

Ibnsina Pharma announces the sale of the medical building and its administrative annex located in the Fifth Settlement for 92 million Egyptian pounds.

The sale of the building is part of the board's policy to make non-strategic assets available for sale, most of which has been implemented after the agreement to sell both the Al-Shorouk Hospital and the El-Haram administrative/residential building.

Cairo, 10 September 2025

Ibnsina Pharma (ISPH.CA on the Egyptian Stock Exchange), the leading pharmaceutical distributor in Egypt, announces the sale of the medical building and its administrative annex located in the Fifth Settlement for 92 million Egyptian pounds. The company also succeeded in selling one of the pharmacies available for sale for 14.7 million EGP, in line with the board of directors' policy to make non-strategic assets available for sale and reduce costs from interest and amortization, which has positive impacts on the company's profitability.

The annual financial cost of the building and the pharmacy is estimated to be around 24 million Egyptian pounds that will be saved, while the capital gain resulting from this sale is approximately 20 million pounds that will be recorded in 2025.

It is worth mentioning that Ibnsina Pharma announced during the first half of the year that the Board of Directors approved the signing of an agreement with an investor to replace the company in lease financing contracts related to the land, building, and machines of Al-Shorouk Specialized Hospital for a sum of 670 million Egyptian pounds. The Board of Directors also approved signing a promise to sell the administrative/residential Haram building to an investor for 402 million pounds, with the investor agreeing to pay the lease financing contracts related to El-Haram building and pay the remaining amount of the deal to the company, ending the lease financing contract between the leasing company and Ibnsina Pharma.

The sale of the hospital, the Haram building, and the medical building represents an achievement added to the company's previous successes, which included the sale of 16 pharmacies and other assets available for sale, with a total value of 175 million pounds. Thus, the total value of the non-strategic assets sold reaches nearly one billion three hundred and fifty million pounds.

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About Ibnsina Pharma

Originally established in 2001, today Ibnsina Pharma is the largest pharmaceutical distribution company in Egypt. The company distributes a competitive portfolio of pharmaceutical products from over 350 Egyptian and multinational pharmaceutical companies to more than 60 k customers including pharmacies, hospitals, retail outlets and wholesalers using a fleet of around 1000 vehicles.

Ibnsina Pharma's core services for suppliers include management of warehousing and logistics for pharmaceutical products as well as the development and execution of tailored marketing solutions targeting a nationwide database of customers. The Company also provides efficient and reliable order-taking and delivery services to customers and was the first in its industry to pioneer a telesales model. Operating nationwide, Ibnsina Pharma's team of more than 9,000 employees is dedicated to improving people's quality of life by ensuring their access to safe and high-quality pharmaceutical products.

For more information about Ibnsina Pharma, please visit: www.ibnsina-pharma.com