentos Imobiliários Ltda | (i) | 100.00 | 84.92 | 143,758 | 110,831 | (2,324) | 2,050 | 143,758 | 94,118 | (2,324) | 1,741 |
| Cyrela Mexico Empreendimentos Imobiliários Ltda | | 100.00 | 100.00 | 12,213 | 13,776 | 6,486 | 2,596 | 12,213 | 13,776 | 6,486 | 2,596 |
| Cyrela Monza Empreendimentos Imobiliários Ltda | | 100.00 | 100.00 | 154,031 | 152,180 | 2,198 | (3,573) | 154,031 | 152,180 | 2,198 | (3,573) |
| Cyrela Pacifico Empreendimentos Imobiliários S/A | | 80.00 | 80.00 | 29,393 | 29,396 | (3) | 4 | 23,514 | 23,517 | (3) | 3 |
| Cyrela Palermo Empreendimentos Imobiliários Ltda | | 100.00 | 100.00 | 12,754 | 12,754 | 4,227 | 467 | 12,754 | 12,754 | 4,227 | 467 |
| Cyrela Paris Empreendimentos Imobiliários Ltda | | 100.00 | 100.00 | 56,858 | 64,112 | 957 | 1,547 | 56,858 | 64,112 | 957 | 1,547 |
| Cyrela Piracema Empreendimentos Imobiliários Ltda | | 100.00 | 100.00 | 52,686 | 73,776 | 752 | 27,754 | 52,686 | 73,746 | 752 | 27,754 |
| Cyrela Polinesia Empreendimentos Imobiliários Ltda | | 100.00 | 100.00 | 41,196 | 41,977 | 6,083 | 10,642 | 41,196 | 41,977 | 6,083 | 10,642 |
| Cyrela Puglia Empreendimentos Imobiliários Ltda | | 90.48 | 90.48 | 19,485 | 22,952 | 8,734 | 3,478 | 17,630 | 20,767 | 7,902 | 3,147 |
| Cyrela Recife Empreendimentos Imobiliários Ltda | | 100.00 | 100.00 | 179,840 | 194,173 | 8,449 | 18,961 | 179,840 | 194,173 | 8,449 | 18,961 |
| Cyrela Rj Construtora E Empreendimentos Imobiliários Ltda | | 100.00 | 100.00 | 85,516 | 82,685 | (34,723) | (26,441) | 85,516 | 82,685 | (34,723) | (26,441) |
| Cyrela Rj Jcgentio Empreendimentos Imobiliária Ltda | | 75.00 | 75.00 | 36,327 | 38,030 | (3,069) | 1,160 | 27,245 | 28,523 | (2,302) | 870 |
| Cyrela Rosaina Empreendimentos Imobiliários Ltda | | 100.00 | 100.00 | 29,889 | 14,363 | (2,858) | (1,226) | 29,889 | 14,363 | (2,858) | (1,226) |
| Cyrela Rosa Empreendimentos Imobli | (i) | 60.00 | 100.00 | 41,710 | 8,121 | (2,796) | - | 25,026 | 8,121 | (1,678) | - |
| Cyrela Safira Empreendimentos Imobiliários Ltda | | 100.00 | 100.00 | 11,148 | 12,654 | 2,572 | 1,804 | 11,148 | 12,654 | 2,572 | 1,804 |
| Cyrela Succia Empreendimentos Imobiliários Ltda | | 50.00 | 50.00 | 18,016 | 26,055 | (8,040) | (13,057) | 9,008 | 13,028 | (4,020) | (6,529) |
| Cyrela Vermont De Investimento Imobiliária Ltda | | 85.00 | 85.00 | 15,881 | 15,873 | 5 | (1) | 13,499 | 13,492 | 4 | (1) |
| Diogo De Faria Empreendimentos Imobiliários Ltda | | 50.00 | 50.00 | 31,756 | 89,798 | 8,958 | 68,834 | 15,878 | 44,899 | 4,479 | 34,417 |
| Ebm Incorporacoes S.A. | | 50.00 | 50.00 | 171,800 | 122,879 | 20,245 | (7,708) | 85,900 | 61,440 | 10,123 | (3,854) |
| Embu Investimentos Imobiliários E Participacoes S.A. | | 40.00 | 40.00 | 50,700 | 65,754 | (7,402) | (961) | 20,280 | 26,301 | (2,961) | (769) |
| Emporio Jardim Shopping Centers S.A. | | 80.00 | 80.00 | 15,542 | 15,099 | 2,610 | 14,568 | 12,438 | 12,433 | 2,134 | 1,928 |
| Famouilha Empreendimentos Imobiliários Ltda | | 100.00 | 100.00 | 21,659 | 10,090 | 2,171 | (124) | 21,659 | 10,090 | 2,171 | (124) |
| Fazenda Sao Joao Empreendimentos Imobiliários Spe Ltda | | 85.00 | 85.00 | 13,756 | 13,661 | - | (7) | 11,693 | 11,611 | - | (6) |
| Garibaldi Empreendimentos Imobiliários Ltda | | 100.00 | 100.00 | 31,301 | 23,350 | 9,047 | 1,266 | 31,301 | 23,350 | 9,047 | 1,266 |
| Gatrun Empreendimentos Imobiliários Ltda | | 100.00 | 100.00 | 16,010 | 15,429 | 502 | (698) | 16,010 | 15,429 | 502 | (698) |
| Goldstein Cyrela Empreendimentos Imobiliários Ltda | | 100.00 | 100.00 | 571,779 | 520,761 | 43,853 | 41,577 | 571,779 | 520,761 | 43,853 | 41,577 |
| Ibirajá Empre Imob Spe Ltda | (i) | 35.70 | 49.00 | 49,483 | 46,450 | 4,956 | 9,474 | 17,665 | 22,761 | 1,769 | 3,382 |
| Itacema Incorporadora Ltda | | 50.00 | 50.00 | 97,837 | 98,562 | 15,276 | 13,633 | 35,919 | 49,281 | 7,638 | 6,817 |
| Laplace Investimentos Imobiliários Spe Ltda | | 70.00 | 70.00 | 22,458 | 29,594 | 10,864 | 2,279 | 15,721 | 20,716 | 7,605 | 1,595 |
| Lavni Empreendimentos Imobiliários S.A | | 24.53 | 24.53 | 1,261,233 | 1,171,691 | 143,308 | 82,420 | 35,168 | 462,183 | 35,148 | 20,214 |
| Lavni Madi Empreendimentos Imobiliários Ltda | | 20.00 | 20.00 | 13,745 | 52,369 | 7,836 | 10,796 | 2,749 | 10,474 | 1,567 | 2,159 |
| Living 006 Empreendimentos Imobiliários Ltda | | 100.00 | 100.00 | 32,656 | 18,708 | 12,493 | 7,974 | 32,656 | 18,708 | 12,493 | 7,974 |
| Living 008 Empreendimentos Imobiliários Ltda | | 100.00 | 100.00 | 30,682 | 21,380 | (1,267) | 4,032 | 30,682 | 21,380 | (1,267) | 4,032 |
| Living 011 Empreendimentos Imobiliários Ltda | | 100.00 | 100.00 | 20,250 | 32,754 | 10,584 | 9,439 | 20,250 | 32,754 | 10,584 | 9,439 |
| Living Abaete Empreendimentos Imobiliários Ltda | | 100.00 | 100.00 | 14,705 | 17,278 | 557 | (9) | 14,705 | 17,278 | 557 | (9) |
| Living Araraquara Empreendimentos Imobiliários Ltda | | 100.00 | 100.00 | 25,119 | 25,711 | 6,953 | 7,320 | 25,119 | 25,711 | 6,953 | 7,320 |
| Living Batatais Empreendimentos Imobiliários Ltda | | 100.00 | 100.00 | 25,451 | 17,160 | 6,940 | 6,954 | 25,451 | 17,160 | 6,940 | 6,954 |
| Living Botucatu Empreendimentos Imobiliários Ltda | | 50.00 | 50.00 | 16,137 | 23,703 | (2,566) | (9,188) | 8,069 | 11,852 | (1,283) | (4,594) |
| Living Cascal Empreendimentos Imobiliários Ltda | | 100.00 | 100.00 | 34,517 | 40,359 | 11,538 | 13,626 | 34,517 | 40,359 | 11,538 | 13,626 |
| Living Emp. Imob. Ltda | | 100.00 | 100.00 | 34,600 | 33,883 | 2,325 | 298 | 34,600 | 33,883 | 2,325 | 298 |
| Living Indiana Empreendimentos Imobiliários Ltda | | 100.00 | 100.00 | 12,619 | 18,394 | 2,653 | 8,063 | 12,619 | 18,394 | 2,653 | 8,063 |
| Living Ipe Empreendimentos Imobiliários Ltda | | 100.00 | 100.00 | 16,790 | 18,742 | 11,906 | 6,042 | 16,790 | 18,742 | 11,906 | 6,042 |
| Living Loreto Empreendimentos Imobiliários Ltda | | 100.00 | 100.00 | 16,419 | 20,987 | 3,567 | 2,871 | 16,419 | 20,987 | 3,567 | 2,871 |
| Living Panama Empreendimentos Imobiliários Ltda | | 100.00 | 100.00 | 10,288 | 11,342 | (430) | (247) | 10,288 | 11,342 | (430) | (247) |
| Living Provance Empreendimentos Imobiliários Ltda | | 100.00 | 100.00 | 16,033 | 42,609 | 259 | 5,285 | 16,033 | 42,609 | 259 | 5,285 |
| Living Salazaras Empreendimentos Imobiliários Ltda | | 100.00 | 100.00 | 28,785 | 2,723 | 21,069 | 154 | 28,785 | 2,723 | 21,069 | 154 |
| Louanda Empreendimentos Imobiliários Ltda | | 100.00 | 100.00 | 67,248 | 73,037 | 9,104 | 10,582 | 67,248 | 73,037 | 9,104 | 10,582 |
| Lyon Empreendimentos Imobiliários Ltda | | 92.48 | 92.48 | 158,079 | 154,487 | (5,352) | 1,620 | 146,188 | 142,865 | (4,950) | 1,498 |
| Maba Emp. Imob. Ltda | | 60.00 | 60.00 | 45,616 | 46,811 | 33,805 | 13,466 | 27,370 | 28,086 | 20,283 | 8,080 |
| Mac Empreendimentos Imobiliários Ltda | | 50.00 | 50.00 | 14,278 | 12,511 | 3,667 | 327 | 7,139 | 6,256 | 1,833 | 163 |
| Madina Empreendimentos Imobiliários Ltda | | 100.00 | 100.00 | 14,509 | 6,862 | 6,107 | 5,334 | 14,509 | 6,862 | 6,107 | 5,334 |
| Marquise - Mandara By Yoo Empreendimentos Imobiliários Spe Ltda | | 33.00 | 33.00 | 53,137 | 26,180 | 26,956 | (6,982) | 17,535 | 8,639 | 8,896 | (2,304) |
| Olamp Empreendimentos Imobiliários Ltda | | 75.00 | 75.00 | 26,161 | 23,621 | 2,540 | 3,272 | 19,621 | 17,715 | 1,905 | 2,454 |
| Pioneer-4 Empreendimentos Imobiliários Ltda | | 100.00 | 100.00 | 77,548 | 29,958 | 16,448 | 10,025 | 77,548 | 29,958 | 16,448 | 10,025 |
| Plano 6 Plano Construção E Participações Ltda | | 82.48 | 82.48 | 79,766 | 85,986 | (6,220) | (9,767) | 65,794 | 70,925 | (5,131) | (8,056) |
| Plano 6 Plano Desenvolvimento Imobiliários S.A | | 34.52 | 34.52 | 597,322 | 410,238 | 185,472 | 76,361 | 738,466 | 673,887 | 64,022 | 26,359 |
| Plano Amoreira Empreendimentos Imobiliários Spe Ltda | | 60.00 | 60.00 | 18,584 | 23,320 | (4,737) | (977) | 11,150 | 13,992 | (2,842) | (586) |
| Potim Empreendimentos Imobiliários Ltda | | 100.00 | 100.00 | 32,393 | 14,511 | 4,401 | 1,756 | 32,393 | 14,511 | 4,401 | 1,756 |
| Prata Do Forte Empreendimentos Imobiliários Ltda | | 80.00 | 80.00 | 10,346 | 1,355 | 16,386 | 6,883 | 8,277 | 1,084 | 13,109 | 5,506 |
| Quercor Galvao Mac Cyrela Veneza Empreendimentos Imobiliários S/A | | 15.00 | 15.00 | 15,858 | 13,954 | 1,903 | 1,277 | 2,379 | 2,093 | 286 | 191 |
| Ravenna Empreendimentos Imobiliários Ltda | | 100.00 | 100.00 | 100,358 | 122,760 | 29,795 | 32,960 | 100,358 | 122,760 | 29,795 | 32,960 |
| Reserva Casa Grande Empreendimentos Imobiliários Ltda | | 50.00 | 50.00 | 37,900 | 33,395 | 4,504 | 5,899 | 18,950 | 16,698 | 2,252 | 2,949 |
| Seller Consultoria Imobiliária E Representações Ltda | | 100.00 | 100.00 | 53,158 | 36,257 | 12,561 | (20,020) | 53,158 | 36,257 | 12,561 | (20,020) |
| Sig 10 Empreendimentos | | 50.00 | 50.00 | 60,655 | 60,294 | 370 | 1,524 | 30,327 | 30,147 | 185 | 762 |
| Sk Realty Empreendimentos Imobiliários Ltda | | 50.00 | 50.00 | 151,247 | 175,437 | (26,555) | (4,974) | 75,623 | 87,718 | (13,277) | (2,487) |
| Snowbird Master Fundo De Investimento Imobiliários | | 20.00 | 20.00 | 430,836 | 320,423 | (5,153) | (3,286) | 86,167 | 64,085 | (1,031) | (657) |
| Spe 131 Brasil Incorporação Ltda | | 50.00 | 50.00 | 25,754 | 19,976 | (222) | 2,705 | 12,877 | 9,988 | (111) | 1,352 |
| Spe Chl Cv Incorporações Ltda | | 50.00 | 50.00 | 16,481 | 17,017 | (536) | 917 | 8,240 | 8,508 | (268) | 459 |
| Spe Faizaville Incorporação 3 Ltda | | 50.00 | 50.00 | 13,117 | 12,018 | 1,099 | 3,297 | 6,559 | 6,009 | 549 | 1,648 |
| Tamoios Empreendimentos Imobiliários Spe Ltda | | 60.00 | 60.00 | 11,693 | 31,764 | 1,079 | 1,236 | 7,016 | 19,058 | 647 | 741 |
| Tarjabá Area Empreendimentos Imobiliários Spe Ltda | (i) | 35.70 | 49.00 | 30,304 | 33,729 | 989 | 10,120 | 10,819 | 16,527 | 353 | 3,613 |
| Toulon Empreendimentos Imobiliários Spe Ltda | | 100.00 | 100.00 | 16,801 | 16,799 | 2 | (6) | 16,801 | 16,799 | 2 | (6) |
| Vinson Empreendimentos Imobiliários Ltda | | 49.02 | 49.02 | 82,218 | 93,022 | 14,901 | 20,410 | 40,303 | 45,599 | 7,304 | 10,005 |
| Vivaz Vendas - Consultoria Imobiliária Ltda | | 100.00 | 100.00 | 16,574 | 26,228 | (37,252) | (48,482) | 16,574 | 26,228 | (37,252) | (48,482) |
| Outras SPEs com PL até 10MMR | | | | 467,478 | 721,454 | 24,109 | 203,820 | 397,884 | 709,926 | 22,615 | 189,932 |
| Sub-total | | | | | | | | 8,586,510 | 8,201,627 | 940,536 | 816,404 |
| Capitalização de Juros (ii) | | | | | | | | 14,223 | 16,640 | 417 | (885) |
| Total | | | | | | | | 8,600,733 | 8,218,267 | 940,953 | 815,519 |

(i) Change due to the increase (decrease) in equity interests.

(ii) The Parent's investments include capitalized interest on borrowings, financing and debentures that are directly related to the real estate projects of its investees. In consolidated, these amounts are capitalized in inventories, as shown in note 6.

Notes to the Interim Financial Information**CYRELA BRAZIL REALTY S.A. EMPREENDIMENTOS E PARTICIPAÇÕES****NOTES TO THE INTERIM FINANCIAL INFORMATION FOR THE NINE-MONTH PERIOD ENDED SEPTEMBER 30, 2023 AND 2022**

(In thousands of Brazilian reais – R\$, unless otherwise stated)

The variations in the Company's investments are as follows:

| | Parent | Consolidated |
|---|------------------|---------------------|
| Balance as at December 31, 2021 | 7,274,923 | 2,070,208 |
| Capital subscription / (decrease) | 1,395,203 | 564,689 |
| Fair value (i) | (24,816) | (24,816) |
| Dividends | (1,521,592) | (581,462) |
| Share of profit (loss) of subsidiaries | 1,093,461 | 217,085 |
| Interest capitalization | (912) | - |
| Balance as at December 31, 2022 | 8,216,267 | 2,245,704 |
| Capital subscription / (decrease) | (417,078) | 97,076 |
| Fair value (i) | (1,789) | (1,789) |
| Dividends | (138,037) | (143,824) |
| Share of profit (loss) of subsidiaries | 940,953 | 169,589 |
| Interest capitalization | 417 | - |
| Balance as at September 30, 2023 | 8,600,733 | 2,366,756 |

- (i) Due to the initial public offerings (IPOs) and loss of control, the Company recorded R\$14 million as fair value and R\$756 million as goodwill. As at September 30, 2023, the amount is represented by R\$532 million (R\$532 million as at December 31, 2022) relating to Plano & Plano Desenvolvimento Imobiliários S/A and R\$175 million (R\$176 million as at December 31, 2022) relating to Lavvi Empreendimentos imobiliários S/A. As at September 30, 2023, the Company handled R\$1,79 million of the total fair value in amortization and impairment test (R\$24 million as at December 31, 2022). The impairment test was conducted in 2023 using the value in use of each one of the investments (Lavvi and Plano Plano), including goodwill, which are considered separately as two cash-generating units. The main assumptions used were the estimated revenue with future entries, which are mainly based on the historical amounts recorded by the companies, and the discount rates based on usual market estimates. Variations of approximately 5% in these assumptions do not significantly change the conclusions reached on the recoverable amount of these cash-generating units. The Company estimated the flows for the next five years and the amount that would be obtained at the end of this period, without growth projection for future years.

- b) The total balances of the balance sheet and income statement accounts of the consolidated companies, joint ventures or associates, both direct and indirect, considered in the consolidated interim financial information as at September 30, 2023 and December 31, 2022, are as follows:

Notes to the Interim Financial Information

CYRELA BRAZIL REALTY S.A. EMPREENDIMENTOS E PARTICIPAÇÕES

NOTES TO THE INTERIM FINANCIAL INFORMATION FOR THE NINE-MONTH PERIOD

ENDED SEPTEMBER 30, 2023 AND 2022

(In thousands of Brazilian reais – R\$, unless otherwise stated)

| | Equity interest - % | | 09/2023 | | | | 2022 | | | | 09/2022 | |
|---|---------------------|--------|-----------|-------------|-----------|------------------------------|-----------|-------------|-----------|------------------------------|---------|------------------------------|
| | 09/2023 | 2022 | Assets | Liabilities | Equity | Profit (loss) for the period | Assets | Liabilities | Equity | Profit (loss) for the period | Assets | Profit (loss) for the period |
| | | | | | | | | | | | | |
| Alleric Participacoes Ltda | 100.00 | 100.00 | 29,405 | 1,948 | 27,457 | (10,446) | 32,467 | 1,247 | 31,220 | (4,952) | | |
| Aurea Extrema Empreendimentos Imobiliari | 50.00 | 50.00 | 231,814 | 84,539 | 147,275 | (35) | 103,227 | 6,293 | 96,934 | (306) | | |
| Av Brasil Invest Imob Ltda | 100.00 | 100.00 | 12,760 | 9 | 12,751 | (18) | 12,124 | 16 | 12,109 | (807) | | |
| Brasil Incorporação 127 Spe Ltd | 50.00 | 50.00 | 60,968 | 43,466 | 17,502 | 1,195 | 43,149 | 28,868 | 14,281 | 1,448 | | |
| Brasil Incorporacao 163 Spe Ltda | 50.00 | 50.00 | 13,314 | 2,625 | 10,689 | 5,435 | 7,241 | 0 | 7,241 | 6,213 | | |
| Brasil Incorporacao 163 Spe Ltda - Sep T | 41.57 | 41.57 | 51,646 | 27,647 | 23,999 | 6,540 | 26,647 | 6,795 | 19,852 | 7,481 | | |
| Brasil Incorporacao 199 Spe Ltda | 50.00 | 50.00 | 46,735 | 27,518 | 19,216 | 8,924 | 25,409 | 15,117 | 10,292 | 618 | | |
| Brasil Incorporacao 230 Spe Ltda | 50.00 | 50.00 | 37,995 | 22,523 | 15,472 | 10,846 | 18,741 | 14,202 | 4,539 | 1,481 | | |
| Bretanha Empreendimentos Imobiliários Ltda | 100.00 | 100.00 | 41,740 | 22,826 | 18,915 | 8,247 | 45,579 | 34,448 | 11,131 | (0) | | |
| Camargo Correa Cyrela Empreendimentos Imobiliários Spe Ltda | 50.00 | 50.00 | 24,922 | 48 | 24,874 | (0) | 24,423 | 14 | 24,409 | (1) | | |
| Canoua Quebrada Empreendimentos Imobiliários Ltda | 100.00 | 100.00 | 346,271 | 211,266 | 135,005 | 20,127 | 384,202 | 278,017 | 106,185 | 19,714 | | |
| Carapa Empreendimentos Imobiliários S/A | 60.00 | 60.00 | 32,538 | 6,561 | 25,977 | (2,467) | 30,015 | 1,608 | 28,407 | 330 | | |
| Casaviva Ilheus Empreendimentos Imobiliarios Ltda - Sp | 15.33 | 16.62 | 151,252 | 121,789 | 29,462 | 36,069 | 215,847 | 169,453 | 46,394 | 33,034 | | |
| Cashme Soluções Financeiras S.A | 100.00 | 100.00 | 2,434,541 | 1,230,901 | 1,203,640 | 60,507 | 2,157,605 | 920,441 | 1,237,165 | (5,058) | | |
| Cbr 002 Empreendimentos Imobiliários Ltda | (i) | 68.76 | 100.00 | 14,522 | 2,463 | 12,058 | (1,128) | 10,600 | 347 | 10,253 | (5) | |
| Cbr 011 Empreendimentos Imobiliários Ltda | | 32.50 | 32.50 | 79,453 | 3,445 | 76,008 | 3,341 | 104,217 | 7,120 | 97,097 | 68,127 | |
| Cbr 021 Empreendimentos Imobiliários Ltda | | 100.00 | 100.00 | 19,868 | 9,058 | 10,810 | (90) | 43,736 | 36,555 | 7,181 | 8,513 | |
| Cbr 024 Empreendimentos Imobiliários Ltda | (i) | 77.62 | 77.62 | 269,923 | 46,655 | 223,268 | (4,012) | 269,748 | 54,304 | 215,443 | (3,855) | |
| Cbr 029 Empreendimentos Imobiliários Ltda | | 100.00 | 100.00 | 37,153 | 31,135 | 354 | 39,864 | 5,630 | 34,234 | (859) | | |
| Cbr 030 Empreendimentos Imobiliários Ltda | (i) | 77.62 | 77.62 | 247,648 | 49,815 | 197,833 | (3,959) | 246,597 | 57,699 | 188,898 | (4,341) | |
| Cbr 033 Empreendimentos Imobiliários Ltda | | 100.00 | 100.00 | 30,022 | 13,177 | 16,845 | 5,480 | 34,340 | 13,462 | 20,878 | 25,708 | |
| Cbr 046 Empreendimentos Imobiliários Ltda | (i) | 67.60 | 67.60 | 50,574 | 27,592 | 22,982 | 4,114 | 58,753 | 24,670 | 34,083 | 6,827 | |
| Cbr 048 Empreendimentos Imobiliários Ltda | | 100.00 | 100.00 | 127,100 | 84,879 | 42,221 | 10,814 | 60,625 | 55,260 | 5,365 | 12,139 | |
| Cbr 050 Empreendimentos Imobiliários Ltda | | 75.00 | 75.00 | 32,712 | 16,980 | 15,732 | 4,373 | 27,457 | 16,098 | 11,359 | (689) | |
| Cbr 051 Empreendimentos Imobiliários Ltda | | 50.00 | 50.00 | 32,830 | 7,211 | 25,620 | 10,447 | 114,489 | 75,316 | 39,173 | 47,962 | |
| Cbr 054 Empreendimentos Imobiliários Ltda | | 100.00 | 100.00 | 32,964 | 19,136 | 13,828 | 3,849 | 17,562 | 4,289 | 13,273 | 8,095 | |
| Cbr 056 Empreendimentos Imobiliários Ltda | | 100.00 | 100.00 | 34,499 | 12,468 | 22,031 | 10,556 | 33,241 | 14,506 | 18,736 | 6,039 | |
| Cbr 057 Empreendimentos Imobiliários Ltda | | 100.00 | 100.00 | 71,071 | 43,462 | 27,608 | 13,602 | 48,791 | 29,370 | 19,422 | 6,332 | |
| Cbr 059 Empreendimentos Imobiliários Ltda | | 100.00 | 100.00 | 28,309 | 3,323 | 24,986 | 9,068 | 30,384 | 4,186 | 26,199 | 9,424 | |
| Cbr 060 Empreendimentos Imobiliários Ltda | | 100.00 | 100.00 | 97,962 | 55,503 | 42,459 | 15,486 | 66,772 | 43,845 | 22,926 | 29,472 | |
| Cbr 068 Empreendimentos Imobiliários Ltda | | 100.00 | 100.00 | 26,112 | 9,653 | 16,458 | 12,841 | 39,950 | 17,069 | 22,881 | 10,065 | |
| Cbr 069 Empreendimentos Imobiliários Ltda | | 100.00 | 100.00 | 24,707 | 7,202 | 17,505 | 4,391 | 30,456 | 9,203 | 21,253 | (0) | |
| Cbr 071 Empreendimentos Imobiliários Ltda | | 100.00 | 100.00 | 43,880 | 20,948 | 22,933 | 11,454 | 29,482 | 11,439 | 18,042 | 11,232 | |
| Cbr 079 Empreendimentos Imobiliários Ltda | | 100.00 | 100.00 | 38,212 | 14,307 | 23,904 | 5,514 | 35,235 | 11,563 | 23,673 | 1,302 | |
| Cbr 081 Empreendimentos Imobiliários Ltda | | 100.00 | 100.00 | 88,140 | 32,545 | 55,595 | 24,618 | 63,678 | 13,786 | 49,891 | (2,335) | |
| Cbr 083 Empreendimentos Imobiliários Ltda | | 100.00 | 100.00 | 19,420 | 6,367 | 13,053 | 5,390 | 27,093 | 15,394 | 11,699 | (45) | |
| Cbr 085 Empreendimentos Imobiliários Ltda | | 85.00 | 85.00 | 54,010 | 23,012 | 30,999 | 5,855 | 63,874 | 16,725 | 47,149 | 1,431 | |
| Cbr 092 Empreendimentos Imobiliários | | 100.00 | 100.00 | 65,822 | 19,892 | 45,930 | 3,515 | 66,444 | 16,879 | 49,565 | (2,395) | |
| Cbr 097 Empreendimentos Imobiliários | | 100.00 | 100.00 | 31,449 | 12,053 | 19,396 | 7,622 | 26,022 | 7,480 | 18,542 | 8,632 | |
| Cbr 098 Empreendimentos Imobiliários | | 100.00 | 100.00 | 27,287 | 3,328 | 23,959 | 7,212 | 28,534 | 1,972 | 26,562 | (30) | |
| Cbr 102 Empreendimentos Imobiliários Ltda | | 100.00 | 100.00 | 46,876 | 17,752 | 29,123 | 4,256 | 23,945 | 5,065 | 18,880 | (1,600) | |
| Cbr 109 Empreendimentos Imobiliários Ltda | | 100.00 | 100.00 | 16,753 | 133 | 16,620 | 7,493 | 9,261 | 134 | 9,127 | 5,187 | |
| Cbr 123 Empreendimentos Imobiliários Ltda | | 100.00 | 100.00 | 27,939 | 1,639 | 26,300 | 607 | 32,032 | 11,280 | 20,752 | 4,683 | |
| Cbr 127 Empreendimentos Imobiliários Ltda | (i) | 49.00 | 49.00 | 124,247 | 75,245 | 49,002 | 22,810 | 74,363 | 63,776 | 10,586 | (0) | |
| Cbr 132 Empreendimentos Imobiliários Ltda | | 100.00 | 100.00 | 41,943 | 24,885 | 17,058 | (114) | 1,131 | 60 | 1,071 | (0) | |
| Cbr 148 Emp. Imob. Ltda | (i) | 60.00 | 60.00 | 127,702 | 45,887 | 81,815 | 19,264 | 4,683 | 35 | 4,648 | 34 | |
| Cbr Magik 02 Lz Empreendimentos Imobiliários | | 75.00 | 75.00 | 20,864 | 9,221 | 11,643 | 4,017 | 27,526 | 19,900 | 7,626 | (14) | |
| Cbr Magik Lz 04 Empreendimentos Imobiliários Ltda | | 75.00 | 75.00 | 73,150 | 55,789 | 17,361 | 5,752 | 65,201 | 39,884 | 25,317 | 7,648 | |
| Cbr Magik Lz 05 Empreendimentos Imobiliários Ltda | | 75.00 | 75.00 | 72,790 | 54,771 | 18,019 | 16,537 | 74,408 | 62,126 | 12,282 | 344 | |
| Cbr Magik Lz 07 Empreendimentos Imobiliários Ltda | | 75.00 | 75.00 | 40,487 | 18,455 | 22,032 | 7,763 | 30,053 | 2,124 | 27,929 | 663 | |
| Cbr Magik Lz 08 Empreendimentos Imobiliários | | 75.00 | 75.00 | 55,613 | 45,355 | 10,258 | 5,201 | 57,184 | 39,295 | 17,888 | 9,315 | |
| Cbr Magik Lz 09 Empreendimentos Imobiliários | | 75.00 | 75.00 | 44,809 | 32,610 | 12,199 | 3 | 23 | 2 | 21 | (726) | |
| Cbr Magik Lz 10 Empreendimentos Imobiliários | | 75.00 | 75.00 | 47,405 | 15,889 | 31,515 | 3,564 | 63,592 | 35,641 | 27,951 | (602) | |
| Cbr Magik Lz 12 Empreendimentos Imobiliários Ltda | | 75.00 | 75.00 | 70,721 | 44,654 | 26,068 | 9,014 | 7,586 | 4,648 | 2,938 | (11) | |
| Cbr Magik Lz 15 Empreendimentos Imobiliários | | 75.00 | 75.00 | 37,283 | 19,678 | 17,605 | 4,687 | 32,773 | 14,656 | 18,117 | (164) | |
| Cbr Magik Lz 17 Empreendimentos Imobiliários | | 75.00 | 75.00 | 68,033 | 14,469 | 53,564 | 4,241 | 59,372 | 19,049 | 40,323 | 0 | |
| Cbr Magik Lz 21 Empreendimentos Imobiliários Ltda | | 75.00 | 75.00 | 30,224 | 19,956 | 10,268 | (1) | 10 | 0 | 10 | (0) | |
| Cbr Sul Consol Imob E Rep | | 100.00 | 100.00 | 24,236 | 5,217 | 19,020 | (6,060) | 29,501 | 4,919 | 24,582 | (4,659) | |
| Cbr067 Empreendimentos Imobiliários Ltda | | 65.00 | 65.00 | 44,686 | 21,467 | 23,220 | 3,349 | 29,709 | 23,701 | 6,007 | 4,476 | |
| Cbr103 Empreendimentos Imobiliários Ltda | | 55.00 | 55.00 | 67,511 | 9,997 | 57,514 | 6,602 | 59,071 | 15,561 | 43,510 | 83 | |
| Cbr120 Empreendimentos Imobiliários Ltda | | 70.00 | 70.00 | 71,970 | 19,951 | 52,020 | 5,865 | 64,794 | 18,640 | 46,154 | (1,813) | |
| Cbr122 Empreendimentos Imobiliários S.A | | 64.18 | 64.18 | 171,243 | 280 | 170,963 | 27,725 | 141,042 | 43,420 | 97,621 | (3,219) | |
| Ccisa 03 Incorporadora Ltda | (i) | 10.96 | 11.88 | 42,324 | 5,307 | 37,017 | (7,038) | 53,401 | 7,347 | 46,055 | 11,497 | |
| Ccisa 05 Incorporadora Ltda | (i) | 10.96 | 11.88 | 77,340 | 5,774 | 71,566 | 1,851 | 81,827 | 6,232 | 75,594 | (406) | |
| Ccisa100 Incorporadora Ltda | (i) | 21.92 | 23.77 | 91,030 | 54,948 | 36,082 | 3,508 | 46,859 | 31,208 | 15,651 | (641) | |
| Ccisa107 Incorporadora Ltda | (i) | 21.92 | 23.77 | 126,268 | 106,537 | 19,731 | 9,146 | 26,107 | 23,689 | 2,419 | (0) | |
| Ccisa108 Incorporadora Ltda | (i) | 21.92 | 23.77 | 134,045 | 116,158 | 17,887 | 10,578 | 20,254 | 17,399 | 2,856 | (5) | |
| Ccisa112 Incorporadora Ltda | (i) | 21.92 | 23.77 | 153,790 | 101,472 | 52,318 | 17,449 | 184,859 | 140,573 | 44,286 | 25,864 | |
| Ccisa113 Incorporadora Ltda | (i) | 21.92 | 23.77 | 15,117 | 356 | 14,761 | (1) | 6,933 | - | 6,933 | (2) | |
| Ccisa114 Incorporadora Ltda | (i) | 21.92 | 23.77 | 52,047 | 24,061 | 27,987 | 6,855 | 43,062 | 28,254 | 14,808 | 2,212 | |
| Ccisa116 Incorporadora Ltda | (i) | 21.92 | 23.77 | 183,462 | 162,264 | 21,198 | 7,846 | 179,422 | 151,321 | 28,101 | 17,723 | |
| Ccisa117 Incorporadora Ltda | (i) | 21.92 | 23.77 | 46,334 | 34,925 | 11,409 | 5,895 | 711 | 7 | 704 | (6) | |
| Ccisa118 Incorporadora Ltda | (i) | 21.92 | 23.77 | 429,906 | 373,368 | 56,538 | 28,146 | 154,184 | 124,040 | 30,144 | 4,687 | |

Notes to the Interim Financial Information**CYRELA BRAZIL REALTY S.A. EMPREENDIMENTOS E PARTICIPAÇÕES****NOTES TO THE INTERIM FINANCIAL INFORMATION FOR THE NINE-MONTH PERIOD
ENDED SEPTEMBER 30, 2023 AND 2022**

(In thousands of Brazilian reais – R\$, unless otherwise stated)

| | | Equity interest - % | | 09/2023 | | | | 2022 | | | | 09/2022 | |
|---|-------|---------------------|--------|-----------|-------------|---------|------------------------------|-----------|-------------|---------|------------------------------|---------|------------------------------|
| | | 09/2023 | 2022 | Assets | Liabilities | Equity | Profit (loss) for the period | Assets | Liabilities | Equity | Profit (loss) for the period | 09/2022 | Profit (loss) for the period |
| Ceisa118 Incorporadora Ltda | (i) | 21.92 | 23.77 | 429,906 | 373,368 | 56,538 | 28,146 | 154,184 | 124,040 | 30,144 | 4,687 | | |
| Ceisa120 Incorporadora Ltda | (i) | 21.92 | 23.77 | 238,510 | 198,939 | 39,571 | 20,319 | 30,155 | 23,640 | 6,514 | (30) | | |
| Ceisa122 Incorporadora Ltda | (i) | 21.92 | 23.77 | 48,757 | 35,621 | 13,136 | 2,190 | 1,052 | 6 | 1,046 | (4) | | |
| Ceisa139 Incorporadora Ltda | (i) | 21.92 | 23.77 | 32,819 | 15,063 | 17,756 | 6,675 | 2,395 | 676 | 1,718 | (15) | | |
| Ceisa140 Incorporadora Ltda | (i) | 21.92 | 23.77 | 33,610 | 43,238 | 10,372 | 1,985 | 36,619 | 28,884 | 7,735 | 4,585 | | |
| Ceisa141 Incorporadora Ltda | (i) | 21.92 | 23.77 | 52,226 | 32,131 | 20,094 | 16,044 | 787 | 63 | 724 | (128) | | |
| Ceisa142 Incorporadora Ltda | (i) | 21.92 | 23.77 | 132,327 | 103,270 | 29,057 | 18,672 | 39,684 | 36,891 | 2,794 | (1) | | |
| Ceisa143 Incorporadora Ltda | (i) | 21.92 | 23.77 | 227,108 | 186,637 | 40,470 | 25,759 | 8,093 | 331 | 7,761 | (2) | | |
| Ceisa160 Incorporadora Ltda | (i) | 14.23 | 23.77 | 31,820 | 47 | 31,773 | (2) | 1 | - | 1 | (1) | | |
| Ceisa162 Incorporadora Ltda.(Coi) / Lund | (i) | 21.92 | 23.77 | 95,577 | 43,759 | 51,819 | 6,856 | 52,712 | 9,880 | 42,832 | 2,212 | | |
| Ceisa20 Incorporadora Ltda | (i) | 21.90 | 23.75 | 17,500 | 3,201 | 14,299 | (1,437) | 22,442 | 3,734 | 18,708 | (2,440) | | |
| Ceisa48 Incorporadora Ltda | (i) | 21.92 | 23.77 | 285,780 | 251,883 | 33,896 | 37,037 | 374,505 | 309,146 | 65,359 | 34,337 | | |
| Ceisa57 Incorporadora Ltda | (i) | 21.90 | 23.75 | 53,765 | 1,836 | 51,930 | 21,793 | 38,896 | 11 | 38,886 | 20,734 | | |
| Ceisa61 Incorporadora Ltda | (i) | 21.90 | 23.75 | 49,448 | 29,884 | 19,564 | 9,294 | 95,751 | 66,953 | 28,797 | 6,206 | | |
| Ceisa62 Incorporadora Ltda | (i) | 21.92 | 23.77 | 48,885 | 38,221 | 10,663 | 3,295 | 83,644 | 69,276 | 14,368 | 33,379 | | |
| Ceisa64 Incorporadora Ltda | (i) | 21.92 | 23.77 | 22,875 | 3,999 | 18,875 | 1,994 | 38,633 | 16,582 | 22,051 | 10,408 | | |
| Ceisa66 Incorporadora Ltda | (i) | 21.92 | 23.77 | 244,222 | 165,360 | 78,861 | 55,350 | 326,739 | 247,777 | 78,962 | 27,223 | | |
| Ceisa67 Incorporadora Ltda | (i) | 21.92 | 23.77 | 129,383 | 82,706 | 46,677 | 9,762 | 113,158 | 84,918 | 28,240 | 9,464 | | |
| Ceisa69 Incorporadora Ltda | (i) | 21.92 | 23.77 | 133,563 | 122,306 | 11,257 | 21,512 | 195,162 | 165,417 | 29,745 | 15,509 | | |
| Ceisa73 Incorporadora Ltda | (i) | 21.90 | 23.75 | 52,979 | 42,180 | 10,799 | (219) | 3,134 | 11 | 3,123 | 83 | | |
| Ceisa74 Incorporadora Ltda | (i) | 21.90 | 23.75 | 47,389 | 9,997 | 37,392 | 14,422 | 47,014 | 20,267 | 26,647 | 1,980 | | |
| Ceisa75 Incorporadora Ltda | (i) | 21.92 | 23.77 | 18,616 | 4,295 | 14,322 | 2,373 | 35,013 | 19,065 | 15,949 | 8,023 | | |
| Ceisa77 Incorporadora Ltda | (i) | 21.92 | 23.77 | 233,863 | 178,933 | 54,930 | 29,769 | 143,237 | 100,892 | 42,345 | 12,426 | | |
| Ceisa79 Incorporadora Ltda | (i) | 21.92 | 23.77 | 52,787 | 30,967 | 21,821 | 23,245 | 109,011 | 82,149 | 26,862 | 22,413 | | |
| Ceisa80 Incorporadora Ltda | (i) | 10.96 | 11.88 | 131,261 | 114,243 | 17,019 | 5,984 | 1,899 | 115 | 1,784 | 7 | | |
| Ceisa83 Incorporadora Ltda | (i) | 21.92 | 23.77 | 81,967 | 60,443 | 21,525 | 34,542 | 150,738 | 127,562 | 23,176 | 20,923 | | |
| Ceisa85 Incorporadora Ltda | (i) | 21.92 | 23.77 | 109,996 | 96,485 | 13,511 | 7,115 | 124,710 | 107,313 | 17,397 | 11,066 | | |
| Ceisa87 Incorporadora Ltda | (i) | 21.92 | 23.77 | 47,264 | 30,203 | 17,061 | 8,789 | 76,345 | 62,979 | 13,366 | 4,866 | | |
| Ceisa88 Incorporadora Ltda | (i) | 21.92 | 23.77 | 150,438 | 127,963 | 22,475 | 10,445 | 39,796 | 30,517 | 9,279 | (17) | | |
| Ceisa89 Incorporadora Ltda | (i) | 21.92 | 23.77 | 46,028 | 15,600 | 30,429 | 16,426 | 60,130 | 30,952 | 29,178 | 10,788 | | |
| Ceisa90 Incorporadora Ltda | (i) | 53.15 | 54.26 | 64,074 | 30,779 | 33,294 | 2,643 | 10,737 | 23 | 10,714 | (113) | | |
| Ceisa93 Incorporadora Ltda | (i) | 21.92 | 23.77 | 58,182 | 36,107 | 22,075 | 10,444 | 48,676 | 37,044 | 11,631 | 1,487 | | |
| Ceisa97 Incorporadora Ltda | (i) | 21.92 | 23.77 | 39,321 | 26,155 | 13,166 | 4,347 | 65,121 | 52,001 | 13,121 | 2,984 | | |
| Ceisa98 Incorporadora Ltda | (i) | 21.92 | 23.77 | 97,839 | 63,644 | 34,195 | 10,937 | 85,644 | 62,863 | 22,782 | 3,828 | | |
| Challan Investimentos Imobiliários Ltda | (i) | 10.96 | 11.88 | 16,699 | 502 | 16,197 | 119 | 17,047 | 266 | 16,781 | (604) | | |
| Companhia Hipotecária Piratini – Chp | (iii) | | | 245,283 | 106,916 | 138,367 | 489 | | | | - | | |
| Cury Construtora E Incorporadora S/A | (i) | 21.92 | 23.77 | 1,881,891 | 958,729 | 923,162 | 321,271 | 1,473,451 | 721,560 | 751,891 | 238,100 | | |
| Cy 2 Pqm Empreend Imob Ltda | | 20.00 | 20.00 | 48,910 | 293 | 48,616 | (1,197) | 36,927 | 5,371 | 31,556 | (17) | | |
| Cyma 10 Emp Imob Ltd | | 75.00 | 75.00 | 60,709 | 34,806 | 25,902 | 7,199 | 89,470 | 69,767 | 19,704 | (693) | | |
| Cyma Desenvolvimento Imobiliário S/A | | 75.00 | 75.00 | 50,165 | 7,595 | 42,570 | 6,152 | 43,410 | 7,933 | 35,478 | 6,984 | | |
| Cyr Sul 034 Empreendimentos Imobiliários | | 70.00 | 70.00 | 22,856 | 8,395 | 14,461 | (1,913) | 20,781 | 9,136 | 11,645 | (893) | | |
| Cyr Sul 036 Empreendimentos Imobiliários | | 80.00 | 80.00 | 14,108 | 10 | 14,099 | (2) | 13,887 | 3 | 13,885 | (0) | | |
| Cyr Sul 042 Empreendimentos Imobiliários | | 70.00 | 70.00 | 56,306 | 46,095 | 10,211 | (1,310) | 5,173 | 256 | 4,917 | (73) | | |
| Cyrela Aconagua Empreendimentos Imobiliários Ltda | | 100.00 | 100.00 | 119,532 | 16,428 | 103,105 | (1,922) | 67,604 | 15,124 | 52,480 | (11,716) | | |
| Cyrela Alpina Empreendimentos Imobi | (i) | 60.00 | 100.00 | 54,004 | 6,872 | 47,132 | (782) | 1 | 0 | 1 | (0) | | |
| Cyrela Asteca Empreendimentos Imobiliários Ltda | | 100.00 | 100.00 | 17,219 | 25 | 17,194 | 1 | 16,658 | 24 | 16,633 | (0) | | |
| Cyrela Belgrado Empreendimentos Imobiliários Ltda | | 100.00 | 100.00 | 127,126 | 40,809 | 86,317 | 19,033 | 89,684 | 13,855 | 75,829 | 20,147 | | |
| Cyrela Bentevi Empreendimentos Imobiliária Ltda | | 100.00 | 100.00 | 112,443 | 56,522 | 55,921 | 12,086 | 48,666 | 4,831 | 43,835 | 4,247 | | |
| Cyrela Boraceia Empreendimentos Imobiliários Ltda | | 100.00 | 100.00 | 141,685 | 104,710 | 36,975 | 24,291 | 111,611 | 88,283 | 23,328 | 50,213 | | |
| Cyrela Brazil Realty Rjz Empreendimentos Imobiliária Ltda | | 100.00 | 100.00 | 54,847 | 177 | 54,670 | (103) | 55,689 | 459 | 55,229 | (686) | | |
| Cyrela Ccp Canela Empreendimentos Imobiliários Ltda | (i) | 50.00 | 50.78 | 32,641 | 2 | 32,640 | 3 | 32,492 | 0 | 32,492 | 1 | | |
| Cyrela Construtora Ltda | | 100.00 | 100.00 | 39,542 | 25,260 | 14,282 | (17,929) | 18,141 | 10,399 | 7,743 | (30,507) | | |
| Cyrela Cravina Empreendimentos Imob | | 100.00 | 100.00 | 81,360 | 22 | 81,338 | (1) | 62,001 | 36,000 | 26,001 | (0) | | |
| Cyrela Cristal Empreendimentos Imobiliários Ltda | | 100.00 | 100.00 | 89,144 | 9,621 | 79,523 | 23,073 | 51,716 | 8,590 | 43,126 | 7,719 | | |
| Cyrela Cuzco Empreendimentos Imobiliários Ltda | | 100.00 | 100.00 | 57,822 | 36,989 | 20,833 | 4,642 | 47,393 | 30,475 | 16,918 | 1,665 | | |
| Cyrela Df01 Empreendimentos Imobiliários Ltda | | 100.00 | 100.00 | 34,034 | 1,607 | 32,427 | (1,996) | 34,118 | 359 | 33,759 | (193) | | |
| Cyrela Esmeralda Empreendimentos Imobiliários Ltda | | 100.00 | 100.00 | 70,931 | 30,480 | 40,451 | 12,955 | 63,709 | 28,682 | 35,027 | 25,675 | | |
| Cyrela Extrema Empreendimentos Imobiliários Ltda | | 100.00 | 100.00 | 27,596 | 480 | 27,117 | (545) | 26,829 | 486 | 26,343 | (507) | | |
| Cyrela Genova Empreendimentos Imobiliários Ltda | | 100.00 | 100.00 | 126,679 | 60,152 | 66,528 | 31,939 | 105,166 | 61,526 | 43,640 | (102) | | |
| Cyrela Greenwood De Investimento Imobiliária Ltda | | 95.75 | 95.75 | 27,113 | 3,416 | 23,697 | 21,263 | 63,825 | 8,070 | 55,754 | 26,435 | | |
| Cyrela Holanda Empreendimentos Imobiliários Ltda | | 100.00 | 100.00 | 18,354 | 5,928 | 12,427 | 9,408 | 36,800 | 11,970 | 24,830 | 5,766 | | |
| Cyrela Indonesia Empreendimentos Imobiliários Ltda | | 100.00 | 100.00 | 77,689 | 60,203 | 17,486 | 15,489 | 42,567 | 35,303 | 7,265 | 10,007 | | |
| Cyrela Magik Monaco Empreendimentos Imobiliários Ltda | | 80.00 | 80.00 | 43,892 | 32,215 | 11,678 | 8,355 | 29,154 | 12,881 | 16,273 | 4,781 | | |
| Cyrela Magikz Campinas 01 Empreendimentos Imobiliários Ltda | | 80.00 | 80.00 | 27,963 | 9,752 | 18,211 | 11,493 | 131,203 | 86,435 | 44,769 | (4,242) | | |
| Cyrela Maguari Empreendimentos Imobiliários Ltda | | 100.00 | 100.00 | 206,674 | 62,917 | 143,758 | (2,324) | 131,728 | 20,897 | 110,831 | 2,050 | | |
| Cyrela Mexico Empreendimentos Imobiliários Ltda | | 100.00 | 100.00 | 33,089 | 20,876 | 12,213 | 6,486 | 23,914 | 10,138 | 13,776 | 2,596 | | |
| Cyrela Monza Empreendimentos Imobiliários Ltda | | 100.00 | 100.00 | 168,169 | 14,138 | 154,031 | 2,198 | 167,104 | 14,924 | 152,180 | (3,573) | | |
| Cyrela Pacifico Empreendimentos Imobiliários S/A | | 80.00 | 80.00 | 29,424 | 32 | 29,393 | (3) | 29,406 | 10 | 29,396 | 4 | | |
| Cyrela Palermo Empreendimentos Imobiliários Ltda | | 100.00 | 100.00 | 24,566 | 11,813 | 12,754 | 4,227 | 11,056 | 5,795 | 5,261 | 467 | | |
| Cyrela Paris Empreendimentos Imobiliários Ltda | | 100.00 | 100.00 | 58,591 | 1,733 | 56,858 | 957 | 67,489 | 3,377 | 64,112 | 1,547 | | |
| Cyrela Piracema Empreendimentos Imobiliários Ltda | | 100.00 | 100.00 | 61,028 | 8,342 | 52,686 | 752 | 79,181 | 5,436 | 73,746 | 27,754 | | |
| Cyrela Polinesia Empreendimentos Imobiliários Ltda | | 100.00 | 100.00 | 47,575 | 6,379 | 41,196 | 6,083 | 50,930 | 8,953 | 41,977 | 10,642 | | |
| Cyrela Puglia Empreendimentos Imobiliários Ltda | | 100.00 | 100.00 | 50,243 | 30,758 | 19,485 | 8,734 | 27,546 | 4,594 | 22,952 | 3,478 | | |
| Cyrela Recife Empreendimentos Imobiliários Ltda | | 100.00 | 100.00 | 226,677 | 46,837 | 179,840 | 8,449 | 237,135 | 42,961 | 194,173 | 18,961 | | |
| Cyrela Rjz Construtora E Empreendimentos Imobiliários Ltda | | 100.00 | 100.00 | 108,451 | 22,935 | 85,516 | (34,723) | 92,350 | 9,665 | 82,685 | (26,441) | | |
| Cyrela Rjz Jcgentio Empreendimentos Imobiliária Ltda | | 100.00 | 100.00 | 99,264 | 62,937 | 36,327 | (3,069) | 101,594 | 63,564 | 38,030 | 1,160 | | |
| Cyrela Roraima Empreendimentos Imobiliários Ltda | | 100.00 | 100.00 | 35,285 | 5,396 | 29,889 | (2,858) | 18,211 | 3,847 | 14,363 | (1,226) | | |
| Cyrela Rosa Empreendimentos Imobili | (i) | 60.00 | 100.00 | 83,251 | 41,540 | 41,710 | (2,796) | 9,939 | 1,819 | 8,121 | (0) | | |
| Cyrela Safira Empreendimentos Imobiliários Ltda | | 100.00 | 100.00 | 15,416 | 4,268 | 11,148 | 2,572 | 15,291 | 2,637 | 12,654 | 1,804 | | |
| Cyrela Suecia Empreendimentos Imobiliários Ltda | | 91.24 | 91.24 | 97,098 | 79,082 | 18,016 | (8,040) | 159,700 | 133,645 | 26,055 | (13,057) | | |

Notes to the Interim Financial Information

CYRELA BRAZIL REALTY S.A. EMPREENDIMENTOS E PARTICIPAÇÕES

NOTES TO THE INTERIM FINANCIAL INFORMATION FOR THE NINE-MONTH PERIOD ENDED SEPTEMBER 30, 2023 AND 2022

(In thousands of Brazilian reais – R\$, unless otherwise stated)

| | Equity interest - % | | 09/2023 | | | | 2022 | | | | 09/2022 |
|---|---------------------|--------|---------|-------------|---------|------------------------------|----------|-------------|---------|------------------------------|---------|
| | 09/2023 | 2022 | Assets | Liabilities | Equity | Profit (loss) for the period | Assets | Liabilities | Equity | Profit (loss) for the period | |
| Cyrela Sul 004 Empreendimentos Imobiliários Spe Ltda | | 92.50 | 92.50 | 12,905 | 848 | 12,057 | 3,284 | 15,300 | 1,128 | 14,173 | (1,477) |
| Cyrela Sul 007 Empreendimentos Imobiliários Spe Ltda | | 80.00 | 80.00 | 36,736 | 19,139 | 17,597 | (890) | 50,129 | 29,758 | 20,372 | 4,453 |
| Cyrela Sul 008 Empreendimentos Imobiliários Spe Ltda | | 90.00 | 90.00 | 14,627 | 1,999 | 12,629 | (382) | 26,603 | 1,493 | 25,110 | 2,500 |
| Cyrela Sul 009 Empreendimentos Imobiliários Ltda | | 80.00 | 80.00 | 42,834 | 24,439 | 18,395 | 4,728 | 78,190 | 58,925 | 19,265 | 14,485 |
| Cyrela Sul 010 Empreendimentos Imobiliários Ltda | | 78.00 | 78.00 | 124,345 | 69,054 | 55,291 | 21,918 | 102,514 | 20,142 | 82,373 | 11,703 |
| Cyrela Sul 011 Empreendimentos Imobiliários Ltda | | 90.00 | 90.00 | 14,228 | 279 | 13,949 | 1,068 | 16,557 | 676 | 15,881 | 545 |
| Cyrela Sul 014 Empreendimentos Imobiliários Spe Ltda | | 90.00 | 90.00 | 30,317 | 8,193 | 22,124 | (1,469) | 33,263 | 9,011 | 24,251 | (559) |
| Cyrela Sul 016 Empreendimentos Imobiliários Ltda | | 90.00 | 90.00 | 140,320 | 84,634 | 55,687 | 14,512 | 105,451 | 63,577 | 41,874 | 3,812 |
| Cyrela Sul 019 Empreendimentos Imobiliários Spe Ltda | | 80.00 | 80.00 | 21,261 | 814 | 20,447 | 57 | 26,616 | 14,167 | 12,449 | 1,073 |
| Cyrela Sul 020 Empreendimentos Imobiliários Ltda | | 80.00 | 80.00 | 35,088 | 21,706 | 13,382 | 1,428 | 22,129 | 7,005 | 15,124 | 1,763 |
| Cyrela Sul 022 Empreendimentos Imobiliários Spe Ltda | | 68.00 | 68.00 | 40,879 | 13,819 | 27,060 | 11,342 | 29,979 | 4,561 | 25,418 | 2,887 |
| Cyrela Sul 023 Empreendimentos Imobiliários Spe Ltda | | 70.80 | 70.80 | 33,397 | 11,931 | 21,466 | 680 | 42,701 | 25,230 | 17,471 | 1,403 |
| Cyrela Sul 024 Empreendimentos Imobiliários Spe Ltda | | 80.00 | 80.00 | 24,690 | 10,486 | 14,204 | (41) | 21,546 | 10,696 | 10,850 | (12) |
| Cyrela Sul 025 Empreendimentos Imobiliários Spe Ltda | | 80.00 | 80.00 | 28,320 | 14,024 | 14,296 | (862) | 26,890 | 14,079 | 12,810 | 1 |
| Cyrela Sul 026 Empreendimentos Imobiliários Spe Ltda | | 80.00 | 79.99 | 33,648 | 9,339 | 24,309 | 9,624 | 5,415 | 12 | 5,402 | (15) |
| Cyrela Sul 027 Empreendimentos Imobiliários Ltda | | 70.00 | 70.00 | 100,164 | 76,454 | 23,710 | 895 | 103,365 | 83,485 | 19,879 | (1,554) |
| Cyrela Sul 028 Empreendimentos Imobiliários Ltda | | 80.00 | 80.00 | 71,589 | 41,907 | 29,682 | (2,810) | 4 | 0 | 4 | (0) |
| Cyrela Sul 029 Empreendimentos Imobiliários Ltda | | 68.00 | 68.00 | 35,567 | 24,559 | 11,008 | 9,132 | 24,786 | 4,337 | 20,449 | 669 |
| Cyrela Vermont De Investimento Imobiliária Ltda | | 97.90 | 97.90 | 16,004 | 123 | 15,881 | 5 | 16,004 | 131 | 15,873 | (1) |
| Dge João Gualberto Ltda | | 95.00 | 95.00 | 11,273 | 267 | 11,006 | 1,333 | 10,090 | 416 | 9,673 | 829 |
| Diogo De Faria Empreendimentos Imobiliários Ltda | | 75.00 | 75.00 | 87,611 | 55,855 | 31,756 | 8,958 | 136,707 | 46,909 | 89,798 | 68,834 |
| Ea3 7 Urbanismo Ltda - Sep 384 Aparecida De Goiânia-Go Iii | | 15.08 | 15.50 | 18,392 | 3,582 | 14,810 | 6,801 | 7,408 | 29 | 7,379 | (107) |
| Ea3 7 Urbanismo Spe Ltda | (i) | 24.32 | 25.00 | 15,058 | 1,581 | 13,478 | 4,122 | 10,306 | 3,435 | 6,871 | 541 |
| Ea3 Desenvolvimento Urbano Ltda | | 25.00 | 25.00 | 17,531 | 5,311 | 12,219 | 1,134 | 16,239 | 5,177 | 11,062 | (1,127) |
| Ea3 Urbanismo E Loteamentos Ltda - Sep 384 Aparecida De Goiânia Go Ii | | 24.32 | 24.32 | 14,978 | 1,500 | 13,478 | 4,122 | 8,371 | 1,500 | 6,871 | 540 |
| Ebm Incorporacoes 45 Spe Ltda | | 50.00 | 50.00 | 13,857 | 2,589 | 11,268 | (138) | 9,148 | 3,012 | 6,137 | (174) |
| Ebm Incorporacoes 49 Spe Ltda | | 50.00 | 50.00 | 24,411 | 11,159 | 13,251 | 5,308 | 14,929 | 10,011 | 4,918 | (121) |
| Ebm Incorporacoes S.A. | | 50.00 | 50.00 | 238,932 | 67,132 | 171,800 | 20,245 | 138,553 | 15,674 | 122,879 | (7,708) |
| Eemovel Servicos De Informacoes S/A | | 30.00 | 30.00 | 12,091 | 2,025 | 10,066 | (585) | 14,593 | 1,183 | 13,410 | 4,475 |
| Embu Investimentos Imobiliarios E Participacoes S.A. | | 40.00 | 40.00 | 104,062 | 53,362 | 50,700 | (7,402) | 106,017 | 40,264 | 65,754 | (961) |
| Emmerin Incorporações Ltda | (i) | 21.90 | 23.75 | 16,172 | 917 | 15,255 | (2,051) | 19,829 | 1,023 | 18,805 | (1,496) |
| Emporio Jardim Shoppings Centers S.A. | | 80.00 | 80.00 | 22,151 | 3,941 | 18,209 | 2,668 | 19,277 | 3,735 | 15,542 | 2,410 |
| Farroupilha Empreendimentos Imobiliários Ltda | | 100.00 | 100.00 | 35,024 | 13,365 | 21,659 | 2,171 | 24,545 | 14,455 | 10,090 | (124) |
| Fazenda Sao Joao Empreendimentos Imobiliários Spe Ltda | | 85.00 | 85.00 | 13,799 | 42 | 13,756 | (0) | 13,674 | 13 | 13,661 | (7) |
| Garibaldi Empreendimentos Imobiliários Ltda | | 100.00 | 100.00 | 62,909 | 31,608 | 31,301 | 9,047 | 32,551 | 9,201 | 23,350 | 1,266 |
| Gatrum Empreendimentos Imobiliarios Ltda | | 100.00 | 100.00 | 30,881 | 14,870 | 16,010 | 502 | 29,211 | 13,782 | 15,429 | (698) |
| Goldstein Cyrela Empreendimentos Imobiliários Ltda | | 100.00 | 100.00 | 609,771 | 37,993 | 571,779 | 43,853 | 586,008 | 65,246 | 520,761 | 41,577 |
| Hesa 197 - Investimentos Imobiliarios Ltda | | 12.50 | 12.50 | 43,199 | 13,875 | 29,324 | 132 | 23,027 | 9,737 | 13,290 | (7,965) |
| Hesa 200 - Investimentos Imob Ltda | (ii) | 10.00 | - | 84,165 | 68,993 | 15,172 | (53) | - | - | - | - |
| Hesa 219 - Investimentos Imobiliarios Lt | | 25.00 | 25.00 | 47,834 | 34,821 | 13,012 | 30 | 47,296 | 34,314 | 12,983 | (373) |
| Ibiraja Empre Imob Spe Ltda | | 35.70 | 35.70 | 51,274 | 1,791 | 49,483 | 4,956 | 62,225 | 15,774 | 46,450 | 9,474 |
| Imobiliaria 518 Do Brasil Projetos Imob. Ltda | | 57.76 | 57.76 | 448,332 | 344,866 | 103,466 | 46,785 | 396,597 | 344,474 | 52,123 | (475) |
| Iracema Incorporadora Ltda | | 50.00 | 50.00 | 76,996 | 5,158 | 71,837 | 15,276 | 105,987 | 7,425 | 98,562 | 13,633 |
| Ivoti Empreendimentos Imobiliarios Ltda | | 50.00 | 50.00 | 11,838 | 1,040 | 10,799 | 4,539 | 4,966 | 120 | 4,846 | 5 |
| Jardim Leao Empreendimentos Imobiliários Ltda | | 100.00 | 100.00 | 20,167 | 1,067 | 19,100 | 1,239 | 30,848 | 5,277 | 25,571 | 2,238 |
| Jardim Loureiro Da Silva Empreendimentos Imobiliários Ltda | | 65.00 | 65.00 | 23,107 | 481 | 22,626 | 798 | 23,229 | 501 | 22,728 | (233) |
| Klubi Administradora De Consorcios Ltda. | (iii) | 5.19 | - | 23,197 | 2,774 | 20,423 | (13,256) | - | - | - | - |
| Lamballe Incorporadora Ltda | (i) | 53.15 | 54.26 | 22,215 | 653 | 21,562 | (746) | 22,872 | 564 | 22,308 | 148 |
| Laplace Investimentos Imobiliários Spe Ltda | | 70.00 | 70.00 | 58,849 | 36,391 | 22,458 | 10,864 | 36,147 | 6,553 | 29,594 | 2,279 |
| Lavvi Capri Empreendimentos Imobiliários Ltda | | 28.36 | 28.36 | 99,380 | 134 | 99,245 | (186) | 81,369 | 16,135 | 65,234 | (177) |
| Lavvi Copenhage Empreendimentos Imobiliários Ltda | | 28.36 | 28.36 | 146,072 | 33,509 | 112,563 | 17,749 | 136,922 | 27,107 | 109,815 | (6,837) |
| Lavvi Dubai Empreendimentos Imobiliários Ltda | | 28.36 | 28.36 | 253,698 | 73,987 | 179,710 | 41,395 | 229,051 | 56,735 | 172,316 | (1,193) |
| Lavvi Empreendimentos Imobiliários S.A | | 28.36 | 28.36 | 1,318,572 | 57,339 | 1,261,233 | 143,308 | 1,186,506 | 14,815 | 1,171,691 | 82,420 |
| Lavvi Lisboa Empreendimentos Imobiliarios Ltda | | 28.36 | 28.36 | 191,094 | 147,323 | 43,771 | 15,994 | 184,607 | 133,730 | 50,877 | 15,185 |
| Lavvi Madri Empreendimentos Imobiliários Ltda | | 42.69 | 42.69 | 16,218 | 2,473 | 13,745 | 7,836 | 61,698 | 9,329 | 52,369 | 10,796 |
| Lavvi Miami Empreendimentos Imobiliários Ltda | | 28.36 | 28.36 | 102,943 | 79,708 | 23,235 | 18,150 | 88,575 | 70,991 | 17,585 | 13,113 |
| Lavvi Milao Empreendimentos Imobiliarios Ltda | | 28.36 | 28.36 | 107,133 | 79,352 | 27,781 | 13,315 | 81,433 | 46,967 | 34,466 | 2,618 |
| Lavvi Monaco Empreendimentos Imobiliários Ltda | | 28.36 | 28.36 | 176,738 | 63,024 | 113,714 | (598) | 15,908 | 14 | 15,894 | (2,515) |
| Lavvi Noruega Empreendimentos Imobiliarios Ltda | | 22.69 | 22.69 | 63,187 | 6,159 | 57,028 | (751) | 58,107 | 6,211 | 51,896 | (84) |
| Lavvi Nova Iorque Empreendimentos Imobiliários Ltda | | 22.69 | 22.69 | 59,202 | 29,827 | 29,375 | 11,870 | 62,345 | 22,341 | 40,004 | 4,892 |
| Lavvi Orlando Empreendimentos Imobiliários Ltda | | 28.36 | 28.36 | 96,857 | 37,218 | 59,638 | 5,090 | 90,419 | 35,884 | 54,535 | 2,449 |
| Lavvi Portugal Empreendimentos Imobiliários Ltda | | 28.36 | 28.36 | 138,941 | 76,513 | 62,428 | (2,741) | 123,147 | 84,518 | 38,629 | (144) |
| Lavvi Roma Empreendimentos Imobiliários Ltda | | 22.69 | 22.69 | 62,152 | 15,328 | 46,824 | 546 | 58,890 | 12,612 | 46,278 | (1,652) |
| Living 006 Empreendimentos Imobiliários Ltda | | 100.00 | 100.00 | 92,313 | 59,657 | 32,656 | 12,493 | 64,231 | 45,524 | 18,708 | 7,974 |
| Living 008 Empreendimentos Imobiliários Ltda | | 100.00 | 100.00 | 98,479 | 67,797 | 30,682 | (1,267) | 89,308 | 67,928 | 21,380 | 4,032 |
| Living 011 Empreendimentos Imobiliários Ltda | | 100.00 | 100.00 | 33,997 | 13,747 | 20,250 | 10,584 | 58,300 | 25,546 | 32,754 | 9,439 |
| Living Abaete Empreendimentos Imobiliários Ltda | | 100.00 | 100.00 | 19,209 | 4,504 | 14,705 | 557 | 23,626 | 6,348 | 17,278 | (9) |
| Living Araraquara Empreendimentos Imobiliários Ltda | | 100.00 | 100.00 | 41,985 | 16,866 | 25,119 | 6,953 | 39,139 | 13,428 | 25,711 | 7,320 |
| Living Batatas Empreendimentos Imobiliários Ltda | | 100.00 | 100.00 | 104,177 | 78,725 | 25,451 | 6,940 | 60,841 | 43,681 | 17,160 | 6,954 |
| Living Botucatu Empreendimentos Imobiliários Ltda | (i) | 60.96 | 61.88 | 20,549 | 4,411 | 16,137 | (2,566) | 31,162 | 7,459 | 23,703 | (9,188) |
| Living Cacoal Empreendimentos Imobiliários Ltda | | 100.00 | 100.00 | 93,301 | 58,783 | 34,517 | 11,538 | 90,356 | 49,997 | 40,359 | 13,626 |
| Living Emp. Imob. Ltda | | 100.00 | 100.00 | 43,839 | 9,239 | 34,600 | 2,325 | 52,453 | 18,570 | 33,883 | 298 |
| Living Indiana Empreendimentos Imobiliários Ltda | | 100.00 | 100.00 | 16,767 | 4,148 | 12,619 | 2,653 | 22,090 | 3,696 | 18,394 | 8,063 |
| Living Ipe Empreendimentos Imobiliários Ltda | | 100.00 | 100.00 | 36,357 | 19,567 | 16,790 | 11,906 | 45,704 | 26,963 | 18,742 | 6,042 |
| Living Loreto Empreendimentos Imobiliários Ltda | | 100.00 | 100.00 | 21,621 | 5,203 | 16,419 | 3,567 | 27,246 | 6,259 | 20,987 | 2,871 |
| Living Panama Empreendimentos Imobiliários Ltda | | 100.00 | 100.00 | 19,381 | 9,093 | 10,288 | (430) | 25,872 | 14,530 | 11,342 | (247) |
| Living Provance Empreendimentos Imobiliários Ltda | | 100.00 | 100.00 | 21,016 | 4,983 | 16,033 | 259 | 49,347 | 6,738 | 42,609 | 5,285 |
| Living Salazares Empreendimentos Imobiliários Ltda | | 100.00 | 100.00 | 80,226 | 51,441 | 28,785 | 21,069 | 5,667 | 2,944 | 2,723 | 154 |
| Locadora De Moveis Inacio Vasconcelos Ltda. | | 1.78 | 1.78 | 24,153 | 85 | 24,069 | 2,090 | 24,689 | 102 | 24,587 | 1,720 |
| Luanda Empreendimentos Imobiliários Ltda | | 100.00 | 100.00 | 79,581 | 12,333 | 67,248 | 9,104 | 115,344 | 42,306 | 73,037 | 10,582 |

Notes to the Interim Financial Information**CYRELA BRAZIL REALTY S.A. EMPREENDIMENTOS E PARTICIPAÇÕES****NOTES TO THE INTERIM FINANCIAL INFORMATION FOR THE NINE-MONTH PERIOD
ENDED SEPTEMBER 30, 2023 AND 2022**

(In thousands of Brazilian reais – R\$, unless otherwise stated)

| | | | Equity interest - % | | 09/2023 | | 2022 | | 09/2022 | | | |
|---|------|--|---------------------|--------|-----------|-------------|---------|------------------------------|-----------|-------------|---------|------------------------------|
| | | | 09/2023 | 2022 | Assets | Liabilities | Equity | Profit (loss) for the period | Assets | Liabilities | Equity | Profit (loss) for the period |
| Lyon Empreendimentos Imobiliários Ltda | | | 100.00 | 100.00 | 229,840 | 71,761 | 158,079 | (5,352) | 167,666 | 13,179 | 154,487 | 1,620 |
| M Patri Spe 01 Empreendimentos Imob | (i) | | 13.67 | 20.00 | 61,015 | 4,079 | 56,936 | (410) | 41,979 | 10 | 41,970 | (92) |
| Maba Emp.Imob. Ltda | | | 60.00 | 60.00 | 115,058 | 69,442 | 45,616 | 33,805 | 54,644 | 7,834 | 46,811 | 13,466 |
| Mac Empreendimentos Imobiliários Ltda | | | 50.00 | 50.00 | 20,110 | 5,832 | 14,278 | 3,667 | 21,186 | 8,674 | 12,511 | 327 |
| Madinina Empreendimentos Imobiliários Ltda | | | 100.00 | 100.00 | 76,625 | 62,116 | 14,509 | 6,107 | 53,887 | 47,024 | 6,862 | 5,334 |
| Mãos Dadas Empreendimentos Imobiliários Ltda | | | 40.16 | 40.16 | 22,875 | 1,651 | 21,224 | (2,342) | 22,139 | 8,212 | 13,927 | 4 |
| Marquise - Mandara By Yoo Empreendimentos Imobiliários Spe Ltda | | | 33.00 | 33.00 | 127,499 | 74,362 | 53,137 | 26,956 | 105,950 | 79,770 | 26,180 | (6,982) |
| Monterey Incorporações Spe Ltda | (i) | | 21.90 | 23.75 | 114,190 | 80,263 | 33,927 | 6,104 | 6,845 | 197 | 6,648 | (92) |
| Nova Carlos Gomes Empreendimentos Imobiliários Spe S/A | | | 90.00 | 90.00 | 35,187 | 13,285 | 21,902 | 5,014 | 50,834 | 13,510 | 37,324 | 6,613 |
| Novvo Empreendimentos Imobiliários S.A | | | 28.36 | 28.36 | 109,424 | 338 | 109,086 | (1,113) | 386 | 321 | 65 | |
| Olamp Empreendimentos Imobiliários Ltda | | | 75.00 | 75.00 | 27,837 | 1,677 | 26,161 | 2,540 | 25,246 | 1,626 | 23,621 | 3,272 |
| Piomer-4 Empreendimentos Imobiliários Ltda | | | 100.00 | 100.00 | 88,728 | 11,180 | 77,548 | 16,448 | 49,724 | 19,766 | 29,958 | 10,055 |
| Plak 1 Empreed. Imob. Ltda | (ii) | | 17.26 | - | 54,230 | 24,211 | 30,019 | 9 | - | - | - | - |
| Plano & Plano Construções E Participações Ltda | | | 82.48 | 82.48 | 125,250 | 45,484 | 79,766 | (6,220) | 124,908 | 38,922 | 85,986 | (9,767) |
| Plano & Plano Desenvolvimento Imobiliários S.A | | | 34.52 | 34.52 | 1,109,352 | 512,030 | 597,322 | 185,472 | 1,076,679 | 666,441 | 410,238 | 76,361 |
| Plano Amazonas Empreendimentos Imobiliários Ltda | | | 34.52 | 34.52 | 166,470 | 85,411 | 81,060 | 28,208 | 146,530 | 90,572 | 55,959 | 4,044 |
| Plano Amoreira Empreendimentos Imobiliários Spe Ltda | | | 92.99 | 92.99 | 21,531 | 2,948 | 18,584 | (4,737) | 24,712 | 1,391 | 23,320 | (977) |
| Plano Cambaia Empreendimentos Imobiliários Ltda | | | 34.52 | 34.52 | 73,480 | 57,641 | 15,838 | 15,173 | 79,281 | 78,615 | 666 | 1,645 |
| Plano Cambui Empreendimentos Imobiliários Ltda | | | 34.52 | 34.52 | 14,378 | 2,989 | 11,389 | (128) | 92,293 | 22,331 | 69,963 | 4,664 |
| Plano Carvalho Empreendimentos Imobiliários Ltda | | | 34.52 | 34.52 | 55,263 | 5,786 | 49,477 | 5,020 | 82,833 | 16,289 | 66,544 | 24,209 |
| Plano Colorado Empreendimentos Imobiliários Ltda | | | 34.52 | 34.52 | 56,637 | 34,162 | 22,475 | 11,312 | 59,834 | 48,672 | 11,162 | 6,185 |
| Plano Columbia Empreendimentos Imobiliar | | | 34.52 | 34.52 | 66,237 | 51,369 | 14,868 | 11,807 | 69,248 | 65,765 | 3,482 | 1,262 |
| Plano Coqueiro Empreendimentos Imobiliários Ltda | | | 34.52 | 34.52 | 37,383 | 23,678 | 13,704 | 9,691 | 27,771 | 23,757 | 4,013 | 52 |
| Plano Eufrates Empreendimentos Imobiliarios | | | 34.52 | 34.52 | 67,148 | 47,467 | 19,680 | 12,674 | 46,145 | 33,375 | 12,769 | 10,484 |
| Plano Giovanni Grochi Empreed. Imob. Ltda | (ii) | | 24.16 | - | 98,381 | 44,996 | 53,384 | (757) | - | - | - | - |
| Plano Guarita Empreendimentos Imobiliários Ltda | | | 34.52 | 34.52 | 76,604 | 41,368 | 35,235 | 22,183 | 134,567 | 52,006 | 82,561 | 21,542 |
| Plano Iguaçu Empreendimentos Imobiliários Ltda | | | 34.52 | 34.52 | 111,761 | 54,447 | 57,314 | 3,386 | 40,794 | 26,866 | 13,928 | 3,460 |
| Plano Ipiranga Empreendimentos Imobiliários Ltda | | | 34.52 | 34.52 | 83,780 | 43,611 | 40,168 | (170) | 1,924 | 1,586 | 338 | 1,248 |
| Plano Japurá Empreed. Imob. Ltda | | | 20.71 | 20.71 | 68,622 | 55,978 | 12,644 | 13,114 | 534 | 1,005 | (470) | (110) |
| Plano Jordao Empreendimentos Imobiliar | | | 34.52 | 34.52 | 144,543 | 100,625 | 43,918 | 33,836 | 133,497 | 123,414 | 10,082 | 1,768 |
| Plano Laranjeira Empreendimentos Imobiliários Ltda | | | 34.52 | 34.52 | 66,165 | 52,460 | 13,705 | 11,685 | 37,517 | 35,498 | 2,020 | (361) |
| Plano Limeira Empreendimentos Imobiliários Ltda | | | 34.52 | 34.52 | 67,061 | 38,393 | 28,669 | 17,236 | 73,578 | 36,314 | 37,264 | 10,101 |
| Plano Macieira Empreendimentos Imobiliários Ltda | | | 82.49 | 82.49 | 45,676 | 344 | 45,332 | 4,591 | 41,797 | 1,056 | 40,741 | (291) |
| Plano Madeira Empreendimentos Imobiliários Ltda | | | 34.52 | 34.52 | 13,951 | 583 | 13,369 | 534 | 13,550 | 715 | 12,834 | 657 |
| Plano Parana Empreendimentos Imobiliar | | | 34.52 | 34.52 | 48,985 | 35,960 | 13,025 | 12,321 | 35,923 | 34,231 | 1,692 | 561 |
| Plano Piracicaba Empreendimentos Imobiliarios | | | 34.52 | 34.52 | 84,587 | 61,667 | 22,920 | 2,558 | 73,172 | 72,809 | 363 | 135 |
| Plano São Francisco Empreendimentos Imobiliários Ltda | | | 34.52 | 34.52 | 137,484 | 106,184 | 31,300 | 19,216 | 145,624 | 133,539 | 12,084 | 2,152 |
| Plano Sena Empreendimentos Imobiliários Ltda | | | 34.52 | 34.52 | 16,393 | 6,099 | 10,294 | 7,523 | 37,026 | 31,992 | 5,034 | 3,836 |
| Plano Tejo Empreendimentos Imobiliarios | | | 34.52 | 34.52 | 47,340 | 30,782 | 16,558 | 12,854 | 65,376 | 61,671 | 3,705 | 1,751 |
| Plano Tigre Empreendimentos Imobiliários Ltda | | | 34.52 | 34.52 | 36,486 | 15,840 | 20,646 | 2,575 | 27,756 | 8,447 | 19,308 | 12,930 |
| Plano Tocantins Empreendimentos Imobiliários Ltda | | | 34.52 | 34.52 | 72,360 | 44,649 | 27,711 | 10,621 | 56,755 | 38,697 | 18,059 | 5,867 |
| Plano Videira Empreendimentos Imobiliários Ltda | | | 34.52 | 34.52 | 21,080 | 742 | 20,338 | 323 | 22,126 | 2,108 | 20,018 | 6,615 |
| Potim Empreendimentos Imobiliários Ltda | | | 100.00 | 100.00 | 40,910 | 8,518 | 32,393 | 4,401 | 25,285 | 10,773 | 14,511 | 1,756 |
| Praia Do Forte Empreendimentos Imobiliários Ltda | | | 80.00 | 80.00 | 28,819 | 18,474 | 10,346 | 16,386 | 26,789 | 25,435 | 1,355 | 6,883 |
| Queiroz Galvao Mac Cyrela Veneza Empreendimentos Imobiliários S/A | | | 30.00 | 30.00 | 48,464 | 32,606 | 15,858 | 1,903 | 46,613 | 32,659 | 13,954 | 1,277 |
| R023 Ouveiros Empreendimentos Participações Ltda | (i) | | 10.96 | 11.88 | 39,074 | 15,479 | 23,596 | 3,955 | 78,347 | 51,706 | 26,641 | 10,086 |
| Ravenna Empreendimentos Imobiliários Ltda | | | 100.00 | 100.00 | 204,400 | 104,042 | 100,358 | 29,795 | 185,447 | 62,686 | 122,760 | 32,960 |
| Reserva Casa Grande Empreendimentos Imobiliários Ltda | | | 50.00 | 50.00 | 39,657 | 1,757 | 37,900 | 4,504 | 34,956 | 1,561 | 33,395 | 5,899 |
| Rio Manso Empreendimentos Imobiliarios L | | | 50.00 | 50.00 | 12,611 | (9) | 12,620 | 3,021 | 11,823 | 225 | 11,599 | 270 |
| Roque Petroni Do Brasil Projetos Imob. Ltda | | | 57.76 | 57.76 | 717,301 | 307,081 | 410,220 | 45,661 | 746,347 | 381,788 | 364,559 | (160) |
| Scp Green | | | 90.35 | 90.35 | 123,474 | 1,821 | 121,652 | 8,292 | 101,203 | 664 | 100,539 | 5,742 |
| Scp Plano Pitangueiras | | | 34.52 | 34.52 | 25,177 | 536 | 24,640 | 1,143 | 25,115 | 1,618 | 23,497 | 10,813 |
| Seller Consultoria Imobiliária E Representações Ltda | | | 100.00 | 100.00 | 143,547 | 90,389 | 53,158 | 12,561 | 134,245 | 97,988 | 36,257 | (20,020) |
| Sig 10 Empreendimentos | | | 50.00 | 50.00 | 60,903 | 249 | 60,655 | 370 | 63,792 | 3,499 | 60,294 | 1,524 |
| Sk. Xcxy Empreendimentos Imobiliários Ltda | | | 7.50 | 50.00 | 27,436 | 14,411 | 13,025 | (33) | 0 | 1 | (0) | (6) |
| Sk Catao Empreendimentos Imobiliários Ltda | | | 50.00 | 50.00 | 70,560 | 41,347 | 29,213 | (1,591) | 67,057 | 29,168 | 37,889 | 520 |
| Sk Demostenes Empreendimentos Imobiliários Ltda | | | 25.00 | 25.00 | 47,063 | 20,805 | 26,259 | 2,476 | 35,881 | 12,098 | 23,783 | 396 |
| Sk Franca Empreed Imob S.A | | | 25.00 | 25.00 | 83,003 | 27,218 | 55,786 | (1,148) | 81,873 | 30,945 | 50,928 | (477) |
| Sk Lisboa Empreed Imobiliarios Ltda | | | 25.00 | 50.00 | 45,927 | 17,409 | 28,518 | (864) | 41,418 | 23,515 | 17,903 | (522) |
| Sk Loeftgreen Empreendimentos Imobiliarios Ltda | | | 32.50 | 32.50 | 56,138 | 11,449 | 44,689 | (329) | 100,284 | 10,509 | 89,774 | (5,632) |
| Sk Pinheiros Empreed Imob Ltda | (i) | | 15.00 | 50.00 | 59,611 | 38,246 | 21,365 | (318) | 53,599 | 39,017 | 14,582 | (38) |
| Sk Realty Empreendimentos Imobiliários Ltda | | | 50.00 | 50.00 | 283,516 | 132,269 | 151,247 | (26,555) | 317,004 | 141,567 | 175,437 | (4,974) |
| Snowbird Master Fundo De Investimento Imobiliários | | | 20.00 | 20.00 | 666,072 | 235,236 | 430,836 | (5,153) | 736,697 | 416,274 | 320,423 | (3,286) |
| Snowbird Parallel Fundo De Investimento Imobiliários | | | 10.00 | 10.00 | 385,600 | 39,590 | 346,010 | (2,249) | 795,044 | 512,097 | 282,947 | 1,881 |
| Spe 131 Brasil Incorporação Ltda | | | 50.00 | 50.00 | 45,722 | 19,968 | 25,754 | (222) | 35,116 | 15,140 | 19,976 | 2,705 |
| Spe 137 Brasil Incorporacao Ltda - Scp | | | 42.00 | 42.00 | 27,878 | 15,116 | 12,762 | 6,119 | 4,750 | 3,433 | 1,317 | (53) |
| Spe Botinha li Emp Imob | (i) | | 39.37 | 65.62 | 64,127 | 4,000 | 60,127 | (2,137) | 9,517 | 331 | 9,186 | - |
| Spe Clt Cv Incorporações Ltda | | | 50.00 | 50.00 | 18,292 | 1,811 | 16,481 | (536) | 18,789 | 1,772 | 17,017 | 917 |
| Spe Faicalville Incorporação 3 Ltda | | | 50.00 | 50.00 | 28,894 | 15,777 | 13,117 | 1,099 | 30,070 | 18,052 | 12,018 | 3,297 |
| Tamiois Empreendimentos Imobiliários Spe Ltda | | | 60.00 | 60.00 | 11,958 | 265 | 11,693 | 1,079 | 31,934 | 170 | 31,764 | 1,236 |
| Tarjab-Ares Empreendimentos Imobiliários Spe Ltda | | | 35.70 | 35.70 | 33,640 | 3,336 | 30,304 | 989 | 78,730 | 45,001 | 33,729 | 10,120 |
| Teresopolis Empreendimentos Imobiliários Ltda | | | 80.00 | 80.00 | 24,939 | 13,129 | 11,810 | 72 | 24,591 | 12,983 | 11,608 | 0 |
| Toulon Empreendimentos Imobiliários Spe Ltda | | | 100.00 | 100.00 | 18,014 | 1,212 | 16,801 | 2 | 18,013 | 1,214 | 16,799 | (6) |
| Villa Real Incorporações Ltda | (i) | | 60.96 | 61.88 | 11,013 | 539 | 10,474 | (0) | 10,741 | 500 | 10,241 | (4) |
| Vinson Empreendimentos Imobiliários Ltda | | | 63.48 | 63.48 | 172,034 | 89,816 | 82,218 | 14,901 | 179,133 | 86,111 | 93,022 | 20,410 |
| Vivaz Vendas - Consultoria Imobiliária Ltda | | | 100.00 | 100.00 | 35,322 | 18,748 | 16,574 | (37,252) | 44,048 | 17,820 | 26,228 | (48,482) |

(i) Change due to the increase (decrease) in equity interests.

(ii) Refers to the establishment/inclusion of new company.

c) Foreign investments:

The interim financial information of joint venture Cyrsa S.A. (headquartered in Argentina), which functional currency is the Argentinean peso, was translated into Brazilian reais using the exchange rate prevailing on September 30, 2023 of R\$0.0143 (R\$0.0296 on December 31, 2022). The effects arising from the translation of the balance sheet into the Company's presentation currency are reflected in "Other comprehensive income", in equity, represented by R\$358 as at September 30, 2023 (R\$1,566 as at September 30, 2022).

Notes to the Interim Financial Information**CYRELA BRAZIL REALTY S.A. EMPREENDIMENTOS E PARTICIPAÇÕES****NOTES TO THE INTERIM FINANCIAL INFORMATION FOR THE NINE-MONTH PERIOD ENDED SEPTEMBER 30, 2023 AND 2022**

(In thousands of Brazilian reais – R\$, unless otherwise stated)

d) Breakdown of investments presented in the consolidated:

| | Equity interest - % | | Equity | | Profit (loss) for the period | | Investment | | Share of profit (loss) of subsidiaries | | |
|---|---------------------|-------|-----------|-----------|------------------------------|---------|------------|-----------|--|----------|--------|
| | 09/2023 | 2022 | 09/2023 | 2022 | 09/2023 | 09/2022 | 09/2023 | 2022 | 09/2023 | 09/2022 | |
| Aurea Extrema Empreendimentos Imobiliari | 50.00 | 50.00 | 147,275 | 96,934 | (35) | (306) | 73,637 | 48,467 | (18) | (153) | |
| Brasil Incorporacao 199 Spe Ltda | 50.00 | 50.00 | 19,216 | 10,292 | 8,924 | 618 | 9,608 | 5,146 | 4,462 | 309 | |
| Camargo Correa Cyrela Empreendimentos Imobiliários Spe Ltda | 50.00 | 50.00 | 24,874 | 24,409 | (0) | (1) | 12,437 | 12,204 | (0) | (1) | |
| Carapa Empreendimentos Imobiliários S/A | 60.00 | 60.00 | 25,977 | 28,407 | (2,467) | 330 | 15,586 | 17,044 | (1,480) | 198 | |
| Cbr 011 Empreendimentos Imobiliários Ltda | 32.50 | 32.50 | 76,008 | 97,097 | 3,341 | 68,127 | 24,703 | 31,557 | 1,086 | 22,141 | |
| Cbr 046 Empreendimentos Imobiliários Ltda | 58.50 | 58.50 | 22,982 | 34,083 | 4,114 | 6,827 | 13,444 | 19,939 | 2,407 | 3,994 | |
| Cbr 051 Empreendimentos Imobiliários Ltda | 50.00 | 50.00 | 25,620 | 39,173 | 10,447 | 47,962 | 12,810 | 19,586 | 5,223 | 23,981 | |
| Cota90 Incorporadora Ltda | 40.00 | 40.00 | 33,294 | 10,714 | 2,643 | (113) | 13,318 | 4,286 | 1,057 | (45) | |
| Companhia Hipotecaria Piratini – Chp | (ii) | 7.49 | - | 138,367 | - | - | - | 10,368 | - | 37 | |
| Cury Construtora E Incorporadora S/A | (i) | 21.92 | 23.77 | 923,162 | 751,891 | 321,271 | 238,100 | 202,355 | 178,722 | 70,422 | 58,106 |
| Cy 2 Pqnm Empreend Imob Ltda | | 20.00 | 20.00 | 48,616 | 31,556 | (1,197) | (17) | 9,723 | 6,311 | (239) | - |
| Ebm Incorporacoes S.A. | 50.00 | 50.00 | 171,800 | 122,879 | 20,245 | (7,708) | 85,900 | 61,440 | 10,123 | (3,854) | |
| Ermoviel Servicos De Informacoes E Participacoes S.A | 40.00 | 40.00 | 10,066 | 13,410 | (585) | 4,475 | 4,026 | 5,364 | (234) | 1,790 | |
| Embu Investimentos Imobiliários E Participações S.A. | 40.00 | 40.00 | 50,700 | 65,754 | (7,402) | (961) | 20,280 | 26,301 | (2,961) | - | |
| Ibirajá Empre Imob Spe Ltda | (i) | 35.70 | 49.00 | 49,483 | 46,450 | 4,956 | 9,474 | 17,665 | 22,761 | 1,769 | 3,382 |
| Iracema Incorporadora Ltda | 50.00 | 50.00 | 71,837 | 98,562 | 15,276 | 13,633 | 35,919 | 49,281 | 7,638 | 6,817 | |
| Ivoti Empreendimentos Imobiliários Ltda | 50.00 | 50.00 | 10,799 | 4,846 | 4,539 | 5,399 | 2,423 | 2,270 | 3 | 3 | |
| Jardim Loureiro Da Silva Empreendimentos Imobiliários Ltda | 65.00 | 65.00 | 22,626 | 22,728 | (798) | (233) | 14,707 | 14,773 | 519 | (151) | |
| Lamballe Incorporadora Ltda | 40.00 | 40.00 | 21,562 | 22,308 | (746) | 148 | 8,625 | 8,923 | (298) | 59 | |
| Lavvi Empreendimentos Imobiliários S.A | 28.36 | 28.36 | 1,261,233 | 1,171,691 | 143,308 | 82,420 | 561,288 | 535,897 | 40,637 | 23,372 | |
| Lavvi Madri Empreendimentos Imobiliários Ltda | 20.00 | 20.00 | 13,745 | 52,369 | 7,836 | 10,796 | 2,749 | 10,474 | 1,567 | 2,159 | |
| Living Botucatu Empreendimentos Imobiliários Ltda | 50.00 | 50.00 | 16,137 | 23,703 | (2,566) | (9,188) | 8,069 | 11,852 | (1,283) | (4,594) | |
| Locadora De Imoveis Inacio Vasconcelos Ltda. | 1.92 | 1.92 | 24,069 | 24,587 | 2,090 | 1,720 | 462 | 472 | 40 | 33 | |
| M Patrii Spe 01 Empreendimentos Imob | (i) | 22.79 | 20.00 | 56,936 | 41,970 | (410) | (92) | 12,975 | 8,394 | (93) | (18) |
| Mac Empreendimentos Imobiliários Ltda | | 50.00 | 14,278 | 12,511 | 3,667 | 327 | 7,139 | 6,256 | 1,833 | 163 | |
| Mãos Dadas Empreendimentos Imobiliários Ltda | 40.16 | 40.16 | 21,224 | 13,927 | (2,342) | 4 | 8,523 | 5,593 | (940) | 2 | |
| Marquise - Mandara By Yoo Empreendimentos Imobiliários Spe Ltda | 33.00 | 33.00 | 53,137 | 26,180 | 26,956 | (6,982) | 17,535 | 8,639 | 8,896 | (2,304) | |
| Plano & Plano Desenvolvimento Imobiliários S.A | 34.52 | 34.52 | 597,322 | 410,238 | 185,472 | 76,361 | 738,466 | 673,887 | 64,022 | 26,359 | |
| Queiroz Galvao Mac Cyrela Veneza Empreendimentos Imobiliários S/A | 15.00 | 15.00 | 15,858 | 13,954 | 1,903 | 1,277 | 2,379 | 2,093 | 286 | 191 | |
| Reserva Casa Grande Empreendimentos Imobiliários Ltda | 50.00 | 50.00 | 37,900 | 33,395 | 4,504 | 5,899 | 18,950 | 16,698 | 2,252 | 2,949 | |
| Rio Manso Empreendimentos Imobiliários L | 50.00 | 50.00 | 12,620 | 11,599 | 3,021 | 270 | 6,310 | 5,799 | 1,511 | 135 | |
| Sig 10 Empreendimentos | 50.00 | 50.00 | 60,655 | 60,294 | 370 | 1,524 | 30,327 | 30,147 | 185 | 762 | |
| Sk Realty Empreendimentos Imobiliários Ltda | (iii) | 50.00 | 151,247 | 175,437 | (26,555) | (4,974) | 75,623 | - | (13,277) | - | |
| Snowbird Master Fundo De Investimento Imobiliários | 20.00 | 20.00 | 430,836 | 320,423 | (5,153) | (3,286) | 86,167 | 64,085 | (1,031) | (657) | |
| Spe 131 Brasil Incorporação Ltda | 50.00 | 50.00 | 25,754 | 19,976 | (222) | 2,705 | 12,877 | 9,988 | (111) | 1,352 | |
| Spe CH Cvc Incorporações Ltda | 50.00 | 50.00 | 16,481 | 17,017 | (536) | 917 | 8,240 | 8,508 | (268) | 459 | |
| Spe Faicalville Incorporação 3 Ltda | 50.00 | 50.00 | 13,117 | 12,018 | 1,099 | 3,297 | 6,559 | 6,009 | 549 | 1,648 | |
| Tamoios Empreendimentos Imobiliários Spe Ltda | 60.00 | 60.00 | 11,693 | 31,764 | 1,079 | 1,236 | 7,016 | 19,058 | 647 | 741 | |
| Tarjab-Ares Empreendimentos Imobiliários Spe Ltda | (i) | 35.70 | 49.00 | 30,304 | 33,729 | 989 | 10,120 | 10,819 | 16,527 | 353 | 3,613 |
| Villa Real Incorporações Ltda | 50.00 | 50.00 | 10,474 | 10,241 | (0) | (4) | 5,237 | 5,120 | (0) | (2) | |
| Vinson Empreendimentos Imobiliários Ltda | 49.02 | 49.02 | 82,218 | 93,022 | 14,901 | 20,410 | 40,303 | 45,599 | 7,304 | 10,005 | |
| Other SPEs with equity of up to 10MMM | | | 4,946,757 | 4,208,518 | 997,307 | 557,350 | 108,232 | 220,079 | (45,273) | (24,183) | |
| | | | | | | | 2,366,756 | 2,245,704 | 169,589 | 158,759 | |

(i) Change due to the increase (decrease) in equity interests.

(ii) Refers to the establishment/inclusion of new company.

(iii) As at March 31, 2023, subsidiaries were deconsolidated due to the loss of control of SKR

e) Investment recorded at fair value

As at September 30, 2023, the investment of SYN PROP E TECH S.A totaled R\$7,453 (R\$7,526 as at December 31, 2022), considering 1,813,472 shares held by the Company measured at a market value per share of R\$4.11. The variations in net profit (loss), without considering the distribution of dividends in the year, were recognized in line item “Other” in investments, at the approximate amount of R\$345. As at September 30, 2023, the investment of Tecnisa S/A totaled R\$3,137 (R\$2,699 as at December 31, 2022), considering 1,018,480 shares held by the Company measured at a market value per share of R\$3.08 according to the amount traded on Bovespa on September 30, 2023. The variations in net profit (loss) were recognized in line item “Other” in investments, at the approximate amount of R\$407.

Notes to the Interim Financial Information**CYRELA BRAZIL REALTY S.A. EMPREENDIMENTOS E PARTICIPAÇÕES****NOTES TO THE INTERIM FINANCIAL INFORMATION FOR THE NINE-MONTH PERIOD
ENDED SEPTEMBER 30, 2023 AND 2022**

(In thousands of Brazilian reais – R\$, unless otherwise stated)

8. PROPERTY AND EQUIPMENT

The variations are as follows:

| Cost: | Parent | | | | | | |
|--------------------------|-------------------------|------------------------|-----------|------------|----------|----------------------------|--------------------|
| | Machinery and equipment | Furniture and fixtures | Computers | Facilities | Vehicles | Leasehold improvements (i) | Right of use (iii) |
| Balance as at 12.31.2021 | 1,451 | 5,949 | 16,015 | 374 | - | 30,832 | 37,614 |
| Additions | 778 | 201 | 238 | - | - | 1,472 | 7,530 |
| Write-offs | - | - | - | - | - | - | - |
| Balance as at 12.31.2022 | 2,229 | 6,150 | 16,253 | 374 | - | 29,360 | 45,144 |
| Additions | 6 | 281 | 556 | - | - | 4,266 | 794 |
| Write-offs | - | - | - | - | - | - | - |
| Balance as at 09/30/2023 | 2,235 | 6,431 | 16,809 | 374 | - | 33,626 | 45,938 |

| Depreciation: | Parent | | | | | | |
|-----------------------------------|------------------------------------|-----------------------------------|----------------------|-----------------------|---------------------|----------------------------|--------------------|
| | 10% p.a. - Machinery and equipment | 10% p.a. - Furniture and fixtures | 20% p.a. - Computers | 10% p.a. - Facilities | 20% p.a. - Vehicles | Leasehold improvements (i) | Right of use (iii) |
| Balance as at 12.31.2021 | (1,342) | (5,922) | (12,179) | (374) | - | (28,910) | (15,193) |
| Depreciation | (81) | (5) | (1,003) | - | - | (416) | (6,496) |
| Write-offs | - | - | - | - | - | - | - |
| Balance as at 12.31.2022 | (1,423) | (5,927) | (13,182) | (374) | - | (29,326) | (21,689) |
| Depreciation | (66) | (20) | (774) | - | - | (317) | (5,131) |
| Write-offs | - | - | - | - | - | - | - |
| Balance as at 09/30/2023 | (1,489) | (5,947) | (13,956) | (374) | - | (29,643) | (26,820) |
| Residual balance as at 12.31.2021 | 109 | 27 | 3,836 | - | - | 1,922 | 22,421 |
| Residual balance as at 12.31.2022 | 806 | 223 | 3,071 | - | - | 34 | 23,455 |
| Residual balance as at 09/30/2023 | 746 | 484 | 2,853 | - | - | 3,983 | 19,118 |

Notes to the Interim Financial Information**CYRELA BRAZIL REALTY S.A. EMPREENDIMENTOS E PARTICIPAÇÕES****NOTES TO THE INTERIM FINANCIAL INFORMATION FOR THE NINE-MONTH PERIOD ENDED SEPTEMBER 30, 2023 AND 2022**

(In thousands of Brazilian reais – R\$, unless otherwise stated)

| Cost: | Consolidated | | | | | | | |
|--------------------------|-------------------------|------------------------|-----------|------------|----------|----------------------------|--------------------|------------------|
| | Machinery and equipment | Furniture and fixtures | Computers | Facilities | Vehicles | Leasehold improvements (i) | Right of use (iii) | Sales stand (ii) |
| Balance as at 12.31.2021 | 5,343 | 12,497 | 27,603 | 1,085 | 38 | 48,400 | 54,439 | 194,757 |
| Additions | 896 | 915 | 1,499 | - | - | 2,175 | 12,461 | 81,527 |
| Write-offs | (11) | - | - | - | - | - | - | (62,853) |
| Change of criterion (iv) | - | - | - | - | - | - | - | - |
| Balance as at 12.31.2022 | 6,228 | 13,412 | 29,102 | 1,085 | 38 | 50,575 | 66,900 | 213,431 |
| Additions | 73 | 592 | 2,226 | - | - | 4,463 | 993 | 89,356 |
| Write-offs | (1,321) | (606) | (505) | (15) | - | (1,692) | (9,001) | (47,902) |
| Items 100% depreciated | - | - | - | - | - | - | - | - |
| Change of criterion (iv) | - | - | - | - | - | - | - | - |
| Balance as at 09.30.2023 | 4,980 | 13,398 | 30,823 | 1,070 | 38 | 53,346 | 58,892 | 254,885 |

| Depreciation: | Consolidated | | | | | | | |
|-----------------------------------|------------------------------------|-----------------------------------|----------------------|-----------------------|---------------------|----------------------------|--------------------|------------------|
| | 10% p.a. - Machinery and equipment | 10% p.a. - Furniture and fixtures | 20% p.a. - Computers | 10% p.a. - Facilities | 20% p.a. - Vehicles | Leasehold improvements (i) | Right of use (iii) | Sales stand (ii) |
| Balance as at 12.31.2021 | (4,936) | (11,276) | (20,433) | (1,078) | (38) | (44,159) | (22,021) | (116,033) |
| Depreciation | (130) | (199) | (1,975) | (2) | - | (1,618) | (10,472) | (27,223) |
| Write-offs | 11 | - | - | - | - | - | - | 10,168 |
| Change of criterion (iv) | - | - | - | - | - | - | - | - |
| Balance as at 12.31.2022 | (5,055) | (11,475) | (22,408) | (1,080) | (38) | (45,777) | (32,493) | (133,088) |
| Depreciation | (93) | (166) | (2,775) | - | - | (1,327) | (6,409) | (28,998) |
| Write-offs | 1,302 | 323 | 271 | 17 | - | 1,558 | 4,931 | 14,252 |
| Items 100% depreciated | - | - | - | - | - | - | - | - |
| Change of criterion (iv) | - | - | - | - | - | - | - | - |
| Balance as at 09.30.2023 | (3,846) | (11,318) | (24,912) | (1,063) | (38) | (45,546) | (33,971) | (147,834) |
| Residual balance as at 12.31.2021 | 407 | 1,221 | 7,170 | 7 | - | 4,241 | 32,418 | 78,724 |
| Residual balance as at 12.31.2022 | 1,173 | 1,937 | 6,694 | 5 | - | 4,798 | 34,407 | 80,343 |
| Residual balance as at 09.30.2023 | 1,134 | 2,080 | 5,911 | 7 | - | 7,800 | 24,921 | 107,051 |

- (i) Costs are charged to profit or loss over the property lease periods, which range from three to five years.
- (ii) Depreciation is based on the useful life of the assets of 24 months on average, used during the real estate project sales period, and it is allocated to profit or loss, in line item "Selling expenses". When the sales stand is built in the land, the demobilization occurs within a shorter period to begin the construction works.
- (iii) Addition relating to the adoption of IFRS 16 – Leases, where the Company is the lessee of some assets.

As at September 30, 2023 and December 31, 2022, no assets subject to the need to recognize an allowance for impairment were identified.

9. INTANGIBLE ASSETS

The variations are as follows:

Notes to the Interim Financial Information**CYRELA BRAZIL REALTY S.A. EMPREENDIMENTOS E PARTICIPAÇÕES****NOTES TO THE INTERIM FINANCIAL INFORMATION FOR THE NINE-MONTH PERIOD
ENDED SEPTEMBER 30, 2023 AND 2022**

(In thousands of Brazilian reais – R\$, unless otherwise stated)

| | Parent | | | | |
|--------------------------|--------------------------------------|-------------------------|------------------|----------|---------|
| | Trademarks, patents and rights | Implementation costs | Software license | Subtotal | Surplus |
| Cost: | | | | | |
| Balance as at 12.31.2021 | 11,966 | 72,864 | 26,277 | 111,107 | 168,838 |
| Additions | - | - | - | - | 99,642 |
| Write-offs | - | - | - | - | - |
| Balance as at 12.31.2022 | 11,966 | 72,864 | 26,277 | 111,107 | 268,480 |
| Additions | - | 803 | 3,467 | 4,270 | - |
| Write-offs | (11,966) | - | - | (11,966) | - |
| Balance as at 09.30.2023 | - | 73,667 | 29,744 | 103,411 | 268,480 |

| | Parent | | | | |
|--------------------------------------|--------------------------------------|---------------------------------------|--------------------------------|----------|-----------|
| | Trademarks, patents and rights | 14% p.a. - Implementation costs | 20% p.a. - Software license | Subtotal | Surplus |
| Amortization: | | | | | |
| Balance as at 12.31.2021 | - | (71,190) | (25,653) | (96,843) | (153,363) |
| Amortization | - | (1,592) | (196) | (1,788) | (19,114) |
| Balance as at 12.31.2022 | - | (72,782) | (25,849) | (98,631) | (172,477) |
| Amortization | - | (54) | (555) | (609) | 27,783 |
| Balance as at 09.30.2023 | - | (72,836) | (26,404) | (99,240) | (200,260) |
| Residual balance as at 12.31.2021 | 11,966 | 1,674 | 624 | 14,264 | 15,475 |
| Residual balance as at 12.31.2022 | 11,966 | 82 | 428 | 12,476 | 96,003 |
| Residual balance as at 09.30.2023 | - | 831 | 3,340 | 4,171 | 68,220 |

Notes to the Interim Financial Information**CYRELA BRAZIL REALTY S.A. EMPREENDIMENTOS E PARTICIPAÇÕES****NOTES TO THE INTERIM FINANCIAL INFORMATION FOR THE NINE-MONTH PERIOD ENDED SEPTEMBER 30, 2023 AND 2022**

(In thousands of Brazilian reais – R\$, unless otherwise stated)

| | Consolidated | | | | | |
|--------------------------|--------------------------------------|-------------------------|------------------|----------|---------|----------|
| Cost: | Trademarks, patents and rights | Implementation costs | Software license | Subtotal | Surplus | Total |
| Balance as at 12.31.2021 | 11,966 | 89,792 | 39,467 | 141,225 | 152,116 | 293,341 |
| Additions | - | - | 132 | 132 | 200,800 | 200,932 |
| Write-offs | - | - | - | - | - | - |
| Change of criterion (i) | - | - | - | - | - | - |
| Balance as at 12.31.2022 | 11,966 | 89,792 | 39,599 | 141,357 | 352,916 | 494,273 |
| Additions | - | 6,552 | 4,636 | 11,188 | 23,520 | 34,708 |
| Write-offs | (11,966) | - | (377) | (12,343) | - | (12,343) |
| Change of criterion (i) | - | - | - | - | - | - |
| Balance as at 09.30.2023 | - | 96,344 | 43,858 | 140,202 | 376,436 | 516,638 |

| | Consolidated | | | | | |
|-----------------------------------|--------------------------------------|---------------------------------------|--------------------------------|-----------|-----------|-----------|
| Amortization: | Trademarks, patents and rights | 14% p.a. - Implementation costs | 20% p.a. - Software license | Subtotal | Surplus | Total |
| Balance as at 12.31.2021 | - | (88,116) | (38,475) | (126,591) | (131,037) | (257,628) |
| Amortization | - | (1,592) | (263) | (1,855) | (19,799) | (21,654) |
| Write-offs | - | - | - | - | - | - |
| Balance as at 12.31.2022 | - | (89,708) | (38,738) | (128,446) | (150,836) | (279,282) |
| Amortization | - | (5,803) | (756) | (6,559) | (41,330) | (47,889) |
| Write-offs | - | - | 135 | 135 | - | 135 |
| Change of criterion (i) | - | - | - | - | - | - |
| Balance as at 09.30.2023 | - | (95,511) | (39,359) | (134,870) | (192,166) | (327,036) |
| Residual balance as at 12.31.2021 | 11,966 | 1,676 | 992 | 14,634 | 21,079 | 35,713 |
| Residual balance as at 12.31.2022 | 11,966 | 84 | 861 | 12,911 | 202,080 | 214,991 |
| Residual balance as at 09.30.2023 | - | 833 | 4,499 | 5,332 | 184,270 | 189,602 |

The useful lives of the asset surplus balances are defined according to the real estate construction and are recorded as properties for sale in the consolidated financial information; in the Parent, these balances are recorded in intangible assets.

For other intangible assets, Management periodically reviews the useful lives of the Company's intangible assets.

Notes to the Interim Financial Information**CYRELA BRAZIL REALTY S.A. EMPREENDIMENTOS E PARTICIPAÇÕES****NOTES TO THE INTERIM FINANCIAL INFORMATION FOR THE NINE-MONTH PERIOD
ENDED SEPTEMBER 30, 2023 AND 2022**

(In thousands of Brazilian reais – R\$, unless otherwise stated)

Breakdown of surplus of assets with finite useful lives is as follows:

| | Parent | | |
|--|---------------|----------|-----------------|
| | 2022 | Surplus | Amortization |
| Surplus at the Company | | | |
| Spe Mg 01 Empreendimentos Imobiliários Ltda | - | - | - |
| Spe Mg 02 Empreendimentos Imobiliários Ltda (i) | - | - | - |
| Spe Mg 03 Empreendimentos Imobiliários Ltda (i) | - | - | - |
| Spe Barbacena Empreendimentos Imobiliários S/A | 70 | - | (14) |
| Cyma Desenvolvimento Imobiliário S/A | 1,606 | - | - |
| Trimmo Emp e Participações S/A | - | - | - |
| Lb 2017 Empreendimentos E Participações Imobiliárias S/A (i) | 2,922 | - | (2,585) |
| Bro 2020 Participações S.A | 2,432 | - | - |
| Prs Xxi Incorporadora Ltda | 5,296 | - | (2,262) |
| Embu Investimento Imobiliários Participações Sa | 10,642 | - | - |
| M Patri Spe 01 Empreendimentos Imobiliários Ltda | 22,922 | - | (22,922) |
| EBM Incorporacoes S.A. | 50,113 | - | - |
| Total | 96,003 | - | (27,783) |

- (i) Investees' surplus, in the consolidated, is reclassified to inventories Write-off of the balance in the quarter due to the sale of interest in investees.

| | Consolidated | | |
|--|----------------|------------|-----------------|
| | 2022 | Surplus | Amortization |
| Surplus at the Company | | | |
| Cyma Desenvolvimento Imobiliário S/A | 1,606 | - | - |
| Living Sul Empreendimentos imobiliarios Ltda | - | - | - |
| Spe Barbacena Empreendimentos Imobiliários S/A | 70 | - | (14) |
| Trimmo Emp e Participações S/A | - | - | - |
| Bro 2020 Participações S.A | 2,432 | - | - |
| Gruvi Tecnologias S.A. | 1,615 | - | - |
| Charlie Tecnologia E Acomodaco | 2,595 | - | - |
| Prs Xxi Incorporadora Ltda | 5,296 | - | (2,262) |
| Cyma 10 Empreendimentos imobiliarios | 953 | - | - |
| Edi Anita Lorenzoni Maraschin Karwo | 3,206 | - | (148) |
| Eemovel Servicos De Informaçao | 6,604 | - | - |
| Embu Investimento Imobiliários Participações Sa | 10,642 | - | - |
| M Patri Spe 01 Empreendimentos Imobiliários Ltda | 22,922 | - | - |
| Imobiliaria 518 Do Brasil Projetos | 94,026 | - | (15,980) |
| EBM Incorporacoes S.A. | 50,113 | - | - |
| COMPANHIA HIPOTECÁRIA PIRATINI -CHP | - | 594 | - |
| Total | 202,080 | 594 | (18,404) |

Notes to the Interim Financial Information**CYRELA BRAZIL REALTY S.A. EMPREENDIMENTOS E PARTICIPAÇÕES****NOTES TO THE INTERIM FINANCIAL INFORMATION FOR THE NINE-MONTH PERIOD
ENDED SEPTEMBER 30, 2023 AND 2022**

(In thousands of Brazilian reais – R\$, unless otherwise stated)

10. BORROWINGS AND FINANCING

| | Parent | | Consolidated | |
|--------------------------------|----------------|----------------|---------------------|------------------|
| | 09/2023 | 2022 | 09/2023 | 2022 |
| Borrowings - principal | 150,000 | 374,167 | 241,063 | 574,814 |
| Borrowings – interest payable | 11,304 | 6,958 | 13,266 | 11,761 |
| Borrowings – transaction costs | - | (2,829) | - | (2,829) |
| Financing - principal | 98,395 | 72,497 | 1,689,425 | 1,247,003 |
| Financing – interest payable | 569 | 417 | 6,619 | 4,387 |
| Total | 260,269 | 451,210 | 1,950,373 | 1,835,136 |
| Current | 164,667 | 228,713 | 466,336 | 728,233 |
| Noncurrent | 95,602 | 222,497 | 1,484,037 | 1,106,903 |

As at September 30, 2023, financing amounting to R\$1,689,425 (R\$1,247,003 as at December 31, 2022) consist of mortgage loan agreements, partially subject to interest ranging from 7.99% p.a. (plus TR) and savings + 5.00% p.a. (plus TR). They provide for accelerated maturity in case of failure to perform obligations assumed thereunder, including, but not limited to, the use of the funds for the purpose established in the agreement, registration of the real estate mortgage, and meeting the construction schedule. Financing agreements are collateralized by 120% to 130% of receivables, mortgage of land, future units and also the Company's collateral signature.

| Issuance | 09/2023 | 2022 | Rate |
|-----------------|----------------|----------------|--------------|
| Dec-13 | 91,063 | 105,945 | TJLP + 3.78% |
| Jul-20 | 100,000 | 100,000 | CDI + 1.75% |
| Jul-20 | - | 99,167 | CDI + 2.50% |
| Oct-22 | - | 50,000 | CDI + 2.40% |
| Mar-21 | 50,000 | 50,000 | CDI + 1.75% |
| May-21 | - | 29,702 | CDI + 1.83% |
| Jun-22 | - | 15,000 | CDI + 2.40% |
| Dec-22 | - | 125,000 | CDI + 1.25% |
| Total | 241,063 | 574,814 | |

Notes to the Interim Financial Information**CYRELA BRAZIL REALTY S.A. EMPREENDIMENTOS E PARTICIPAÇÕES****NOTES TO THE INTERIM FINANCIAL INFORMATION FOR THE NINE-MONTH PERIOD
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In the period ended September 30, 2023, interest on mortgage loan agreements, eligible for capitalization in inventories, net of income from short-term investments, totaled R\$29,046 (R\$92,125 as at December 31, 2022).

Balances are broken down as follows:

| Year | Parent | | Consolidated | |
|--------------|----------------|----------------|------------------|------------------|
| | 09/2023 | 2022 | 09/2023 | 2022 |
| 12 months | 164,667 | 228,713 | 466,336 | 728,233 |
| 24 months | 30,736 | 160,465 | 736,534 | 568,060 |
| 36 months | 54,886 | 27,254 | 534,592 | 402,293 |
| 48 months | 9,980 | 34,778 | 145,307 | 127,853 |
| 60 months | - | - | 67,604 | 8,697 |
| > 60 months | - | - | - | - |
| Total | 260,269 | 451,210 | 1,950,373 | 1,835,136 |

The variations in the balances are as follows:

| | Parent | | Consolidated | |
|------------------------------|----------------|----------------|------------------|------------------|
| | 09/2023 | 2022 | 09/2023 | 2022 |
| Opening balance | 451,210 | 521,206 | 1,835,136 | 1,387,334 |
| Additions | 34,007 | 181,854 | 1,081,527 | 1,446,003 |
| Principal repayment | (233,536) | (249,864) | (856,789) | (994,407) |
| Interest payment | (24,360) | (55,557) | (118,038) | (147,453) |
| Interest and charges | 32,947 | 53,571 | 1146,822 | 159,845 |
| Change of criterion (i)/(ii) | - | - | (138,285) | (16,186) |
| Total | 260,269 | 451,210 | 1,950,373 | 1,835,136 |

(i) Refers to the change of the investees' control

(ii) As at March 31, 2023, subsidiaries were deconsolidated due to the loss of control of SKR

Restrictive covenants

Some abovementioned borrowings agreements contain restrictive covenants providing for maximum debt and leverage ratios as well as a minimum debt service coverage ratio for current installments, which must met on a quarterly basis. The required ratios are as follows:

Notes to the Interim Financial Information**CYRELA BRAZIL REALTY S.A. EMPREENDIMENTOS E PARTICIPAÇÕES****NOTES TO THE INTERIM FINANCIAL INFORMATION FOR THE NINE-MONTH PERIOD
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(In thousands of Brazilian reais – R\$, unless otherwise stated)

| | Ratio required by the agreement |
|--|---|
| Net debt (plus properties payables, less SFH debt)/equity | Equal to or lower than 0.8 |
| Receivables (plus properties for sale) / net debt (plus properties payable and unrecognized costs and expenses) | Equal to or greater than 1.5 or lower than 0 |

As at September 30, 2023 and December 31, 2022, all covenants were met.

11. DEBENTURES (PARENT AND CONSOLIDATED)

a) The summary of the characteristics and balances of the debentures is as follows:

The summary of the characteristics and balances of the debentures is as follows:

| Characteristics | CYREA4 | CashMe |
|--------------------|-----------|------------------|
| Series Issued | First | First and Second |
| Type of Issuance | Simple | Simple |
| Nature of Issuance | Public | Public |
| Issuance Date | 05/17/21 | 09/28/22 |
| Maturity Date | 05/17/26 | 09/28/27 |
| Type of Debentures | Unsecured | Unsecured |

| | | |
|------------------------|-------------|---------------------------|
| Compensation Condition | CDI + 1.69% | CDI + 1.25% / CDI + 1.75% |
|------------------------|-------------|---------------------------|

| | | |
|-------------------------------|------------|------------------------|
| Par Value (unit) | 1,000 | 1,000 |
| Securities Issued (unit) | 750,000 | 300,000 |
| Outstanding Securities (unit) | 750,000 | 300,000 |
| Securities Redeemed (unit) | 0 | 0 |
| Interest Payment Method | Semiannual | Bullet / Semiannual |
| Repayment Installments | 2 | 1 / 3 |
| Repayment Installments | | |

Notes to the Interim Financial Information**CYRELA BRAZIL REALTY S.A. EMPREENDIMENTOS E PARTICIPAÇÕES****NOTES TO THE INTERIM FINANCIAL INFORMATION FOR THE NINE-MONTH PERIOD
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(In thousands of Brazilian reais – R\$, unless otherwise stated)

| | Parent | |
|--------------------------------|----------------|----------------|
| | 09/2023 | 2022 |
| | CYREA4 | CYREA4 |
| Debentures Payable | 750,000 | 750,000 |
| Interest on Debentures Payable | 41,415 | 13,471 |
| Expenditures | (1,344) | (1,725) |
| Total | 790,071 | 761,746 |
| Current | 40,886 | 12,948 |
| Noncurrent | 749,185 | 748,798 |

| | Consolidated | |
|--------------------------------|---------------------|------------------|
| | 09/2023 | 2022 |
| | CYREA4 | CYREA4 |
| Debentures Payable | 950,000 | 1,050,000 |
| Interest on Debentures Payable | 41,523 | 23,379 |
| Expenditures | (2,191) | (3,133) |
| Total | 989,332 | 1,070,246 |
| Current | 40,147 | 121,448 |
| Noncurrent | 949,185 | 948,798 |

Debentures may be early redeemed at the Company's discretion. The Company may also acquire debentures outstanding in the market, as permitted by the prevailing legislation.

Balances are broken down as follows:

| | Parent | | Consolidated | |
|------------------------|----------------|----------------|---------------------|------------------|
| | 09/2023 | 2022 | 09/2023 | 2022 |
| Opening balance | 761,746 | 756,014 | 1,070,246 | 762,661 |
| Additions | - | - | - | 300,000 |
| Principal repayment | - | - | (100,000) | (4,000) |
| Interest payment | (55,353) | (99,114) | (98,811) | (99,114) |
| Interest and charges | 83,678 | 104,846 | 117,897 | 110,699 |
| Total | 790,071 | 761,746 | 989,332 | 1,070,246 |

The variations in the balances of "Debentures" were as follows:

Notes to the Interim Financial Information**CYRELA BRAZIL REALTY S.A. EMPREENDIMENTOS E PARTICIPAÇÕES****NOTES TO THE INTERIM FINANCIAL INFORMATION FOR THE NINE-MONTH PERIOD
ENDED SEPTEMBER 30, 2023 AND 2022**

(In thousands of Brazilian reais – R\$, unless otherwise stated)

| Term | Parent | | Consolidated | |
|--------------|----------------|----------------|----------------|------------------|
| | 09/2023 | 2022 | 09/2023 | 2022 |
| 12 months | 40,886 | 12,948 | 40,147 | 121,448 |
| 24 months | 374,473 | (525) | 441,133 | (525) |
| 36 months | 374,712 | 374,477 | 441,382 | 441,137 |
| 48 months | - | 374,846 | 66,670 | 441,516 |
| 60 months | - | - | - | 66,670 |
| > 60 months | - | - | - | - |
| Total | 790,071 | 761,746 | 989,332 | 1,070,246 |

b) Covenants

On May 17, 2021, the Company concluded the 14th issuance of CYREA4 simple, nonconvertible, unsecured and registered debentures, in a single series, for public distribution with restricted placement efforts, in the total amount of R\$750,000. The debentures will have a definite maturity of 5 (five) years from the issuance date, thus maturing on May 17, 2026, and its amortization in 2 (two) consecutive annual installments, as of the 4th (fourth) year (including) as of the issuance date, the first payment being due on May 17, 2025, and the other installment on the maturity date of the debentures. The debentures will be entitled to compensatory interest corresponding to the accumulated variation of 100% of the average daily rates of the DI - One-day Interbank Deposits, "over extra-group", expressed as a percentage per year - base 252 business days, calculated and published daily by B3, plus a spread corresponding to 1.69% to the base year 252 business days, paid semiannually, in November and May of each year, with the first payment due on November 17, 2021 and the last payment on the due date.

Covenants

The private deed of debenture issuance has covenants that provide for maximum debt and leverage ratios as well as minimum debt service coverage ratio for current installments and costs to be incurred. The required ratios are as follows:

| | Ratio required by the agreement |
|--|--|
| Net debt (plus properties payable, less SFH debt)/Equity | Equal to or lower than 0.8 |
| Receivables (plus properties for sale) / net debt than 1.5 (plus properties payable and unrecognized costs and expenses) | Equal to or higher or less than 0 |

Notes to the Interim Financial Information**CYRELA BRAZIL REALTY S.A. EMPREENDIMENTOS E PARTICIPAÇÕES****NOTES TO THE INTERIM FINANCIAL INFORMATION FOR THE NINE-MONTH PERIOD
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(In thousands of Brazilian reais – R\$, unless otherwise stated)

These covenants were fully met in the periods ended September 30, 2023 and December 31, 2022.

Risk rating: On December 1, 2022, the rating awarded by S&P Global Rating to the 1st Series of the Company's 14th Issuance of Debentures was brAAA (national scale), Stable, prospect, through a report containing the issuance's risk rating. The Company monitors the rating reports (risk assessment) of the securitization transactions on a periodic basis. The rating is available at: <https://webapp.oliveiratrust.com.br/home;>

12. CERTIFICATE OF REAL ESTATE RECEIVABLES (CRI) (PARENT AND CONSOLIDATED)

a) Brazil Realty Companhia Securitizadora de Créditos Imobiliários S/A (“Securitizadora”)

On December 14, 2011, Securitizadora conducted its 1st series of the 1st issuance of CRI transactions, as approved at the Board of Directors' meeting held on February 23, 2011.

The 1st series, 1st issuance CRIs were placed in the market through a public offering of 900 registered, book-entry CRIs with the par value of R\$300, totaling R\$270,000. As set forth in the Real Estate Receivables Securitization Instruments, the 1st issuance CRIs are collateralized by the conditional assignment of:

- Receivables from sales of real estate units held by the respective assignors (the Company's investees) and the Company, rights and amounts deposited by acquirers of real estate units, by the assignors or by the Parent in bank accounts specifically designated for receiving such amounts, under the related assignment contract.

The 1st issuance CRIs are backed by real estate receivables arising from CCBs issued by the Company. Securitizadora established the Trust Regime on Real Estate Receivables, as set forth in the Securitization Instrument, under article 9 of Law 9514/97, with the appointment of Pentágono S.A. Distribuidora de Títulos e Valores Mobiliários as trustee. The Real Estate Receivables and the Collateral under the Trust Relationship will be stated separately in the subsidiary's equity and will be treated as a separate equity, intended specifically for the payment of CRIs and other obligations related to the Trust Relationship, under the terms of article 11 of Law 9514/97. The CRIs were accepted for trading in CETIP 21 system of CETIP S.A.

- Balcão Organizado de Ativos e Derivativos and, in Bovespafix System of B3 S.A. - Brasil Bolsa Balcão - Novo Mercado, respectively.

The main characteristics of the 1st issuance are:

Notes to the Interim Financial Information

CYRELA BRAZIL REALTY S.A. EMPREENDIMENTOS E PARTICIPAÇÕES

NOTES TO THE INTERIM FINANCIAL INFORMATION FOR THE NINE-MONTH PERIOD ENDED SEPTEMBER 30, 2023 AND 2022

(In thousands of Brazilian reais – R\$, unless otherwise stated)

| Characteristics | 1st series from the 1st issuance (i) |
|--|--|
| Issuance Date | 06/14/2011 |
| Repayment date | Semiannual interest and principal on June 1, 2023. |
| Par value on the issuance date | 300 |
| Number of certificates issued | 900 |
| Interest | There will be no inflation adjustment; interest will be payable on the par value as from the issuance date, corresponding to 107% of the DI rate, calculated and disclosed by CETIP. |
| Retrocession | None |
| Principal repayment and interest payment in the six-month period | Interest was paid on 12/02/2013 and principal was repaid in the amount of R\$226,800 on 05/30/2014 |
| Covenants | The minimum coverage ratio is calculated by dividing: (a) the balance of restricted accounts multiplied by the weighting factor of 1.1, plus an amount equivalent to the outstanding balance of real estate receivables multiplied by a weighting factor equivalent to 1, and (b) the outstanding balance of the collateralized payables on the calculation date. The result of such division will be equal or higher than 110%. |

- (i) Default on receivables linked to the issue of CRI has no impact on the transaction since the receivables are only guarantee of future payments.

c) Gaia Securitizadora S/A (“Gaia”)

Gaia’s 4th issuance, 131st to 134th series CRIs are backed by a receivables portfolio acquired by Gaia, which in turn issued 160 Real Estate Receivables Certificate (CCI) in conformity with Law 10.931/04 (“Real Estate Receivables”). Gaia established the Trust Regime on Real Estate Receivables, as set forth in the Securitization Instrument, under article 9 of Law 9.514/97, with the appointment of Pentágono S.A. Distribuidora de Títulos e Valores Mobiliários as trustee. The Real Estate Receivables and the Collateral under the Trust Relationship will be stated separately in Gaia’s equity and will be treated as a separate equity, intended specifically for the payment of CRIs and other obligations related to the Trust Relationship, under the terms of article 11 of Law 9514/97. The CRIs were accepted for trading in CETIP 21 system of B3.

Notes to the Interim Financial Information**CYRELA BRAZIL REALTY S.A. EMPREENDIMENTOS E PARTICIPAÇÕES****NOTES TO THE INTERIM FINANCIAL INFORMATION FOR THE NINE-MONTH PERIOD ENDED SEPTEMBER 30, 2023 AND 2022**

(In thousands of Brazilian reais – R\$, unless otherwise stated)

The CRIs were placed in the market through a public offering, with restricted efforts, of 74,072 units of registered, book-entry Senior CRIs (131st series), with the par value of R\$1, totaling R\$74,072; 10,581 units of registered, book-entry Mezzanine 1 CRIs (132nd series), with par value of R\$1, totaling R\$10,852; 3,174 units of registered, book-entry Mezzanine 2 CRIs (133rd series), with par value of R\$1, totaling R\$3,174; and 17,088 units of registered, book-entry Subordinated CRIs (134th series), with par value of R\$1, totaling R\$17,989 fully acquired by the Company. Senior CRIs have preemptive right in the receipt of compensatory interest, principal and late payment charges possibly incurred, in relation to Subordinated CRIs. Accordingly, Subordinated CRIs cannot be redeemed by the Issuer before the full redemption of Senior CRIs.

| Characteristics | 131st series from the 4th issuance | 132nd series from the 4th issuance | 133rd series from the 4th issuance | 134th series from the 4th issuance |
|-----------------|---|---|---|---|
| Issuance Date | 12/13/2019 | 12/13/2019 | 12/13/2019 | 12/13/2019 |
| Repayment date | Monthly | | | |
| Interest | Compensatory interest equivalent to 100% of the CDI rate, plus a spread of 1% | Compensatory interest equivalent to 100% of the CDI rate, plus a spread of 3.4% | Compensatory interest equivalent to 100% of the CDI rate, plus a spread of 6% | Compensatory interest equivalent to 100% of the CDI rate, plus a spread of 7% |
| Retrocession | None | | | |
| Covenants | <p>GAIA Securitizadora's fourth issuance of CRIs corresponding to Series 131, 132, 133 and 134. The payment order must be consistent with the seniority level of each series, as follows: Senior Series (No. 131), Mezzanine 1 Series (No. 132), Mezzanine 2 Series (No. 133), Subordinated Series (No. 134), whereas all interest payments to the CRI holders will only be made upon payment of the relevant separate equity costs incurred in respect of the issuance. The Subordinated Series payments will only be made upon payment for the series with the highest seniority level; the Subordinated Series will also feature a nonconsecutive/monthly performance bonus. As prescribed in item 7.2. of the Securitization Instrument, the funds retained in the Centralizing Account will be allocated to the payment of Junior CRIs whenever the following equation is fulfilled, on the payment dates provided in the Current Table: (Balance Senior CRI, Mezzanine 1 CRI and Mezzanine 2 CRI / VPL CRI Total) ≤ Seniority Index. This issuance is conducted pursuant to the following CVM instructions (iCVM): CVM Instruction 414; CVM Instruction 476. CVM Instruction 539; CVM Instruction 583. The issuance process was conducted through public issuance with restricted distribution efforts, in compliance with iCVM 476. Such issuance is consistent with the following laws: Brazilian Corporate Law or Law 6.404; Law 8.981; Law 9.307; Law 9.514; Law 10.931; Law 12.846, and, if applicable, the U.S. Foreign Corrupt Practice Act of 1977 and the UK Bribery Act 2000.</p> | | | |

Gaia's 4th issuance, 140th and 141st series CRIs are backed by a receivables portfolio acquired by Gaia, comprising 80 Real Estate Receivables Note (CCI) in conformity with Law 10.931/04 ("Real Estate Receivables"). Gaia established the Trust Regime on Real Estate Receivables, as set forth in the Securitization Instrument, under article 9 of Law 9.514/97, with the appointment of Pentágono S.A. Distribuidora de Títulos e Valores Mobiliários as trustee. The Real Estate Receivables and the Collateral under the Trust Relationship will be stated separately in Gaia's equity and will be treated as a separate equity, intended specifically for the payment of CRIs and other obligations related to the Trust Relationship, under the terms of article 11 of Law 9514/97. The CRIs were accepted for trading in CETIP 21 system of B3.

The CRIs were placed in the market through a public offering, with restricted efforts, of 86,465 units of Senior CRIs (140th series), with par value of R\$1; and 37,056 units of Subordinated CRIs (141st series), with par value of R\$1,000.01, which were fully acquired by the Company. Senior CRIs have preemptive right in the receipt of compensatory interest, principal and late payment charges possibly incurred, in relation to Subordinated CRIs. Accordingly, Subordinated CRIs cannot be redeemed by the Issuer before the full redemption of Senior CRIs.

Notes to the Interim Financial Information**CYRELA BRAZIL REALTY S.A. EMPREENDIMENTOS E PARTICIPAÇÕES****NOTES TO THE INTERIM FINANCIAL INFORMATION FOR THE NINE-MONTH PERIOD ENDED SEPTEMBER 30, 2023 AND 2022**

(In thousands of Brazilian reais – R\$, unless otherwise stated)

| Characteristics | 140th series from the 4th issuance | 141st series from the 4th issuance |
|--------------------------------|--|------------------------------------|
| Issuance Date | 09/30/2020 | 09/30/2020 |
| Par value on the issuance date | 1000.01 | 1000.01 |
| Repayment date | Monthly | |
| Interest | IPCA + 5% | IPCA + 7.5% |
| Retrocession | None | |
| Covenants | <p>GAIA Securitizadora's 4th issuance, 140 and 141 series CRIs. All interest payments to the CRI holders will only be made upon payment of the relevant separate equity costs incurred in respect of the issuance. The Subordinated Series payments will only be made upon payment for the series with the highest seniority level; the Subordinated Series will also feature a nonconsecutive/monthly performance bonus. As prescribed in item 7.2. of the Securitization Instrument, the funds retained in the Centralizing Account will be allocated to the payment of Junior CRIs whenever the following equation is fulfilled, on the payment dates provided in the Current Table: (Balance Senior CRI/ VPL CRITotal) \leq Seniority Index. This issuance is conducted pursuant to the following CVM instructions (iCVM): CVM Instruction 414; CVM Instruction 476. CVM Instruction 539; CVM Instruction 583. The issuance process was conducted through public issuance with restricted distribution efforts, in compliance with iCVM 476. Such issuance is consistent with the following laws: Brazilian Corporate Law or Law 6.404; Law 8.981; Law 9.307; Law 9.514; Law 10.931; Law 12.846, and, if applicable, the U.S. Foreign Corrupt Practice Act of 1977 and the UK Bribery Act 2000.</p> | |

Gaia's 4th issuance, 145th and 146th series CRIs are backed by a receivables portfolio acquired by Gaia, comprising 74 Real Estate Receivables Note (CCI) in conformity with Law 10.931/04 ("Real Estate Receivables"). Gaia established the Trust Regime on Real Estate Receivables, as set forth in the Securitization Instrument, under article 9 of Law 9514/97, with the appointment of Simplific Pavarini DTVM Ltda. as the trustee. The Real Estate Receivables and the Collateral under the Trust Relationship will be stated separately in Gaia's equity and will be treated as a separate equity, intended specifically for the payment of CRIs and other obligations related to the Trust Relationship, under the terms of article 11 of Law 9514/97. The CRIs were accepted for trading in CETIP 21 system of B3.

The CRIs were placed in the market through a public offering, with restricted efforts, of 33,674 units of Senior CRIs (145th series), with par value of R\$1; and 14,431 units of Subordinated CRIs (146th series), with par value of R\$1, totaling R\$14,431 fully acquired by the Company. Senior CRIs have preemptive right in the receipt of compensatory interest, principal and late payment charges possibly incurred, in relation to Subordinated CRIs. Accordingly, Subordinated CRIs cannot be redeemed by the Issuer before the full redemption of Senior CRIs.

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(In thousands of Brazilian reais – R\$, unless otherwise stated)

| Characteristics | 145th series from the 4th issuance | 146th series from the 4th issuance |
|--------------------------------|--|------------------------------------|
| Issuance Date | 10/16/2020 | 10/16/2020 |
| Par value on the issuance date | 1.00 | 1.00 |
| Repayment date | Monthly | |
| Interest | CDI + 3.75% | CDI + 5% |
| Retrocession | None | |
| Covenants | <p>GAIA Securitizadora's 4th issuance, 145 and 146 series CRIs.</p> <p>The Subordinated Series payments will only be made upon payment for the series with the highest seniority level; the Subordinated Series will also feature a nonconsecutive/monthly performance bonus.</p> <p>As prescribed in clause 7.2. of the Securitization Instrument, the funds retained in the Centralizing Account will be allocated to the payment of the regular cascade of payments, including the payments of Bonuses referring to Junior CRIs, whenever the following triggers do not materialize:</p> <p>I) Quarterly moving average of receivables past due for 90 days, or more, lower than 10% of the outstanding balance of real estate receivables.</p> <p>II) LTV weighted average lower than 70%</p> <p>III) Senior CRI Balance Lower than 5% of the Senior CRI amount on the Issuance Date</p> <p>IV) (coverage ratio x 70%) / divided by the Senior CRI balance</p> | |

Gaia's 4th issuance, 167th and 168th series CRIs are backed by a receivables portfolio acquired by Gaia, comprising 188 Real Estate Receivables Note (CCI) in conformity with Law 10.931/04 ("Real Estate Receivables"). Gaia established the Trust Regime on Real Estate Receivables, as set forth in the Securitization Instrument, under article 9 of Law 9514/97, with the appointment of VÓRTX DISTRIBUIDORA DE TÍTULOS E VALORES

MOBILIARIOS LTDA as trustee. The Real Estate Receivables and the Collateral under the Trust Relationship will be stated separately in Gaia's equity and will be treated as a separate equity, intended specifically for the payment of CRIs and other obligations related to the Trust Relationship, under the terms of article 11 of Law 9514/97. The CRIs were accepted for trading in CETIP 21 system of B3.

The CRIs were placed in the market through a public offering, with restricted efforts, of 142,875 units of Senior CRIs (167th series), with par value of R\$1; and 47,625 units of Subordinated CRIs (168th series), with par value of R\$1, totaling R\$47,625 fully acquired by the Company. Senior CRIs have preemptive right in the receipt of compensatory interest, principal and late payment charges possibly incurred, in relation to Subordinated CRIs. Accordingly, Subordinated CRIs cannot be redeemed by the Issuer before the full redemption of Senior CRIs.

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(In thousands of Brazilian reais – R\$, unless otherwise stated)

| Characteristics | 167th series from the 4th issuance | 168th series from the 4th issuance |
|--------------------------------|---|------------------------------------|
| Issuance Date | 12/15/2020 | 12/15/2020 |
| Par value on the issuance date | 1.00 | 1.00 |
| Repayment date | Monthly | |
| Interest | IPCA + 5% | IPCA + 8% |
| Retrocession | None | |
| Covenants | <p>GAIA Securitizadora's 4th issuance, 167 and 168 series CRIs.</p> <p>The payment order must be consistent with the seniority level of each series, as follows: Senior Series (No. 167), Subordinated Series (No. 168). All interest payments to the CRI holders will only be made upon payment of the relevant separate equity costs incurred in respect of the issuance. The Subordinated Series payments will only be made upon payment for the series with the highest seniority level; the Subordinated Series will also feature a nonconsecutive/monthly performance bonus. As prescribed in item 7.2. of the Securitization Instrument, the funds retained in the Centralizing Account will be allocated to the payment of Junior CRIs whenever the following equation is fulfilled, on the payment dates provided in the Current Table: $(\text{Balance Senior CRI} / \text{VPL CRITotal}) \leq \text{Seniority Index}$. This issuance is conducted pursuant to the following CVM instructions (iCVM): CVM Instruction 414; CVM Instruction 476. CVM Instruction 539; CVM Instruction 583. The issuance process was conducted through public issuance with restricted distribution efforts, in compliance with iCVM 476. Such issuance is consistent with the following laws: Brazilian Corporate Law or Law 6.404; Law 8.981; Law 9.307; Law 9.514; Law 10.931; Law 12.846, and, if applicable, the U.S. Foreign Corrupt Practice Act of 1977 and the UK Bribery Act 2000.</p> | |

Gaia's 4th issuance, 180th, 181st and 182nd series CRIs are backed by a receivables portfolio acquired by Gaia, comprising 241 Real Estate Receivables Note (CCI) in conformity with Law 10.931/04 ("Real Estate Receivables"). Gaia established the Trust Regime on Real Estate Receivables, as set forth in the Securitization Instrument, under article 9 of Law 9.514/97, with the appointment of VÓRTX DISTRIBUIDORA DE TÍTULOS E VALORES MOBILIÁRIOS LTDA as trustee. The Real Estate Receivables and the Collateral under the Trust Relationship will be stated separately in Gaia's equity and will be treated as a separate equity, intended specifically for the payment of CRIs and other obligations related to the Trust Relationship, under the terms of article 11 of Law 9514/97. The CRIs were accepted for trading in CETIP 21 system of B3.

The CRIs were placed in the market through a public offering, with restricted efforts, of 105,313 units of Senior CRIs (180th and 181st series), with par value of R\$1; and 35,104 units of Subordinated CRIs (182nd series), with par value of R\$1, totaling R\$35,104 fully acquired by the Company. Senior CRIs have preemptive right in the receipt of compensatory interest, principal and late payment charges possibly incurred, in relation to Subordinated CRIs. Accordingly, Subordinated CRIs cannot be redeemed by the Issuer before the full redemption of Senior CRIs.

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| Characteristics | 180th series from the 4th issuance | 181st series from the 4th issuance | 182nd series from the 4th issuance |
|--------------------------------|------------------------------------|------------------------------------|------------------------------------|
| Issuance Date | 04/23/2021 | 04/23/2021 | 04/23/2021 |
| Par value on the issuance date | 1.00 | 1.00 | 1.00 |
| Repayment date | Monthly | | |
| Interest | CDI + 3% | IPCA + 5.5% | IPCA + 8.5% |
| Retrocession | None | | |

Covenants

GAIA Securitizadora's 4th issuance, 180, 181 and 182 series CRIs.

The payment order must be consistent with the seniority level of each series, as follows: Senior Series (No. 180 and 181), Subordinated Series (No. 182). All interest payments to the CRI holders will only be made upon payment of the relevant separate equity costs incurred in respect of the issuance. The Subordinated Series payments will only be made upon payment for the series with the highest seniority level; the Subordinated Series will also feature a nonconsecutive/monthly performance bonus. As prescribed in item 7.2. of the Securitization Instrument, the funds retained in the Centralizing Account will be allocated to the payment of Junior CRIs whenever the following equation is fulfilled, on the payment dates provided in the Current Table: (Balance Senior CRI/ VPL CRITotal) ≤ Seniority Index. This issuance is conducted pursuant to the following CVM instructions (iCVM): CVM Instruction 414; CVM Instruction 476. CVM Instruction 539; CVM Instruction 583. The issuance process was conducted through public issuance with restricted distribution efforts, in compliance with iCVM 476. Such issuance is consistent with the following laws: Brazilian Corporate Law or Law 6.404; Law 8.981; Law 9.307; Law 9.514; Law 10.931; Law 12.846, and, if applicable, the U.S. Foreign Corrupt Practice Act of 1977 and the UK Bribery Act 2000.

d) Opea Securitizadora S.A. (formerly RB Capital Companhia de Securitização S/A) - ("Opea")

On April 5, 2019, Opea issued the 211th series from the first issuance of Real Estate Receivables Certificates (CRIs).

The CRIs were placed in the market through a public offering, in conformity with CVM Instruction 476 (restricted efforts), of 100,000 registered, book-entry CRIs, with par value of R\$1, totaling R\$100,000.

On July 15, 2019, Opea issued the 212th series from the first issuance of Real Estate Receivables Certificates (CRIs).

The CRIs were placed in the market through a public offering, in conformity with CVM Instruction 400, of 601,809 registered, book-entry CRIs, with par value of R\$1, totaling R\$601,809.

On July 23, 2020, Opea issued the 283rd and 285th series from the first issuance of Real Estate Receivables Certificates (CRIs).

The CRIs were placed in the market through a public offering, in conformity with CVM Instruction 476 (restricted efforts), of 100,000 registered, book-entry CRIs, with par value of R\$1, totaling R\$100,000.

On June 2, 2021, Opea issued the 362nd and 363rd series from the first issuance of Real Estate Receivables Certificates (CRIs).

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The CRIs were placed in the market through a public offering, in conformity with CVM Instruction 476 (restricted efforts), of 40,000 registered, book-entry CRIs, with par value of R\$1, totaling R\$40,000.

On April 24, 2022, Opea issued the 489th, 490th e 491st series from the first issuance of Real Estate Receivables Certificates (CRIs).

The CRIs were placed in the market through a public offering, in conformity with CVM Instruction 400, of 480,000 registered, book-entry CRIs, with par value of R\$1, totaling R\$480,000.

The 211th, 212th, 283rd, 285th, 362nd, 363rd, 489th, 490th and 491st series CRIs from the first issuance conducted by Opea are backed by real estate receivables derived from debentures issued by the Company. All real estate receivables are represented by Real Estate Credit Notes (CCI) that were acquired by Opea in compliance with Law 10.931/04 (“Opea’s Real Estate Receivables”) under a private agreement for the assignment of real estate receivables. Opea established the Trust Regime on Opea’s Real Estate Receivables, under the Securitization Instrument, pursuant to article 9 of Law 9.514/97, with the appointment of Simplific Pavarini DTVM Ltda as trustee for the 211th and 212th series from the first issuance conducted by RB Capital, as well as Pentágono S.A.

S.A. Distribuidora de Títulos e Valores Mobiliários as the trustee for the 283rd, 285th, 362nd, 363rd, 489th, 490th and 491st series from Opea’s first issuance. The Opea’s Real Estate Receivables and the Collateral under the Trust Relationship will be stated separately in the subsidiary’s equity and will be treated as a separate equity, intended specifically for the payment of CRIs and other obligations related to the Trust Relationship, under the terms of article 11 of Law 9514/97. The CRIs will be accepted for trading in CETIP 21 system of CETIP S.A. - Balcão Organizado de Ativos e Derivativos and, in Bovespafix System of B3 S.A. - Brasil Bolsa Balcão - Novo Mercado, respectively.

The main characteristics of the of the 211th, 212th, 283rd, 285th, 362nd, 363rd, 489th, 490th and 491st series from the 1st Issuance of Opea are:

| Characteristics | 211th series from the 1st Issuance | 212th series from the 1st Issuance (B) | 283rd and 285th series from the 1st Issuance | 362nd and 363rd series from the 1st Issuance | 489th, 490th and 491st series from the 1st Issuance (B) |
|--------------------------------|---|---|---|---|---|
| Issuance Date | 04/02/2019 | 07/12/2019 | 07/12/2019 | 06/02/2021 | 04/24/2022 |
| Representative date | Quarterly interest and principal on April 9, 2023, October 9, 2023 and April 9, 2024 | Quarterly interest and principal on January 15, 2023, July 15, 2023, January 15, 2024 and July 15, 2024 | Monthly interest and repayment and 97.3% of principal on April 15, 2023 | Monthly interest and repayment between September 10, 2021 and June 10, 2024 | Quarterly interest and principal on: (i) June 15, 2023 for the 489th and 490th series and (ii) June 15, 2023 and June 15, 2025 for the 491st series |
| Par value on the issuance date | 1 | 1 | 1 | 1 | 1 |
| Number of certificates issued | 100,000 | 400,000 | 100,000 | 40,000 | 489P, 121,306L, 400P, 219,206L, 491P, 99,500L |
| Interest | There will be no inflation adjustment; interest will be payable on the par value from the issuance date, corresponding to 100% of the DE rate, calculated and disclosed by CETIP. | There will be no inflation adjustment; interest will be payable on the par value from the issuance date, corresponding to 100% of the DE rate, calculated and disclosed by CETIP. | The Backing Debentures of the will have their Par Value or Balance of Par Value, as applicable, adjusted for inflation as of the first date of payment of the Debentures up to the maturity date of the Debentures, by the accumulated variation of IPCA, calculated expeditiously and consistently on a pro rata basis by Business Days. Notwithstanding the inflation adjustment, the interest to which the CRI Holders will be entitled corresponds to a surcharge of 3.00% per year, based on 252 business days, calculated expeditiously and consistently on a pro rata basis per elapsed business days, level on the Adjusted Par Value. | The Backing Debentures will not have their Par Value adjusted for inflation. The interest to which the CRI Holders will be entitled corresponds to a surcharge of 7% per year, based on 252 DE, calculated expeditiously and consistently on a pro rata basis per elapsed DE, level on the Par Value or Balance of Par Value, as applicable, from the first date of payment of the Debentures or the immediately previous Interest Redemption Payment Date, as applicable, until the actual payment date, on a compounded basis. | There will be no inflation adjustment on the 489th Series. Debentures interest will be payable on the par value from the issuance date, corresponding to 100% of the DE rate, calculated and disclosed by CETIP, expeditiously and consistently on a pro rata basis per year. 252 Business Days basis. The Backing Debentures of the 490th and 491st series will have their Par Value or Balance of Par Value, as applicable, adjusted for inflation as of the first date of payment of the Debentures up to the maturity date of the Debentures, by the accumulated variation of IPCA, calculated expeditiously and consistently on a pro rata basis by Business Days. Notwithstanding the inflation adjustment, the interest to which the CRI Holders will be entitled corresponds to a surcharge of (i) 3.000% per year for the 489th series and (ii) 3.200% per year for the 490th series, 252 Business Days basis, calculated expeditiously and consistently on a pro rata basis per elapsed business days, level on the Adjusted Par Value. |
| Repayment | None | None | None | None | None |
| Comments | The failure to meet any of the financial ratios listed below, to be calculated on a quarterly basis by the issuer based on its audited consolidated financial statements, for the end of March, June, September and December of each year, and verified by Securitizadora up to five days after the receipt of the calculation sent by the issuer (“Financial Ratios”): (i) the ratio between (A) the sum of Net Debt and Properties Payable; and (B) Equity; must be equal to or lower than 0.80; and (ii) the ratio between (A) the sum of Total Receivables and Properties for Sale; and (B) the sum of Net Debt, Properties Payable and Unrecognized Costs and Expenses; must be equal to or higher than 1.5 or lower than 0. | The failure to meet any of the financial ratios listed below, to be calculated on a quarterly basis by the issuer based on its audited consolidated financial statements, for the end of March, June, September and December of each year, and verified by Securitizadora up to five days after the receipt of the calculation sent by the issuer (“Financial Ratios”): (i) the ratio between (A) the sum of Net Debt and Properties Payable; and (B) Equity; must be equal to or lower than 0.80; and (ii) the ratio between (A) the sum of Total Receivables and Properties for Sale; and (B) the sum of Net Debt, Properties Payable and Unrecognized Costs and Expenses; must be equal to or higher than 1.5 or lower than 0. | The failure to meet any of the financial ratios listed below, to be calculated on a quarterly basis by the issuer based on its audited consolidated financial statements, for the end of March, June, September and December of each year, and verified by Securitizadora up to five days after the receipt of the calculation sent by the issuer (“Financial Ratios”): (i) the ratio between (A) the sum of Net Debt and Properties Payable; and (B) Equity; must be equal to or lower than 0.80; and (ii) the ratio between (A) the sum of Total Receivables and Properties for Sale; and (B) the sum of Net Debt, Properties Payable and Unrecognized Costs and Expenses; must be equal to or higher than 1.5 or lower than 0. | The failure to meet any of the financial ratios listed below, to be calculated on a quarterly basis by the issuer based on its audited consolidated financial statements, for the end of March, June, September and December of each year, and verified by Securitizadora up to five days after the receipt of the calculation sent by the issuer (“Financial Ratios”): (i) the ratio between (A) the sum of Net Debt and Properties Payable; and (B) Equity; must be equal to or lower than 0.80; and (ii) the ratio between (A) the sum of Total Receivables and Properties for Sale; and (B) the sum of Net Debt, Properties Payable and Unrecognized Costs and Expenses; must be equal to or higher than 1.5 or lower than 0. | The failure to meet any of the financial ratios listed below, to be calculated on a quarterly basis by the issuer based on its audited consolidated financial statements, for the end of March, June, September and December of each year, and verified by Securitizadora up to five days after the receipt of the calculation sent by the issuer (“Financial Ratios”): (i) the ratio between (A) the sum of Net Debt and Properties Payable; and (B) Equity; must be equal to or lower than 0.80; and (ii) the ratio between (A) the sum of Total Receivables and Properties for Sale; and (B) the sum of Net Debt, Properties Payable and Unrecognized Costs and Expenses; must be equal to or higher than 1.5 or lower than 0. |

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- (i) Risk rating: on February 23, 2022, the rating awarded by S&P Global Rating to the 212th Series of the Company's 1st Issuance of Opea's CRIs was brAAA (national scale), through a report containing the issuance's risk rating. The Company monitors the rating reports (risk assessment) of the securitization transactions on a periodic basis. The report is available at: <http://opeacapital.com/emissoes/0:10240/19G0000001>.
- (ii) Risk rating: (i) on June 7, 2022, the rating awarded by S&P Global Ratings was brAAA (national scale) to the 489th, 490th and 491st Series of Opea's 1st Issuance of CRIs, through a report containing the issuance's risk rating. The Company monitors the rating reports (risk assessment) of the securitization transactions on a periodic basis. The report is available at: <https://opeacapital.com/emissoes/22D1289009>, <https://opeacapital.com/emissoes/22D1289010> e <https://opeacapital.com/emissoes/22D1289011>;
- (iii) On June 17, 2022, the rating awarded by S&P Global Ratings was AA+.br (national scale) to the 489th, 490th and 491st Series of Opea's 1st Issuance of CRIs, through a report containing the issuance's risk rating. The Company monitors the rating reports (risk assessment) of the securitization transactions on a periodic basis. The report is available at: <https://opeacapital.com/emissoes/22D1289009>, <https://opeacapital.com/emissoes/22D1289010> e <https://opeacapital.com/emissoes/22D1289011>.

e) Companhia Província de Securitização S/A (“Província”)

On September 1, 2021, Província issued the 45th and 46th series from the third issuance of Real Estate Receivables Certificates.

Província's 3rd issuance, 45th and 46th series CRIs are backed by a receivables portfolio acquired by Província, comprising 268 Real Estate Receivables Note (CCI) in conformity with Law 10.931/04 (“Real Estate Receivables”). Província established the Trust Regime on Real Estate Receivables, as set forth in the Securitization Instrument, under article 9 of Law 9.514/97, with the appointment of VÓRTX DISTRIBUIDORA DE TÍTULOS E VALORES MOBILIÁRIOS LTDA as trustee. The Real Estate Receivables and the Collateral under the Trust Relationship will be stated separately in Gaia's equity and will be treated as a separate equity, intended specifically for the payment of CRIs and other obligations related to the Trust Relationship, under the terms of article 11 of Law 9.514/97. The CRIs were accepted for trading in CETIP 21 system of B3.

The CRIs were placed in the market through a public offering, with restricted efforts, of 101,937 units of Senior CRIs (45th series), with par value of R\$1; and 25,484 units of Subordinated CRIs (46th series), with par value of R\$1, totaling R\$25,484 fully acquired by the Company. Senior CRIs have preemptive right in the receipt of compensatory interest, principal and late payment charges possibly incurred, in relation to Subordinated CRIs. Accordingly, Subordinated CRIs cannot be redeemed by the Issuer before the full redemption of Senior CRIs.

On March 3, 2023, Província issued the 1st, 2nd and 3rd from the 30th issuance of Real Estate Receivables Certificates.

Província's 30th issuance, 1st, 2nd and 3rd series CRIs are backed by a receivables portfolio acquired by Província, comprising 474 Real Estate Receivables Note (CCI) in conformity with Law 10.931/04 (“Real Estate Receivables”). Província established the Trust Regime on Real Estate

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Receivables, as set forth in the Securitization Instrument, under article 9 of Law 9.514/97, with the appointment of H.COMMCOR DISTRIBUIDORA DE TÍTULOS E VALORES MOBILIÁRIOS LTDA as trustee. The Real Estate Receivables and the Collateral under the Trust Relationship will be stated separately in Gaia's equity and will be treated as a separate equity, intended specifically for the payment of CRIs and other obligations related to the Trust Relationship, under the terms of article 11 of Law 9514/97. The CRIs were accepted for trading in CETIP 21 system of B3.

The CRIs were placed in the market through a public offering, with restricted efforts, of 340,095 units of Senior CRIs (1st series), with par value of R\$1, totaling R\$253,347; 23,844 units of Mezzanine Subordinated CRIs (2nd series), with par value of R\$1, totaling R\$23,844, fully acquired by the Company and 20,865 units of Junior Subordinated CRIs (3rd series), with par value of R\$1, totaling R\$20,865, fully acquired by the Company. Senior CRIs have preemptive right in the receipt of compensatory interest, principal and late payment charges possibly incurred, in relation to Subordinated CRIs. Accordingly, Subordinated CRIs cannot be redeemed by the Issuer before the full redemption of Senior CRIs.

The main characteristics of the of the 1st, 2nd and 3rd series from the 30th Issuance of Província are:

| Characteristics | 45th series from the 3rd issuance | 46th series from the 3rd issuance | 1st, 2nd and 3rd series from the 30th issuance |
|--------------------------------|---|-----------------------------------|--|
| Issuance Date | 09/01/2021 | 09/01/2021 | 03/03/2023 |
| Repayment date | Monthly | Monthly | Monthly |
| Par value on the issuance date | 1 | 1 | 1 |
| Interest Retrocession | IPCA + 5.50% | IPCA + 7.00% | IPCA + 8.0% / IPCA + 8.5% / IPCA + 9.0% |
| Covenants | None | None | None |
| | <p>3rd Issuance of CRI of Cia Província de Securitização, Series 45 and 46</p> <p>The payment order must be consistent with the seniority level of each series, as follows: Senior Series (No. 45), Subordinated Series (No. 46).</p> <p>All interest payments to the CRI holders will only be made upon payment of the relevant separate equity costs incurred in respect of the issuance. The Subordinated Series payments will only be made upon payment for the series with the highest seniority level; the Subordinated Series will also feature a nonconsecutive/monthly performance bonus. As prescribed in item 7.2. of the Securitization Instrument, the funds retained in the Centralizing Account will be allocated to the payment of Junior CRIs whenever the following equation is fulfilled, on the payment dates provided in the Current Table: $(\text{Balance Senior CRI} / \text{VPL CRI Total}) \leq \text{Seniority Index}$.</p> <p>This issuance is conducted pursuant to the following CVM instructions (iCVM): CVM Instruction 414; CVM Instruction 476. CVM Instruction 539; CVM Instruction 583. The issuance process was conducted through public issuance with restricted distribution efforts, in compliance with iCVM 476. Such issuance is consistent with the following laws: Brazilian Corporate Law or Law 6.404; Law 8.981; Law 9.307; Law 9.514; Law 10.931; Law 12.846, and, if applicable, the U.S. Foreign Corrupt Practice Act of 1977 and the UK Bribery Act 2000.</p> | | |
| | <p>30th Issuance of CRI of Cia Província de Securitização, Series 1, 2 and 3</p> <p>The payment order must be consistent with the seniority level of each series, as follows: Senior Series (No. 1), Mezzanine Subordinated Series (No. n°2), Junior Subordinated Series (No. 3)</p> <p>All interest payments to the CRI holders will only be made upon payment of the relevant separate equity costs incurred in respect of the issuance.</p> <p>The Subordinated Series payments will only be made upon payment for the series with the highest seniority level; the Subordinated Series will also feature a nonconsecutive/monthly performance bonus. As prescribed in item 7.2. of the Securitization Instrument, the funds retained in the Centralizing Account will be allocated to the payment of Junior CRIs whenever the following equation is fulfilled, on the payment dates provided in the Current Table: $(\text{Balance Senior CRI} / \text{VPL CRI Total}) \leq \text{Seniority Index}$.</p> <p>This issuance complies with Law 14.430, of August 3, 2022 ("Law 14.430"), as in force, and Resolution nº 60, of the Brazilian Securities and Exchange Commission ("CVM"), of December 23, 2021, as in force ("CVM Resolution 60").</p> <p>The issuance process was carried out through public issuance under mixed firm guarantee and best placement efforts regime, in conformity with iCVM 60.</p> <p>Such issuance is consistent with the following laws: Brazilian Corporate Law or Law 6.404; Law 8.981; Law 9.307; Law 9.514; Law 10.931; Law 12.846, and, if applicable, the U.S. Foreign Corrupt Practice Act of 1977 and the UK Bribery Act 2000.</p> | | |

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f) True Securitizadora S.A (“True”)

On August 30, 2022, True issued the 1st, 2nd, 3rd and 4th series from the 24th issuance of Real Estate Receivables Certificates.

True’s 24th issuance, 1st, 2nd, 3rd and 4th series CRIs are backed by a receivables portfolio acquired by True, comprising 988 Real Estate Receivables Note (CCI) in conformity with Law 10.931/04 (“Real Estate Receivables”). Província established the Trust Regime on Real Estate Receivables, as set forth in the Securitization Instrument, under article 9 of Law 9.514/97, with the appointment of SIMPLIFIC PAVARINI DISTRIBUIDORA DE TÍTULOS E VALORES MOBILIÁRIOS LTDA. as trustee. The Real Estate Receivables and the Collateral under the Trust Relationship will be stated separately in True’s equity and will be treated as a separate equity, intended specifically for the payment of CRIs and other obligations related to the Trust Relationship, under the terms of article 11 of Law 9514/97. The CRIs will be accepted for trading in CETIP 21 system of B3.

The CRIs were placed in the market through a public offering, with restricted efforts, of 88,612 units of Senior CRIs (1st series), with par value of R\$1; 142,715 units of Senior CRIs (2nd series), with par value of R\$1; 113,788 units of Mezzanine CRIs (3rd series), with par value of R\$; and 38,596 units of Subordinated CRIs (4th series), with par value of R\$1, totaling R\$38,596 fully acquired by the Company. Senior CRIs have preemptive right in the receipt of compensatory interest, principal and late payment charges possibly incurred, in relation to Subordinated CRIs. Accordingly, Subordinated CRIs cannot be redeemed by the Issuer before the full redemption of Senior CRIs.

The main characteristics of the of the 1st, 2nd, 3rd, and 4th series from the 24th Issuance of True are:

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| Characteristics | 1st series from the 24th issuance | 2nd series from the 24th issuance | 3rd series from the 24th issuance | 4th series from the 24th issuance |
|---------------------------------------|--|--|--|--|
| Issuance Date | 08/30/2022 | 08/30/2022 | 08/30/2022 | 08/30/2022 |
| Repayment date | Monthly | Monthly | Monthly | Monthly |
| Par value on the issuance date | 1 | 1 | 1 | 1 |
| Interest | CDI+1.375% | IPCA+7.1439% | IPCA+7.8049% | IPCA + 8.15% |
| Retrocession Covenants | None | None | None | None |

True Securitizadora's 24th issuance, 1st, 2nd, 3rd and 4th series CRIs.

The payment order must be consistent with the seniority level of each series, as follows:

Senior Series (No. 1 and 2), Mezzanine Series (No. 3) and Subordinated Series (No. 4).

All interest payments to the CRI holders will only be made upon payment of the relevant separate equity costs incurred in respect of the issuance.

The Subordinated Series payments will only be made upon payment for the series with the highest seniority level; the Subordinated Series will also feature a nonconsecutive/monthly performance bonus. As prescribed in item 7.2. of the Securitization Instrument, the funds retained in the Centralizing Account will be allocated to the payment of Junior CRIs whenever the following equation is fulfilled, on the payment dates provided in the Current Table: $(\text{Balance Senior CRI} / \text{VPL CRI Total}) \leq \text{Seniority Index}$.

This issuance is conducted pursuant to the following CVM instructions (iCVM): CVM Instruction 414; CVM Instruction 476; CVM Instruction 539; CVM Instruction 583.

The issuance process was conducted through public issuance with restricted distribution efforts, in compliance with iCVM 476.

Such issuance is consistent with the following laws: Brazilian Corporate Law or Law 6.404; Law 8.981; Law 9.307; Law 9.514; Law 10.931; Law 12.846, and, if applicable, the U.S. Foreign Corrupt Practice Act of 1977 and the UK Bribery Act 2000.

On April 3, 2023, True issued the 1st, 2nd e 3rd series from the 155th issuance of Real Estate Receivables Certificates (CRIs).

True's 155th issuance, 1st, 2nd and 3rd CRIs are backed by a receivables portfolio acquired by True, in conformity with Law 10.931/04 ("Real Estate Receivables"). Província established the Trust Regime on Real Estate Receivables, as set forth in the Securitization Instrument, under article 9 of Law 9.514/97, with the appointment of VÓRTX DISTRIBUIDORA DE TÍTULOS E VALORES MOBILIÁRIOS LTDA as trustee. The Real Estate Receivables and the Collateral under the Trust Relationship will be stated separately in True's equity and will be treated as a separate equity, intended specifically for the payment of CRIs and other obligations related to the Trust Relationship,

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(In thousands of Brazilian reais – R\$, unless otherwise stated)

under the terms of article 11 of Law 9514/97. The CRIs will be accepted for trading in CETIP 21 system of B3.

The CRIs were placed in the market through a public offering, with restricted efforts, of 40,721 units of Senior CRIs (1st series), with par value of R\$1; 132,343 units of Senior CRIs (2nd series), with par value of R\$1; and 30,540 units of Mezzanine CRIs (3rd series), with par value of R\$1, totaling R\$30,540 fully acquired by the Company. Senior CRIs have preemptive right in the receipt of compensatory interest, principal and late payment charges possibly incurred, in relation to Subordinated CRIs. Accordingly, Subordinated CRIs cannot be redeemed by the Issuer before the full redemption of Senior CRIs.

The main characteristics of the of the 1st, 2nd and 3rd from True's 155th Issuance are:

Characteristics

Issuance Date
Repayment Date
Par value on the issuance date
Interest
Retrocession
Covenants
Covenants

| 1st series from the 155th issuance | 2nd series from the 155th issuance | 3rd series from the 155th issuance |
|---------------------------------------|---------------------------------------|---------------------------------------|
| 04/03/2023 | 04/03/2023 | 04/03/2023 |
| Monthly | Monthly | Monthly |
| 1 | 1 | 1 |
| CDI+1.95% | IPCA+7.8529% | IPCA + 8.90% |
| | | |
| None | None | None |

True Securitizadora's 155th issuance, 1st, 2nd and 3rd series CRIs.

The payment order must be consistent with the seniority level of each series, as follows: Senior Series (No. 1 and 2) and Subordinated Series (No. 3).

All interest payments to the CRI holders will only be made upon payment of the relevant separate equity costs incurred in respect of the issuance.

The Subordinated Series payments will only be made upon payment for the series with the highest seniority level; the Subordinated Series will also feature a nonconsecutive/monthly performance bonus. As prescribed in item 7.2. of the Securitization Instrument, the funds retained in the Centralizing Account will be allocated to the payment of Junior CRIs whenever the following equation is fulfilled, on the payment dates provided in the Current Table: $(\text{Balance Senior CRI} / \text{VPL CRITotal}) \leq \text{Seniority Index}$.

This issuance complies with Law 14.430, of August 3, 2022 ("Law 14.430"), as in force, and Resolution nº 60, of the Brazilian Securities and Exchange Commission ("CVM"), of December 23, 2021, as in force ("CVM Resolution 60").

The issuance process was carried out through public distribution, pursuant to articles 25 and 26, item VIII of CVM Resolution 160, of June 13, 2022 ("CVM Resolution 160").

Such issuance is consistent with the following laws: Brazilian Corporate Law or Law 6.404; Law 8.981; Law 9.307; Law 9.514; Law 10.931; Law 12.846, and, if applicable, the U.S. Foreign Corrupt Practice Act of 1977 and the UK Bribery Act 2000.

Notes to the Interim Financial Information**CYRELA BRAZIL REALTY S.A. EMPREENDIMENTOS E PARTICIPAÇÕES****NOTES TO THE INTERIM FINANCIAL INFORMATION FOR THE NINE-MONTH PERIOD
ENDED SEPTEMBER 30, 2023 AND 2022**

(In thousands of Brazilian reais – R\$, unless otherwise stated)

g) Balances, maturities and changes of the CRIs

Breakdown of the consolidated balance in liabilities disclosed in the financial information:

| Issuance | Parent | | | | | |
|--|----------------|------------------|------------------|------------------|------------------|------------------|
| | 09/2022 | | | 2022 | | |
| | Balance | Interest payable | Total | Balance | Interest payable | Total |
| 1st series of the 1st issuance – code 12E0019753 | - | - | - | 43,200 | 519 | 43,719 |
| Less: | | | | | | |
| CRI issuance costs | - | - | - | (21) | - | (21) |
| 211th series of the 1st issuance - code 19D0618118 | 66,667 | 2,056 | 68,723 | 100,000 | 3,041 | 103,041 |
| Less: | | | | | | |
| CRI issuance costs | (216) | - | (216) | (412) | - | (412) |
| 212th series of the 1st issuance - code 19G0000001 | 300,907 | 8,185 | 309,092 | 601,809 | 36,299 | 638,108 |
| Less: | | | | | | |
| CRI issuance costs | (1,968) | - | (1,968) | (3,526) | - | (3,526) |
| 283rd and 285th series of the 1st issuance - code 20G0855350 and 20G0855277 | 92,611 | 21,014 | 113,625 | 94,913 | 17,012 | 111,925 |
| Less: | | | | | | |
| CRI issuance costs | - | - | - | - | - | - |
| 362nd and 363rd series of the 1st issuance - codes 21F0001460 and 21F0001459 | 11,673 | 50 | 11,723 | 22,770 | 98 | 22,868 |
| Less: | | | | | | |
| CRI issuance costs | (50) | - | (50) | (105) | - | (105) |
| 489th, 490th and 491st series of the 1st issuance Opea Sec Code 22D1289009, 22D1289010 and 22D1289011 | 480,000 | 31,680 | 511,680 | 480,000 | 2,817 | 482,817 |
| Less: | | | | | | |
| CRI issuance costs | (11,261) | - | (11,261) | (12,746) | - | (12,746) |
| | 938,363 | 62,985 | 1,001,348 | 1,325,882 | 59,786 | 1,385,668 |
| Current | 378,831 | 62,985 | 441,816 | 423,308 | 59,786 | 483,094 |
| Noncurrent | 559,532 | - | 559,532 | 902,574 | - | 902,574 |

Notes to the Interim Financial Information

CYRELA BRAZIL REALTY S.A. EMPREENDIMENTOS E PARTICIPAÇÕES

NOTES TO THE INTERIM FINANCIAL INFORMATION FOR THE NINE-MONTH PERIOD ENDED SEPTEMBER 30, 2023 AND 2022

(In thousands of Brazilian reais – R\$, unless otherwise stated)

| Issuance | Consolidated | | | | | |
|---|--------------|------------------|-----------|-----------|------------------|-----------|
| | 09/2023 | | | 2022 | | |
| | Balance | Interest payable | Total | Balance | Interest payable | Total |
| 1st series of the 1st issuance - code 12E0019753 | - | - | - | 43,200 | 519 | 43,719 |
| Less: | | | | | | |
| CRI issuance costs | - | - | - | (21) | - | (21) |
| 131st, 132nd and 133rd series of the 4th issuance - code 19K1139473, 19K1139655 and 19K1139656 | - | - | - | 7,921 | 61 | 7,982 |
| Less: | | | | | | |
| CRI issuance costs | - | - | - | - | - | - |
| 140th series of the 4th issuance - code 20H0794682 | 6,155 | 12 | 6,167 | 33,970 | 69 | 34,039 |
| Less: | | | | | | |
| CRI issuance costs | - | - | - | - | - | - |
| 211th series of the 1st issuance - code 19D0618118 | 66,667 | 2,056 | 68,723 | 100,000 | 3,041 | 103,041 |
| Less: | | | | | | |
| CRI issuance costs | (216) | - | (216) | (412) | - | (412) |
| 212th series of the 1st issuance - code 19G0000001 | 300,905 | 8,185 | 309,090 | 601,809 | 36,299 | 638,108 |
| Less: | | | | | | |
| CRI issuance costs | (1,968) | - | (1,968) | (3,526) | - | (3,526) |
| 283rd and 285th series of the 1st issuance - code 20G0855350 and 20G0855277 | 92,611 | 21,013 | 113,624 | 94,913 | 17,012 | 111,925 |
| Less: | | | | | | |
| CRI issuance costs | - | - | - | - | - | - |
| 145th series of the 4th issuance - code 20J0647410 | - | - | - | 4,590 | 36 | 4,626 |
| Less: | | | | | | |
| CRI issuance costs | - | - | - | - | - | - |
| 167th series of the 4th issuance - code 20L0610016 | 1,582 | 3 | 1,585 | 20,888 | 44 | 20,932 |
| Less: | | | | | | |
| CRI issuance costs | - | - | - | - | 0 | - |
| 180th and 181st series of the 4th issuance - code 21D0733766 and 21D0733780 | 36,990 | 136 | 37,126 | 69,490 | 285 | 69,775 |
| Less: | | | | | | |
| CRI issuance costs | - | - | - | - | - | - |
| 362nd and 363rd series of the 1st issuance - codes 21F0001460 and 21F0001459 | 11,673 | 50 | 11,723 | 22,770 | 98 | 22,868 |
| Less: | | | | | | |
| CRI issuance costs | (50) | - | (50) | (105) | - | (105) |
| 45th series of the 3rd issuance Provincia Sec Code 21H0016224 | 51,212 | 76 | 51,288 | 82,284 | 130 | 82,414 |
| Less: | | | | | | |
| CRI issuance costs | - | - | - | - | - | - |
| 489th, 490th and 491st series of the 1st issuance Opea Sec Code 22D1289009, 22D1289010 and 22D1289011 | 480,000 | 31,680 | 511,680 | 480,000 | 2,817 | 482,817 |
| Less: | | | | | | |
| CRI issuance costs | (11,258) | - | (11,258) | (12,746) | - | (12,746) |
| 1st, 2nd and 3rd series of the 24th issuance True Sec 22H1664933, 22H1666875 and 22H1697882 | 259,291 | 951 | 260,242 | 342,638 | 1,410 | 344,048 |
| Less: | | | | | | |
| CRI issuance costs | - | - | - | - | - | - |
| 1st series of the 30th issuance Provincia Sec 23C0248214 | 226,852 | 694 | 227,546 | - | - | - |
| Less: | | | | | | |
| CRI issuance costs | - | - | - | - | - | - |
| 1st and 2nd series of the 155th issuance True Sec 23D0888625 and 23D0888626 | 157,860 | 590 | 158,450 | - | - | - |
| Less: | | | | | | |
| CRI issuance costs | - | - | - | - | - | - |
| 1st, 2nd and 3rd series from the 113th issuance Vert Sec 23F1354282, 23F1354284 and 23F1354447 | 89,921 | 544 | 90,465 | - | - | - |
| Less: | | | | | | |
| CRI issuance costs | - | - | - | - | - | - |
| 1st and 2nd series of the 31st issuance Provincia Sec 23F2408637 and 23F2409130 | 148,632 | 408 | 149,040 | - | - | - |
| Less: | | | | | | |
| CRI issuance costs | - | - | - | - | - | - |
| | 1,916,859 | 66,398 | 1,983,257 | 1,887,663 | 61,821 | 1,949,484 |
| Current | 522,618 | 66,398 | 589,016 | 582,941 | 61,821 | 644,762 |
| Noncurrent | 1,394,241 | - | 1,394,241 | 1,304,722 | - | 1,304,722 |

Notes to the Interim Financial Information**CYRELA BRAZIL REALTY S.A. EMPREENDIMENTOS E PARTICIPAÇÕES****NOTES TO THE INTERIM FINANCIAL INFORMATION FOR THE NINE-MONTH PERIOD
ENDED SEPTEMBER 30, 2023 AND 2022**

(In thousands of Brazilian reais – R\$, unless otherwise stated)

Balances are broken down as follows:

| Year | Parent | | Consolidated | |
|--------------|------------------|------------------|------------------|------------------|
| | 09/2023 | 2022 | 09/2023 | 2022 |
| 12 months | 441,816 | 483,094 | 589,016 | 644,762 |
| 24 months | 86,818 | 411,160 | 244,945 | 473,215 |
| 36 months | (2,028) | 20,802 | 158,428 | 74,521 |
| 48 months | 378,485 | (2,022) | 565,820 | 46,595 |
| 60 months | 47,750 | 375,866 | 167,402 | 421,282 |
| > 60 months | 48,507 | 96,768 | 257,646 | 289,109 |
| Total | 1,001,348 | 1,385,668 | 1,983,257 | 1,949,484 |

The table below shows the variations in the balances:

| | Parent | | Consolidated | |
|------------------------|------------------|------------------|------------------|------------------|
| | 09/2023 | 2022 | 09/2023 | 2022 |
| Opening balance | 1,385,668 | 1,032,906 | 1,949,484 | 1,475,475 |
| Additions | - | 480,000 | 670,421 | 828,354 |
| Principal repayment | (391,291) | (147,495) | (644,996) | (375,223) |
| Interest payment | (104,097) | (100,640) | (104,097) | (100,640) |
| Interest and charges | 111,068 | 120,897 | 112,445 | 121,518 |
| Total | 1,001,348 | 1,385,668 | 1,983,257 | 1,949,484 |

Notes to the Interim Financial Information**CYRELA BRAZIL REALTY S.A. EMPREENDIMENTOS E PARTICIPAÇÕES****NOTES TO THE INTERIM FINANCIAL INFORMATION FOR THE NINE-MONTH PERIOD
ENDED SEPTEMBER 30, 2023 AND 2022**

(In thousands of Brazilian reais – R\$, unless otherwise stated)

13. DUE FROM/TO RELATED PARTIES**a) Intragroup loans for construction financing**

Intragroup loans do not have determinate maturity date and are not subject to finance charges, except for agreements entered into with joint ventures, when indicated.

The balances in the financial information, Parent and consolidated, are as follows:

Notes to the Interim Financial Information**CYRELA BRAZIL REALTY S.A. EMPREENDIMENTOS E PARTICIPAÇÕES****NOTES TO THE INTERIM FINANCIAL INFORMATION FOR THE NINE-MONTH PERIOD ENDED SEPTEMBER 30, 2023 AND 2022**

(In thousands of Brazilian reais – R\$, unless otherwise stated)

| | Parent | | | | Consolidated | | | |
|---|--------------------------|----------------|------------------------|----------------|--------------------------|----------------|------------------------|----------------|
| | Due from related parties | | Due to related parties | | Due from related parties | | Due to related parties | |
| | 09/2023 | 2022 | 09/2023 | 2022 | 09/2023 | 2022 | 09/2023 | 2022 |
| Alleric Participacoes Ltda | 61 | 108 | - | - | 11,773 | 9,478 | 111 | 204 |
| Angra Dos Reis Empreendimentos Imobiliários Ltda | 3 | 5,091 | - | 8,850 | 3 | - | - | 1,074 |
| Arizona Investimento Imobiliária Ltda | - | - | 6,643 | 6,671 | - | - | 6,643 | 6,671 |
| Canoa Quebrada Empreendimentos Imobiliários Ltda | 4,397 | 391 | - | - | 1 | 2 | - | - |
| Cashme Soluções Financeiras S.A | 570 | 601 | - | - | 21,222 | 21,883 | - | - |
| Cbr 017 Empreendimentos Imobiliários Ltda | 10,330 | 15 | - | - | - | - | - | - |
| Cbr 051 Empreendimentos Imobiliários Ltda | 53 | 34,281 | - | - | 53 | 34,281 | - | - |
| Cbr 058 Empreendimentos Imobiliários Ltda | 22,430 | 128 | - | - | - | - | - | - |
| Cbr 076 Empreendimentos Imobiliários Ltda | 22,015 | 64 | - | - | - | - | - | - |
| CBR 096 EMPREENDIMENTOS IMOBILIARIO | 231 | 3 | - | - | 3,979 | 3,979 | - | - |
| Cbr 123 Empreendimentos Imobiliários S.A | 1 | 9,675 | - | - | - | - | - | - |
| Cbr122 Empreendimentos Imobiliários S.A | 280 | 309 | 38 | - | - | - | - | 42,954 |
| Cbr142 Emp.Imob Ltda | 8,662 | 24 | - | - | - | - | - | - |
| Cury Construtora E Incorporadora S/A | 32,880 | 18,623 | - | - | 32,880 | 18,623 | - | - |
| Cybra De Investimento Imobiliária Ltda | 50 | 184 | - | - | 5,359 | - | - | - |
| Cyma Desenvolvimento Imobiliário S/A | 2 | 867 | - | - | 2,009 | 1,907 | 7,433 | 7,021 |
| Cyrela Bentevi Empreendimentos Imobiliária Ltda | 46,606 | 741 | - | - | - | - | - | - |
| CYRELA DESENVOLVIMENTO LOGISTICO FU | - | 11,156 | - | - | - | 11,156 | - | - |
| Cyrela Grenwood De Investimento Imobiliária Ltda | 73 | 161 | 4 | 10,350 | - | - | - | - |
| Cyrela Jamaica Empreendimentos Imobiliários Ltda | 4 | 5,918 | 108 | - | - | - | - | - |
| Cyrela Magikz Nazca Empreendimentos Imobiliários Ltda | 3,562 | 14 | - | - | - | - | 1,187 | - |
| Cyrela Manaus Empreendimentos Imobiliários Ltda | - | 4,628 | 140 | - | 1,521 | 1,514 | - | - |
| Cyrela Montblanc Empreendimentos Imobiliários Ltda | - | 4 | 4,259 | 4,259 | 106 | 106 | 2,288 | 2,288 |
| Cyrela Normandia Empreendimentos Imobiliários Ltda | 14,150 | 20,068 | - | - | 10 | 10 | - | - |
| Cyrela Rjz Construtora E Empreendimentos Imobiliários Ltda | 413 | 377 | 128 | 128 | 82,419 | 77,684 | 99 | 99 |
| Cyrela Somerset De Investimentos Imobiliários Ltda | 2 | 1 | 981 | 4,121 | - | 643 | 986 | 986 |
| Goldsztein Cyrela Empreendimentos Imobiliários Ltda | 11,772 | 37,380 | - | - | 44,845 | 45,855 | - | 790 |
| Ibiraja Empre Imob Spe Ltda | 1,507 | 1,507 | 15,156 | - | 1,507 | 1,507 | 15,156 | - |
| Laplace Investimentos Imobiliários Spe Ltda | 5,600 | 27 | - | - | - | - | 2,400 | - |
| Lavvi Monaco Empreendimentos Imobiliários Ltda | 60,458 | - | - | - | 60,458 | - | - | - |
| Living Amoreira Empreendimentos Imobiliários Ltda | 12,252 | 1,387 | - | 7,800 | - | 1,325 | - | - |
| Living Araraquara Empreendimentos Imobiliários Ltda | 4,329 | 159 | - | - | 21 | 21 | - | 7 |
| Living Cabreva Empreendimentos Imobiliária Ltda | 4,207 | 2,521 | - | - | - | - | - | - |
| Living Cerejeira Empreendimentos Imobiliários Ltda | 6,331 | 37 | - | - | 6,331 | 37 | - | - |
| Living Emp. Imob. Ltda | - | 2,829 | - | 4,570 | 2,987 | 2,133 | 756 | 8,158 |
| Living Panama Empreendimentos Imobiliários Ltda | 227 | 6,735 | - | - | 5 | 286 | 48 | 48 |
| Living Salinas Empreendimentos Imobiliários Ltda | 1,370 | 7,929 | 108 | - | 1 | 3 | - | 1 |
| Living Tallinn Empreendimentos Imobiliários Ltda | 133 | 14,634 | - | - | - | - | - | 72 |
| Magik Lz Empreend Imob Ltda | 7,625 | 6,781 | - | - | 7,625 | 6,781 | - | - |
| Marquise - Mandara By Yoo Empreendimentos Imobiliários SPE Ltda | 10,971 | 10,971 | - | - | 10,971 | 10,971 | - | - |
| Plano & Plano Desenvolvimento Imobiliários S.A | - | 10,960 | 155 | 156 | - | 10,960 | 155 | 156 |
| Plano Eucalipto Empreendimentos Imobiliários Ltda | - | - | - | - | 4,766 | - | - | 979 |
| Pre 105 Empreendimentos Imobiliários Spe Ltda | 1,745 | 4,400 | - | - | 1,745 | 4,400 | - | - |
| Pre 45 Empreendimentos Imobiliários Spe | 3,378 | 9,780 | - | - | 3,378 | 9,780 | - | - |
| Pre 55 Empreendimentos Imobiliários Spe | 3,847 | - | - | - | 3,847 | - | - | - |
| Pre 60 Empreendimentos Imobiliários Spe | 15,965 | 11,545 | - | - | 15,965 | 11,545 | - | - |
| Pre 74 Empreendimentos Imobiliários Spe Ltda | 17,802 | - | - | - | 17,802 | - | - | - |
| Pre 75 Empreendimentos Imobiliários Spe | 1,927 | 5,150 | - | - | 1,927 | 5,150 | - | - |
| Pre 83 Empreendimentos Imobiliários | 6,283 | 3,800 | - | - | 6,283 | 3,800 | - | - |
| Pre 91 Empreendimentos Imobiliários Ltda | - | 12,595 | - | - | - | 12,595 | - | - |
| Precon Engenharia S.A | 74,114 | 74,114 | - | - | 74,114 | 74,114 | - | - |
| Ravenna Empreendimentos Imobiliários Ltda | 14 | 296 | 3 | 23,000 | 21 | 21 | - | - |
| SABIA SALVADOR ALENDE EMPREENDIMENT | - | - | 3,652 | 3,652 | - | - | 3,652 | 3,652 |
| Seller Consultoria Imobiliária E Representações Ltda | 6,761 | 1,784 | 2 | 2 | 21,805 | 20,840 | - | - |
| Sig 10 Empreendimentos | - | - | 13,223 | - | - | - | 13,223 | - |
| Sk Nilo Empreendimento Imobiliário Ltda | - | - | - | - | - | 13,775 | - | - |
| Sk Realty Empreendimentos Imobiliários Ltda | - | - | - | - | - | 11,462 | - | 1,420 |
| Spe Brasil Incorporação 59 Ltda | - | 4,150 | - | 1,550 | - | 4,150 | - | 1,550 |
| Spe Brasil Incorporação 83 Ltda | - | 6,385 | 200 | - | - | 6,385 | 200 | - |
| Tarjab-Ares Empreendimentos Imobiliários Spe Ltda | 2,652 | 2,652 | 15,093 | - | 2,652 | 2,652 | 15,093 | - |
| Vinson Empreendimentos Imobiliários Ltda | - | 14,361 | - | - | - | 14,361 | - | - |
| Vix One Empreendimentos Imobiliários Spe Ltda | 60 | 168,044 | - | - | - | 2,246 | 364 | 364 |
| Other 808 SPE's with balances of up to R\$3.5MM | 115,424 | 107,261 | 26,799 | 31,602 | 84,357 | 76,515 | 21,380 | 29,107 |
| | 543,529 | 643,606 | 86,692 | 106,711 | 534,748 | 534,936 | 91,174 | 107,601 |

As at September 30, 2023, the Company has loans receivable with investee Precon Engenharia S/A, totaling R\$132,109, but which due to uncertainties regarding the collection of such amount, the Company posted loss in the period of R\$57,995, remaining the amount of R\$74,114, and representing mainly the collaterals to which the Company is entitled. These proceeds will be used to finance Cyrela's real estate development projects implemented together with Precon and are subject to inflation adjustment based on the CDI rate fluctuation.

Notes to the Interim Financial Information**CYRELA BRAZIL REALTY S.A. EMPREENDIMENTOS E PARTICIPAÇÕES****NOTES TO THE INTERIM FINANCIAL INFORMATION FOR THE NINE-MONTH PERIOD
ENDED SEPTEMBER 30, 2023 AND 2022****(In thousands of Brazilian reais – R\$, unless otherwise stated)**

As at September 30, 2023, the balance of R\$81,440 (R\$74,085 as at December 31, 2022) of Cyrela Rjz Construtora e Empreendimento Imobiliários Ltda. corresponds to advances granted to the company that sold the land, as set forth in the underlying agreement. Advances are subject to the Interbank Deposit (CDI) rate. Interest is payable monthly and the principal will be received through receivables corresponding to its interest in the venture.

b) Transactions

Transactions with related parties refer mainly to technical services involving responsibility for projects and control of all contractors who provide knowledge for construction business, applied to the development of the Company and its investees.

These transactions are classified as costs incurred in units under construction and allocated to profit or loss according to the project units' sale stage.

c) Management compensation**i) Overall compensation**

The Company's overall compensation for 2023, was set at the Annual Shareholders' Meeting held on April 27, 2023 in the amount of up to R\$33,099 (for 2022, the overall compensation was set at up to R\$31,305) - excluding charges. Overall compensation is comprised of fixed and variable compensation and the latter is paid in the following year. As at September 30, 2023, the total incurred for 2023 was R\$8,478 (the total incurred for 2022 was R\$7,017 as at September 30, 2022) - excluding charges.

Notes to the Interim Financial Information**CYRELA BRAZIL REALTY S.A. EMPREENDIMENTOS E PARTICIPAÇÕES****NOTES TO THE INTERIM FINANCIAL INFORMATION FOR THE NINE-MONTH PERIOD
ENDED SEPTEMBER 30, 2023 AND 2022**

(In thousands of Brazilian reais – R\$, unless otherwise stated)

ii) Fixed compensation

Fixed compensation is recognized in the Company's profit or loss in line item 'Management compensation', broken down as follows:

| | Parent | | Consolidated | | Total members | |
|---|----------------|----------------|---------------------|----------------|----------------------|----------------|
| | 09/2023 | 09/2022 | 09/2023 | 09/2022 | 09/2023 | 09/2022 |
| Board | 2,349 | 1,873 | 2,349 | 1,873 | 9 | 8 |
| Supervisory Council | 109 | 61 | 109 | 61 | 3 | 3 |
| Audit, Risk and Finance Committee (CARF) | 76 | 68 | 76 | 68 | 1 | 1 |
| Executive Board | 2,033 | 1,943 | 2,033 | 1,943 | 6 | 6 |
| Payroll taxes | 913 | 787 | 913 | 787 | - | - |
| Total | 5,480 | 4,732 | 5,480 | 4,732 | 19 | 18 |
| Board benefits | 1,286 | 1,008 | 1,286 | 1,008 | | |
| Executive Board benefits | 2,626 | 2,066 | 2,626 | 2,066 | | |
| | 3,912 | 3,074 | 3,912 | 3,074 | | |
| Total | 9,392 | 7,806 | 9,392 | 7,806 | | |
| Board - higher | 351 | 208 | 351 | 208 | | |
| Board - lower | 207 | 207 | 207 | 207 | | |
| Executive Board - higher | 378 | 360 | 378 | 360 | | |
| Executive Board - lower | 290 | 288 | 290 | 288 | | |
| Supervisory Council - higher | 36 | 20 | 36 | 20 | | |
| Supervisory Council - lower | 36 | 20 | 36 | 20 | | |
| Audit, Risk and Finance Committee (CARF) - higher | 76 | 68 | 76 | 68 | | |
| Audit, Risk and Finance Committee (CARF) - lower | 76 | 68 | 76 | 68 | | |

iii) Variable compensation

Pursuant to Article 42, paragraph 1, of the Company's Bylaws, the profit allocation and sharing to managers and employees can only occur in fiscal years in which the shareholders are assured of the payment of minimum mandatory dividends, as provided for by Article 38, IV, of the Bylaws.

The Company does not have stock option plans in effect for new grants or grants in the vesting period. The losses/gains in 2020 are recorded in a specific line item of "General and administrative expenses".

The Company did not pay any amounts in the period, relating to: (1) post-employment benefits (pension, other retirement benefits, post-employment life insurance and post-employment health care plan); (2) long-term benefits (leave of absence for length of service and long-term disability benefits); and (3) severance benefits.

Notes to the Interim Financial Information**CYRELA BRAZIL REALTY S.A. EMPREENDIMENTOS E PARTICIPAÇÕES****NOTES TO THE INTERIM FINANCIAL INFORMATION FOR THE NINE-MONTH PERIOD
ENDED SEPTEMBER 30, 2023 AND 2022**

(In thousands of Brazilian reais – R\$, unless otherwise stated)

14. CURRENT ACCOUNTS WITH VENTURE PARTNERS

The balances in net assets and liabilities are as follows:

| | Parent | | Consolidated | |
|---|----------------|--------------|---------------------|-----------------|
| | 09/2023 | 2022 | 09/2023 | 2022 |
| Abc Realty De Investimento Imobiliária Ltda | - | - | 2,388 | 2,615 |
| Consórcio de Urbanização Jundiai | 3,975 | 4,522 | 3,975 | 4,522 |
| Cyrela Begonia Empreendimentos Imobiliária Ltda | - | - | 55 | (280) |
| Cyrela Brazil Realty Rjz Empreendimentos Imobiliária Ltda | - | - | 439 | 255 |
| Cyrela Europa Empreendimentos Imobiliários Ltda | - | - | (6,170) | (6,122) |
| Cyrela Imobiliária Ltda | - | - | (357) | (314) |
| Cyrela Jasmim Ltda | - | - | 1,004 | 932 |
| Cyrela Roraima Empreendimentos Imobiliários Ltda | - | - | (2,970) | (3,140) |
| Cyrela Suecia Empreendimentos Imobiliários Ltda | - | - | (1,749) | (3,759) |
| Living Indiana Empreendimentos Imobiliários Ltda | - | - | (707) | (707) |
| Plano Aroeira Empreendimentos Imobiliários Ltda | - | - | 1,100 | 1,100 |
| Plano Pitangueiras Empreendimentos Imobiliários Ltda | - | - | (36,740) | (35,597) |
| Vero Santa Isabel Empreendimentos Imobiliários SPE Ltda | - | - | (1,819) | (1,835) |
| Other SPEs with balances of up to R\$100 | - | - | 224 | 16 |
| | 3,975 | 4,522 | (41,327) | (42,314) |
| Noncurrent assets | 3,975 | 4,522 | 9,285 | 9,565 |
| Current liabilities | - | - | (50,612) | (51,879) |

15. CONSTRUCTION IN PROGRESS

As a result of the procedure prescribed by CVM Instruction 561/08, as amended by CVM Instruction 624/10, sales revenue and corresponding budgeted costs related to units sold and whose costs have not yet been incurred, are not recorded in the interim financial information of the Company and its subsidiaries.

The main balances to be reflected as costs are incurred can be shown as follows:

- a) Contracted real estate transactions to be allocated from accumulated construction in progress

Notes to the Interim Financial Information**CYRELA BRAZIL REALTY S.A. EMPREENDIMENTOS E PARTICIPAÇÕES****NOTES TO THE INTERIM FINANCIAL INFORMATION FOR THE NINE-MONTH PERIOD
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| | Consolidated | |
|---------------------------------------|---------------------|------------------|
| | 09/2023 | 2022 |
| (+) Total sales revenue | 23,035,407 | 19,066,878 |
| (-) Total revenue recognized | (16,682,863) | (13,823,052) |
| (=) Unrecognized sales revenue | 6,352,544 | 5,243,826 |
| (+) Total cost of properties sold | 14,471,346 | 11,621,350 |
| (-) Total recognized cost | (10,335,901) | (8,265,213) |
| (=) Unrecognized cost | 4,135,445 | 3,356,137 |
| Unrecognized profit | 2,217,099 | 1,887,689 |

b) Commitments on budgeted costs not yet incurred on units sold:

| | Consolidated | |
|--|---------------------|------------------|
| | 09/2023 | 2022 |
| Amounts not stated in the financial information | | |
| 12 months | 2,139,029 | 1,831,421 |
| Over 12 months | 1,996,416 | 1,524,716 |
| | 4,135,445 | 3,356,137 |

Notes to the Interim Financial Information**CYRELA BRAZIL REALTY S.A. EMPREENDIMENTOS E PARTICIPAÇÕES****NOTES TO THE INTERIM FINANCIAL INFORMATION FOR THE NINE-MONTH PERIOD
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16. ADVANCES FROM CUSTOMERS

| | Consolidated | |
|--|---------------------|------------------|
| | 09/2023 | 2022 |
| Receivables for property sales | | |
| Amounts received for project sales: | | |
| Other prepayments | 103,430 | 85,408 |
| | 103,430 | 85,408 |
| Units sold in completed projects | | |
| Recognized revenue | (7,938,884) | (5,760,145) |
| Received revenue | 8,135,232 | 5,796,281 |
| | 196,348 | 36,136 |
| Amounts received for physical barterers | | |
| Barterers with land | 798,504 | 1,018,264 |
| Total advances from customers | 1,098,282 | 1,139,808 |
| Current | 377,432 | 254,112 |
| Noncurrent | 720,850 | 885,696 |

17. PROVISION FOR PROPERTY MAINTENANCE

| | Consolidated | |
|---|---------------------|----------------|
| | 09/2023 | 2022 |
| Provision for construction warranty (i) | 127,353 | 115,904 |
| Other provisions | 6,367 | 278 |
| Allowance for contract termination | (4,158) | (4,276) |
| Total | 129,562 | 111,906 |
| Current | 49,996 | 41,861 |
| Noncurrent | 79,566 | 70,045 |

- (i) The Company and its subsidiaries provide warranties to their customers on the sale of their properties. Such warranties have specific features, according to certain items, and are offered for varying periods that range up to five years after the construction work has been completed and are partially shared with the suppliers of goods and services.

Notes to the Interim Financial Information**CYRELA BRAZIL REALTY S.A. EMPREENDIMENTOS E PARTICIPAÇÕES****NOTES TO THE INTERIM FINANCIAL INFORMATION FOR THE NINE-MONTH PERIOD
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18. PAYABLES FOR PROPERTY ACQUISITION

Refer to land acquired, aiming at launching new developments, individually or in association with third parties, with the following aging list:

| Year | Parent | | Consolidated | |
|-------------------|----------|----------|----------------|----------------|
| | 09/2023 | 2022 | 09/2023 | 2022 |
| 24 months | - | - | 61,123 | 166,304 |
| 36 months | - | - | 349,644 | 248,025 |
| 48 months | - | - | 4,160 | 2,084 |
| 60 months | - | - | 850 | 295 |
| Over 60 months | - | - | 12 | - |
| Noncurrent | - | - | 415,789 | 416,708 |
| Current | 7 | - | 377,604 | 348,546 |
| Total | 7 | - | 793,393 | 765,254 |

Payables are substantially adjusted for inflation based on the fluctuation of the National Civil Construction Index (INCC), the General Market Price Index (IGP-M), or the variance of the SELIC rate.

Interest and inflation adjustments eligible for capitalization to inventories, referring to the balance payable for land, totaled R\$9,837 in the period ended September 30, 2023 (reversal of R\$8,235 as at September 30, 2022).

19. PROVISIONS FOR TAX, LABOR AND CIVIL RISKS

The provisions for probable loss risks are summarized below:

| | Parent | | Consolidated | |
|-------------------|---------------|--------------|----------------|----------------|
| | 09/2023 | 2022 | 09/2023 | 2022 |
| Civil lawsuits | 6,265 | 2,804 | 141,745 | 136,508 |
| Tax lawsuits | 4,317 | 4,274 | 15,115 | 14,424 |
| Labor lawsuits | 1,901 | 1,523 | 77,223 | 86,581 |
| Total | 12,483 | 8,601 | 234,083 | 237,513 |
| Current | 6,985 | 5,146 | 125,652 | 129,102 |
| Noncurrent | 5,498 | 3,455 | 108,431 | 108,411 |

Notes to the Interim Financial Information**CYRELA BRAZIL REALTY S.A. EMPREENDIMENTOS E PARTICIPAÇÕES****NOTES TO THE INTERIM FINANCIAL INFORMATION FOR THE NINE-MONTH PERIOD
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The total amount involving lawsuits classified as possible loss in the Parent and Consolidated is broken down as follows:

| | Parent | |
|-------|----------------|---------------|
| | 09/2023 | 2022 |
| Civil | 51 | 2,197 |
| Tax | 25,702 | 23,529 |
| Labor | 694 | 485 |
| | 26,447 | 26,211 |

| | Consolidated | |
|-------|---------------------|----------------|
| | 09/2023 | 2022 |
| Civil | 30,615 | 27,893 |
| Tax | 98,268 | 89,491 |
| Labor | 10,465 | 5,820 |
| | 139,348 | 123,204 |

The main lawsuits classified as possible losses are described below:

- The Company and its investees are parties to tax administrative proceedings resulting from Federal Revenue Service decisions that did not approve the offset of tax credits against taxes payable. The amounts of these credits arise mostly from the utilization of the balance of withholding income taxes calculated in the annual income tax returns. These proceedings are at administrative defense stage, but have not yet been analyzed by the tax authority. As at September 30, 2023, these lawsuits amount to R\$17,089 (R\$16,067 as at December 31, 2022).

Notes to the Interim Financial Information**CYRELA BRAZIL REALTY S.A. EMPREENDIMENTOS E PARTICIPAÇÕES****NOTES TO THE INTERIM FINANCIAL INFORMATION FOR THE NINE-MONTH PERIOD
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The variations in the balances of the provisions for risks are as follows:

| | Parent | | | |
|-------------------------------------|--------------|--------------|--------------|---------------|
| | Civil | Tax | Labor | Total |
| Balance as at 12.31.2021 | 3,000 | 4,805 | 1,571 | 9,376 |
| Additions | 285 | 553 | 29 | 867 |
| Payment | 624 | - | (671) | (47) |
| Reversal | (1,531) | (1,173) | (40) | (2,744) |
| Adjustments | 426 | 89 | 634 | 1,149 |
| Balance as at 12.31.2022 | 2,804 | 4,274 | 1,523 | 8,601 |
| Additions | 2,202 | 247 | 1,058 | 3,507 |
| Payment | (3,044) | - | (1,907) | (4,951) |
| Reversal | (271) | (447) | - | (718) |
| Adjustments | 4,574 | 243 | 1,227 | 6,044 |
| Balance as at 09.30.2023 | 6,265 | 4,317 | 1,901 | 12,483 |

| | Consolidated | | | |
|-------------------------------------|----------------|---------------|---------------|----------------|
| | Civil | Tax | Labor | Total |
| Balance as at 12.31.2021 | 120,561 | 13,338 | 90,465 | 224,364 |
| Additions (i) | 33,618 | 3,768 | 10,689 | 48,075 |
| Payment | (38,438) | - | (23,178) | (61,616) |
| Reversal (ii) | (22,056) | (3,573) | (2,053) | (27,682) |
| Adjustments | 42,823 | 890 | 10,658 | 54,371 |
| Balance as at 12.31.2022 | 136,508 | 14,423 | 86,581 | 237,512 |
| Additions | 44,377 | 3,934 | 35,409 | 83,720 |
| Payment | (48,200) | - | (18,158) | (66,358) |
| Reversal | (4,591) | (4,256) | (31,038) | (39,885) |
| Adjustments | 13,651 | 1,014 | 4,429 | 19,094 |
| Balance as at 09.30.2023 | 141,745 | 15,115 | 77,223 | 234,083 |

(i) Includes the reclassification of R\$6,088, referring to the change of the investees' control.

(ii) Includes the reclassification of R\$1,083, referring to the change of the investees' control.

Notes to the Interim Financial Information**CYRELA BRAZIL REALTY S.A. EMPREENDIMENTOS E PARTICIPAÇÕES****NOTES TO THE INTERIM FINANCIAL INFORMATION FOR THE NINE-MONTH PERIOD
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The breakdown into current and noncurrent is as follows:

| | Parent | | Consolidated | |
|-------------------|---------------|--------------|----------------|----------------|
| | 09/2023 | 2022 | 09/2023 | 2022 |
| Current | | | | |
| Civil | 2,819 | 1,262 | 63,786 | 61,428 |
| Tax | 2,893 | 2,864 | 10,126 | 9,663 |
| Labor | 1,273 | 1,020 | 51,740 | 58,011 |
| | 6,985 | 5,146 | 125,652 | 129,102 |
| Noncurrent | | | | |
| Civil | 3,446 | 1,542 | 77,959 | 75,079 |
| Tax | 1,425 | 1,410 | 4,988 | 4,760 |
| Labor | 627 | 503 | 25,484 | 28,572 |
| | 5,498 | 3,455 | 108,431 | 108,411 |
| Total | 12,483 | 8,601 | 234,083 | 237,513 |

20. DEFERRED TAXES AND CONTRIBUTIONS**a) Breakdown of deferred income tax, social contribution, PIS, and COFINS**

Deferred taxes are recorded to reflect tax effects arising from temporary differences between the tax base, which basically determines the time of collection, based on receivables from sales of properties (SRF Regulatory Instruction 84/79) and effective allocation of revenue from real estate development in accordance with CFC Resolution 1266/09 and CVM Resolution 561/08, as amended by CVM Instruction 624/10 (OCPC 01(R1)).

Notes to the Interim Financial Information**CYRELA BRAZIL REALTY S.A. EMPREENDIMENTOS E PARTICIPAÇÕES****NOTES TO THE INTERIM FINANCIAL INFORMATION FOR THE NINE-MONTH PERIOD
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(In thousands of Brazilian reais – R\$, unless otherwise stated)

The table below shows the balances of deferred taxes and contributions:

| | Consolidated | |
|-------------------|---------------------|--------------|
| | 09/2023 | 2022 |
| In assets | | |
| IRPJ | 2,417 | 426 |
| CSLL | 1,267 | 224 |
| Subtotal | 3,684 | 650 |
| | | |
| PIS | 710 | 126 |
| COFINS | 3,282 | 580 |
| Subtotal | 3,992 | 706 |
| | | |
| Total | 7,676 | 1,356 |
| | | |
| Current | 4,242 | 997 |
| Noncurrent | 3,434 | 359 |

| | Parent | | Consolidated | |
|------------------------------------|----------------|----------------|---------------------|----------------|
| | 09/2023 | 2022 | 09/2023 | 2022 |
| In liabilities | | | | |
| IRPJ | 177,055 | 177,273 | 223,561 | 217,771 |
| CSLL | 63,740 | 63,818 | 88,103 | 84,965 |
| Allowance for contract termination | - | - | (6,365) | (6,562) |
| Subtotal | 240,795 | 241,091 | 305,299 | 296,174 |
| | | | | |
| PIS | 30 | 52 | 14,885 | 13,056 |
| COFINS | 135 | 239 | 70,552 | 62,099 |
| Allowance for contract termination | - | - | (6,895) | (7,108) |
| Subtotal | 165 | 291 | 78,542 | 68,047 |
| | | | | |
| Total | 240,960 | 241,382 | 383,841 | 364,221 |
| | | | | |
| Current | 148 | 262 | 55,003 | 46,558 |
| Noncurrent | 240,812 | 241,120 | 328,838 | 317,663 |

Payment terms of such taxes are equivalent to those of installments received from sales and disposal of equity interests.

Notes to the Interim Financial Information**CYRELA BRAZIL REALTY S.A. EMPREENDIMENTOS E PARTICIPAÇÕES****NOTES TO THE INTERIM FINANCIAL INFORMATION FOR THE NINE-MONTH PERIOD
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Due to the tax credits and obligations referred to above, the Company accounted for the corresponding tax effects (deferred income tax and social contribution), as follows:

| | Parent | | Consolidated | |
|---|------------------|------------------|------------------|------------------|
| | 09/2023 | 2022 | 09/2023 | 2022 |
| In current and noncurrent assets | | | | |
| Difference of profit on real estate activities - deemed income | - | - | 24 | 26 |
| Difference of profit on real estate activities - RET | - | - | 3,660 | 624 |
| | - | - | 3,684 | 650 |
| In current and noncurrent liabilities | | | | |
| Difference of profit on real estate activities - taxable income | (384) | (680) | (838) | (1,717) |
| Difference of profit on real estate activities - deemed income | - | - | (5,434) | (5,587) |
| Difference of profit on real estate activities - RET | - | - | (58,616) | (48,458) |
| Difference of profit on non-operating activity – taxable income (IPO) | (240,411) | (240,411) | (240,411) | (240,412) |
| | (240,795) | (241,091) | (305,299) | (296,174) |

b) Tax bases of the tax differences of future earnings

As at September 30, 2023, the Company has deferred tax assets that have not been recognized totaling R\$3,394,043 on a consolidated basis (R\$3,202,928 as at December 31, 2022) because it is less than probable that future taxable profits will be available for the Group to utilize their benefits.

c) PIS and COFINS balance

Deferred PIS and COFINS calculated on the difference between revenue taxed on a cash basis and the revenue recognized on an accrual basis are recorded in line item “Deferred taxes and contributions”, in current and noncurrent liabilities, based on expected settlement:

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| | Parent | | Consolidated | |
|------------------------------------|----------------|-------------|---------------------|---------------|
| | 09/2023 | 2022 | 09/2023 | 2022 |
| Current | - | 500 | 2,009 | 3,652 |
| Deferred payment | 165 | 291 | 85,437 | 75,155 |
| Allowance for contract termination | - | - | (6,895) | (7,108) |
| | 165 | 791 | 80,551 | 71,699 |

d) Income tax and social contribution expenses for the year

The table below shows the reconciliation of income tax and social contribution expenses for the periods ended September 31, 2023 and 2022:

| | Parent | | | | Consolidated | | | |
|---|-------------------------------------|-------------------------------------|---|---|---|---|---|------------------------------------|
| | 07/01/2023 to 09/30/2023 | 01/01/2023 to 09/30/2023 | 01/01/2022 to 09/30/2022 | 01/01/2022 to 09/30/2022 | 07/01/2023 to 09/30/2023 | 01/01/2023 to 09/30/2023 | 01/01/2022 to 09/30/2022 | 01/01/2022 a 30/09/2022 |
| Profit before income tax and social contribution | 251,215 | 693,984 | 281,529 | 594,116 | 345,646 | 916,532 | 342,107 | 731,303 |
| Statutory tax rate: | -34% | -34% | -34% | -34% | -34% | -34% | -34% | -34% |
| Expected IRPJ and CSLL credit (expense) | (85,413) | (235,955) | (95,720) | (201,999) | (117,520) | (311,621) | (116,316) | (248,643) |
| Effect of the statutory rate on: | | | | | | | | |
| Share of profit (loss) of subsidiaries | 130,494 | 319,924 | 119,007 | 815,519 | 30,406 | 57,660 | 20,298 | 53,978 |
| Permanent additions and deductions, RET and other | (51,442) | (49,656) | (21,683) | (645,579) | 33,603 | 38,179 | 68,178 | 12,973 |
| Unrecognized tax credits (i) | 6,466 | (34,017) | 5,496 | 39,122 | 12,503 | 102,973 | (4,670) | 92,260 |
| Income tax and social contribution expense | 105 | 296 | 7,100 | 7,063 | (41,008) | (112,809) | (32,510) | (89,432) |
| Deferred taxes | 105 | 296 | 7,698 | 7,661 | (5,072) | (6,941) | 2,855 | (992) |
| Current taxes | - | - | (598) | (598) | (35,936) | (105,868) | (35,365) | (88,440) |
| | 105 | 296 | 7,100 | 7,063 | (41,008) | (112,809) | (32,510) | (89,432) |
| Effective rate | | | | | 10% | 12% | 10% | 12% |

(i) Refers to unrecorded income tax and social contribution loss carryforwards

21. EQUITY**a) Capital**

As at September 30, 2023, capital totals R\$3,395,744 (R\$3,395,744 as at December 31, 2022), represented by 399,742,799 registered common shares.

The Company's Board of Directors is authorized to increase the capital, regardless of shareholders' meetings or amendments to the bylaws, up to the limit of 750,000,000 registered common shares, to be distributed in the country and/or abroad, publicly or privately.

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b) Treasury shares

The Company may, as decided by the Boards of Directors, buy back own shares to be held in treasury and subsequently cancelled or sold.

- (i) The number of outstanding common shares issued by the Company is 264,705,566 common shares, according to the statement issued by the depositary bank as at September 30, 2023 (265,505,599 as at December 31, 2022).
- (ii) The number of common shares issued by the Company and held in treasury is 24,822,195 and its average acquisition amount is R\$12.44 as September 30, 2023 (24,012,395 and average acquisition amount of R\$12.41 as at December 31, 2022).

c) Other reserves

Represented by expenses incurred on the issuance of shares and movements in capital transactions. The capital reserves are explained mainly by the acquisition of noncontrolling interests in companies that were already consolidated in the Company's interim financial information.

d) Earnings reserve (expansion)

The remaining balance of profit for the year ended December 31, 2022, after recognition of legal reserve and proposed dividends, in the amount of R\$576,327, was transferred to line item “Earnings reserve”, and pursuant to Article 39 of the Bylaws, part or all of the remaining balance allocated in this line item can, as proposed by Management, be retained for purposes of previously approved capital budget, as set forth in art. 196 of Law 6.404.

e) Other changes

The balance in this line item consists primarily of the variations of increases and/or decreases in noncontrolling interests.

22. MANAGEMENT AND EMPLOYEE BENEFITS

Management and employee benefits are all offered as compensation paid, payable, or provided by the Company, or on behalf of the Company, in exchange for services that are rendered to the Company.

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a) Post-employment benefits

The Company and its subsidiaries do not offer pension plans to their employees; however, they make monthly contributions based on payroll to official pension and social security funds, which are charged to expenses on the accrual basis.

b) Profit sharing plan

The Company and the other group companies have an employee profit-sharing plan in accordance with the collective bargaining agreement entered into with the Union of the São Paulo Construction Workers. As at September 30, 2023, accrued profit sharing totaled R\$52,749 (R\$68,188 as at December 31, 2022), recognized in “General and administrative expenses”, and as “Payroll, related taxes, and profit sharing” in liabilities, based on the indicators and benchmarks defined in the agreement and projected earnings.

23. FINANCIAL INSTRUMENTS**a) Summary of the main financial instruments**

The Company and its subsidiaries conduct transactions involving financial instruments, all recorded in balance sheet accounts, which are intended to meet their needs and reduce their exposure to credit, currency and exchange and interest rate risks. These risks are managed by defining strategies, establishing control systems and determining position limits. The Company does not enter into transactions involving financial instruments for speculative purposes.

| | Parent | | Consolidated | | Classification |
|---|------------------|------------------|------------------|------------------|---|
| | 09/2023 | 2022 | 09/2023 | 2022 | |
| FINANCIAL ASSETS | 1,482,072 | 2,127,917 | 8,296,724 | 7,869,261 | |
| Cash and cash equivalents | 34,343 | 3,882 | 256,623 | 129,013 | Fair value through profit or loss |
| Securities (i) | 378,213 | 974,009 | 1,365,021 | 1,872,097 | Fair value through profit or loss |
| Securities | 476,782 | 496,743 | 508,478 | 503,383 | Amortized cost |
| Securities | 34,505 | (2,233) | 2,423,674 | 2,111,259 | Fair value through other comprehensive income |
| Trade receivables | 10,724 | 7,389 | 3,198,894 | 2,709,008 | Amortized cost |
| Due from related parties | 543,529 | 643,606 | 534,748 | 534,936 | Amortized cost |
| Current accounts with venture partners | 3,975 | 4,522 | 9,285 | 9,565 | Amortized cost |
| FINANCIAL LIABILITIES | 2,172,681 | 2,746,438 | 6,117,935 | 6,027,329 | |
| Borrowings and financing | 260,269 | 451,210 | 1,950,373 | 1,835,136 | Amortized cost |
| Debentures | 790,071 | 761,746 | 989,332 | 1,070,246 | Amortized cost |
| Real Estate Certificates (CRIs) | 1,001,348 | 1,385,668 | 1,983,257 | 1,949,484 | Amortized cost |
| Payables for acquisition of real estate | 7 | - | 793,393 | 765,254 | Amortized cost |
| Asset suppliers and service providers | 34,294 | 41,103 | 259,794 | 247,729 | Amortized cost |
| Due to related parties | 86,692 | 106,711 | 91,174 | 107,601 | Amortized cost |
| Current accounts with venture partners | - | - | 50,612 | 51,879 | Amortized cost |

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The Company has financial instruments that are measured at fair value; as a result, the Company applies the fair value hierarchy rule set in CPC 46, which requires the Company to make an assessment of the fair value hierarchy to classify its financial assets and financial liabilities in the following three levels:

- (i) Level 1: quoted prices (unadjusted) in active markets for identical assets or liabilities, which may be accessed by the entity on the measurement date.
- (ii) Level 2: inputs that are observable for the asset or liability, either directly (i.e. as prices) or indirectly (i.e. derived from prices), except quoted prices included in Level 1.
- (iii) Level 3: level 3 inputs are observed for an asset or liability.

b) Sensitivity analysis for financial assets and financial liabilities**Financial Assets**

Based on the probable scenario for the 12-month accumulated CDI, scenarios with stress of 25% and 50% were defined. The probable rate for accumulated CDI for the next 12 months of 11.40% p.a. was defined based on one-year fixed x DI benchmark swap rates disclosed by BM&FBOVESPA and alternative scenarios considering the CDI of 8.55% p.a. and 5.70% p.a. For each scenario, we calculated the "gross finance income", not taking into consideration the levy of taxes on the income from short-term investments. The sensitivity of securities to the scenarios for average monthly yields was calculated based on the balance as at September 30, 2023. For those cases where the risk factor is the US dollar fluctuation, based on the scenario for the coming 12 months, of R\$5.21, the Company defined 25% and 50% stress scenarios, using the US dollar at R\$3.91 and R\$2.61, respectively.

Based on the probable scenario for the 12-month accumulated IPCA, scenarios with stress of 25% and 50% were defined for securities. The Company set the probable rate for the accumulated IPCA at 3.96% per year for the coming twelve months based on the report released by Santander, and taking into account alternative scenarios for the IPCA of 2.97% per year and 1.98% per year.

Based on the probable scenario for the accumulated IGP-M for the coming twelve months, the Company set scenarios with stresses of 25% and 50%. The Company set the probable rate for the accumulated IGP-M at 3.72% per year for the coming twelve months based on the report released by Santander, and taking into account alternative scenarios for the IGP-M of 2.79% per year and 1.86% per year. The performed portfolios have contractual interest of 12% per year.

Notes to the Interim Financial Information**CYRELA BRAZIL REALTY S.A. EMPREENDIMENTOS E PARTICIPAÇÕES****NOTES TO THE INTERIM FINANCIAL INFORMATION FOR THE NINE-MONTH PERIOD
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(In thousands of Brazilian reais – R\$, unless otherwise stated)

Based on the probable scenario for the accumulated INCC for the coming twelve months, the Company set scenarios with stresses of 25% and 50% for the nonperforming portfolio of accounts receivable. The Company set the probable rate for the accumulated INCC at 3.54% per year for the coming twelve months based on the report released by Santander, and taking into account alternative scenarios for the INCC of 2.66% per year and 1.77% per year.

These rates used for market projections were obtained from an external source.

| Financial transactions | Position as at 09/2023 | Risk factor | Scenario I Probable | Scenario II | Scenario III |
|-------------------------------|-----------------------------------|--------------------|----------------------------|--------------------|---------------------|
| Exclusive investment funds | 1,185,320 | CDI | 11.90% | 8.93% | 5.95% |
| Projected income | | | 141,099 | 105,824 | 70,550 |
| Sundry investment funds | 149,273 | CDI | 0.65% | 0.49% | 0.33% |
| Projected income | | | 977 | 733 | 488 |
| Bank certificates of deposit | 378,309 | CDI | 11.84% | 8.88% | 5.92% |
| Projected income | | | 44,796 | 33,597 | 22,398 |
| Government bonds - NTNB | 13,377 | IPCA | 3.96% | 2.97% | 1.98% |
| Projected income | | | 530 | 397 | 265 |
| Financial Bills | 202,296 | CDI | 11.94% | 8.96% | 5.97% |
| Projected income | | | 24,159 | 18,120 | 12,080 |
| Securitizable bonds | 573,959 | IPCA | 3.96% | 2.97% | 1.98% |
| Projected income | | | 22,725 | 17,044 | 11,363 |
| FVTOCI - Securitizable bonds | 118,031 | IPCA | 3.96% | 2.97% | 1.98% |
| Projected income | | | 4,673 | 3,505 | 2,337 |
| Securitized bonds | 1,444,423 | IPCA | 3.96% | 2.97% | 1.98% |
| Projected income | | | 57,190 | 42,893 | 28,595 |
| FVTOCI – Securitized bonds | 273,884 | IPCA | 3.96% | 2.97% | 1.98% |
| Projected income | | | 10,844 | 8,133 | 5,422 |
| Other | 5,722 | IGPM | 3.72% | 2.79% | 1.86% |
| Projected income | | | 213 | 160 | 106 |
| | 4,344,594 | | 307,206 | 230,406 | 153,604 |

Notes to the Interim Financial Information**CYRELA BRAZIL REALTY S.A. EMPREENDIMENTOS E PARTICIPAÇÕES****NOTES TO THE INTERIM FINANCIAL INFORMATION FOR THE NINE-MONTH PERIOD
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(In thousands of Brazilian reais – R\$, unless otherwise stated)

| Trade receivables | Position as at 09/2023 | Risk factor | Scenario I Probable | Scenario II | Scenario III |
|-----------------------------|-----------------------------------|--------------------|--------------------------------|--------------------|---------------------|
| Performed portfolio | 917,701 | IGPM | 3.72% | 2.79% | 1.86% |
| Projected income | | | 34,165 | 25,624 | 17,083 |
| Nonperforming portfolio (i) | 2,650,307 | INCC | 3.54% | 2.66% | 1.77% |
| Projected income | | | 93,920 | 70,440 | 46,960 |
| | 3,568,008 | | 128,085 | 96,064 | 64,043 |

(i) Balance before the provision for credits risks and services rendered

Financial liabilities

The Company's securities (debentures and CRIs), totaling R\$2,988,272, gross of issuance costs, yield interest that may range from IPCA + 3.91% to CDI + 3.0% p.a. In order to determine the debt sensitivity subject to CDI and IPCA rate, the interest rate risk to which the Company had a liability position as at September 30, 2023, three different scenarios were defined. The probable CDI and IPCA rates accumulated for the next 12 months are 11.40% p.a. and 3.96% p.a., respectively, based on one-year fixed x DI benchmark swap rates disclosed by B3 and the report released by Santander for the IPCA projection, equivalent to the possible scenarios listed below. Based on the probable CDI rate, stress scenarios were defined at the average rate of 14.25% p.a. and 17.10% p.a. for the next 12 months. Based on the probable IPCA rate, stress scenarios were defined at the average rate of 4.95% p.a. and 5.94% p.a. for the next 12 months. The sensitivity of the finance costs to the scenarios for the CDI and IPCA rate variance was determined based on the balances as at September 30, 2023, gross of issuance costs, as highlighted below:

Notes to the Interim Financial Information**CYRELA BRAZIL REALTY S.A. EMPREENDIMENTOS E PARTICIPAÇÕES****NOTES TO THE INTERIM FINANCIAL INFORMATION FOR THE NINE-MONTH PERIOD
ENDED SEPTEMBER 30, 2023 AND 2022****(In thousands of Brazilian reais – R\$, unless otherwise stated)**

| Financial transactions | Position as at 09/2023 | Risk factor | Scenario I Probable | Scenario II | Scenario III |
|---|---------------------------|-------------|---------------------|----------------|----------------|
| 14th issuance of debentures | 791,415 | CDI | 13.28% | 16.60% | 19.92% |
| Projected expense | | | 105,100 | 131,375 | 157,650 |
| CRI – 4th issuance - 140th series (Gaia) | 6,167 | IPCA | 9.16% | 11.45% | 13.74% |
| Projected expense | | | 565 | 706 | 847 |
| CRI – 1st issuance – 211th series (Opea) | 68,723 | CDI | 11.40% | 14.25% | 17.10% |
| Projected expense | | | 7,834 | 9,793 | 11,752 |
| CRI – 1st issuance – 212th series (Opea) | 309,090 | CDI | 11.40% | 14.25% | 17.10% |
| Projected expense | | | 35,236 | 44,045 | 52,854 |
| CRI – 1st issuance – 283rd and 285th series (Opea) | 113,624 | IPCA | 8.02% | 10.03% | 12.03% |
| Projected expense | | | 9,113 | 11,391 | 13,669 |
| CRI – 4th issuance - 167th series (Gaia) | 1,585 | IPCA | 9.16% | 11.45% | 13.74% |
| Projected expense | | | 145 | 182 | 218 |
| CRI – 4th issuance – 180th and 181st series (Gaia) | 37,126 | CDI | 14.74% | 18.43% | 22.11% |
| Projected expense | | | 5,472 | 6,840 | 8,208 |
| CRI – 4th issuance – 362nd and 363rd series (Opea) | 11,723 | Fixed | 7.00% | 7.00% | 7.00% |
| Projected expense | | | 821 | 821 | 821 |
| CRI – 3rd issuance – 45th series (Provincia) | 51,289 | IPCA | 9.68% | 12.10% | 14.52% |
| Projected expense | | | 4,965 | 6,206 | 7,447 |
| CRI – 1st issuance – 489th series (Opea) | 126,057 | CDI | 14.74% | 18.43% | 22.11% |
| Projected expense | | | 18,581 | 23,226 | 27,871 |
| CRI – 1st issuance – 490th series (Opea) | 278,607 | IPCA | 10.10% | 12.63% | 15.15% |
| Projected expense | | | 28,139 | 35,174 | 42,209 |
| CRI – 1st issuance – 491st series (Opea) | 107,016 | IPCA | 10.33% | 12.91% | 15.50% |
| Projected expense | | | 11,055 | 13,818 | 16,582 |
| CRI – 24th issuance – 1st, 2nd and 3rd series (True) | 260,242 | IPCA | 12.07% | 15.09% | 18.11% |
| Projected expense | | | 31,411 | 39,264 | 47,117 |
| 30th issuance – 1st series (Provincia) | 227,546 | IPCA | 12.28% | 15.35% | 18.42% |
| Projected expense | | | 27,943 | 34,928 | 41,914 |
| CRI – 155th issuance – 1st and 2nd series (True) | 158,450 | IPCA | 12.12% | 15.15% | 18.18% |
| Projected expense | | | 19,204 | 24,005 | 28,806 |
| 1st issuance of CashMe debentures | 200,108 | CDI | 13.16% | 16.45% | 19.74% |
| Projected expense | | | 26,334 | 32,918 | 39,501 |
| CRI – 113th issuance – 1st, 2nd and 3rd series (Vert Sec) | 90,465 | IPCA | 13.16% | 16.45% | 19.74% |
| Projected expense | | | 11,905 | 14,881 | 17,858 |
| CRI – 31st issuance – 1st and 2nd series (Provincia Sec) | 149,039 | CDI | 13.16% | 16.45% | 19.74% |
| Projected expense | | | 19,614 | 24,517 | 29,421 |
| | 2,988,272 | | 363,437 | 454,090 | 544,745 |

Notes to the Interim Financial Information**CYRELA BRAZIL REALTY S.A. EMPREENDIMENTOS E PARTICIPAÇÕES****NOTES TO THE INTERIM FINANCIAL INFORMATION FOR THE NINE-MONTH PERIOD
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The debt assumed with the National Bank for Economic and Social Development (“BNDES”) yield annual interest of 3.78% p.a., plus TJLP. In order to verify the sensitivity of the debt pegged to the TJLP, interest rate risk factors to which the Company was exposed at September 30, 2023, three different scenarios were determined, using the TJLP of 6.71% per year for a probable scenario. Based on the probable scenario, stress scenarios of 25% and 50% were defined for the next 12 months, and the annual rate applied to these borrowings was recalculated.

The Company has borrowings denominated in local currency, bearing interest rates ranging of CDI + 1.75%. In order to determine the debt sensibility subject to CDI rate, the interest rate risk to which the Company had a liability position as at September 30, 2023, three different scenarios were defined. The probable rate for the accumulated CDI for the next twelve months was set as 11.40% per year, based on the benchmark rates for one-year fixed rate vs. DI swaps released by B3. Based on the probable rate for the CDI, stress scenarios were defined at the average rate of 14.25% p.a. and 17.10% p.a. for the next 12 months. The sensitivity of the finance costs to the scenarios for the CDI rate variance was determined based on the balances as at September 30, 2023, which are equivalent to the listed possible scenarios.

The Company has financing for construction denominated in local currency, part of which bear interest rates ranging from 7.99% to 10.1% per year, plus TR, and another portion bears interest rates of Savings + 2.50% per year and savings + 5.00% per year, plus TR. In order to check the sensitivity of the TR, CDI and Selic (savings) pegged debt, an interest rate risk factor to which the Company was exposed as at September 30, 2023, the Company defined three different scenarios, using a TR of 0.81% per year and the accumulated CDI for the coming twelve months of 11.40% per year and the Selic of 9.50% per year, based on the TR vs. fixed rate swap and one-year fixed rate vs. DI swap benchmark rates released by B3, based on the report released by Santander for the Selic projection. Based on the probable TR, CDI and Selic rates, the Company defined 25% and 50% stress scenarios for the coming twelve months and the annual rate applied to these financing facilities was recalculated, as well as the sensitivity of the finance costs to the scenarios for the TR, CDI and Selic rate variance, based on the balances as at September 30, 2023, which are equivalent to the listed possible scenarios.

The table below shows the analyses of the debt to BNDES, domestic borrowings and financing.

Notes to the Interim Financial Information**CYRELA BRAZIL REALTY S.A. EMPREENDIMENTOS E PARTICIPAÇÕES****NOTES TO THE INTERIM FINANCIAL INFORMATION FOR THE NINE-MONTH PERIOD
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(In thousands of Brazilian reais – R\$, unless otherwise stated)

| Financial transactions | Position as at 09/2023 | Risk factor | Scenario I Probable | Scenario II | Scenario III |
|---|-----------------------------------|--------------------|----------------------------|--------------------|---------------------|
| BNDES Projected expense | 93,026 | TJLP | 10.75% 10,000 | 12.49% 11,619 | 14.23% 13,238 |
| Domestic borrowing Projected expense | 161,304 | CDI + | 13.35% 21,534 | 16.25% 26,212 | 19.15% 30,890 |
| Construction financing Projected expense | 480,592 | TR | 9.82% 47,206 | 10.04% 48,266 | 10.26% 49,326 |
| Construction financing Projected expense | 1,215,451 | Savings+ | 10.06% 122,274 | 10.28% 124,948 | 10.50% 127,622 |
| | 1,950,373 | | 201,014 | 211,045 | 221,076 |

c) Derivative transaction

Under CVM Resolution 550, of October 17, 2008, publicly-held companies are required to disclose in a separate note information on all derivative financial instruments. Derivatives are used by the Company to manage market risks related to interest rates, mainly fixed CCB borrowings.

(i) Cash flow swap

This type of swap provides for the payment of the interest difference over the term of the contract at periodic intervals (constant flow).

The Company conducts the swap transactions below, in which it has the long position in fixed rates and fund units and a short position consisting of the CDI percentages, with the repayment of principal on contractual debt maturities.

Notes to the Interim Financial Information**CYRELA BRAZIL REALTY S.A. EMPREENDIMENTOS E PARTICIPAÇÕES****NOTES TO THE INTERIM FINANCIAL INFORMATION FOR THE NINE-MONTH PERIOD ENDED SEPTEMBER 30, 2023 AND 2022**

(In thousands of Brazilian reais – R\$, unless otherwise stated)

| Financial transactions | Original amount | Contracting | Maturity | Long position (Cyrela) | Short position (BTG Pactual) | 09/2023 | 2022 |
|--|---------------------------------|-------------|----------|---------------------------------------|----------------------------------|----------------|-----------------|
| Cash flow swap linked to borrowing | 93,500 | Oct/18 | Jul/22 | 8.25% p.a. | 79.30% of CDI | - | - |
| Cash flow swap linked to borrowing | 16,100 | Feb/19 | Sep/23 | 8.26% p.a. | 105.56% of CDI | - | (658) |
| Cash flow swap linked to borrowing | 100,000 | Mar/20 | Apr/24 | 6.20% p.a. | 79.00% of CDI | (822) | (3,577) |
| Cash flow swap linked to borrowing | 199,928 | Mar/20 | Apr/24 | 6.20% p.a. | 93.00% of CDI | (2,232) | (9,461) |
| | | | | | | <u>(3,054)</u> | <u>(13,696)</u> |
| Financial transactions | Original amount | Contracting | Maturity | Long position (Cyrela) | Short position (Plural) | 09/2023 | 2022 |
| Cash flow swap linked to intragroup loan | 2,446 | Mar/21 | Feb/36 | 100% FIDC units | 100% DI + 3% p.a. | - | - |
| | | | | | | <u>-</u> | <u>-</u> |
| Financial transactions | Original amount in R\$ thousand | Contracting | Maturity | Long position (Cyrela) | Short position (Santander) | 09/2023 | 2022 |
| Cash flow swap linked to borrowing | 105,081 | Jun/21 | Apr/25 | IPCA +3.91% | 100% CDI + 1.15% | 11,512 | 5,801 |
| | | | | | | <u>11,512</u> | <u>5,801</u> |
| Financial transactions | Original amount in R\$ thousand | Contracting | Maturity | Long position (Cyrela) | Short position (Santander) | 09/2023 | 2022 |
| Cash flow swap linked to borrowing | 99,500 | Jun/2022 | Jun/29 | IPCA +6.128% | 100% CDI + 0.79% | 1,111 | (3,509) |
| | | | | | | <u>1,111</u> | <u>(3,509)</u> |
| Financial transactions | Original amount in R\$ thousand | Contracting | Maturity | Long position (Cyrela) | Short position (Banco do Brasil) | 09/2023 | 2022 |
| Cash flow swap linked to borrowing | 259,200 | Jun/22 | Jun/27 | IPCA +5.9068% | 100% CDI + 0.47% | 4,842 | (5,392) |
| | | | | | | <u>4,842</u> | <u>(5,392)</u> |
| Financial transactions | Original amount in R\$ thousand | Contracting | Maturity | Long position (Cyrela) | Short position (Bocom) | 09/2023 | 2022 |
| Cash flow swap linked to borrowing | 30,000 | May/21 | Nov/23 | 100% exchange rate difference + 2.41% | 100% CDI + 1.41% | - | (1,545) |
| | | | | | | <u>-</u> | <u>(1,545)</u> |

d) Considerations on capital risks and management

The main market risks to which the Company and its subsidiaries are exposed in conducting their business are:

(i) Market risk

Market risk is related to fluctuations in the fair value of the future cash flows of a financial instrument in an active market. Market prices are mainly affected by the changes in interest rates (inflation) and the fluctuation of the foreign currencies. The financial instruments affected by market risks include securities, trade receivables, trade payables, borrowings, available-for-sale instruments, and derivatives.

Notes to the Interim Financial Information**CYRELA BRAZIL REALTY S.A. EMPREENDIMENTOS E PARTICIPAÇÕES****NOTES TO THE INTERIM FINANCIAL INFORMATION FOR THE NINE-MONTH PERIOD
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- Interest rate risk: the profit or loss of the Company and its subsidiaries is subject to changes in interest rates on short-term investments, securities, and debt and trade receivables.
- Contract termination risk: The Company efficiently adopts its credit analysis policies in order to ensure the receipt of credits upon work completion and final transfer to the bank. Notwithstanding, there are customers who come to the Company seeking to withdraw from their respective promissory agreements.
- Currency risk: the Company enters into transactions denominated in foreign currencies that are exposed to market risks deriving from changes in the quotations of the related foreign currencies. Any fluctuation of the exchange rate may increase or decrease such balances. As at December 31, 2019 and 2018, the Company had no foreign-currency denominated borrowings. Foreign-currency denominated securities totaled R\$6,760 as at September 30, 2023 and R\$6,958 as at December 31, 2022, and this exposure was hedged by future receivables, in US dollars, from real estate projects already delivered in Argentina.

(ii) Credit risk

Credit risk is the risk of a business counterparty not complying with an obligation set forth in a financial instrument or and real estate purchase agreements, which would cause the Company to incur a financial loss. The Company is exposed to credit risk in its operating activities.

The Company's credit risk on operating activities is managed based on specific customer acceptance standards, credit analysis and definition of exposure limits by customer, which are periodically reviewed.

Additionally, Management periodically determines if there is objective evidence that indicate that the economic benefits associated with the revenue recognized may not flow to the entity. For example: (i) delays in the payment of installments; and (ii) unfavorable local or national economic conditions, among others. If there is such evidence, the related allowance for expected credit losses is recognized. The amount to be recognized in this allowance takes into consideration that the property will be recovered by the Company, possible amounts can be retained from the payment of indemnities to the committed buyers, etc.

(iii) Liquidity risk

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The liquidity risk consists of the possibility of the Company and its subsidiaries not having sufficient funds to meet their commitments, due to the different currencies and settlement terms of their rights and obligations.

The Company's and its subsidiaries' cash flows and liquidity control are monitored on a daily basis by the Company's management to ensure that the operating cash generation and early funding, when necessary, are sufficient to maintain their payment schedule, thus not posing liquidity risks for the Company and its subsidiaries.

The Company's net debt can be presented as follows

| | Parent | | Consolidated | |
|---|------------------|------------------|---------------------|----------------|
| | 09/2023 | 2022 | 09/2023 | 2022 |
| (+) Inflation adjusted debt (principal): (i) | 1,950,252 | 2,539,356 | 4,810,839 | 4,776,289 |
| (-) Cash and cash equivalents, short-term investments and securities: | (923,844) | (1,472,401) | (4,553,797) | (4,615,753) |
| | 1,026,408 | 1,066,955 | 257,042 | 160,536 |

- (i) Comprised of borrowings and financing, debentures, and CRIs, gross of issuance costs and excluding interest accrued up to September 30, 2023.

(iv) Capital management

The Company's capital management aims to ensure that an appropriate credit rating is maintained by financial institutions and an optimum capital ratio, so as to support the Company's business and maximize shareholder value.

The Company controls its capital structure by making adjustments and conforming to the current economic conditions. In order to keep this structure adjusted, the Company may pay dividends, capital return to shareholders, raise new borrowings, and issue debentures.

Notes to the Interim Financial Information**CYRELA BRAZIL REALTY S.A. EMPREENDIMENTOS E PARTICIPAÇÕES****NOTES TO THE INTERIM FINANCIAL INFORMATION FOR THE NINE-MONTH PERIOD
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(In thousands of Brazilian reais – R\$, unless otherwise stated)

24. GROSS PROFIT (LOSS)

The table below shows the breakdown of net revenue and revenue-related costs, presented in the income statement:

| | Parent | | Consolidated | |
|-------------------------------------|-------------------------------------|-------------------------------------|---|---|
| | 01/01/2023 to 09/30/2023 | 01/01/2022 to 09/30/2022 | 01/01/2023 to 09/30/2023 | 01/01/2022 to 09/30/2022 |
| Gross revenue | | | | |
| Real estate development and resale | 1,549 | 1,780 | 4,598,860 | 4,039,496 |
| Land subdivision | (1,539) | (28) | 2,811 | 20,108 |
| Allowance for contract termination | - | - | 12,432 | (4,576) |
| Allowance for doubtful debts | - | 385 | (3,586) | 8,436 |
| Services rendered and other revenue | 11,138 | 6,970 | 58,236 | 79,835 |
| | 11,148 | 9,107 | 4,668,753 | 4,143,299 |
| Deductions from gross revenue | (1,577) | (1,594) | (126,285) | (101,920) |
| Net revenue | 9,571 | 7,513 | 4,542,468 | 4,041,379 |
| Cost of sales and services | | | | |
| Properties sold | (4,911) | (1,756) | (3,045,353) | (2,671,478) |
| Land subdivision | 70 | 61 | (843) | (5,670) |
| Allowance for contract termination | - | - | (8,169) | 1,052 |
| Services rendered | - | - | (21,084) | (62,018) |
| | (4,841) | (1,695) | (3,075,449) | (2,738,114) |
| | 4,730 | 5,818 | 1,467,019 | 1,303,265 |

Notes to the Interim Financial Information**CYRELA BRAZIL REALTY S.A. EMPREENDIMENTOS E PARTICIPAÇÕES****NOTES TO THE INTERIM FINANCIAL INFORMATION FOR THE NINE-MONTH PERIOD ENDED SEPTEMBER 30, 2023 AND 2022**

(In thousands of Brazilian reais – R\$, unless otherwise stated)

25. SELLING EXPENSES

The main expenses incurred in the years are as follows:

| | Parent | | | | Consolidated | | | |
|-----------------------------------|--------------------------------|-----------------------------|-----------------------------|-----------------------------|--------------------------------|-----------------------------|--------------------------------|-----------------------------|
| | 07/01/2023 to 09/30/2023 | 01/01/2023 to 09/30/2023 | 07/01/2022 to 09/30/2022 | 01/01/2022 to 09/30/2022 | 07/01/2023 to 09/30/2023 | 01/01/2023 to 09/30/2023 | 07/01/2022 to 09/30/2022 | 01/01/2022 to 09/30/2022 |
| Sales stands | - | - | - | - | (30,161) | (113,697) | (43,791) | (103,198) |
| Advertising and publicity (media) | (1,978) | (10,653) | (4,231) | (10,737) | (26,049) | (66,531) | (25,274) | (63,125) |
| Professional services | (1,499) | (5,712) | (4,003) | (9,541) | (46,382) | (125,577) | (43,884) | (108,197) |
| Idleness | (9) | (47) | (67) | (225) | (9,486) | (29,047) | (6,712) | (21,082) |
| Cash Me (i) (ii) | - | - | - | - | (19,164) | (54,396) | (18,663) | (18,663) |
| Other selling expenses (iii) | - | (1) | 486 | 473 | (23,811) | (63,291) | (14,065) | (44,222) |
| | (3,486) | (16,413) | (7,815) | (20,030) | (155,053) | (452,539) | (152,389) | (358,487) |

- (i) Consists of commissions on intermediation, third-party services and payroll of the commercial team of CashMe.
- (ii) In July 2022 the funding and structuring team of CashMe started to be considered as selling expenses, up to June 30, 2022 the amount incurred totaled R\$32 million, allocated to general and administrative expenses.
- (iii) Refers to expenses allocated to sales commissions, wages, and other expenses of the Group's sales companies.

26. GENERAL AND ADMINISTRATIVE EXPENSES

The main expenses incurred in the years are as follows:

| | Parent | | | | Consolidated | | | |
|--|--------------------------------|-----------------------------|-----------------------------|-----------------------------|--------------------------------|-----------------------------|--------------------------------|-----------------------------|
| | 07/01/2023 to 09/30/2023 | 01/01/2023 to 09/30/2023 | 07/01/2022 to 09/30/2022 | 01/01/2022 to 09/30/2022 | 07/01/2023 to 09/30/2023 | 01/01/2023 to 09/30/2023 | 07/01/2022 to 09/30/2022 | 01/01/2022 to 09/30/2022 |
| Payroll and related taxes | (15,399) | (45,998) | (13,885) | (39,710) | (45,319) | (130,709) | (46,543) | (151,859) |
| Employee and management profit sharing | (15,959) | (27,401) | (15,521) | (31,862) | (18,436) | (53,806) | (18,792) | (56,057) |
| Outside services | (24,606) | (55,833) | (21,844) | (50,453) | (37,395) | (90,717) | (46,898) | (128,132) |
| Rentals, utilities, and travel | (5,655) | (13,728) | (3,526) | (11,307) | (7,653) | (19,378) | (6,066) | (18,780) |
| Compensation for sundry risks (i) | (3,692) | (4,951) | (629) | (1,337) | (34,397) | (66,358) | (24,538) | (46,986) |
| Other administrative expenses | (3,348) | (8,061) | (3,172) | (8,704) | (5,527) | (16,478) | (6,890) | (23,678) |
| | (68,659) | (155,972) | (58,577) | (143,373) | (148,727) | (377,446) | (149,727) | (425,492) |

- (i) As per note 19.

Notes to the Interim Financial Information**CYRELA BRAZIL REALTY S.A. EMPREENDIMENTOS E PARTICIPAÇÕES****NOTES TO THE INTERIM FINANCIAL INFORMATION FOR THE NINE-MONTH PERIOD ENDED SEPTEMBER 30, 2023 AND 2022**

(In thousands of Brazilian reais – R\$, unless otherwise stated)

27. FINANCE INCOME (COSTS)

The main costs incurred and income earned in the years are as follows:

| | Parent | | | | Consolidated | | | |
|---|--------------------------------|-----------------------------|-----------------------------|-----------------------------|-----------------------------|-----------------------------|-----------------------------|-----------------------------|
| | 07/01/2023 to 09/30/2023 | 01/01/2023 to 09/30/2023 | 07/01/2022 to 09/30/2022 | 01/01/2022 to 09/30/2022 | 07/01/2023 to 09/30/2023 | 01/01/2023 to 09/30/2023 | 07/01/2022 to 09/30/2022 | 01/01/2022 to 09/30/2022 |
| Finance costs: | | | | | | | | |
| Financial Housing System (SFH) interest | (2,567) | (6,585) | (1,616) | (3,347) | (41,368) | (113,866) | (29,127) | (71,013) |
| Interest on local and foreign loans | (60,078) | (214,984) | (84,132) | (215,933) | (98,665) | (329,600) | (87,493) | (222,491) |
| Capitalization of interest | 1,885 | 5,902 | 1,616 | 3,347 | 31,929 | 89,868 | 20,236 | 49,742 |
| Inflation adjustment losses | (9) | (612) | (2,196) | (3,911) | (317) | (1,707) | (4,113) | (11,729) |
| Banking expenses | (395) | (1,781) | (387) | (1,457) | (2,358) | (9,510) | (2,914) | (14,973) |
| Discounts granted | - | - | - | - | - | (1) | - | (13) |
| Other finance costs | (2,109) | (8,133) | (2,080) | (6,543) | (7,994) | (26,685) | (4,763) | (12,787) |
| Operating losses - Swap | (9,254) | (30,608) | (15,747) | (31,807) | (9,254) | (30,608) | (15,747) | (31,807) |
| | (72,527) | (256,801) | (104,542) | (259,651) | (128,027) | (422,109) | (123,921) | (315,071) |
| Finance income: | | | | | | | | |
| Income from short-term investments | 32,866 | 105,416 | 40,120 | 115,160 | 148,544 | 446,722 | 119,285 | 335,691 |
| Finance income on trade receivables | - | - | - | - | - | - | - | - |
| Inflation adjustment gains | 488 | 745 | 205 | 967 | 4,105 | 9,998 | 3,596 | 19,327 |
| Discounts obtained | - | - | 1 | 5 | 77 | 231 | 170 | 268 |
| Sundry interest receivable | 5,983 | 15,176 | 6,638 | 18,300 | 10,119 | 25,431 | 8,696 | 22,757 |
| ECL - Financial assets | - | - | - | 275 | (3,644) | 19,823 | (1,236) | (27,617) |
| Other finance income | 481 | 1,343 | 715 | 5,427 | 2,367 | 6,004 | 2,047 | 11,230 |
| Operating gains - Swap | (1,964) | 30,669 | 3,372 | 10,592 | (1,964) | 30,669 | 3,372 | 10,592 |
| PIS/COFINS on finance income | (1,871) | (6,639) | (2,199) | (6,805) | (3,496) | (13,918) | (4,982) | (15,316) |
| | 35,983 | 146,710 | 48,852 | 143,921 | 156,108 | 524,960 | 130,948 | 356,932 |
| Finance income (costs) | (36,544) | (110,091) | (55,690) | (115,730) | 28,081 | 102,851 | 7,027 | 41,861 |

Notes to the Interim Financial Information**CYRELA BRAZIL REALTY S.A. EMPREENDIMENTOS E PARTICIPAÇÕES****NOTES TO THE INTERIM FINANCIAL INFORMATION FOR THE NINE-MONTH PERIOD
ENDED SEPTEMBER 30, 2023 AND 2022**

(In thousands of Brazilian reais – R\$, unless otherwise stated)

28. EARNINGS PER SHARE

Basic and diluted earnings per share are as follows:

| | Parent | |
|--|----------------|----------------|
| | 09/2023 | 09/2022 |
| Diluted earnings per share: | | |
| Profit for the year | 694,280 | 601,179 |
| Total number of (-) treasury shares (in thousands) | 374,921 | 378,971 |
| Basic earnings per share - in R\$ | 1.85181 | 1.58635 |
| Diluted earnings per share: | | |
| Profit for the period | 694,280 | 601,179 |
| Weighted average number of outstanding shares (in thousands) | 374,921 | 378,971 |
| Effect of stock options granted (shares in thousands) | - | - |
| Weighted average number of shares outstanding - diluted | 374,921 | 378,971 |
| Diluted earnings per share – in R\$ | 1.85181 | 1.58635 |

29. SEGMENT REPORTING**a) Criteria for identification of operating segments**

The Company segmented its operating structure taking into consideration the way Management manages the business. Operating segments in the interim financial information are as follows:

- (i) Real estate development activities.
- (ii) Service provisions.

The real estate development segment contemplates the sale and resale of properties and also the land subdivision activity, as follows:

- (i) Cyrela: includes real estate projects classified by the Launch Committee as “high end” and “luxury”, both of the Parent and joint ventures.
- (ii) Living: includes real estate projects classified by the Launch Committee as Living, both of the Parent and joint ventures.

Notes to the Interim Financial Information**CYRELA BRAZIL REALTY S.A. EMPREENDIMENTOS E PARTICIPAÇÕES****NOTES TO THE INTERIM FINANCIAL INFORMATION FOR THE NINE-MONTH PERIOD
ENDED SEPTEMBER 30, 2023 AND 2022**

(In thousands of Brazilian reais – R\$, unless otherwise stated)

(iii) MCMV: real estate projects defined by the Launch Committee as “Minha Casa, Minha Vida”, both of the Parent and joint ventures.

Information on the land subdivision and service rendering activities is being presented in this note under “Other”.

b) Consolidated financial statements of the operating segments

| | Consolidated as at 09/2023 | | | | | |
|--|----------------------------|------------------|----------------|------------------|------------------|-------------------|
| | Cyrela | Living | MCMV | Other | Corporate | Total |
| Net revenue | 2,252,920 | 1,381,116 | 894,865 | 13,567 | - | 4,542,468 |
| Cost of sales and services | (1,497,671) | (964,256) | (634,398) | 20,876 | - | (3,075,449) |
| Gross profit | 755,249 | 416,860 | 260,467 | 34,443 | - | 1,467,019 |
| Operating income (expenses) | (231,447) | (124,909) | (103,832) | (45,728) | (147,423) | (653,339) |
| Operating profit (loss) before finance income (costs) | 523,802 | 291,951 | 156,635 | (11,285) | (147,423) | 813,680 |
| Total assets | 6,637,804 | 2,903,034 | 958,432 | 89,002 | 6,434,977 | 17,023,249 |
| Total liabilities | 2,961,955 | 1,267,133 | 340,961 | 127,867 | 3,785,389 | 8,483,305 |
| Equity | 3,675,849 | 1,635,901 | 617,471 | (38,865) | 2,649,588 | 8,539,944 |
| | Consolidated as at 09/2022 | | | | | |
| | Cyrela | Living | MCMV | Other | Corporate | Total |
| Net revenue | 2,090,346 | 1,047,870 | 871,634 | 31,529 | - | 4,041,379 |
| Cost of sales and services | (1,392,430) | (706,806) | (619,759) | (19,119) | - | (2,738,114) |
| Gross profit | 697,916 | 341,064 | 251,875 | 12,410 | - | 1,303,265 |
| Operating income (expenses) | (225,464) | (71,094) | (81,397) | (45,211) | (190,659) | (613,825) |
| Operating profit (loss) before finance income (costs) | 472,452 | 269,970 | 170,478 | (32,800) | (190,659) | 689,441 |
| Total assets | 6,026,820 | 2,620,608 | 989,525 | 75,225 | 5,973,339 | 15,685,516 |
| Total liabilities | 2,922,884 | 1,195,498 | 347,423 | 234,928 | 3,618,426 | 8,319,159 |
| Equity | 3,103,935 | 1,425,110 | 642,102 | (159,703) | 2,354,913 | 7,366,357 |

The balance in the “Corporate” column refers basically to corporate unit expenses not apportioned among the other segments.

c) Information on major clients

The Company and its investees do not have customers that account for significant market share (above 10%) in their projects affecting operating income or expenses.

Notes to the Interim Financial Information**CYRELA BRAZIL REALTY S.A. EMPREENDIMENTOS E PARTICIPAÇÕES****NOTES TO THE INTERIM FINANCIAL INFORMATION FOR THE NINE-MONTH PERIOD
ENDED SEPTEMBER 30, 2023 AND 2022**

(In thousands of Brazilian reais – R\$, unless otherwise stated)

30. INSURANCE

The Company and its investees have insurance coverage considered sufficient by Management to cover probable losses on their assets and/or liabilities, as follows:

- a) Engineering risk:
 - (i) Basic – R\$8,251: accidents (sudden and unpredictable causes) in the construction site, such as: natural damage or acts of God, windstorms, storms, lightning, flood, earthquakes etc., losses resulting from construction work, use of defective or improper materials, construction faults and, structure collapse.
 - (ii) Projects - R\$8,251: covers indirect damages caused by possible design flaws.
 - (iii) Other - R\$15,010: refers to nonrecurring expenses, removal of debris, riots, strikes, joint construction liability, etc.
 - (iv) Sales stand: fire - R\$44, theft - R\$1, and other risks - R\$8.
 - (v) Contractual guarantees: R\$3,063
 - (vi) Physical damages to mortgaged properties: R\$178
 - (vii) Construction risks: Civil liability: R\$512
 - (viii) D&O Civil Liability: R\$100

31. EVENTS AFTER THE REPORTING PERIOD

Cyrela, through CashMe, placed in the 4Q23 a Real Estate Receivables Certificate (CRI) in the approximate amount of R\$390 million, to securitize performed receivables, as follows: issuance of senior and mezzanine units of 90% of the volume, subscribed and paid up by third parties, and subordinated units of 10%, fully subscribed and paid up by the Company. These securitization transactions of CashMe portfolios are not guaranteed by Cyrela

Notes to the Interim Financial Information**CYRELA BRAZIL REALTY S.A. EMPREENDIMENTOS E PARTICIPAÇÕES****NOTES TO THE INTERIM FINANCIAL INFORMATION FOR THE NINE-MONTH PERIOD
ENDED SEPTEMBER 30, 2023 AND 2022**

(In thousands of Brazilian reais – R\$, unless otherwise stated)

32. APPROVAL OF THE FINANCIAL INFORMATION

The Company's individual and consolidated financial information was approved by the Board of Directors at the meeting held on November 8, 2023.

Under CVM Instruction 480/09, the Company's Executive Board declared that it has discussed, reviewed and agreed with the Company's individual and consolidated financial information and the conclusions included in the independent auditor's report for the nine-month period ended September 30, 2023.

Other Information Considered Relevant by the Company

| CYRELA BRAZIL REALTY S.A. EMPREENDIMENTOS E PARTICIPAÇÕES Position at 09/30/2023 | | | | |
|---|------------------------------------|---------------|-----------------------------------|---------------|
| Shareholders | Number of Common Shares (in Units) | % | Total number of shares (in Units) | % |
| Controlling shareholder | 79,733,578 | 19.9% | 79,733,578 | 19.9% |
| Eirenor Sociedad Anonima (1) | 21,900,008 | 5.5% | 21,900,008 | 5.5% |
| EH Capital Management (2) | 7,502,00 | 1.9% | 7,502,400 | 1.9% |
| Susette Horn (3) | 2 | 0.0% | 2 | 0.0% |
| BlackRock Inc. | 38,034,924 | 9.5% | 38,034,924 | 9.5% |
| Treasury shares | 24,822,195 | 6.2% | 24,822,195 | 6.2% |
| Other | 227,749,692 | 57.0% | 227,749,692 | 57.0% |
| Total | 399,742,799 | 100.0% | 399,742,799 | 100.0% |

(1) Holding company incorporated pursuant to the Law of Uruguay, in which Elie Horn holds a 100.0% interest.

(2) Holding company incorporated pursuant to the Law of the British Virgin Islands, in which Elie Horn holds a 100.0% interest.

(3) Person related to Elie Horn

Other Information Considered Relevant by the Company

| CONSOLIDATED SHAREHOLDING POSITION OF CONTROLLING SHAREHOLDERS, MANAGEMENT AND OUTSTANDING SHARES Position at 09/30/2023 | | | | |
|---|---|---------------|--|---------------|
| Shareholders | Number of Common Shares (in Units) | % | Total Number of Shares (in Units) | % |
| Controlling shareholder | 109,135,988 | 27.3% | 109,135,988 | 27.3% |
| Management | | | | |
| Board of Directors | 890,000 | 0.2% | 890,000 | 0.2% |
| Executive Board | 189,049 | 0.0% | 189,049 | 0.0% |
| Supervisory Council | 1 | 0.0% | 1 | 0.0% |
| Treasury shares | 24,822,195 | 6.2% | 24,822,195 | 6.2% |
| Other shareholders | 264,705,566 | 66.2% | 264,705,566 | 66.2% |
| Total | 399,742,799 | 100.0% | 399,742,799 | 100.0% |
| Outstanding Shares | 264,705,566 | 66.2% | 264,705,566 | 66.2% |

In accordance with the Bylaws, chapter X, article 51, the Company, its shareholders, managers and the Fiscal Council members undertake to resolve by means of arbitration every and all dispute or controversy which may arise among them, especially related to or derived from enforcement, validity, effectiveness, construal, violation and their effects of provisions contained in these Bylaws, in the possible shareholders' agreements filed at the Company's headquarters, in Law no, 6,404/76, in the rules issued by the Brazilian Monetary Council (CMN), by the Brazilian Central Bank and by the Brazilian Securities and Exchange Commission (CVM), as well as other rules applicable to the capital markets operation in general and those included in the "Novo Mercado" Listing Regulation, in the "Novo Mercado" Listing Agreement and in the Arbitration Regulation of the Market Arbitration Panel, in conformity with the Market Arbitration Panel Regulation established by B3.

Opinions and Statements / Special Review Report - Unqualified

REPORT ON REVIEW OF INTERIM FINANCIAL INFORMATION

To the Shareholders and Management of
Cyrela Brazil Realty S.A. Empreendimentos e Participações
São Paulo – SP

Introduction

We have reviewed the accompanying individual and consolidated interim financial information of Cyrela Brazil Realty S.A. Empreendimentos e Participações (“Company”), identified as Parent and Consolidated, respectively, included in the Interim Financial Information Form (ITR) for the quarter ended September 30, 2023, which comprises the balance sheet as at September 30, 2023 and the related statements of income and of comprehensive income for the three- and nine-month periods then ended, and the statements of changes in equity and of cash flows for the nine-month period then ended, including the explanatory notes.

Management is responsible for the preparation of the individual interim financial information in accordance with technical pronouncement CPC 21 (R1) - Interim Financial Reporting and the consolidated interim financial information in accordance with CPC 21 (R1) and international standard IAS 34 - Interim Financial Reporting, issued by the International Accounting Standards Board (IASB), as well as for the presentation of such information in accordance with the standards applicable to real estate development entities in Brazil, registered with the Brazilian Securities and Exchange Commission (CVM), applicable to the preparation of Interim Financial Information (ITR). Our responsibility is to express a conclusion on this interim financial information based on our review.

Scope of review

We conducted our review in accordance with Brazilian and international standards on review of interim financial information (NBC TR 2410 and ISRE 2410 Review of Interim Financial Information Performed by the Independent Auditor of the Entity, respectively). A review of interim financial information consists of making inquiries, primarily of persons responsible for financial and accounting matters, and applying analytical and other review procedures. A review is substantially less in scope than an audit conducted in accordance with standards on auditing and consequently does not enable us to obtain assurance that we would become aware of all significant matters that might be identified in an audit. Accordingly, we do not express an audit opinion.

Conclusion on the individual interim financial information

Based on our review, nothing has come to our attention that causes us to believe that the accompanying individual interim financial information included in the ITR referred to above is not prepared, in all material respects, in accordance with technical pronouncement CPC 21 (R1), applicable to the preparation of ITR, and presented in accordance with the standards issued by the CVM.

Based on our review, nothing has come to our attention that causes us to believe that the accompanying consolidated interim financial information included in the ITR referred to above is not prepared, in all material respects, in accordance with CPC 21 (R1) and IAS 34 applicable to the preparation of ITR and presented in accordance with the standards issued by the CVM.

Emphasis of matter

As described in note 2.1 to the individual and consolidated interim financial information, the individual and consolidated interim financial information, contained in the Interim Financial Information Form (ITR) has been prepared in accordance with CPC 21 (R1) and IAS 34, applicable to real estate development entities in Brazil, registered with the CVM. Accordingly, the determination of the accounting policy, adopted by the Company for the recognition of revenue from purchase and sale agreements of uncompleted real estate units on aspects related to transfer of control, abide by the Company’s Management understanding on the application of technical pronouncement CPC 47 - Revenue from Contracts with Customers, aligned with the understanding expressed by the Brazilian Securities and Exchange Commission - CVM in Circular Letter CVM/SNC/SEP 02/2018. Our conclusion is not qualified in respect of this matter.

Other matters

Statements of value added

The interim financial information referred to above includes the individual and consolidated statements of value added (DVA) for the six-month period ended September 30, 2023, prepared under the responsibility of the Company’s Management and presented as supplemental information for IAS 34 purposes, applicable to real estate development entities in Brazil, registered with the CVM. These statements were subject to the review procedures performed together with the review of the Interim Financial Information (ITR) to reach a conclusion on whether they were reconciled with the interim financial information and the accounting records, as applicable, and if their form and content are consistent with the criteria set forth by CPC 09 - Statement of Value Added. Based on our review, nothing has come to our attention that causes us to believe that these statements of value added were not prepared, in all material respects, in accordance with CPC 09 and consistently with the accompanying individual and consolidated interim financial information taken as a whole.

The accompanying individual and consolidated interim financial information has been translated into English for the convenience of readers outside Brazil.

São Paulo, November 8, 2023

DELOITTE TOUCHE TOHMATSU
Auditores Independentes Ltda.

Tarcisio Luiz dos Santos
Engagement Partner

Opinions and Statements / Management's Statement on the Financial Statements

STATEMENT FOR PURPOSES OF ARTICLE 25, §1, item VI, of CVM INSTRUCTION 480/09

We declare hereby, in the capacity of Management of Cyrela Brazil Realty S.A. Empreendimentos e Participações, a publicly-held company headquartered in the City of São Paulo, State of São Paulo, Rua do Rocio, nº 109, 2º andar, sala 1, parte, CEP 04552-000, Vila Olímpia, enrolled with CNPJ/MF under No. 73.178.600/0001-18 ("Company"), pursuant to item VI, paragraph 1, article 25 of CVM Instruction 480 of December 7, 2009, that we have reviewed, discussed and approved the Company's financial statements for the year ended September 30, 2023.

São Paulo, November 08, 2023.

The Executive Board

Opinions and Statements / Management's Statement on the Independent Auditor's Report

STATEMENT FOR PURPOSES OF ARTICLE 25, §1, item V, of CVM INSTRUCTION 480/09

We declare hereby, in the capacity of Management of Cyrela Brazil Realty S.A. Empreendimentos e Participações, a publicly-held company headquartered in the City of São Paulo, State of São Paulo, Rua do Rocio, nº 109, 2º andar, sala 1, parte, CEP 04552-000, Vila Olímpia, enrolled with CNPJ/MF under No. 73.178.600/0001-18 ("Company"), pursuant to item V, paragraph 1, article 25 of CVM Instruction 480 of December 7, 2009, that we have reviewed, discussed and approved the opinions contained in the Company's independent auditor's report (Deloitte Touche Tohmatsu Auditores Independentes Ltda) on the Company's financial statements for the year ended September 30, 2023.

São Paulo, November 08, 2023.

The Executive Board