Quarterly Information (ITR)

LPS Brasil Consultoria de Imóveis S.A.

June 30, 2026
with Independent Auditor’s Review Report

(A free translation from Portuguese into English of Independent auditor’s review report on Quarterly Information prepared in Brazilian currency in accordance with rules issued by the Brazilian Securities Commission (CVM) applicable to Quarterly Information (ITR))

Contents

Company information/capital breakdown

Number of shares (Units)	Current quarter 6/30/2026
Paid-in capital	
Common	147,555
Preferred	0
Total	147,555
Treasury shares	
Common	10,267
Preferred	0
Total	10,267

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Individual quarterly information / Balance sheet – Assets

(In thousands of reais)

Description	Current quarter 6/30/2026	Prior year 12/31/2025
Total assets	371,814	360,154
Current assets	8,704	9,188
Cash and cash equivalents	71	71
Receivables	7,422	7,719
Other receivables	7,422	7,719
Dividends receivable	6,642	6,773
Receivables from sale of entities	729	946
Other assets	51	0
Taxes recoverable	971	970
Current recoverable taxes	971	970
Prepaid expenses	240	428
Non-current assets	363,110	350,966
Long-term assets	45,503	48,748
Receivables	5,986	5,856
Other receivables	509	504
Judicial deposits	5,477	5,352
Receivables from related parties	39,517	42,892
Receivables from subsidiaries	11,443	10,681
Call option for non-controlling interest	28,074	32,211
Investments	271,972	256,458
Shareholdings	271,972	256,458
Interest in subsidiaries	271,972	256,458
Fixed assets	138	174
Property and equipment in operation	138	174
Intangible assets	45,497	45,586
Intangible assets	45,497	45,586
Intangible assets	45,497	45,586

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Individual quarterly information / Balance sheet – Liabilities

(In thousands of reais)

Description	Current quarter 6/30/2026	Prior year 12/31/2025
Total liabilities	371,814	360,154
Current liabilities	75,228	69,630
Social and labor liabilities	1,677	5,915
Social liabilities	81	1,038
Labor liabilities	1,596	4,877
Trade payables	406	1,157
Domestic trade payables	406	1,157
Tax liabilities	942	665
Federal tax liabilities	942	665
Other federal taxes	942	665
Other liabilities	72,203	61,893
Other	72,203	61,893
Minimum mandatory dividends payable	22	10,518
Written put option for non-controlling interest	14,237	10,864
Payables to related parties	57,944	40,511
Non-current liabilities	54,664	54,136
Other liabilities	1,648	1,978
Other	1,648	1,978
Other taxes payable	1,648	1,978
Deferred taxes	6,592	9,477
Deferred income tax and social contribution	6,592	9,477
Provisions	46,424	42,681
Tax, social security, labor and civil provisions	5,163	5,595
Tax provisions	13	12
Social security and labor provisions	1,000	2,230
Civil provisions	4,150	3,353
Other provisions	41,261	37,086
Provision for losses in subsidiaries	41,261	37,086
Shareholders' equity	241,922	236,388
Paid-in capital	169,188	169,188
Capital reserves	-4,652	-4,865
Granted options	21,811	21,598
Treasury shares	-29,442	-29,442
Other capital reserves	3,332	3,332
Goodwill reserve in the sale of own shares	-353	-353
Profit reserves	79,436	79,436
Legal reserve	7,101	7,101
Profit retention reserve	72,335	28,139
Other reserves	0	44,196
Accrued losses (earnings)	5,321	0
Asset valuation adjustment	-7,371	-7,371
Business combination adjustments	-7,371	-7,371

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(In thousands of reais)

Individual quarterly information/ Income statement

Description	Current quarter 4/1/2026 to 6/30/2026	Year to date 1/1/2026 to 6/30/2026	Year-ago quarter 4/1/2025 to 6/30/2025	Previous year 1/1/2025 to 6/30/2025
Operating expenses/income	4,083	9,984	11,649	16,077
General and administrative expenses	-5,385	-7,144	-3,760	-7,786
Administrative	-2,265	-2,550	-2,121	-4,673
Management compensation	-2,785	-3,921	-1,301	-2,432
Depreciation and amortization	-335	-673	-338	-681
Other operating income	76	89	80	139
Other operating expenses	-8	-239	-6	-12
Equity income	9,400	17,278	15,335	23,736
Income before financial income (expenses) and taxes	4,083	9,984	11,649	16,077
Financial income (expenses)	-1,294	-7,548	6,142	6,319
Financial income	1,771	1,776	7,454	9,507
Financial expenses	-3,065	-9,324	-1,312	-3,188
Income before taxes	2,789	2,436	17,791	22,396
Income tax and social contribution	809	2,885	-2,232	-2,105
Deferred	809	2,885	-2,232	-2,105
Net income from continuing operations	3,598	5,321	15,559	20,291
Net income/Loss in the period	3,598	5,321	15,559	20,291
Earnings per share - (in reais/share)				
Basic earnings per share				
Common	0.02621	0.03876	0.11333	0.1478
Diluted earnings per share				
Common	0.02621	0.03876	0.11333	0.1478

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Individual quarterly information/ Statement of comprehensive income

(In thousands of reais)

Description	Current quarter 4/1/2026 to 6/30/2026	Year to date 1/1/2026 to 6/30/2026	Year-ago quarter 4/1/2025 to 6/30/2025	Previous year 1/1/2025 to 6/30/2025
Revenue from sales and/or services	3,598	5,321	15,559	20,291
Gross profit	3,598	5,321	15,559	20,291

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Individual quarterly information/ Statement of cash flows – Indirect method

(In thousands of reais)

Description	Current quarter 1/1/2026 to 6/30/2026	Year-ago quarter 1/1/2025 to 6/30/2025
Net cash from operating activities	11,532	11,126
Cash generated by operating activities	-4,411	-4,905
Profit (Loss) in the period from continuing operations	5,321	20,291
Provision for legal risks, net	495	1,665
Equity income	-17,278	-23,736
Gain (loss) from property, plant and equipment, intangible assets and investments	-13	-16
Deferred income tax and social contribution	-2,885	2,105
Financial charges on debts and credits	7,563	-6,304
Stock option expenses	213	409
Depreciation and amortization	673	681
Provision for profit sharing	1,500	0
Changes in assets and liabilities	10,717	-10,851
Taxes to offset	-1	-1
Prepaid expenses	188	176
Other assets	17,999	-4,116
Trade payables	-751	665
Income tax and social contribution payable	-53	-504
Payroll, provisions and related taxes	-5,738	-5,400
Other liabilities	-927	-1,671
Other	5,226	26,882
Dividends received from subsidiaries	5,280	26,897
Interest paid	-54	-15
Net cash from investing activities	-1,036	-1,120
Capital increase in subsidiaries	-1,036	-1,110
Acquisition of property, plant and equipment and intangible assets	0	-10
Net cash provided by financing activities	-10,496	-10,007
Lease	0	-8
Payment of dividends	-10,496	-9,999
Increase (decrease) in cash and cash equivalents	0	-1
Cash and cash equivalents at beginning of period	71	71
Cash and cash equivalents at end of period	71	70

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Individual quarterly information/ Statement of changes in shareholders’ equity - 1/1/2026 to 6/30/2026

(In thousands of reais)

Description	Paid-in capital	Capital reserves, options granted and treasury shares	Profit reserves	Retained earnings/ Accumulated losses	Other comprehensive income	Shareholders’ equity
Opening balances	169,188	2,236	72,335	0	-7,371	236,388
Adjustments from previous years	0	0	0	0	0	0
Adjusted opening balances	169,188	2,236	72,335	0	-7,371	236,388
Equity transactions with owners	0	213	0	0	0	213
Share issue expenses	0	0	0	0	0	213
Granted options recognized	0	213	0	0	0	0
Total comprehensive income	0	0	0	5,321	0	5,321
Net income for the period	0	0	0	5,321	0	5,321
Internal changes in shareholders’ equity	0	0	0	0	0	0
Closing balances	169,188	2,449	72,335	5,321	-7,371	241,922

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Individual quarterly information/ Statement of changes in shareholders’ equity - 1/1/2025 to 6/30/2025

(In thousands of reais)

Description	Paid-in capital	Capital reserves, options granted and treasury shares	Profit reserves	Retained earnings/ Accumulated losses	Other comprehensive income	Shareholders’ equity
Opening balances	169,188	-5,673	71,321	0	-7,371	227,465
Adjustments from previous years	0	0	0	0	0	0
Adjusted opening balances	169,188	-5,673	71,321	0	-7,371	227,465
Equity transactions with owners	0	409	-5,585	0	0	-5,176
Granted options recognized	0	409	0	0	0	409
Dividends	0	0	-5,585	0	0	-5,585
Total comprehensive income	0	0	20,291	0	0	20,291
Net income for the period	0	0	20,291	0	0	20,291
Internal changes in shareholders’ equity	0	0	0	0	0	0
Closing balances	169,188	-5,264	86,027	0	-7,371	242,580

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Individual quarterly information/ Statement of value added

(In thousands of reais)

Description	Current quarter 1/1/2026 to 6/30/2026	Year-ago quarter 1/1/2025 to 6/30/2025
Revenue	89	139
Other revenues	89	139
Input acquired from third parties	-1,788	-3,425
Materials, energy, outside services and other	-1,788	-3,425
Gross value added	-1,699	-3,286
Retentions	-673	-681
Depreciation, amortization and depletion	-673	-681
Wealth created by the company	-2,372	-3,967
Wealth received through transfer	19,054	33,243
Equity income	17,278	23,736
Financial income	1,776	9,507
Total value added to distribute	16,682	29,276
Distribution of value added	16,682	29,276
Personnel	4,397	3,168
Direct compensation	4,125	2,840
Benefits	272	328
Taxes, fees and contributions	-2,387	2,603
Federal	-2,387	2,603
Lenders and lessors	9,351	3,214
Interest	9,324	3,188
Rents	27	26
Shareholders	5,321	20,291
Retained earnings/accumulated losses for the period	5,321	20,291

LPS Brasil - Consultoria de Imóveis S.A.

Consolidated quarterly information / Balance sheet – Assets

(In thousands of reais)

Description	Current quarter 6/30/2026	Year-ago quarter 12/31/2025
Total assets	385,989	396,987
Current assets	99,394	115,008
Cash and cash equivalents	34,586	46,663
Financial investments	22,005	24,834
Financial investments assessed at fair value through income or expense	22,005	24,834
Financial instruments measured at fair value	22,005	24,834
Receivables	35,263	37,556
Trade receivables	28,723	30,718
Trade receivables	40,619	41,608
Allowance for doubtful accounts	-11,896	-10,890
Other receivables	6,540	6,838
Dividends receivable	1,395	1,040
Receivables from sale of entities	802	1,006
Other assets	916	817
Receivables from association agreement with Itaú	3,427	3,975
Taxes recoverable	5,631	4,351
Current recoverable taxes	5,631	4,351
Prepaid expenses	1,909	1,604
Non-current assets	286,595	281,979
Long-term assets	87,439	87,055
Receivables	24,610	20,235
Trade receivables	1,783	1,445
Other receivables	10,412	7,923
Judicial deposit	12,415	10,867
Deferred taxes	9,738	10,012
Deferred income tax and social contribution	9,738	10,012
Receivables from related parties	53,091	56,808
Call option for non-controlling interest	53,091	56,808
Investments	17,806	17,138
Shareholdings	17,806	17,138
Shareholding in associated companies	2,039	2,500
Shareholding in joint ventures	15,767	14,638
Fixed assets	10,974	7,791
Property and equipment in operation	6,539	4,346
Property and equipment in construction	4,435	3,445
Intangible assets	170,376	169,995
Intangible assets	170,376	169,995
Intangible assets	145,254	144,006
Intangible assets identified in the acquisition of business combinations	18,404	19,271
Goodwill	6,718	6,718

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Consolidated quarterly information/ Balance sheet – Liabilities

(In thousands of reais)

Description	Current quarter 6/30/2026	Year-ago quarter 12/31/2025
Total liabilities	385,989	396,987
Current liabilities	63,162	76,794
Social and labor liabilities	6,829	12,373
Social liabilities	1,857	2,640
Labor liabilities	4,972	9,733
Trade payables	5,300	7,413
Domestic trade payables	5,300	7,413
Tax liabilities	7,090	6,008
Federal tax liabilities	5,662	4,628
Income tax and social contribution payable	3,423	2,686
Other federal taxes	2,239	1,942
Municipal tax liabilities	1,428	1,380
ISS tax payable	1,428	1,380
Other liabilities	43,943	51,000
Other	43,943	51,000
Dividends and interest on equity payable	2,450	12,679
Written put option over non-controlling interest	16,745	13,540
Unearned income, net	11,560	11,560
Other liabilities	1,722	1,692
Advances to clients	5,140	6,585
Lease	6,326	4,944
Non-current liabilities	89,059	91,032
Other liabilities	24,449	28,838
Other	24,449	28,838
Unearned income, net	15,373	21,153
Lease	7,428	5,707
Other taxes payable	1,648	1,978
Deferred taxes	9,145	12,117
Deferred income tax and social contribution	9,145	12,117
Provisions	55,465	50,077
Tax, social security, labor and civil provisions	55,465	50,077
Tax provisions	13	12
Labor and social security provisions	39,089	36,053
Civil provisions	16,363	14,012
Consolidated equity	233,768	229,161
Paid-in capital	169,188	169,188
Capital reserves	-4,652	-4,865
Granted options	21,811	21,598
Treasury shares	-29,442	-29,442
Other capital reserves	3,332	3,332
Goodwill reserve in the sale of own shares	-353	-353
Profit reserves	79,436	79,436
Legal reserve	7,101	7,101
Profit retention reserve	72,335	28,139
Other reserves	0	44,196
Retained earnings / Accumulated losses	5,321	0
Asset valuation adjustment	-7,371	-7,371
Business combination adjustments	-7,371	-7,371
Non-controlling interests	-8,154	-7,227

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Consolidated quarterly information/ Income statement

(In thousands of reais)

Description	Current quarter 4/1/2026 to 6/30/2026	Year to date 1/1/2026 to 6/30/2026	Year-ago quarter 4/1/2025 to 6/30/2025	Previous year 1/1/2025 to 6/30/2025
Revenue from sales and/or services	54,589	103,767	51,242	99,472
Cost of sales and/or services	-16,615	-29,639	-10,660	-23,760
Gross profit	37,974	74,128	40,582	75,712
Operating income/expenses	-28,300	-55,718	-25,804	-52,991
Selling expenses	-4,917	-8,932	-3,966	-8,108
General and administrative expenses	-26,283	-50,867	-23,757	-48,959
Administrative	-17,662	-35,646	-17,076	-35,652
Management compensation	-3,230	-4,867	-1,814	-3,462
Depreciation and amortization	-5,391	-10,354	-4,867	-9,845
Other operating income	2,250	3,751	1,437	3,613
Other operating expenses	-414	-1,035	-767	-1,226
Equity income	1,064	1,365	1,249	1,689
Income before financial income (expenses) and taxes	9,674	18,410	14,778	22,721
Financial income (expenses)	681	-2,530	9,147	9,986
Financial income	4,560	8,022	10,995	15,552
Financial expenses	-3,879	-10,552	-1,848	-5,566
Income before taxes on profit	10,355	15,880	23,925	32,707
Income tax and social contribution	-3,074	-4,213	-6,390	-9,494
Current	-3,452	-6,910	-3,534	-6,579
Deferred	378	2,697	-2,856	-2,915
Net income from continuing operations	7,281	11,667	17,535	23,213
Consolidated net income/loss in the period	7,281	11,667	17,535	23,213
Attributed to owners of the Company	3,598	5,321	15,559	20,291
Attributed to non-controlling interests	3,683	6,346	1,976	2,922
Earnings per share - (in reais/share)				
Basic earnings per share				
Common	0.02621	0.03876	0.11333	0.1478
Diluted earnings per share				
Common	0.02621	0.03876	0.11333	0.1478

LPS Brasil - Consultoria de Imóveis S.A.

Consolidated quarterly information/ Statement of comprehensive income

(In thousands of reais)

Description	Current quarter 4/1/2026 to 6/30/2026	Year to date 1/1/2026 to 6/30/2026	Year-ago quarter 4/1/2025 to 6/30/2025	Previous year 1/1/2025 to 6/30/2025
Consolidated net income for the period	7,281	11,667	17,535	23,213
Consolidated comprehensive income for the period	7,281	11,667	17,535	23,213
Attributed to owners of the Company	3,598	5,321	15,559	20,291
Attributed to non-controlling interests	3,683	6,346	1,976	2,922

LPS Brasil - Consultoria de Imóveis S.A.

Consolidated quarterly information/ Statement of cash flows – Indirect method

(In thousands of reais)

Description	Current quarter 1/1/2026 to 6/30/2026	Year-ago period 1/1/2025 to 6/30/2025
Net cash from operating activities	14,235	17,878
Cash generated by operating activities	36,777	36,974
Profit (Loss) in the period from continuing operations	11,667	23,213
Expected credit losses and losses on trade receivables	1,135	2,078
Provision for legal risks, net	6,912	4,085
Equity income	-1,365	-1,689
Gain (Loss) from property, plant and equipment, intangible assets and investments	-13	18
Deferred income tax and social contribution	-2,697	2,915
Financial charges on debts and receivables	7,850	-4,804
Stock option expenses	213	409
Depreciation and amortization	10,445	9,950
Provision for profit sharing	1,500	0
Recognition of revenue	-5,780	-5,780
Income tax and social contribution recognized in the income (loss) of the period	6,910	6,579
Changes in assets and liabilities	-16,567	-16,022
Trade receivables	483	-5,001
Taxes to offset	-1,280	-378
Prepaid expenses	-305	-273
Other assets	-3,384	-3,156
Trade payables	-2,113	566
Income tax and social contribution payable	15	-597
Payroll, provisions and social contributions	-7,044	-8,631
Other liabilities	-1,494	-2,038
Advances from clients	-1,445	3,486
Other	-5,975	-3,074
Income tax and social contribution paid	-6,173	-7,098
Dividends received from associated companies	342	4,097
Interest paid	-144	-73
Net cash from investing activities	-5,310	-964
Acquisition of property, plant and equipment and intangible assets	-8,139	-4,696
Financial investments	2,829	3,732
Net cash from financing activities	-21,002	-19,014
Payment of dividends, including prior years	-17,653	-16,282
Capital increase	164	519
Lease	-3,513	-3,251
Increase (decrease) in cash and cash equivalents	-12,077	-2,100
Cash and cash equivalents at beginning of period	46,663	52,831
Cash and cash equivalents at end of period	34,586	50,731

LPS Brasil - Consultoria de Imóveis S.A.

Consolidated quarterly information/ Statement of changes in shareholders’ equity – 1/1/2026 to 6/30/2026

(In thousands of reais)

Description	Paid-In capital	Capital reserves, options granted and treasury shares	Profit reserve	Retained earnings/ Accumulated losses	Other comprehensive income	Shareholders’ equity	Non-controlling interest	Consolidated equity
Opening balances	169,188	2,236	72,335	0	-7,371	236,388	-7,227	229,161
Adjustments from previous years	0	0	0	0	0	0	0	0
Adjusted opening balances	169,188	2,236	72,335	0	-7,371	236,388	-7,227	229,161
Equity transactions with owners	0	213	0	0	0	213	-7,260	-7,047
Capital increases	0	0	0	0	0	0	164	164
Granted options recognized	0	213	0	0	0	213	0	213
Dividends	0	0	0	0	0	0	-7,424	-7,424
Total comprehensive income	0	0	0	5,321	0	5,321	6,346	11,667
Net income for the period	0	0	0	5,321	0	5,321	6,346	11,667
Internal changes in shareholders’ equity	0	0	0	0	0	0	-13	-13
Loss in the divestment of interest	0	0	0	0	0	0	-13	-13
Closing balances	169,188	2,449	72,335	5,321	-7,371	241,922	-8,154	233,768

LPS Brasil - Consultoria de Imóveis S.A.

Consolidated quarterly information/ Statement of changes in shareholders' equity - 1/1/2025 to 6/30/2025

(In thousands of reais)

Description	Paid-In capital	Capital reserves, options granted and treasury shares	Profit reserve	Retained earnings/ Accumulated losses	Other comprehensive income	Shareholders' equity	Non-controlling interest	Consolidated equity
Opening balances	169,188	-5,673	71,321	0	-7,371	227,465	-4,062	223,403
Adjustments from previous years	0	0	0	0	0	0	0	0
Adjusted opening balances	169,188	-5,673	71,321	0	-7,371	227,465	-4,062	223,403
Equity transactions with owners	0	409	-5,585	0	0	-5,176	-5,726	-10,902
Capital increases	0	0	0	0	0	0	519	519
Granted options recognized	0	409	0	0	0	409	0	409
Dividends	0	0	-5,585	0	0	-5,585	-6,245	-11,830
Total comprehensive income	0	0	0	20,291	0	20,291	2,922	23,213
Net income for the period	0	0	0	20,291	0	20,291	2,922	23,213
Internal changes in shareholders' equity	0	0	0	0	0	0	0	0
Closing balances	169,188	-5,264	65,736	20,291	-7,371	242,580	-6,866	235,714

LPS Brasil – Consultoria de Imóveis S.A.

Consolidated quarterly information/ Statement of value added

(In thousands of reais)

Description	Current quarter 1/1/2026 to 6/30/2026	Year-ago quarter 1/1/2025 to 6/30/2025
Revenue	117,490	111,627
Sales of goods, products and services	114,874	110,092
Other revenues	3,751	3,613
Allowance for/reversal of doubtful accounts	-1,135	-2,078
Input acquired from third parties	-56,650	-50,954
Cost of sales of goods and services	-29,639	-23,760
Materials, energy, third-party services and others	-27,011	-27,176
Loss/recovery of assets	0	-18
Gross value added	60,840	60,673
Retentions	-10,445	-9,950
Depreciation, amortization and depletion	-10,445	-9,950
Wealth created by the company	50,395	50,723
Wealth received through transfer	9,387	17,241
Equity income	1,365	1,689
Financial income	8,022	15,552
Total value added to distribute	59,782	67,964
Distribution of value added	59,782	67,964
Personnel	18,226	15,503
Direct compensation	14,684	11,934
Benefits	2,562	2,517
Government Severance Pay Fund (FGTS)	980	1,052
Taxes, fees and contributions	18,639	23,248
Federal	14,429	19,535
Municipal	4,210	3,713
Lenders and lessors	11,250	6,000
Interest	10,552	5,566
Rental	698	434
Shareholders	11,667	23,213
Retained earnings/accumulated losses for the period	5,321	20,291
Non-controlling interests in retained earnings	6,346	2,922

Earnings Release – 2Q26

LPS Brasil (B3: LPSB3), a company providing integrated brokerage, consulting and financing solutions in Brazil's real estate sector, announces today its results for the second quarter of 2026 (2Q26). The financial and operating information below is presented in accordance with generally accepted accounting practices in Brazil and the managerial data provided by LPS Brasil – Consultoria de Imóveis S.A. and its subsidiaries.

2Q26 Highlights

Launches:	R$5.2 billion in 2Q26 | **+7%** vs. 2Q25
	R$9.8 billion in 1H26 | **+9%** vs. 1H25
Intermediated PSV:	R$2.6 billion in 2Q26 | **-20%** vs. 2Q25
	R$5.1 billion in 1H26 | **-16%** vs. 1H25
CrediPronto Origination:	R$1.6 billion in 2Q26 | **+93%** vs. 2Q25
	R$3.1 billion in 1H26 | **+44%** vs. 1H25
CrediPronto Portfolio:	R$ 20.2 billion in 2Q26 | **+16%** vs. 2Q25
Net Revenue:	R$54.6 million in 2Q26 | **+7%** vs. 2Q25
	R$103.8 million in 1H26 | **+4%** vs. 1H25
Pre-IFRS Net Income (Parent Company):	R$8.4 million in 2Q26 | **-37%** vs. 2Q25
	R$16.5 million in 1H26 | **-19%** vs. 1H25

EBITDA

EBITDA Reconciliation

(R$ '000)	**2Q26**	**2Q25**	**Var. %**
Net income (loss) of the period	7,281	17,535	-58%
Income and social contribution taxes	3,074	6,390	-52%
Net financial result	-681	-9,147	93%
Depreciation and amortization	5,391	4,867	11%
EBITDA	**15,065**	**19,645**	**-23%**
EBITDA Margin	**27.6%**	**38.3%**	**-10.7 p.p.**

EBITDA is not an accounting measure and does not represent the cash flow for the reported periods and, therefore, should not be used as an alternative to cash flows as a measure of liquidity.

Notes to the quarterly financial information

(In thousands of Brazilian reais - R$)

1 Operations

LPS Brasil - Consultoria de Imóveis S.A. ("Company" or "LPS Brasil"), headquartered at Rua Estados Unidos, 2.000, São Paulo - SP. The Company's individual and consolidated financial information for the period ended June 30, 2026 covers the Company and its subsidiaries (jointly referred to as "Group" and individually as "Group entities").

To meet its corporate objectives, the Group's purpose is as follows: (i) providing brokerage services for the sale and purchase of properties, especially in launches in Greater São Paulo; (ii) real estate consulting; (iii) the holding of equity interests in other companies; and (iv) providing bank correspondent services.

The Company's subsidiaries are headquartered in several regions of Brazil, developing activities in the provision of brokerage services for the sale and purchase of third-party properties and properties in land subdivisions, consulting services, technical real estate advisory services, franchises, correspondent bank and other related services.

The Company also holds an interest in the joint venture Olímpia Promoção e Serviços S.A. ("Olímpia"), which operates and promotes financial products services in the real estate market. The quarterly financial information of the joint venture is not consolidated.

LPS Brasil's shares are traded on B3 S.A. – Brasil, Bolsa, Balcão under the ticker LPSB3.

2 Group entities

a) Interest in subsidiaries and affiliates

	Interest - %	
	6/30/2026	12/31/2025
EBC - Soluções Imobiliárias Ltda.	99.99	99.99
Itaplan Brasil Consultoria de Imóveis Ltda.	100.00	100.00
LIL - Intermediação Imobiliária Ltda.	99.99	99.99
Lopes Central Consultoria de Imóveis Ltda.	99.99	99.99
LPS Bahia - Consultoria de Imóveis Ltda.	99.99	99.99
LPS Brasília - Consultoria de Imóveis Ltda.	51.00	51.00
LPS Campinas - Consultoria de Imóveis Ltda.	79.80	79.80
LPS Eduardo Consultoria de Imóveis S.A.	55.90	55.90
LPS Espírito Santo - Consultoria de Imóveis Ltda.	51.00	51.00
LPS Fortaleza - Consultoria de Imóveis Ltda.	60.00	60.00
LPS Local Participações Ltda.	64.71	64.71
LPS ONLINE Consultoria de Imóveis Ltda.	98.57	98.57
LPS Patrimóvel Consultoria de Imóveis S.A.	51.00	51.00
LPS Piccoloto Consultoria de Imóveis Ltda.	41.00	41.00
LPS Prime Rio Consultoria de Imóveis Ltda. (i)	80.00	99.80
LPS Raul Fulgêncio Consultoria de Imóveis S.A.	51.00	51.00
LPS Rio de Janeiro - Consultoria de Imóveis Ltda.	99.99	99.99
LPS São Paulo Consultoria de Imóveis Ltda.	99.99	99.99
LPS Soluções Imobiliárias e Participações Ltda.	99.99	99.99
LPS Sul Consultoria de Imóveis Ltda.	99.99	99.99
LPS Urban Consultoria de Imóveis S.A.	80.00	80.00
Pronto Ducati Consultoria de Imóveis Ltda.	100.00	100.00

(i) On March 9, 2026, the Company sold 19.80% of its ownership interest in the subsidiary to the non-controlling shareholder. On the same date, the change in the corporate name from Acapulco Consultoria Ltda. to LPS Prime Rio was formalized.

3 Basis for preparation of the quarterly information

The individual and consolidated financial statements were prepared in accordance with Technical Pronouncement NBC TG 21 (R1) - Interim Financial Reporting and with international standard IAS 34 – Interim Financial Reporting, issued by the International Accounting Standards Board (IASB), and presented in accordance with the rules issued by the Securities and Exchange Commission of Brazil (“CVM”).

The main accounting policies adopted in the preparation of these individual and consolidated quarterly financial statements, contained in the Quarterly Information Form – ITR (“quarterly information”), are being applied consistently throughout all reporting periods.

The Company declares that any significant judgments, accounting estimates and assumptions, as well as key accounting practices, adopted in the preparation and presentation of these quarterly statements, are the same as those disclosed in Notes 3 and 4 to the individual and consolidated annual financial statements for the fiscal year ended December 31, 2025. These respective quarterly financial statements should be read jointly with said individual and consolidated annual financial statements.

Based on the judgment and assumptions adopted by Management regarding the relevance and changes to be reported in the Notes, this quarterly information includes selected Notes and does not include all Notes presented in the annual financial statements, as permitted by CVM Official Letter 03/2011.

The quarterly information was prepared in the regular course of business and assuming the continuity of the Company's operations. When preparing the quarterly statements, Management assesses the Company's capacity to continue to operate.

The quarterly financial information was approved by the Board of Directors of the Company and authorized for filing on August 11, 2026.

a. New standards, amendments and interpretations of accounting standards
In the quarter ended June 30, 2026, no new standards, amendments and interpretations of accounting standards were issued.

4 Cash and cash equivalents and financial investments

a) Cash and cash equivalents

	Parent Company		Consolidated	
	6/30/2026	12/31/2025	6/30/2026	12/31/2025
Cash and banks	71	71	7,095	3,777
Bank Deposit Certificates - CDBs (i)	-	-	27,491	42,886
Total cash and cash equivalents	71	71	34,586	46,663

b) Financial investments

	Consolidated	
	6/30/2026	12/31/2025
Bank Deposit Certificates - CDBs (i)	9,495	13,027
Fixed income investment fund (i)	12,510	11,807
Total financial investments	22,005	24,834

(i) Investments in Bank Deposit Certificates (CDB) and Fixed Income Investment Funds yielded between 96.50% and 102% (between 98% and 102% on December 31, 2025) of the Interbank Deposit Rate (CDI). Cash equivalents are maintained to meet short-term cash commitments and not for investment or any other purpose.

5 Trade accounts receivable

	Consolidated	
	6/30/2026	12/31/2025
Trade accounts receivable	42,663	43,275
Present value adjustment	(261)	(222)
Provision for expected credit losses	(11,896)	(10,890)
Total trade accounts receivable	30,506	32,163
Current	28,723	30,718
Noncurrent	1,783	1,445

The breakdown of accounts receivable by maturity date is as follows:

	Consolidated	
	6/30/2026	12/31/2025
Falling due:		
From 0 to 30 days	21,250	22,723
From 31 to 60 days	1,009	1,001
From 61 to 90 days	850	952
From 91 to 180 days	2,787	1,921
From 181 to 360 days	2,108	2,650
Over 360 days	1,843	1,486
Overdue:		
From 0 to 30 days	579	1,509
From 31 to 60 days	433	413
From 61 to 90 days	277	416
From 91 to 180 days	943	987
From 181 to 360 days	2,114	1,306
Over 360 days	8,470	7,911
Total trade accounts receivable	42,663	43,275

The Company and its subsidiaries adopted the calculation of estimated losses from receivables by developing a “provision matrix,” considering historic default data that defined a provision percentage for each maturity range of the receivables portfolio, as well as the percentage of estimated losses according to macroeconomic projections. The aging list reflects the original date of each receivable, with no change in the original dates of overdue receivables, which were negotiated.

Changes in the allowance for doubtful accounts are presented below:

	Consolidated
Balance on December 31, 2024	(8,798)
Recording	(2,475)
Reversal	397
Final write-offs	426
Balance on June 30, 2025	(10,450)

	Consolidated
Balance on December 31, 2025	(10,890)
Recording	(2,416)
Reversal	1,281
Final write-offs	129
Balance on June 30, 2026	(11,896)

To determine the recovery of accounts receivable, the Company and its subsidiaries take into consideration any change in the client's credit quality on the date the credit was initially granted, until the end of the fiscal year.

Breakdown of percentages of estimated losses on allowance for doubtful accounts:

	6/30/2026	12/31/2025
Falling due	2.14%	3.30%
Overdue for up to 30 days	6.74%	10.58%
Overdue from 31 to 60 days	37.64%	40.89%
Overdue from 61 to 90 days	57.27%	59.08%
Overdue from 91 to 180 days	77.80%	81.79%
Overdue from 181 to 360 days	99.00%	98.38%
Overdue for over 360 days	100.00%	100.00%

Breakdown per maturity of trade accounts receivable included in the estimated losses on allowance for doubtful accounts:

	Consolidated	
	6/30/2026	12/31/2025
Falling due:	(240)	(312)
Overdue:		
Between 0 to 30 days	(39)	(160)
From 31 to 60 days	(163)	(169)
From 61 to 90 days	(158)	(246)
From 91 to 180 days	(733)	(807)
From 181 to 360 days	(2,093)	(1,285)
Over 360 days	(8,470)	(7,911)
Total trade accounts receivable	(11,896)	(10,890)

6 Property and equipment

Property and equipment comprise the following:

	Parent Company				
		6/30/2026			12/31/2025
	Average annual depreciation rate - %	Cost	Accumulated Depreciation	Net	Net
IT equipment	20	29	(14)	15	17
Furniture and fixtures	10	582	(466)	116	146
Other property and equipment	15	78	(71)	7	11
Total property and equipment		689	(551)	138	174

	Consolidated				
		6/30/2026			12/31/2025
	Average annual depreciation rate - %	Cost	Accumulated Depreciation	Net	Net
Leasehold improvements	20	3,136	(1,336)	1,800	1,491
IT equipment	20	5,360	(3,542)	1,818	1,084
Furniture and fixtures	10	2,703	(1,549)	1,154	644
Other property and equipment	15	2,939	(1,172)	1,767	1,127
Construction in progress		4,435	-	4,435	3,445
Total property and equipment		18,573	(7,599)	10,974	7,791

Below is the breakdown of changes in property and equipment:

	Parent Company	Consolidated
Balance on December 31, 2024	243	5,424
Additions	10	1,155
Write-offs	-	(10)
Depreciation	(36)	(853)
Balance on June 30, 2025	217	5,716

	Parent Company	Consolidated
Balance on December 31, 2025	174	7,791
Additions	-	4,020
Depreciation	(36)	(837)
Balance on June 30, 2026	138	10,974

7 Investments in subsidiaries and affiliates

Below, the balance of investment:

	Parent Company		Consolidated	
	6/30/2026	12/31/2025	6/30/2026	12/31/2025
Investment in subsidiaries	277,868	261,806	-	-
Investment in affiliates	-	-	17,806	17,138
Investments - Treasury shares (Note 13.d)	(29,795)	(29,795)	-	-
Intangible assets identified in business combinations (Note 8)	10,370	10,918	-	-
Transactions with non-controlling shareholders (i)	6,811	6,811	-	-
Goodwill (ii)	6,718	6,718	-	-
Total investments in subsidiaries and affiliates	271,972	256,458	17,806	17,138

(i) Mostly corresponds to the non-controlling interest in the initial Written Put.

(ii) Goodwill was allocated to LPS Fortaleza R$2,419 and LPS Eduardo R$4,299. For consolidation purposes, goodwill is reclassified under intangible assets.

Below is the breakdown of investments in subsidiaries, stated in the individual financial statements:

	Parent Company						
	12/31/2025	Capital Increase	Divestment of interest	Equity Income (Loss)	Dividends received	Provision for loss in subsidiaries (i)	6/30/2026
EBC	6,459	-	-	(321)	-	-	6,138
Itaplan Imóveis	13,358	-	-	4,850	-	-	18,208
LIL	951	-	-	416	-	-	1,367
Lopes Central	483	-	-	132	(30)	-	585
LPS Bahia	-	-	-	(185)	-	185	-
LPS Brasília	-	171	-	(340)	-	169	-
LPS Campinas	14,418	-	-	471	-	-	14,889
LPS Eduardo	1,141	-	-	556	(832)	-	865
LPS Espírito Santo	647	-	-	1,028	(1,029)	-	646
LPS Fortaleza	1,153	-	-	1,023	(1,296)	-	880
LPS Online	7,594	-	-	5,591	-	-	13,185
LPS Patrimóvel	-	-	-	(1,228)	-	1,228	-
LPS Prime Rio	-	1	12	1,110	-	-	1,123
LPS Raul Fugêncio	722	-	-	3,738	(3,252)	-	1,208
LPS São Paulo	198,284	-	-	240	-	-	198,524
LPS Soluções Imobiliárias	15,722	-	-	3,232	-	-	18,954
LPS Sul	-	831	-	(3,465)	-	2,634	-
LPS Urban	874	-	-	422	-	-	1,296
Pronto Ducati	-	33	-	8	-	(41)	-
Total	261,806	1,036	12	17,278	(6,439)	4,175	277,868

(i) Refers to changes in the investments in the subsidiaries LPS Bahia, LPS Brasília, LPS Patrimóvel, LPS Sul and Pronto Ducati, which have negative equity, recorded under "Provision for losses in subsidiaries," whose balance on June 30, 2026, under non-current liabilities, is R$41,261 (R$37,086 at December 31, 2025).

Financial information on subsidiaries:

	6/30/2026					
	Non-controlling interest - %	Assets	Liabilities	Shareholders' Equity	Non-controlling interest in equity	Net income (loss) in the period
EBC Consultoria	-	13,156	7,016	6,140	-	(321)
Itaplan Brasil	-	20,883	2,676	18,207	-	4,850
LIL - Interm. Imob.	-	2,600	1,234	1,366	-	416
Lopes Central	-	751	166	585	-	132
LPS Bahia	-	404	2,831	(2,427)	-	(185)
LPS Brasília	49.00	1,098	3,619	(2,521)	(1,235)	(667)
LPS Campinas	20.20	28,537	9,880	18,657	3,769	710
LPS Eduardo	44.10	2,714	1,167	1,547	682	994
LPS Espírito Santo	49.00	3,099	1,831	1,268	621	2,364
LPS Fortaleza	40.00	6,029	4,563	1,466	586	2,150
LPS Local	35.29	6	-	6	3	(2)
LPS Online Consultoria	1.43	40,646	27,270	13,376	191	6,548
LPS Patrimóvel	49.00	2,051	29,027	(26,976)	(13,218)	(2,409)
LPS Prime Rio	20.00	9,935	8,530	1,405	281	1,404
LPS Raul Fulgêncio	49.00	8,212	5,850	2,362	1,157	7,328
LPS Rio de Janeiro	0.01	319	4,641	(4,322)	-	(253)
LPS São Paulo	-	199,175	30,428	168,747	-	239
LPS Soluções Imobiliárias	-	23,888	4,932	18,956	-	3,232
LPS Sul	-	1,495	20,351	(18,856)	-	(3,465)
LPS Urban	20.00	2,355	736	1,619	324	528
Pronto Ducati	-	1,100	6,037	(4,937)	-	8

Changes in investments in affiliates, shown in the consolidated financial statements, are:

	6/30/2026	6/30/2025
Balance at the beginning of the period	17,138	18,364
Distribution of dividends	(697)	(3,073)
Equity income	1,365	1,689
Balance at the end of the period	17,806	16,980

8 Intangible assets

	Parent Company				
		6/30/2026			12/31/2025
	Average annual amortization rate - %	Cost	Accrued amortization	Net	Net
Acquired separately: (iii)					
"Lopes" trademark (ii)	-	44,749	-	44,749	44,749
Exploitation Right	5	2,240	(1,492)	748	837
		46,989	(1,492)	45,497	45,586
Asset identified in business combinations (i):					
Client portfolio	2.86	23,486	(17,766)	5,720	5,866
Trademark	2.86	12,772	(9,244)	3,528	3,618
Exploitation right	5	15,546	(14,424)	1,122	1,434
		51,804	(41,434)	10,370	10,918
Total intangible assets		98,793	(42,926)	55,867	56,504

	Consolidated				
		6/30/2026			12/31/2025
	Average annual amortization rate - %	Cost	Accrued amortization	Net	Net
Acquired separately (iii):					
"Lopes" trademark (ii)	-	44,749	-	44,749	44,749
Other trademarks	2.86	1,119	(318)	801	820
Exploitation right	5	4,324	(3,174)	1,150	1,340
Client portfolio	10	513	(146)	367	376
Right of use on rental of real estate	20	27,438	(15,520)	11,918	8,638
Software (iv)	10 to 20	127,903	(45,169)	82,734	80,468
Software under development (v)	-	3,535	-	3,535	7,615
		209,581	(64,327)	145,254	144,006
Identified in business combinations:					
Client portfolio	6.43	43,051	(32,178)	10,873	11,150
Trademark	6.43	22,497	(16,584)	5,913	6,065
Exploitation right	5	31,999	(30,381)	1,618	2,056
		97,547	(79,143)	18,404	19,271
Goodwill (Note 7)		-	-	6,718	6,718
Total intangible assets		307,128	(143,470)	170,376	169,995

(i) Intangible assets in the parent company are recorded under "investments in subsidiaries," see Note 7.

(ii) In economic valuations that determine the fair value of the acquired "Lopes" trademark of R$44,749, cash flows of this intangible asset were considered until perpetuity and there was no foreseeable limit in relation to the period the trademark will generate net cash inflows, thus, this intangible asset is considered to have indefinite useful life. The Company assesses the recovery of the book value of assets on an annual basis or when there is any change indicator, and recognizes any reduction or recovery, as applicable, in the income statement for the year. The analysis of recoverability of the respective brand considered the market cap and liquidity of shares to corroborate that no evidence of impairment exists in the respective intangible asset.

(iii) Intangible assets acquired separately represent rights related to the “Lopes” brand, acquired by the Company and without a defined useful life. The assets “other trademarks,” “client portfolio” and “exploration right” were acquired from the companies divested, along with software rights, substantially “SAP and LopesNet,” both of which have a defined useful life. Intangible assets identified in business combination refer to “client portfolio,” “exploration right” and “trademark,” and which were identified at the moment of acquisition of control of investees with defined useful life and monthly amortization.

(iv) Substantial Software amount refers to products concluded in connection with Lopes’ digital transformation system, which are operational and have useful life of 10 years. Amortization begins when development is concluded and the asset is available for use, through the use of future economic benefits. Once the project is concluded, the asset is tested whenever signs of impairment are identified.

(v) Software under development refers to expenses to hire IT consultants and developers for the design, development and deployment of Lopes’ digital innovation and transformation project.

Below is the breakdown of intangible assets:

	Parent Company	Consolidated
Balance on December 31, 2024	57,878	180,964
Additions (i)	6	4,174
Write-offs	(97)	(1,414)
Amortization (ii)	(645)	(9,097)
Balance on June 30, 2025	57,142	174,627

	Parent Company	Consolidated
Balance on December 31, 2025	56,504	169,995
Additions (i)	-	9,989
Amortization (ii)	(637)	(9,608)
Balance on June 30, 2026	55,867	170,376

(i) Additions refer to expenses for software development related to Lopes’ digital innovation and transformation project.

(ii) The amortization expense booked in the Parent Company under depreciation and amortization expenses (Note 18) was R$673 (R$681 in 2025), and in the Consolidated was R$10,354 (R$9,845 in 2025), net of tax credit of R$91 (R$105 in 2025).

9 Related parties

a. Breakdown of balances and transactions with related parties

	Parent Company		Consolidated	
	6/30/2026	12/31/2025	6/30/2026	12/31/2025
Current assets:				
Dividends receivable (Note 9.d)	6,642	6,773	1,395	1,040
	6,642	6,773	1,395	1,040
Non-current assets:				
Call Option (Note 9.b)	28,074	32,211	53,091	56,808
Receivables from related parties (Note 9.c)	11,443	10,681	-	-
	39,517	42,892	53,091	56,808
Current liabilities:				
Written Put (Note 9.b)	14,237	10,864	16,745	13,540
Payables to related parties (Note 9.c)	57,944	40,511	-	-
Dividends payable (Note 9.d)	22	10,518	2,450	12,679
	72,203	61,893	19,195	26,219

	Parent Company		Consolidated	
	6/30/2026	6/30/2025	6/30/2026	6/30/2025
Financial result:				
Financial Instruments - (Note 17)	(7,510)	6,321	(6,922)	5,864
	(7,510)	6,321	(6,922)	5,864

b. Breakdown of balances of Call Options and Written Puts

	Parent Company		Consolidated	
	6/30/2026	12/31/2025	6/30/2026	12/31/2025
Non-current assets:				
Call Option				
LPS Eduardo	4,902	5,290	4,902	5,290
LPS Espírito Santo	8,674	12,968	8,674	12,968
LPS Fortaleza	11,355	11,355	11,355	11,355
LPS Piccoloto	-	-	25,017	24,597
LPS Urban	3,143	2,598	3,143	2,598
Total	28,074	32,211	53,091	56,808

	Parent Company		Consolidated	
	6/30/2026	12/31/2025	6/30/2026	12/31/2025
Current liabilities:				
Written Put				
LPS Eduardo	2,369	2,239	2,369	2,239
LPS Espírito Santo	3,889	2,387	3,889	2,387
LPS Fortaleza	2,000	2,000	2,000	2,000
LPS Piccoloto	-	-	2,508	2,676
LPS Raul Fugêncio	5,652	3,754	5,652	3,754
LPS Urban	327	484	327	484
Total	14,237	10,864	16,745	13,540

The Company has call options of interests held by non-controlling shareholders of its subsidiaries ("Call Option"), which will only be realized when the Company exercises its right, within no more than 60 days from the exercise date. The amount payable from the exercise of the option is linked to multiples of the results in the last 12 months prior to the exercise of the option.

Additionally, the Company has the commitment to buy interest held by non-controlling shareholders from its subsidiaries ("Written Put"), whose amounts are estimated based on previously contracted calculations. The "Written Put" amounts only become enforceable when non-controlling shareholders exercise their option, then the Company will have a 60-day term to pay the amount due.

All subsidiaries of the Company have already vested the call option and written put option but chose not to exercise it at this moment. There is no deadline for the exercise, which may occur at any time chosen by the interested party.

c. Breakdown of the balances of "Receivables from related parties" and "Investment acquisition payable"

	Parent Company	
	6/30/2026	12/31/2025
Non-current assets:		
Receivables from related parties		
LPS Bahia	1,619	1,146
LPS Brasília	1,482	1,482
LPS Campinas	3,208	3,029
LPS Fortaleza (i)	3,102	3,102
LPS Patrimóvel	1,101	1,099
LPS Prime Rio	23	-
LPS Rio de Janeiro	908	823
Total	11,443	10,681
Current liabilities:		
Payables to related parties		
EBC - Soluções	10,358	5,356
LPS Online	2,374	2,374
LPS São Paulo	20,151	11,451
LPS Soluções	4,890	-
Acquisitions of investments payable		
LPS Online (ii)	20,171	21,330
Total	57,944	40,511

(i) It refers to balances regarding Asset Transfer Agreements related to initial investments in Property and Equipment, executed between the Company and its subsidiaries.

(ii) R$20,171 remaining balance payable refers to the acquisition of interest in LPS Patrimóvel on November 14, 2008 from the subsidiary LPS ONLINE, without monetary adjustment.

d. Breakdown of dividends receivable and dividends payable

	Parent Company		Consolidated	
	6/30/2026	12/31/2025	6/30/2026	12/31/2025
Current assets:				
Dividends receivable				
LPS Campinas	3,989	4,344	-	-
LPS Eduardo	391	-	-	-
LPS Patrimóvel	2,187	2,187	-	-
LPS Urban	75	242	-	-
LPS Piccoloto	-	-	930	575
Olímpia Promoção	-	-	465	465
Total	6,642	6,773	1,395	1,040

	Parent Company		Consolidated	
	6/30/2026	12/31/2025	6/30/2026	12/31/2025
Current liabilities:				
Dividends payable				
Free float	22	10,518	22	10,518
LPS Eduardo	-	-	308	-
LPS Patrimóvel	-	-	2,101	2,101
LPS Urban	-	-	19	60
Total	22	10,518	2,450	12,679

e. Property Lease Agreements

The subsidiary LPS São Paulo has property lease agreements with related party Framar - Participações e Empreendimentos Ltda., for properties owned by the latter, contracted at arm’s length basis and annual inflation adjustment by the IPCA index, which are recorded under Leases (see note 10.b).

f. Management compensation

On April 30, 2026, the Annual Shareholders Meeting approved the limit for overall compensation of the Company management for fiscal year 2026, in the total amount of R$10,590 (R$10,825 in 2025), as follows:

	2026			2025		
	Fixed	Variable	Total	Fixed	Variable	Total
Board of Directors	540	-	540	540	-	540
Statutory Officers	4,745	5,305	10,050	4,700	5,585	10,285
Total	5,285	5,305	10,590	5,240	5,585	10,825

The amounts recorded as Management fees and the amounts related to variable compensation are recorded in the “Management Compensation” item. The subsidiaries do not have an overall compensation limit for members of management and are not included in the limits approved at the Annual and Extraordinary Shareholders Meeting, except for members of management allocated to subsidiaries which are included in the overall compensation limit. Until June 30, 2026, the compensation amount was R$3,921 (R$2,432 on June 30, 2025), see Note 18.

10 Lease

The Company and its subsidiaries have lease operations, which introduce a unique model to account for leases in the balance sheet of lessees. The discount rate used to lease properties was 11.70%, with contract term of 60 months.

	Parent Company	Consolidated
Balance on December 31, 2024	112	15,973
Additions	5	633
Write-offs	(113)	(1,406)
Payments	(8)	(3,251)
Interest	4	843
Balance on June 30, 2025	-	12,792

	Parent Company	Consolidated
Balance on December 31, 2025	-	10,651
Additions	-	5,870
Payments	-	(3,513)
Interest	-	746
Balance on June 30, 2026	-	13,754

The schedule of lease liabilities is as follows:

	Consolidated	
	6/30/2026	12/31/2025
Up to 1 year	7,500	5,882
From 1 to 2 years	4,551	5,882
From 2 to 5 years	3,797	196
Amounts not discounted	15,848	11,960
(-) Fair value adjustment	(2,094)	(1,309)
Total lease liabilities	13,754	10,651
Current	6,326	4,944
Noncurrent	7,428	5,707

a. Additional information

In compliance with the applicable standards, when measuring and remeasuring their lease liabilities and right of use, the Parent Company and its subsidiaries discounted at present value the future lease amounts without considering the future projected inflation on the amounts to be deducted. In compliance with CVM Instruction Official Letter 02/2019, in transactions that use the incremental rate, if the measurement were made by the present value of the expected amounts plus future projected inflation (estimated by the Company at 4.18%), the balances of lease liabilities, right of use and financial and depreciation expenses of the year ended June 30, 2026 would be:

	Consolidated	
Cash flows	Book value	Projected value
Right of use asset, net	11,918	12,416
Lease liabilities	13,754	14,329
Depreciation expense	2,590	2,698
Financial expenses	746	777

b. Related-party agreements

The subsidiary LPS São Paulo has property lease agreements with other related parties “Framar” (see note 9.e), which amounted to R$3,911 on June 30, 2026 (R$5,001 on December 31, 2025).

11 Revenue to be recognized

a. Partnership agreement with Itaú Holding

On December 28, 2007, the subsidiary LPS ONLINE and Itaú Holding entered into a partnership agreement to organize a non-financial company to promote and offer financial products and services in the real estate market. This company will have as one of its main approaches a broader access to loans in the secondary real estate market (used properties, resale and properties recently built).

As a result of the partnership, Itaú Holding advanced the amount of R$290,000, resulting from the assignment and transfer of the right to promote, offer and negotiate, exclusively, the financial products and financial real estate services to clients for a 20-year term, recognizing in the result, on a straight-line basis, the annual amount of R$14,500.

On August 28, 2018, LPS ONLINE and Itaú Holding renegotiated the terms of the Association Agreement, changing the calculation of the capital allocation cost, which resulted in profit generation in the operation. As established in the Association Agreement, the profits from this operation will be distributed proportionally (LPS 50% and Itaú Holding 50%), which amounted to R$21,718 (R$20,615 on June 30, 2025).

12 Provision for tax, civil and labor risks

a. Lawsuits classified as risk of probable loss

The Company and its subsidiaries are parties in labor, civil and tax lawsuits, which are undergoing administrative defense or legal proceedings. Below is the breakdown of the accrued amounts according to the nature of the respective lawsuits:

	Parent Company		Consolidated	
	6/30/2026	12/31/2025	6/30/2026	12/31/2025
Labor lawsuits (i)	1,000	2,230	39,089	36,053
Civil lawsuits (ii)	4,150	3,353	16,363	14,012
Tax lawsuits	13	12	13	12
Total provision for risks	5,163	5,595	55,465	50,077

	Parent Company			Consolidated		
	Labor	Civil	Tax	Labor	Civil	Tax
Balance on December 31, 2024	1,310	3,820	11	37,678	12,412	11
Additions	1,566	509	119	3,076	3,132	216
Write-offs	-	(529)	-	(1,412)	(927)	-
Payments	(1,255)	(278)	(118)	(1,288)	(659)	(215)
Balance on June 30, 2025	1,621	3,522	12	38,054	13,958	12

	Parent Company			Consolidated		
	Labor	Civil	Tax	Labor	Civil	Tax
Balance on December 31, 2025	2,230	3,353	12	36,053	14,012	12
Additions	854	1,103	1	4,273	3,552	1
Write-offs	(1,284)	(179)	-	(335)	(579)	-
Payments	(800)	(127)	-	(902)	(622)	-
Balance on June 30, 2026	1,000	4,150	13	39,089	16,363	13

(i) The Company and its subsidiaries were parties to labor claims filed mainly by associated brokers, whose claims comprise payment of amounts in connection with employment relationships, as well as former employees claiming overtime.

(ii) The Company and its subsidiaries were parties to lawsuits and civil proceedings, within the scope of courts of general jurisdiction and small claims court, mainly filed by consumers, whose claims mainly comprise brokerage fee refund, payments of advisory services (SATI), contract termination, and indemnifications in general.

b. Lawsuits classified as risk of possible loss

The Company and its subsidiaries are party to other labor, civil and fiscal claims with loss classified as possible by Management and based on its external legal counsels' opinion.

	Parent Company		Consolidated	
	6/30/2026	12/31/2025	6/30/2026	12/31/2025
Labor lawsuits	224	2,292	13,412	20,337
Civil lawsuits	41,514	32,092	143,619	139,870
Tax lawsuits (i)	16,043	15,429	756,447	735,373
Total possible loss	57,781	49,813	913,478	895,580

(i) Tax lawsuits: The substantial amounts of tax lawsuits refer to tax deficiency notices issued by the Brazilian Federal Revenue Service (RFB) and municipal governments demanding the payment of amounts allegedly owed in connection with social security contributions, income tax and tax on services levied on compensation received by individual taxpayers, i.e. independent brokers, for which defense was filed in the administrative sphere. However, based on the opinion of its legal advisors, the Company Management understands that such notices are groundless and has classified the likelihood of loss as possible.

13 Shareholders' equity

a. Capital stock

The Company's capital stock is represented by non-par, registered, book-entry common shares. Under the Company's Bylaws, by decision of the Board of Directors, the capital stock can be increased up to the limit of authorized capital, without the need to amend the bylaws, by issuing 80,000,000 common shares. The Company's shareholders must approve any capital increase exceeding the authorized limit in a Shareholders Meeting.

	Parent Company and Consolidated	
	6/30/2026	12/31/2025
Number of shares	147,554,631	147,554,631
Capital stock	169,188	169,188

b. Capital reserve

It is recorded by the corresponding entry of Stock Option Plan expenses according to the respective plan, as described in Note 20.

c. Legal reserve

The legal reserve is established by appropriating 5% of the adjusted net income determined at the end of each year, until it reaches the limits set by the Brazilian Corporation Laws.

d. Treasury shares

On August 20, 2021, the Board of Directors approved the creation of a program ("Buyback Program") to repurchase the Company's shares without par value. Shares acquired under the Buyback Program may be held in treasury, sold or cancelled in the future, used as payment of profit sharing, as established in the collective bargaining agreement, or used to settle obligations resulting from the stock option plan, limited to 11,000,000 common shares, and the program will end on May 26, 2023.

The shares were acquired by the subsidiary LPS São Paulo – Consultoria de Imóveis S.A., as permitted by article 1, sole paragraph, item I of CVM Instruction 567, of September 17, 2015 ("ICVM 567"), and to reflect the same effect on the Company's Equity, such accounting is adjusted by the updated investment (Note 7).

The table below shows the changes in treasury shares:

	Number of shares	Amount
Balance on December 31, 2025	10,266,867	29,442
Balance on June 30, 2026	10,266,867	29,442

(i) In relation to the total share buyback in the amount of R$29,795, the shares transferred to the profit-sharing program resulted in a net loss in shareholders' equity of R$353.

e. Asset valuation adjustment

Balance of asset valuation adjustment is composed of transactions with shareholders deriving from the effects of changes in Company's interest in existing subsidiaries. On June 30, 2026, the amount is (R$7,371).

f. Dividends

Shareholders are entitled to 25% of the adjusted net income for the year, adjusted according to Article 202 of Law 6,404/76.

The Shareholders Meeting held on April 30, 2026 approved the distribution of mandatory minimum dividends in the amount of R$10,496. The payment was made on June 19, 2026, in the amount of R$10,496, with a balance of R$22 remaining, which pertains to dividends that were available for the period established in law but were not claimed in the last three fiscal years.

14 Non-controlling shareholders

	6/30/2026	3/31/2025
Balance at the beginning of the period	(7,227)	(4,062)
Share in profit for the year	6,346	2,922
Distribution of dividends	(7,424)	(6,245)
Capital increase	164	519
Divestment of interest	(13)	-
Balance at the end of the period	(8,154)	(6,866)

15 Net operating revenue

	Consolidated			
	4/1/2026 to 6/30/2026	1/1/2026 to 6/30/2026	4/1/2025 to 6/30/2025	1/1/2025 to 6/30/2025
Gross operating revenue	60,493	114,874	56,592	110,092
(-) Taxes levied on services	(5,904)	(11,107)	(5,350)	(10,620)
Total net operating revenue	54,589	103,767	51,242	99,472

16 Other operating income (expenses), net

	Parent Company			
	4/1/2026 to 6/30/2026	1/1/2026 to 6/30/2026	4/1/2025 to 6/30/2025	1/1/2025 to 6/30/2025
Other operating income:				
Gain from acquisition of investments	-	13	-	-
Other income	76	76	80	139
Total – other operating income	76	89	80	139
Other operating expenses:				
Taxes on other income	(8)	(8)	(6)	(12)
Other expenses	-	(231)	-	-
Total – other operating expenses	(8)	(239)	(6)	(12)
Total – other operating income (expenses), net	68	(150)	74	127

	Consolidated			
	4/1/2026 to 6/30/2026	1/1/2026 to 6/30/2026	4/1/2025 to 6/30/2025	1/1/2025 to 6/30/2025
Other operating income:				
PIS and Cofins non-cumulative credit	1,598	2,924	1,145	2,545
Sale of assets	-	-	4	4
Gain from acquisition of investments	-	13	-	-
Other income	652	814	288	1,064
Total – other operating income	2,250	3,751	1,437	3,613
Other operating expenses:				
Loss in the sale of investment and PP&E	-	-	(9)	(18)
Taxes on other income	(136)	(254)	(140)	(320)
Other expenses	(278)	(781)	(618)	(888)
Total – other operating expenses	(414)	(1,035)	(767)	(1,226)
Total – other operating income (expenses), net	1,836	2,716	670	2,387

17 Financial result

	Parent Company			
	4/1/2026 to 6/30/2026	1/1/2026 to 6/30/2026	4/1/2025 to 6/30/2025	1/1/2025 to 6/30/2025
Financial income:				
Written Put (i)	413	413	2,571	3,312
Call Option (i)	1,346	1,346	4,870	6,176
Other financial income	12	17	13	19
Total financial income	1,771	1,776	7,454	9,507
Financial expenses:				
Written Put (i)	(1,850)	(3,786)	(310)	(819)
Call Option (i)	(1,185)	(5,483)	(990)	(2,348)
Banking expenses and charges	(30)	(55)	(12)	(21)
Total financial expenses	(3,065)	(9,324)	(1,312)	(3,188)
Financial result, net	(1,294)	(7,548)	6,142	6,319

	Consolidated			
	4/1/2026 to 6/30/2026	1/1/2026 to 6/30/2026	4/1/2025 to 6/30/2025	1/1/2025 to 6/30/2025
Financial income:				
Income from financial investments	2,175	4,544	2,402	4,587
Present value adjustment on trade receivables	80	132	60	65
Charges on accounts receivable	84	133	129	187
Written Put (i)	413	645	2,802	3,610
Call Option (i)	1,346	1,926	5,449	6,755
Other financial income	462	642	153	348
Total financial income	4,560	8,022	10,995	15,552
Financial expenses:				
Written Put (i)	(1,914)	(3,850)	(310)	(819)
Call Option (i)	(1,345)	(5,643)	(990)	(3,682)
Banking expenses and charges	(620)	(1,059)	(548)	(1,065)
Total financial expenses	(3,879)	(10,552)	(1,848)	(5,566)
Financial result, net	681	(2,530)	9,147	9,986

(i) It refers to gains and losses from financial instruments (Note 9.a).

18 Expenses by nature

	Parent Company			
	4/1/2026 to 6/30/2026	1/1/2026 to 6/30/2026	4/1/2025 to 6/30/2025	1/1/2025 to 6/30/2025
Personnel	(3,251)	(4,898)	(1,942)	(3,655)
Depreciation and amortization	(335)	(673)	(338)	(681)
Contracted services	(263)	(510)	(333)	(698)
Rental expenses	(14)	(27)	(14)	(26)
Provision for legal risks	(1,198)	(495)	(327)	(1,665)
Telecommunication services	(34)	(61)	(37)	(93)
Other expenses	(290)	(480)	(769)	(968)
Total costs and expenses	(5,385)	(7,144)	(3,760)	(7,786)
Classified as:				
General and administrative	(2,265)	(2,550)	(2,121)	(4,673)
Management compensation	(2,785)	(3,921)	(1,301)	(2,432)
Depreciation and amortization	(335)	(673)	(338)	(681)
Total costs and expenses	(5,385)	(7,144)	(3,760)	(7,786)

	Consolidated			
	4/1/2026 to 6/30/2026	1/1/2026 to 6/30/2026	4/1/2025 to 6/30/2025	1/1/2025 to 6/30/2025
Personnel	(10,939)	(20,721)	(7,734)	(17,941)
Depreciation and amortization	(5,391)	(10,354)	(4,867)	(9,845)
Cost of services provided	(16,615)	(29,639)	(10,660)	(23,760)
Contracted services	(9,278)	(17,389)	(10,223)	(20,596)
Rental expenses	(79)	(698)	(14)	(434)
Provision for legal risks	(3,060)	(6,912)	(2,205)	(4,085)
Telecommunication services	(312)	(629)	(358)	(705)
Other expenses	(2,141)	(3,096)	(2,322)	(3,461)
Total costs and expenses	(47,815)	(89,438)	(38,383)	(80,827)
Classified as:				
Cost of services provided	(16,615)	(29,639)	(10,660)	(23,760)
Selling expenses	(4,917)	(8,932)	(3,966)	(8,108)
General and administrative	(17,662)	(35,646)	(17,076)	(35,652)
Management compensation	(3,230)	(4,867)	(1,814)	(3,462)
Depreciation and amortization	(5,391)	(10,354)	(4,867)	(9,845)
Total costs and expenses	(47,815)	(89,438)	(38,383)	(80,827)

19 Income tax and social contribution

	Parent Company			
	4/1/2026 to 6/30/2026	1/1/2026 to 6/30/2026	4/1/2025 to 6/30/2025	1/1/2025 to 6/30/2025
Companies levied by taxable income: (i)				
Accounting profit (loss) before income tax and social contribution	2,789	2,436	17,791	22,396
Expected expense from income tax and social contribution at nominal rates (34%)	(948)	(828)	(6,049)	(7,615)
Adjustments to obtain the effective rate from permanent differences:				
Equity income (loss)	3,354	5,875	5,382	8,070
Tax credits not assessed	(1,597)	(2,162)	(1,565)	(2,561)
Income and social contribution tax benefits (expenses), taxable income basis	809	2,885	(2,232)	(2,105)
Total expense from income tax and social contribution	809	2,885	(2,232)	(2,105)
Income tax and social contribution - deferred	809	2,885	(2,232)	(2,105)

	Consolidated			
	4/1/2026 to 6/30/2026	1/1/2026 to 6/30/2026	4/1/2025 to 6/30/2025	1/1/2025 to 6/30/2025
Companies taxed under presumed profit:				
Gross service revenue	30,659	56,695	27,120	52,132
Net service revenue	30,659	56,695	27,120	52,132
Presumed profit (32%)	9,811	18,143	8,678	16,682
Presumed profit – increase (iii)	534	915	-	-
Other operating and financial income (ii)	1,182	1,488	479	850
Income tax and social contribution calculation basis	11,527	20,546	9,157	17,532
IRPJ - nominal rate - 15%	(1,729)	(3,082)	(1,374)	(2,630)
IRPJ - 10% surtax	(1,155)	(1,996)	(851)	(1,632)
CSLL - nominal rate	(1,056)	(1,834)	(824)	(1,578)
Income tax and social contribution expenses, presumed profit basis	(3,940)	(6,912)	(3,049)	(5,840)
Companies levied by taxable income: (i)				
Accounting profit (loss) before income tax and social contribution	1,380	2,628	22,114	28,370
Expected expense from income tax and social contribution at nominal rates (34%)	(469)	(893)	(7,519)	(9,646)
Adjustments to obtain the effective rate from permanent differences:				
Equity income (loss)	3,354	5,875	5,956	8,645
Tax credits not assessed	(1,709)	(2,274)	(1,566)	(2,562)
Other exclusions (additions)	(310)	(9)	(212)	(91)
Income and social contribution tax benefits (expenses), taxable income basis	866	2,699	(3,341)	(3,654)
Total expense from income tax and social contribution	(3,074)	(4,213)	(6,390)	(9,494)
Income tax and social contribution - current	(3,452)	(6,910)	(3,534)	(6,579)
Income tax and social contribution - deferred	378	2,697	(2,856)	(2,915)

(i) The information stated refers to the combined reconciliation of the Income tax and social contribution for the effective rate of the Company and its subsidiaries that chose this taxation regime. Based on a technical study of projected taxable results, no income tax and social contribution were registered on the tax losses of the Company and its subsidiary LPS São Paulo.

(ii) The consolidated amount of financial income and other operating income of subsidiaries, except for the companies levied by the taxable income.

(iii) Increase in the Tax Base: application of a 10% surtax on the IRPJ and CSLL presumed-profit percentages applicable to the portion of gross revenue exceeding the quarterly limit of R$1,250, pursuant to Complementary Law No. 224/2025 and Brazilian Federal Revenue regulations.

The following table corresponds to the analysis of deferred tax assets and liabilities recorded in the balance sheets:

	Parent Company		Consolidated	
	6/30/2026	12/31/2025	6/30/2026	12/31/2025
Assets:				
Temporary differences	-	-	2,512	2,886
Effect on lease liabilities	-	-	1,512	1,879
Tax losses	-	-	6,908	6,758
Effect from business combinations - Financial liabilities	4,729	3,529	4,729	3,529
Total financial income	4,729	3,529	15,661	15,052
Liabilities:				
Effect on right of use	-	-	1,195	1,511
Effects from business combination - Intangible and financial assets	11,321	13,006	13,873	15,646
	11,321	13,006	15,068	17,157
Deferred income tax and social contribution - assets	-	-	9,738	10,012
Deferred income tax and social contribution - liabilities	6,592	9,477	9,145	12,117

The Company is presenting net deferred income tax and social contribution under non-current liabilities, considering the same legal entity and tax jurisdiction.

The Parent Company and subsidiaries that do not have any expectation of using tax credits to offset tax losses in the coming years do not make the assessment.

20 Stock option plan

The Company approved the Stock Option Plan on August 25, 2016 at the Extraordinary Shareholders Meeting, with the purpose of creating mechanisms that enable it to identify, train, develop and retain talent, as well as to encourage Executive Officers to contribute decisively to the Company's and Subsidiaries' success by granting options (for a consideration) to subscribe to or acquire the shares issued by the Company.

The Plan is managed by the Board of Directors, which may, at any time, set up an Advisory Committee to advise it on management and decision making. In exercising their powers, the Board of Directors and the Committee are subject to the limits established by law, the Bylaws of the Company, the applicable regulations, the Plan and the guidelines established by the Shareholders Meeting. Participants in the Program are members of management, employees and service providers who are deemed key persons or persons with high potential of contributing to the success of the Company or its subsidiaries and associated companies, selected by the Board of Directors based on recommendation by the Advisory Committee, who signed up for the Plan after signing the Instrument of Consent. Adhering to the Plan implies automatic consent to the Program.

The criteria for granting options (for a consideration) and the requirements for exercising the stock options are explained in Note 23 to the financial statements of 2025.

The status of outstanding options is shown below:

Options Granted	
	6th Program
Grant date	6/29/2023
Number of options:	
Granted	3,785,000
Expired/Canceled	(2,910,000)
Outstanding	875,000
Strike price	R$1.97

These options are credited to a special line item of equity, together with capital reserves, as "recognized stock options granted," when the payment is based on shares and settled with equity instruments. The balancing item, according to CPC 10 (R1) – Share-Based Payment is accounted for under 'General and administrative expenses.'

On June 30, 2026, the Company recorded expenses, in the Personnel Expenses group, arising from said plans in the amount of R$213 (R$409 on June 30, 2025).

21 Financial instruments

The Company and its subsidiaries do not maintain derivative operations or operations of similar risks as of June 30, 2026 and December 31, 2025.

a. Capital risk

The capital of the Company and its subsidiaries is administered so that they can perform their regular activities, while maximizing return to all stakeholders, by optimizing the ratio between debt and equity.

The Company's capital structure consists of other financial assets and liabilities (Note 9.a), cash and cash equivalents (Note 4) and shareholders' equity (which includes capital, profit reserves and non-controlling interest, as described in Notes 13 and 14, respectively).

b. Categories of main financial instruments

Accounts receivable balance is stated based on respective recording of revenues and charges. The balances of "Call Option," "Written Put" and debts with related parties are measured at fair value.

	Parent Company		Consolidated	
	6/30/2026	12/31/2025	6/30/2026	12/31/2025
Financial assets:				
Amortized cost:				
Trade receivables	-	-	30,506	32,163
Accounts receivable from the Partnership agreement	-	-	3,427	3,975
Fair value through profit or loss:				
Cash equivalents	-	-	27,491	42,886
Financial investments	-	-	22,005	24,834
Call option for non-controlling interest	28,074	32,211	53,091	56,808
Total	28,074	32,211	136,520	160,666
Financial liabilities:				
Amortized cost:				
Trade accounts payable	406	1,157	5,300	7,413
Acquisition of investment payable	57,944	40,511	-	-
Dividends payable	22	10,518	2,450	12,679
Fair value through profit or loss:				
Written put for non-controlling interest	14,237	10,864	16,745	13,540
Total	72,609	63,050	24,495	33,632

c. Measurements at fair value recognized in the balance sheet

The Company has financial instruments measured at fair value after initial recognition, classified as Level 2 and Level 3, as follows:

	Parent Company		Consolidated	
	6/30/2026	12/31/2025	6/30/2026	12/31/2025
Financial assets at fair value through profit or loss:				
Cash equivalents and financial investments (i)	-	-	49,496	67,720
Call option for non-controlling interest (ii)	28,074	32,211	53,091	56,808
Total	28,074	32,211	102,587	124,528
Financial liabilities at fair value through profit or loss:				
Written-put options for non-controlling interest (ii)	14,237	10,864	16,745	13,540
Total	14,237	10,864	16,745	13,540

(i) Level 2 – Quoted prices in active markets for similar instruments, quoted prices for identical or similar instruments in non-active markets and valuation models for which inputs are observable;

(ii) Level 3 – Obtained through valuation techniques, which include variables to assets or liabilities but not based on observable market data (non-observable data). Its fair value is defined according to generally accepted pricing models, based on discounted cash flow analysis.

Financial instruments classified as Level 3 are: “Call Option” and “Written Put,” whose amounts are estimated based on previously contracted calculation basis and future estimates of return on investments acquired.

The aforementioned calculations include assumptions, judgments and estimates on the future cash flows of investments acquired and growth projections based on the annual budget and long-term business plans of the Company and its subsidiaries.

d. Credit risk

The financial instruments that potentially subject the Company and its subsidiaries to credit risk concentration consist mainly of cash and banks, short-term investments and accounts receivable. The Company and its subsidiaries maintain checking accounts with financial institutions approved by the Management with the purpose of diversifying credit risk. The client base is widespread and the level of accounts receivable of the Companies is monitored through internal controls, and, for those in which there is no expected realization, an allowance for doubtful accounts is recognized, limiting the risk of default.

e. Liquidity risk

The final responsibility for liquidity risk management falls on the Company's Management, which prepared a proper liquidity risk management for fund raising and liquidity management in the short, medium and long terms. The Company manages liquidity risk keeping proper bank loan reserves and lines by continuously monitoring expected and actual cash flows, and combining maturity profiles of financial assets and liabilities.

f. Market risk

Exchange risk

The Company is not exposed to exchange rate changes as it does not have foreign currency-denominated agreements.

Interest rate risk

The Company is exposed to interest rate risk, once it has the following transactions:

- Financial investments paid by CDI.
- Bank credit agreement with remuneration of 100% of CDI.

g. Sensitivity analysis

To conduct the sensitivity analysis of its financial investments, the Company established a probable scenario for each balance based on market indices, which are basically affected by the interest rate (CDI), and established scenarios with decreases of 25% and 50% in the balances on June 30, 2026.

		Consolidated		
Operation	Risk	Scenario I	Scenario II	Scenario III
Exposure to variable rates:				
Assets:				
Financial investments				
CDI	Rate decrease	4,304	3,228	2,152

- Scenario I – For financial investments, it reflects the expectations for 360 days as of the balance sheet date, available in the financial market for calculation of future values of these operations, at 14.25% for the CDI.
- Scenario II – For financial investments, it considers a drop of variable indexes, depending on the nature of the risk, of 25%.
- Scenario III – For financial investments, it considers a drop of variable indexes, depending on the nature of the risk of 50%.

22 Earnings per share

According to CPC 41 - Earnings per Share, the following table reconciles net income for the period with amounts used to calculate net earnings per share – basic and diluted:

	Parent Company and Consolidated	
Basic and Diluted:	4/1/2026 to 6/30/2026	1/1/2026 to 6/30/2026
Net income in the period available to common shares attributable to shareholders	3,598	5,321
Weighted average of outstanding common shares (thousand)	137,288	137,288
Earnings per share - R$	0.02621	0.03876

	Parent Company and Consolidated	
Basic and Diluted:	4/1/2025 to 6/30/2025	1/1/2025 to 6/30/2025
Net income in the period available to common shares attributable to shareholders	15,559	20,291
Weighted average of outstanding common shares (thousand)	137,288	137,288
Earnings per share - R$	0.11333	0.14780

During the periods ended June 30, 2026 and 2025, the average market price of the Company's shares did not exceed the strike price of stock options (see Note 20), producing no dilution effect in the calculation of the earnings per share.

23 Insurance coverage

On June 30, 2026, the Company maintains the following insurance coverage agreements:

Type	Coverage	Effectiveness (i)	Amount insured
Judicial Bond	Judicial bond for lawsuits	Until Feb/2031	88,157
Equity	Any property damage to buildings, facilities, machinery, equipment and vehicles	Until Apr/2027	85,404
Directors & Officers' Civil Liability	Administrative, arbitration and/or judicial lawsuits or proceedings resulting from losses and damages imposed to Management	Until Nov/2026	50,000
			223,561

(i) The policies effective for one year are renewed after that period.

24 Segment Information

Management understands that both segments (brokerage and franchises) together represent the Company's unique nationwide presence in the Brazilian real estate market, given the similarity of products and services offered to the end customer. Therefore, under the single name Rede Lopes, these segments are unified, resulting in the segment structure being composed of: Rede Lopes (Realtors) and Financing Promotion.

Operations of the Group are exclusively carried out in Brazil and due to its business characteristics services are not concentrated in certain clients;
Each segment's main features:

- Rede Lopes - brokerage in the real estate launches market, or new real estate and resale of real estate, through associated and own realtors;

- Financing promotion - Promotion and offering of financial products and services in the real estate market generated in the real estate resale brokerage services.

a. Statement of income by segment – Consolidated

	4/1/2026 to 6/30/2026		
	Rede Lopes	Financing Promotion	Total
Net revenue	32,880	21,709	54,589
Operating costs, expenses and income	(30,845)	(15,134)	(45,979)
Equity income	167	897	1,064
Financial result	692	(11)	681
Income tax and social contribution	(1,171)	(1,903)	(3,074)
Net income (loss) - Consolidated	1,723	5,558	7,281
Non-controlling interest	(3,683)	-	(3,683)
Net income (loss) – Parent Company	(1,960)	5,558	3,598

	1/1/2026 to 6/30/2026		
	Rede Lopes	Financing Promotion	Total
Net revenue	61,153	42,614	103,767
Operating costs, expenses and income	(60,071)	(26,651)	(86,722)
Equity income	241	1,124	1,365
Financial result	(2,511)	(19)	(2,530)
Income tax and social contribution	(189)	(4,024)	(4,213)
Net income - Consolidated	(1,377)	13,044	11,667
Non-controlling interest	(6,346)	-	(6,346)
Net income – Parent company	(7,723)	13,044	5,321

4/1/2025 to 6/30/2025

	Rede Lopes	Financing Promotion	Total
Net revenue	32,141	19,101	51,242
Operating costs, expenses and income	(27,429)	(10,284)	(37,713)
Equity income	145	1,104	1,249
Financial result	9,262	(115)	9,147
Income tax and social contribution	(4,065)	(2,325)	(6,390)
Net income (loss) - Consolidated	10,054	7,481	17,535
Non-controlling interest	(1,976)	-	(1,976)
Net income (loss) – Parent Company	8,078	7,481	15,559

	1/1/2025 to 6/30/2025		
	Rede Lopes	Financing Promotion	Total
Net revenue	62,079	37,393	99,472
Operating costs, expenses and income	(55,484)	(22,956)	(78,440)
Equity income	300	1,389	1,689
Financial result	10,163	(177)	9,986
Income tax and social contribution	(5,504)	(3,990)	(9,494)
Net income - Consolidated	11,554	11,659	23,213
Non-controlling interest	(2,922)	-	(2,922)
Net income – Parent company	8,632	11,659	20,291

25 Additional information to the statement of cash flows

	Parent Company		Consolidated	
	6/30/2026	6/30/2025	6/30/2026	6/30/2025
Dividends offset against amounts payable to subsidiaries	1,159	4,181	-	-

* * *

Deloitte.

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

Opinion and declarations/Unqualified Special Review Report

To the Management and Shareholders of
LPS Brasil - Consultoria de Imóveis S.A. and Subsidiaries
São Paulo - SP

Introduction

We have reviewed the individual and consolidated interim financial information of LPS Brasil - Consultoria de Imóveis S.A. ("Company"), identified as Parent and Consolidated, respectively, comprised in the Interim Financial Information Form (ITR), for the quarter ended June 30, 2026, which comprises the balance sheet at June 30 and the related statements of income and of comprehensive income, for the three- and six-month periods then ended, and of changes in equity and cash flows for the six-month period then ended, including the explanatory notes.

The Company's Management is responsible for preparing this individual financial information in accordance with technical pronouncement CPC 21 (R1) and international standard IAS 34 - Interim Financial Reporting, issued by the International Accounting Standards Board - IASB, as well as for presenting that information in accordance with the standards issued by 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 have conducted our review in accordance with Brazilian and international standards of 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 on making inquiries, specially to persons responsible for financial and accounting matters, and on applying analytical and other review procedures. The scope of a review is significantly smaller than that of an audit conducted in accordance with auditing standards and, consequently, does not allow us to obtain assurance that we have been made aware of all significant matters that could be identified during an audit. Therefore, we do not express an audit opinion.

Conclusion on the individual and consolidated interim financial information

Based on our review, we have not been made aware of any fact that may lead us to believe that the individual and consolidated interim financial information included in the aforementioned interim financial information has not been prepared, in all material respects, in accordance with technical pronouncement CPC 21 and international standard IAS 34, applicable to the preparation of ITR, and presented in accordance with the standards issued by the CVM.

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Other matters

Statements of value added

The aforementioned interim financial information includes the statements of value added (DVA), individual and consolidated, for the six-month period ended June 30, 2026, prepared under the Company's Management's responsibility and presented as complementary information for purposes of international standard IAS 34. These statements have been subjected to review procedures performed alongside the review of the interim financial information, with the purpose of concluding on whether they are consistent with the interim financial information and accounting records, as applicable, and whether their form and content are in accordance with the criteria set forth in technical pronouncement CPC 09 (R1) - Statement of Value Added. Based on our review, we are not aware of any fact which leads us to believe that these statements of value added have not been prepared, in all material respects, in accordance with the criteria set forth in such technical pronouncement and consistently with the individual and consolidated interim financial information taken as a whole.

Convenience translation

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

São Paulo, August 11, 2026.

DELOITTE TOUCHE TOHMATSU
Auditores Independentes Ltda.
CRC nº 2 SP 011609/O-8

Alexandre Cassini Decourt
Accountant
CRC nº 1 SP 276957/O-4

Opinion and declarations/Executive Officers' statement on quarterly information

FOR THE PURPOSES OF ARTICLE 27, PARAGRAPH 1, ITEM VI OF CVM RESOLUTION 80/2022

We hereby declare, in the capacity of Executive Officers of LPS Brasil – Consultoria de Imóveis S.A., a corporation headquartered in the city and state of São Paulo, at Rua Estados Unidos, n° 1,971, corporate taxpayer ID (CNPJ/MF) 08.078.847/0001-09 ("Company"), pursuant to article 27, paragraph 1, item VI of CVM Resolution 80 of March 29, 2022, that we have reviewed, discussed and agreed with the Company's individual and consolidated financial information for the second quarter ended June 30, 2026.

São Paulo, August 11, 2026.

Marcos Bulle Lopes
Chief Executive Officer

Cyro Naufel Filho
Investor Relations Officer

Robson Pereira Paim
Chief Financial Officer

Opinion and declarations/ Executive Officers' statement on the independent auditor's report

FOR THE PURPOSES OF ARTICLE 27, PARAGRAPH 1, ITEM V OF CVM RESOLUTION 80/2022

We hereby declare, in the capacity of Executive Officers of LPS Brasil - Consultoria de Imóveis S.A., a corporation headquartered in the city and state of São Paulo, at Rua Estados Unidos, n° 1,971, corporate taxpayer ID (CNPJ/MF) 08.078.847/0001-09 ("Company"), pursuant to Article 27, paragraph 1, item V, of CVM Resolution 80, enacted by the Securities and Exchange Commission of Brazil on March 29, 2022, that we have reviewed, discussed and agreed with the conclusions expressed in the report of Deloitte Touche Tohmatsu Auditores Independentes Ltda. related to the Company's individual and consolidated financial information for the second quarter ended June 30, 2026.

São Paulo, August 11, 2026.

Marcos Bulle Lopes
Chief Executive Officer

Cyro Naufel Filho
Investor Relations Officer

Robson Pereira Paim
Chief Financial Officer