August 14, 2026

EARNINGS RELEASE

2Q26

INVESTOR RELATIONS

Viver Incorporadora e Construtora S.A.

2Q26

August 14, 2026

Viver Incorporadora e Construtora S.A. ("Viver" or the "Company") announces its operating and financial results for the second quarter of 2026 (**2Q26**).

Webcast

Date: August 17, 2026
Time: 2:00 p.m. (Brasília time)
Link: Click Here
Phone: + 55 11 3127-4971
+ 55 11 3728-5971

Viver Incorporadora e Construtora S.A.

ON (B3: VIVR3)
Share price: R$1.74 (06/30/2026)
Number of shares: 4,880,040
Market cap: R$8.5 million

Contact IR

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Investor Relations Coordinator

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2Q26 Highlights

- **Issuance of the Certificate of Occupancy (Habite-se)** for the **Station Vila Madalena development in April 2026**, an important operating milestone for the Company;
- **Net Operating Revenue of R$9.1 million in 2Q26**, with **139.8% growth** versus 1Q26;
- **Gross Profit of R$826 thousand**, representing **972.7% growth** in the quarter;
- **11.5% improvement in Net Income (Loss)**, with **net loss reduced to R$6.4 million in 2Q26**, from R$7.3 million in 2Q25;
- **Total Accounts Receivable portfolio of R$26.3 million** at the end of the period;
- **13.3% reduction in the Company's Total Indebtedness**, ending the quarter at **R$18.2 million**;
- **General and Administrative Expenses (G&A) of R$2.8 million** in 2Q26, with **reductions of 11%** versus 1Q26 **and 31%** year over year;
- **Holding of the Condominium Installation Meeting of Station Vila Madalena**, allowing progress in the delivery and transfer of units to bank financing.

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2Q26

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Message from Management

Viver ends 2Q26 at a transition point in its operating cycle. With Station Vila Madalena in its final stage, the Company is advancing in the delivery and transfer of the development's units to bank financing and, in parallel, is working to build the foundations for a new cycle of operations.

Conclusion of the Current Operating Cycle

The quarter saw important progress along this path. In April, the Certificate of Occupancy (Habite-se) for Station Vila Madalena was issued, an important operating milestone which, together with physical progress of 99.7% at the end of the period, allowed inspections and the procedures for delivering and transferring the units sold to move forward.

After the end of the quarter, on July 31, 2026, the Condominium Installation General Meeting (AGI) was held, formalizing the creation of the condominium and the election of its management. The AGI is another important milestone for advancing the delivery of units to buyers and their transfer to bank financing.

Operating and Economic-Financial Performance

The operating progress seen in the period, especially with **Station Vila Madalena moving into the delivery and transfer stage**, was reflected in the Company's results.

In 2Q26, **Net Operating Revenue reached R$9.1 million**, up **139.8%** versus 1Q26, while **Gross Profit reached R$826 thousand**, up **972.7%** in the quarter. Year over year, the **net loss decreased by 11.5%**, to R$6.4 million, from R$7.3 million in 2Q25.

This progress was also reflected in the Company's cash generation. At the end of the quarter, Viver had **R$26.3 million in accounts receivable**, whose realization follows the progress of transfers to bank financing and the monetization of receivables. In 2Q26, **proceeds from transfers and portfolio management totaled R$8.8 million**, versus R$5.3 million in the previous quarter.

Financial Discipline

The Company remained focused on managing its cost structure and its liabilities. General and administrative expenses totaled **R$2.8 million**, with **reductions of 11%** versus 1Q26 **and 31%** year over year.

Total indebtedness ended the period at **R$18.2 million, down 13.3% in the quarter and 17.3% versus 2Q25**. Financial debt remains concentrated in project debt, aligned with the operating cycle of the developments and with the cash generation of the respective assets, with no exposure to corporate debt.

Also during the quarter, the reverse split of the Company's shares was implemented, approved at the Annual and Extraordinary Shareholders' Meeting held on April 30, 2026, at a ratio of 10 (ten) common shares to 1 (one) new common share, with no change in capital stock. The shares began trading on an "*ex-reverse split*" basis as of June 11, 2026.

Outlook and New Operating Cycle

In parallel with the final stage of Station Vila Madalena, Viver is advancing in the assessment and structuring of opportunities that may make up its next operating cycle. The Company has projects under review, primarily in the city of São Paulo, assessed on the basis of return, risk, cash exposure and alignment with the Company's strategy.

In this process, structures including strategic partnerships are being assessed, seeking models compatible with Viver's current capital structure that allow risks and investments to be shared and equity capital to be used more efficiently.

The Company therefore ends the quarter with two priority fronts: **advancing the delivery, the transfers to bank financing and the realization of the receivables of Station Vila Madalena, and structuring the new businesses that may start Viver's next operating cycle**.

Finally, we invite our shareholders, investors, analysts and the market in general to attend the 2Q26 Earnings Webcast, at which Management will present the results for the period and the Company's main developments, and will be available to answer questions from investors and the market in general.

Rogério Santos Martins Windberg

Chief Executive Officer and Investor Relations Officer

Operating and Financial Indicators

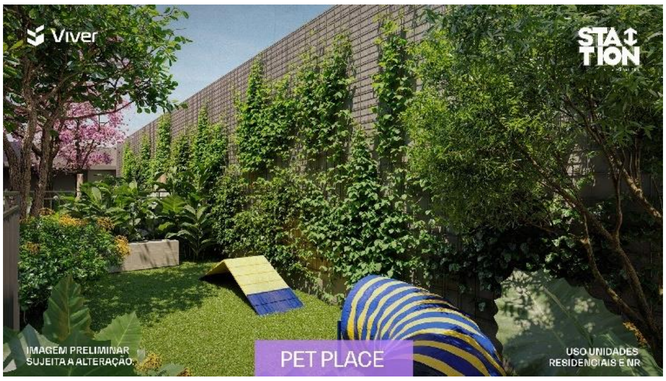
R$ million, except when otherwise stated	2Q26	1Q26	Chg. 2Q26 1Q26	2Q25	Chg. 2Q26 2Q25
Operating Highlights					
Contracted Sales (Viver's share)	2.3	4.1	-45.2%	6.7	-66.4%
Contracted Sales (Units)	7	9	-22.2%	13	-46.2%
Average Sales Price (R$)	322,429	457,648	-29.6%	516,430	-37.6%
Financial Highlights					
Net Revenue	9.1	3.8	139.8%	9.4	-2.6%
Gross Profit (Loss)	0.8	0.1	972.7%	2.5	-67.1%
Gross Margin	9.1%	2.0%	347.3%	26.8%	-17.8 p.p.
Adjusted Gross Profit (Loss)[1]	1.7	3.2	-47.9%	3.9	-57.3%
Adjusted Gross Margin[1]	18.2%	83.8%	-78.3%	41.6%	-23.4 p.p
EBITDA	(4.8)	(3.4)	41.2%	(5.6)	-13.5%
EBITDA Margin	-52.8%	-89.7%	-41.1%	-54.5%	1.7 p.p.
Net Income (Loss)	(6.6)	(6.7)	-1.1%	(7.8)	-15.4%
Net Margin	-72.1%	-174.9%	-58.8%	-83.0%	10.9 p.p.
Revenues to be Recognized	0.7	1.0	-36.7%	6.6	-90.1%
Results to be Recognized	0.2	0.4	-36.5%	(1.1)	n.a.
Margin of Results to be Recognized	36.4%	36.3%	0.1 p.p.	-16.7%	53.1 p.p.
Selling expenses	(0.1)	(0.1)	-32.8%	(0.3)	-66.5%
G&A[2]	(2.8)	(3.1)	-11.1%	(4.0)	-31.1%

Main Developments

Developments	Nova Fama	Station Vila Madalena	Domum Home Resort
Stake	100%	100%	100%
Launch Date	09/18/2021	07/01/2023	09/27/2023
Location	Goiânia - GO	São Paulo - SP	Diadema – SP
Segment	Mid-income	Mid-income	Mid-income
Classification	Resumption of halted construction	*Greenfield*	Resumption of halted construction
% Construction	100%	99.73%	100%
Units Launched	264	182	148
Units in Inventory	0	56	0
Total Net PSV (R$ million)	68,961,798	78,642,195	74,436,080
Contracted Net PSV	100%	69.78%	100.0%
Project Result (R$ million)	10,983,181	5,432,267	10,125,863
Net Margin	15.9%	20.51%	13.6%
IRR p.a.	36.4%	5.84%	22.1%
Maximum Exposure (R$ million)	3,751,183	22,697,139	25,650,828
MOIC	3.93	1.12	1.39

Current Project

Station Vila Madalena



Launch: July/2023

Classification: *Greenfield*

Stake: 100%

Location: Vila Madalena | São Paulo (SP)

Segment: Mid-income

Estimated Gross PSV: R$80 million

Total Units: 203 units

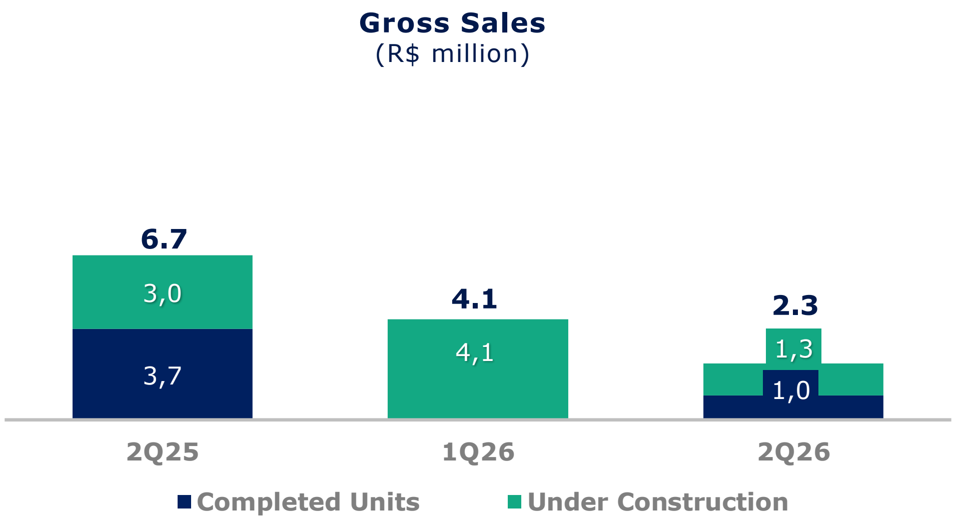
Units Sold: 146 units

Estimated total construction period: 22 months

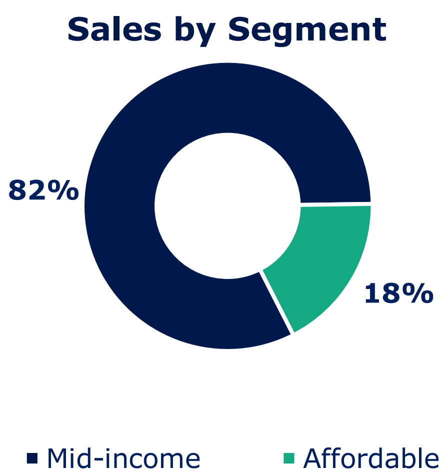
Operating Performance

Contracted Sales

In 2Q26, gross contracted sales totaled R$2.3 million. The volume for the period reflects the current stage of the Company's operating cycle, with efforts concentrated on completing and delivering Station Vila Madalena and on transferring the units already sold to bank financing.



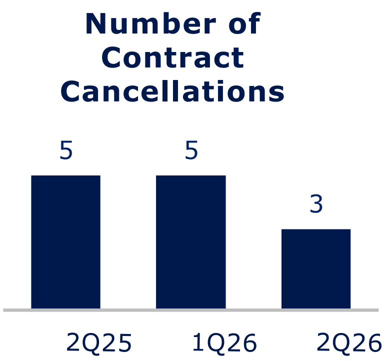
In the quarter, 82% of sales were concentrated in the mid-income segment, mainly at Station Vila Madalena (São Paulo/SP), while 18% came from the affordable segment, relating to the Splendidum development (Sumaré/SP).

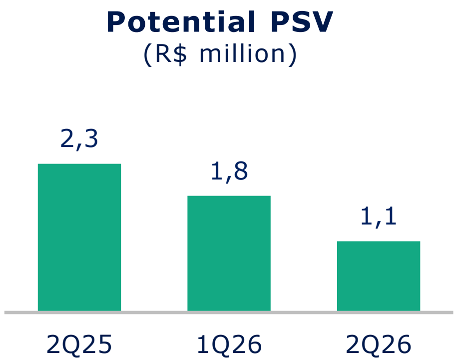


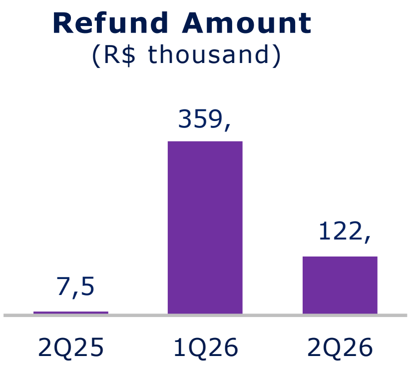
Contract Cancellations

The Company maintained its strategy of cancelling contracts with higher-risk receivables, allowing the respective units to return to inventory for subsequent resale.

In 2Q26, 3 (three) units were cancelled, corresponding to a potential PSV of R$1.1 million and a refund amount of R$122 thousand, versus 5 (five) units cancelled in both 1Q26 and 2Q25.

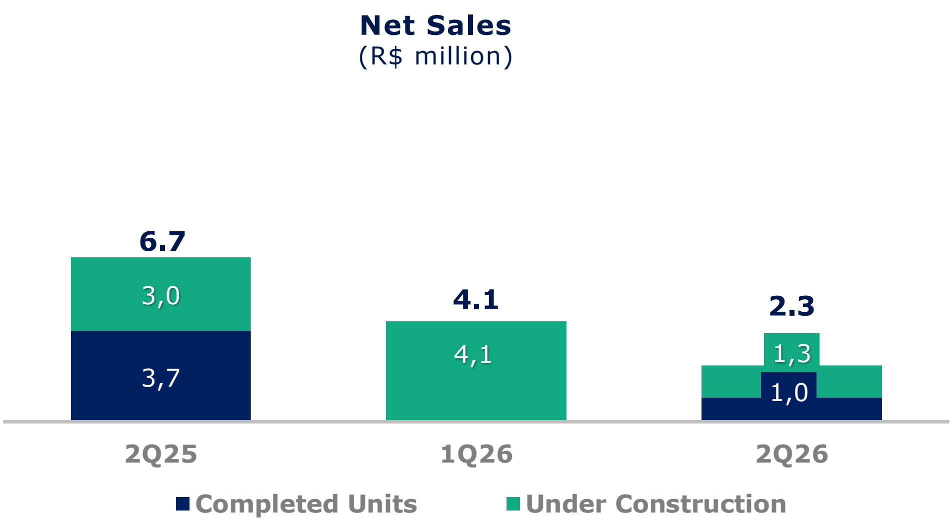






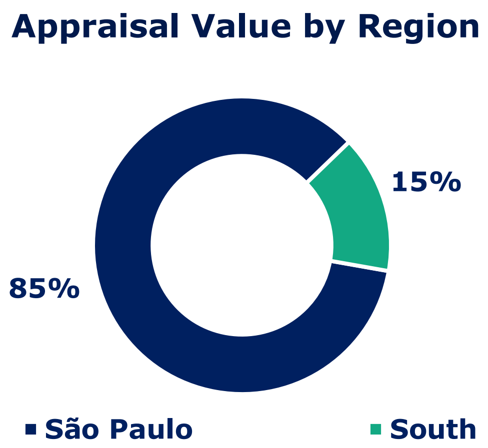
Net Sales

Net sales for the quarter totaled R$2.3 million, since the cancellations in the period relate to units sold in prior years, as shown in the chart below:



Landbank

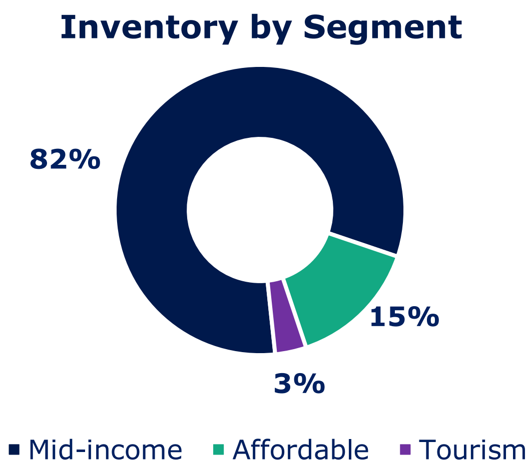
The Company's Landbank continues to be requalified in line with the Company's strategies. It currently corresponds to a book value of R$96.6 million[1], while its appraisal value amounts to R$104.7 million, distributed as shown in the chart below:

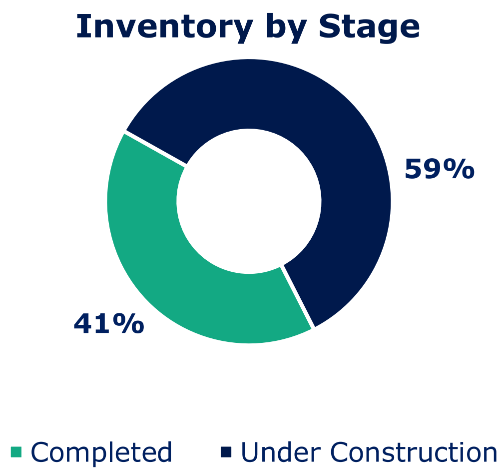


Inventory at Market Value

Viver ended 2Q26 with 122 units in inventory and PSV of R$43.1 million, considering the Company's share.

The Company ended 2Q26 with units concentrated mainly in the mid-income segment, which accounted for 82% of the total at the end of the quarter. In terms of development stage, 59% related to the Station Vila Madalena project, still classified as under construction, while 41% related to units in already completed projects.





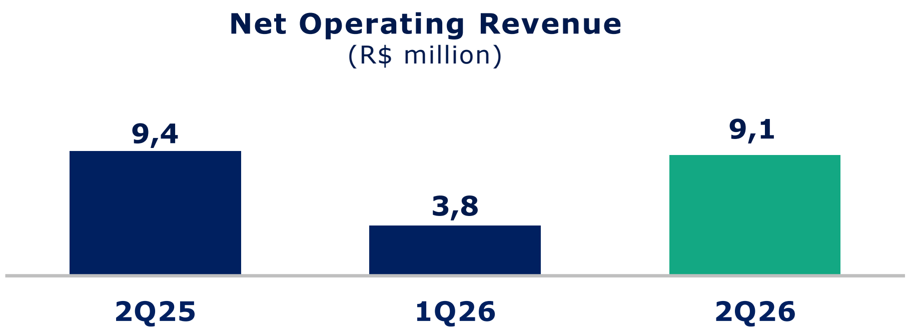
[1] *Includes the land owned by an Affiliate of the Company located in the Chácara Flora neighborhood (São Paulo/SP), with a book value of R$77,800. The land is currently subject to expropriation proceedings for public purposes filed by the Municipality of São Paulo on October 9, 2024, with an initial compensation offer of R$14,587. The Company's Affiliate challenges the amounts presented in the proceedings, which consider ZEPAM zoning, arguing for the application of ZER-1 zoning. Further information on this land is set out in item 7 of the Explanatory Note, "Properties for Sale" – "Chácara Europa Land.*

Economic and Financial Performance

The results are presented in accordance with the accounting practices adopted in Brazil and with the International Financial Reporting Standards (IFRS) applicable to real estate development entities in Brazil registered with the CVM. The aspects related to the transfer of control in the sale of real estate units and to the satisfaction of performance obligations follow the understanding of the Company's management, in line with CVM Circular Letter/SNC/SEP No. 02/2018 on the application of Technical Pronouncement NBC TG 47 (IFRS 15) addressed to real estate entities. CVM Circular Letter/SNC/SEP No. 02/2018, among other matters, clarifies in which situations real estate entities must maintain revenue recognition over time, known as the Percentage of Completion – POC method. Information, amounts and data contained in this financial performance report that do not correspond to balances and accounting information included in our consolidated financial information, such as Potential Sales Value – PSV, Inventory at Market Value, Contracted Sales, EBITDA, EBIT and EBITDA Margin, among others, are information that has not been reviewed by our Independent Auditors.

Net Revenue

In 2Q26, net operating revenue was R$9.1 million, an increase of 139.8% versus the previous quarter and a decrease of 2.6% compared with 2Q25. The improvement versus 1Q26 mainly reflects the advance in revenue recognition for the units of the Station Vila Madalena development, following the issuance of the Certificate of Occupancy (Habite-se) in April 2026 and the resulting progress in delivering the units to clients and transferring them to bank financing.



Cost of Properties Sold

The accumulated incurred cost of the units sold in 2Q26 totaled R$8.3 million, an increase of 122.6% versus 1Q26 and of 21.0% compared with the same period of 2025. The increase is in line with the higher volume of revenue recognized and results from the appropriation of the cost of the Station Vila Madalena units (São Paulo/SP) as deliveries advanced, partially offset by a 73.1% reduction in financial charges. The detailed breakdown of the cost of properties sold is presented below:

Cost of Properties Sold (R$ thousand)	2Q26	1Q26	Chg. 2Q26 1Q26	2Q25	Chg. 2Q26 2Q25
Cost of Properties Sold	(8,306)	(3,731)	122.6%	(6,864)	21.0%
Land, development and construction cost	(7,468)	(616)	1,112.3%	(5,478)	36.3%
Financial Charges	(838)	(3,115)	-73.1%	(1,386)	-39.5%

Gross Profit

Viver ended 2Q26 with Gross Profit of R$826 thousand, versus R$77 thousand in 1Q26, representing growth of 972.7% in the quarter. Gross Margin reached 9.1%, compared with 2.0% in the previous quarter, an expansion of 7.0 p.p., in line with the higher volume of revenue recognized in the period.

Year over year, Gross Profit fell 67.1%, while Gross Margin decreased 17.8 p.p. versus 2Q25.

Adjusted Gross Margin[1], which excludes interest capitalized in operating cost, reached 18.2% in 2Q26, versus 83.8% in 1Q26. The change mainly reflects the low share of construction costs in the previous quarter, when financial charges carried greater weight in the cost breakdown.

Gross Profit (R$ thousand)	2Q26	1Q26	Chg. 2Q26 1Q26	2Q25	Chg. 2Q26 2Q25
Gross Profit	826	77	972.7%	2,514	- 67.1%
Gross Margin	9.1%	2.0%	7.0 p.p.	26.8%	- 17.8 p.p.
Adjusted Gross Margin[1]	18.2%	83.8%	- 65.6 p.p	41.6%	- 23.4 p.p

[1] Excluding interest capitalized in operating cost.

Revenues and Results to be Recognized

At the end of 2Q26, the Company recorded R$651 thousand in Revenues to be Recognized and R$237 thousand in Gross Result to be Recognized. The Gross Margin to be Recognized ended the quarter at 36.4%, reflecting the expected profitability of the units still in the revenue recognition phase, as shown in the table below:

Revenues and Results to be Recognized (R$ thousand)	2Q26	1Q26	Chg. 2Q26 1Q26	2Q25	Chg. 2Q26 2Q25
Revenue to be Recognized	651	1,028	- 36.7%	6,599	- 90.1%
Cost to be Recognized	(414)	(655)	- 36.8%	(7,700)	- 94.6%
Gross Result to be Recognized	237	373	- 36.5%	(1,101)	-121.5%
Margin to be Recognized	**36.4%**	**36.3%**	**0.1 p.p**	**-16.7%**	**53.1 p.p**

The changes in revenue and cost to be recognized on units sold reflect movements related to sales, contract cancellations and the recognition of revenues and costs as construction of the Station Vila Madalena development (São Paulo/SP) advances.

Revenues and Results to be Recognized (R$ thousand)	Station Vila Madalena
Revenue to be Recognized	651
Cost to be Recognized	(495)
Gross Result to be Recognized	156
Margin to be Recognized	**24.0%**

Selling, General and Administrative Expenses

Selling expenses totaled R$88 thousand in 2Q26, a reduction of 33% versus the previous quarter and of 67% compared with the same period of the previous year. This performance mainly reflects the current stage of the Company's developments, with a lower volume of sales-related expenses and the natural progress of the construction cycle.

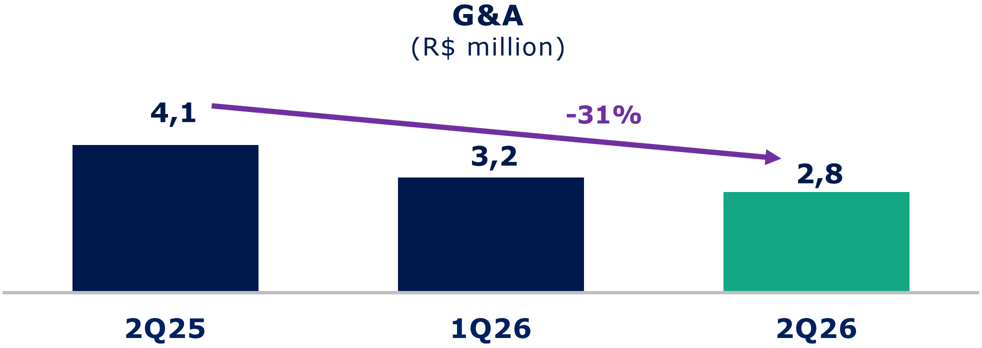
Selling expenses (R$ thousand)	2Q26	1Q26	Chg. 2Q26 1Q26	2Q25	Chg. 2Q26 2Q25
Advertising and marketing	(77)	(106)	- 27.4%	(72)	6.9%
Commissions	(8)	(11)	- 27.3%	(149)	- 94.6%
Maintenance of inventory and completed units	-	(2)	- 100%	-	n.a.
Construction warranty expenses	(3)	(12)	- 75%	(42)	- 92.9%
Total	**(88)**	**(131)**	**- 33%**	**(263)**	**- 67%**

Management remains committed to optimizing general and administrative expenses, keeping its focus on operating efficiency and cost discipline.

In 2Q26, G&A expenses totaled R$2.8 million, down 11% versus 1Q26 and 31% compared with 2Q25, reflecting the continued adjustment of the Company's cost structure to its current operating stage.

Quarter over quarter, the highlights were the reductions in payroll and related charges, of 20.6%, to R$1.5 million, and in advisory and consulting services, of 14.1%, to R$659 thousand.

Versus 2Q25, the R$1.3 million reduction was concentrated in the same lines, with decreases of 52.4% in advisory and consulting services and of 25.9% in payroll and related charges, which together accounted for practically all of the change in the period.



G&A (R$ thousand)	2Q26	1Q26	Chg. 2Q26 1Q26	2Q25	Chg. 2Q26 2Q25
Payroll and related charges	(1,495)	(1,883)	-20.6%	(2,017)	-25.9%
Advisory and consulting services	(659)	(767)	-14.1%	(1,384)	-52.4%
Corporate expenses	(606)	(455)	33.2%	(623)	-2.7%
Rentals	(4)	(5)	-20.0%	14	n.a.
Depreciation of right-of-use property	-	(27)	-100.0%	(28)	-100.0%
Expenses with the Partial Spin-off	-	-	n.a.	(3)	-100.0%
Depreciation and amortization	(84)	(58)	44.8%	(70)	20.0%
Total	**(2,848)**	**(3,195)**	**-10.9%**	**(4,111)**	**-30.7%**

Net Income (Loss)

In 2Q26, Viver recorded a net loss of R$6.4 million, a reduction of 11.5% versus the R$7.3 million loss recorded in 2Q25.

The improvement in results is mainly due to the continued streamlining of the Company's operating structure carried out over recent quarters, which translated into a leaner expense base aligned with the current stage of its operations.

In addition, Station Vila Madalena advanced significantly in its cycle during the quarter, with the issuance of the Certificate of Occupancy (Habite-se) and the holding of the AGI, allowing progress in the delivery of units to buyers and their transfer to bank financing, and accelerating revenue recognition versus 1Q26.

EBITDA

In 2Q26, the Company recorded negative EBITDA of R$4.8 million, with a negative EBITDA margin of 52.8%.

Year over year, negative EBITDA decreased 13.5% versus 2Q25, reflecting the operating progress seen in the quarter as well as the cost structure optimization initiatives implemented by management.

The higher volume of revenue recognized in the quarter contributed to the improvement in EBITDA margin versus 1Q26, from -89.7% to -52.8%.

The table below shows the performance of EBIT, EBITDA and EBITDA margin.

EBITDA (R$ thousand)	2Q26	1Q26	Chg. 2Q26 1Q26	2Q25	Chg. 2Q26 2Q25
EBT	**(5,980)**	**(6,551)**	**-9%**	**(7,499)**	**-20%**
(+) Financial Result					
Financial expense (Net)	236	(64)	-469%	440	-46%
Financial expense (SFH)	838	3,115	-73%	1,386	-40%
Financial expense (Corporate)	-	-	n.a.	-	n.a.
EBIT	**(4,906)**	**(3,500)**	**40%**	**(5,673)**	**-14%**
Depreciation	84	85	-1%	98	-14%
EBITDA	**(4,822)**	**(3,415)**	**41%**	**(5,575)**	**-14%**
EBITDA Margin	**-52.8%**	**-89.7%**	**36.9 p.p.**	**-54.5%**	**1.7 p.p.**

Balance Sheet

Cash and Cash Equivalents

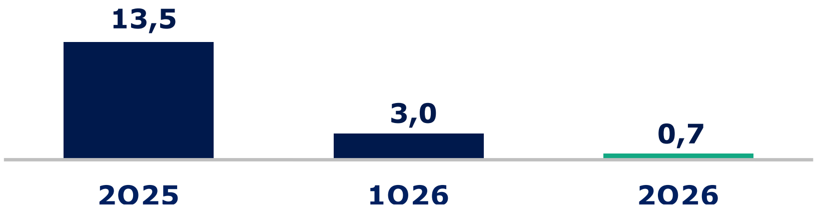
On June 30, 2026, cash and cash equivalents totaled R$708 thousand.

The cash position at the end of the period should be analyzed in the context of the real estate business cycle, which naturally involves different moments of cash generation and use across the development, sales, delivery and transfer stages of the projects.

In 2Q26, Station Vila Madalena advanced significantly in its cycle, with the completion of construction, the issuance of the Certificate of Occupancy (Habite-se) and the start of the delivery and transfer process for the units. The progress of these stages allows the gradual realization of the receivables portfolio and the recognition of the results to be recognized associated with the development, representing an important step in monetizing the project.

In this context, management continues to adopt financial discipline measures, focusing on the management of expenses, receivables and obligations and on preserving the Company’s liquidity. With Station Vila Madalena moving into the final stage of its cycle, the Company remains focused on the efficient allocation of capital and on the careful assessment of new opportunities that may contribute to the continuity of its operations and to value creation.

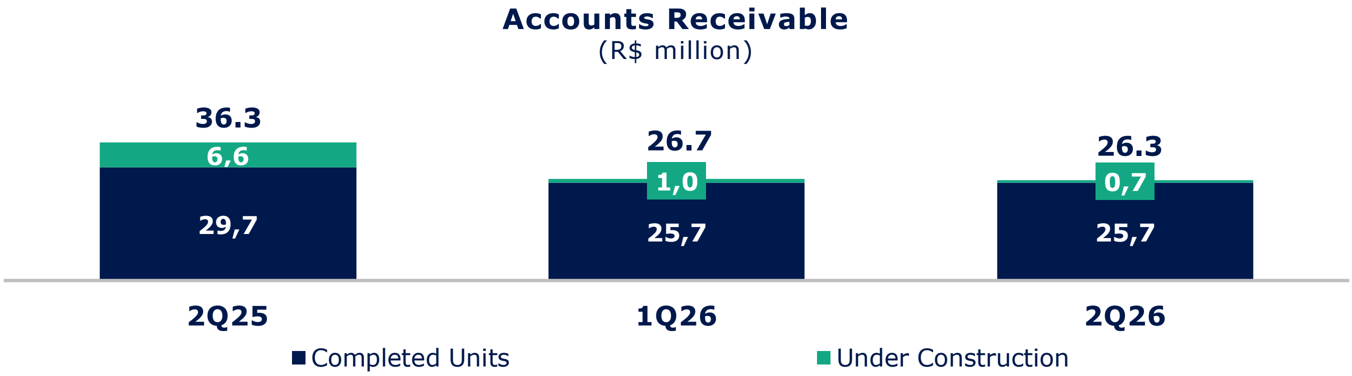
Cash
(R$ million)



Portfolio Management and Transfer to Bank Financing

We ended 2Q26 with a total portfolio of R$26.3 million in accounts receivable, of which R$1.6 million relates to units in completed projects and R$24.7 million to units in projects still to be delivered, as detailed in the table below:

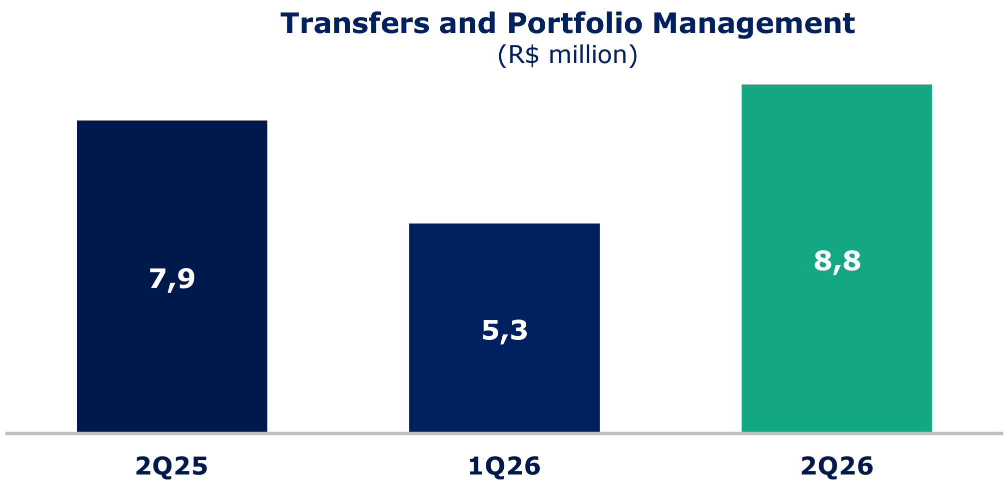
Accounts receivable (R$ thousand)	2Q26	1Q26	Chg. 2Q26 1Q26	2Q25	Chg. 2Q26/ 2Q25
Short Term	20,989	25,428	-17.5%	29,547	-29.0%
Long Term	4,703	292	1510.6%	107	4295.3%
Total “on balance”	**25,692**	**25,720**	**-0.1%**	**29,654**	**-13.4%**
Total "off balance”	**651**	**1,028**	**-36.7%**	**6,599**	**-90.1%**
Total Accounts Receivable	**26,343**	**26,748**	**-1.5%**	**36,253**	**-27.3%**
Total completed	1,596	1,166	36.9%	2,750	-42.0%
Total to be delivered	24,747	25,582	-3.3%	33,503	-26.1%
Total land	-	-	n.a.	-	-



The transfer process (bank financing for clients) remains one of the Company's main priorities, given its relevance to cash generation and to the monetization of the receivables arising from the sale of units. In 2Q26, proceeds from transfers and portfolio management totaled R$8.8 million, growth of 67% versus the R$5.3 million recorded in 1Q26.

With the issuance of the Certificate of Occupancy (Habite-se) for Station Vila Madalena, the holding of the Condominium Installation General Meeting (AGI) and the progress in delivering units to buyers, the Company also advanced in the procedures required to complete the transfers of the units sold.

The continuity of this process is relevant to converting receivables into cash, considering the balance of R$26.3 million in accounts receivable at the end of 2Q26.



Inventory (properties for development and sale)

On June 30, 2026, Viver's inventory at cost totaled R$127.1 million, a reduction of 4.1% versus the previous quarter. The change mainly reflects the delivery and transfer of completed units in the period, with a 42.9% reduction in the completed units line. The Company's inventory is composed of land[2], construction in progress and completed units, as detailed below:

Inventory at Cost (R$ thousand)	2Q26	1Q26	Chg. 2Q26 1Q26	2Q25	Chg. 2Q26 2Q25
Land	101,784	101,762	0.0%	100,512	1.3%
Construction in progress	17,632	17,292	2.0%	17,763	-0.7%
Completed units	7,647	13,385	-42.9%	14,419	-47.0%
Total	**127,063**	**132,439**	**-4.1%**	**132,694**	**-4.2%**

[2]*Includes the land owned by an Affiliate of the Company located in the Chácara Flora neighborhood (São Paulo/SP), with a book value of R$77,800. The land is currently subject to expropriation proceedings for public purposes filed by the Municipality of São Paulo on October 9, 2024, with an initial compensation offer of R$14,587. The Company's Affiliate challenges the amounts presented in the proceedings, which consider ZEPAM zoning, arguing for the application of ZER-1 zoning. Further information on this land is set out in item 7 of the Explanatory Note, "Properties for Sale" – "Chácara Europa Land".*

Indebtedness

On June 30, 2026, Viver's total indebtedness amounted to R$18.2 million, versus R$21.0 million in 1Q26 and R$22.0 million in the same period of the previous year.

The 13.3% reduction versus the previous quarter mainly reflects the amortization of the debt linked to Station Vila Madalena, in line with the progress of the delivery and transfer of units. Year over year, total indebtedness decreased 17.3%, reinforcing the Company's deleveraging trajectory.

The Company's financial debt structure therefore remains concentrated in project debt, aligned with the operating cycle of the developments and with the cash generation of the respective assets, with no exposure to corporate debt.

The Company remains focused on the disciplined management of its liabilities and on maintaining a capital structure suited to the development of its operations and to the evolution of its next business cycle.

Indebtedness (R$ million)	**2Q26**	**1Q26**	**Chg. 2Q26 1Q26**	**2Q25**	**Chg. 2Q26 2Q25**
Corporate + Construction	**16.9**	**19.7**	**-14.2%**	**20.7**	**-18.4%**
Corporate Debt	-	-	n.a.	-	n.a.
SFH and Project Debt	16.9	19.7	-14.2%	20.7	-18.4%
Securitization	1.3	1.3	0.0%	1.3	0.0%
Co-obligation	1.3	1.3	0.0%	1.3	0.0%
CRI Issuance					
Sub-total Indebtedness (I)	**18.2**	**21.0**	**-13.3%**	**22.0**	**-17.3%**
Related Parties	-	-	n.a.	-	n.a.
Related Parties	-	-	n.a.	-	n.a.
DIP financing "debtor-in-possession financing"					
Total Indebtedness	**18.2**	**21.0**	**-13.3%**	**22.0**	**-17.3%**
Total Cash and Cash Equivalents	**0.7**	**3.0**	**-76.1%**	**13.5**	**-94.8%**
Shareholders' Equity	**43.4**	**49.9**	**-13.1%**	**87.7**	**-50.5%**

Appendices

Balance Sheet

Consolidated Balance Sheet (R$000)	Jun 26	Mar 26	Chg. Jun 26 / Mar 26	Jun 25	Chg. Jun 26 / Jun 25
ASSETS					
Current assets	**76,494**	**78,066**	**-2.0%**	**103,514**	**-26.1%**
Cash and cash equivalents	708	2,956	-76.0%	13,546	-94.8%
Accounts receivable	20,989	25,428	-17.5%	29,547	-29.0%
Properties for sale	38,069	38,289	-0.6%	40,622	-6.3%
Sundry receivables	12,408	6,740	84.1%	17,158	-27.7%
Recoverable taxes and contributions	3,300	2,433	35.6%	2,306	43.1%
Deferred selling expenses	1,020	2,220	-54.1%	335	204.5%
Non-current assets	**125,457**	**129,050**	**-2.8%**	**133,403**	**-6.0%**
Long-term receivables	**121,421**	**124,983**	**-2.8%**	**131,384**	**-7.6%**
Marketable securities	-	-	0.0%	-	0.0%
Accounts receivable	4,703	292	1510.6%	107	4295.3%
Properties for sale	88,994	94,150	-5.5%	92,072	-3.3%
Current accounts with development partners	-	-	0.0%	-	0.0%
Related parties	8,591	11,851	-27.5%	32,504	-73.6%
Sundry receivables	18,297	17,556	4.2%	5,594	227.1%
Recoverable taxes and contributions	395	1,080	-63.4%	1,107	-64.3%
Deferred selling expenses	441	54	716.7%	-	0.0%
	4,036	**4,067**	**-0.8%**	**2,019**	**99.9%**
Investments	3,327	3,274	1.6%	954	248.7%
Property and equipment, net	688	762	-9.7%	1,003	-31.4%
Intangible assets	21	31	-32.3%	62	-66.1%
Total assets	**201,951**	**207,116**	**-2.5%**	**236,917**	**-14.8%**
LIABILITIES AND SHAREHOLDERS' EQUITY					
Current liabilities	**95,568**	**96,787**	**-1.3%**	**81,851**	**16.8%**
Loans and financing	3,030	3,537	-14.3%	-	0.0%
Debentures	-	-	0.0%	-	0.0%
Co-obligation on assignment of receivables	1,329	1,329	0.0%	1,329	0.0%
Suppliers	4,384	4,964	-11.7%	3,133	39.9%
Labor and tax obligations	64,441	63,599	1.3%	59,302	8.7%
Deferred taxes	868	982	-11.6%	1,177	-26.3%
Accounts payable	14,884	13,583	9.6%	13,446	10.7%
Lease payable	143	144	-0.7%	150	-4.7%
Advances from customers and others	319	346	-7.8%	419	-23.9%
Land payable	150	206	-27.2%	1,374	-89.1%
Related parties	5,310	7,425	-28.5%	993	434.7%
Provisions	710	672	5.7%	528	34.5%
Non-current liabilities	**62,999**	**60,410**	**4.3%**	**67,391**	**-6.5%**
Loans and financing	13,825	16,137	-14.3%	20,699	-33.2%
Debentures	-	-	0.0%	-	0.0%
Co-obligation on assignment of receivables	-	-	0.0%	-	0.0%
Labor and tax obligations	541	269	101.1%	373	45.0%
Deferred taxes	849	4	21125.0%	5	16880.0%
Accounts payable	-	-	0.0%	-	0.0%
Payables for committed properties	3,988	3,988	0.0%	3,988	0.0%
Advances from customers and others	-	-	0.0%	-	0.0%
Lease payable	186	222	-16.2%	330	-43.6%
Provisions	38,775	35,815	8.3%	39,643	-2.2%
Provisions for losses on investments	4,835	3,975	21.6%	2,353	
Related parties	-	-	0.0%	-	0.0%
Shareholders' Equity (net capital deficiency)	**43,384**	**49,919**	**-13.1%**	**87,675**	**-50.5%**
Capital stock	2,906,597	2,906,597	0.0%	2,899,297	0.3%

Share issuance costs	(37,855)	(37,855)	0.0%	(37,855)	0.0%
Subscribed shares to be cancelled	(45,244)	(45,244)	0.0%	(45,244)	0.0%
Capital transaction with partners	(63,067)	(63,067)	0.0%	(61,792)	2.1%
Capital reserve	152,807	152,807	0.0%	101,912	49.9%
Advance for future capital increase	11	11	0.0%	11	0.0%
Accumulated losses	(2,964,926)	(2,958,478)	0.2%	(2,773,765)	6.9%
Non-controlling interests	95,061	95,148	-0.1%	5,111	1759.9%
Total liabilities and shareholders' equity (net capital deficiency)	**201,951**	**207,116**	**-2.5%**	**236,917**	**-14.8%**

Income Statement for the Period

Consolidated Income Statement (R$ thousand)	**2Q26**	**1Q26**	**Chg. 2Q26 1Q26**	**2Q25**	**Chg. 2Q26 2Q25**
Gross Operating Revenue	**9,612**	**3,889**	**147.2%**	**9,590**	**0.2%**
Taxes on services and revenues	(480)	(81)	492.6%	(212)	126.4%
Net operating revenue	**9,132**	**3,808**	**139.8%**	**9,378**	**-2.6%**
Cost of properties sold	**(8,306)**	**(3,731)**	**122.6%**	**(6,864)**	**21.0%**
Gross Profit	**826**	**77**	**972.7%**	**2,514**	**-67.1%**
Operating Income (Expenses)	**(6,570)**	**(6,692)**	**-1.8%**	**(9,573)**	**-31.4%**
Selling expenses	(88)	(131)	-32.8%	(263)	-66.5%
General and administrative expenses	(2,764)	(3,110)	-11.1%	(4,013)	-31.1%
Depreciation and amortization	(84)	(85)	-1.2%	(98)	-14.3%
Other operating income and (expenses)	(2,773)	(3,382)	-18.0%	(5,209)	-46.8%
Equity in results of investees	(861)	16	n.a.	10	n.a.
Operating income (loss) before financial result	**(5,744)**	**(6,615)**	**-13.2%**	**(7,059)**	**-18.6%**
Net financial result	**(236)**	**64**	**n.a.**	**(440)**	**-46.4%**
Financial expenses	(316)	(82)	285.4%	(876)	-63.9%
Financial income	80	146	-45.2%	436	-81.7%
Income (Loss) before income tax and social contribution	**(5,980)**	**(6,551)**	**-8.7%**	**(7,499)**	**-20.3%**
Income tax and social contribution	(607)	(108)	462.0%	(285)	113.0%
Net income (loss) for the period	**(6,587)**	**(6,659)**	**-1.1%**	**(7,784)**	**-15.4%**
Non-controlling interests	139	1,038	-86.6%	499	-72.1%
Net income (loss) for the period	**(6,448)**	**(5,621)**	**14.7%**	**(7,285)**	**-11.5%**

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