

FINANCIAL STATEMENTS OF

BNP PARIBAS HOME LOAN SFH

AS AT 30 JUNE 2026

(In Euros)

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INCOME STATEMENT AT 30 JUNE 2026

<i>In euros</i>	Notes	30/06/2026	F/Y 2025	30/06/2025
Interest and similar income	2.A	405,462,776	679,750,504	309,362,414
Interest and similar expenses	2.A	(401,133,438)	(670,594,433)	(304,318,553)
Commissions (income)	2.B	625,000	1,250,000	625,000
Commissions (expenses)	2.B	-	(53,280)	(9,480)
NET BANKING INCOME		4,954,337	10,352,790	5,659,381
Other administrative expenses	2.C	(832,910)	(1,549,216)	(729,472)
GROSS OPERATING INCOME		4,121,428	8,803,574	4,929,908
OPERATING INCOME		4,121,428	8,803,574	4,929,908
Gains or losses on fixed assets		-	-	-
RECURRING PRE-TAX PROFIT		4,121,428	8,803,574	4,929,908
Income tax	2.D	(1,017,145)	(2,216,167)	(1,210,401)
NET INCOME		3,104,283	6,587,407	3,719,507

BALANCE SHEET AT 30 JUNE 2026

In euros, on	Notes	30 June 2026	31 December 2025
ASSETS			
Cash, Central banks		820	820
Receivables due from credit institutions	3.A	35,902,513,681	35,338,493,427
Other assets	3.B	2,402,414	3,302,315
Accruals	3.C	40,826,399	48,146,309
TOTAL ASSETS		35,945,743,314	35,389,942,871
DEBTS			
Debts due to credit institutions	3.A	390,121,090	630,593,661
Debts represented by a security	3.D	35,171,433,929	34,364,269,706
Other liabilities	3.B	177,479	234,496
Accruals	3.C	53,157,161	60,826,069
Subordinated debts	3.E	40,084,018	40,083,583
TOTAL DEBTS		35,654,973,676	35,096,007,516
SHAREHOLDERS EQUITY	5.B		
Subscribed capital		285,000,000	285,000,000
Reserves		2,665,355	2,347,948
Financial year result		3,104,283	6,587,407
TOTAL SHAREHOLDERS' EQUITY		290,769,638	293,935,355
TOTAL LIABILITIES		35,945,743,314	35,389,942,871
OFF-BALANCE SHEET			
COMMITMENTS GIVEN			
Guarantee commitments	4.A	2,306,836	2,306,836
COMMITMENTS RECEIVED			
Guarantee commitments	4.A	41,480,073,383	41,575,002,339

CASH FLOW STATEMENT AT 30/06/2026

In euros	30/06/2026	F/Y 2025
Pre-tax income	4,121,428	8,803,574
+/- Net depreciation and amortization of tangible and intangible fixed assets		
- Net provisions for other fixed assets and impairment of goodwill		
= Net provision allocations		
+/- Share of earnings from equity-accounted companies		
+/- Net income (expenses) from investment activities		
+/- Net income (expenses) from financing activities	67,252,543	140,647,379
+/- Other transactions	(64,878,918)	(136,815,727)
= Non-cash items included in net earnings before tax and other non-income adjustments	2,373,625	3,831,652
+/- Net increase (decrease) related to transactions with credit institutions	(444,000,000)	(810,000,000)
+/- Net increase (decrease) related to customers transactions		
+/- Net increase (decrease) resulting from transactions affecting other financial assets or liabilities		
+/- Net decrease resulting from transactions involving non-financial assets or liabilities	(628,831)	187,212
- Taxes paid	(2,607,757)	(4,288,977)
= Increase (decrease) in assets/liabilities from operating activities	(447,236,588)	(814,101,765)
Net increase (decrease) in cash flow from operating activities (A)	(440,741,535)	(801,466,539)
+/- Net decrease (increase) related to financial assets and equity investments		
+/- Net increase (decrease) related to tangible and intangible fixed assets		
Net increase (decrease) in cash from investing activities (B)		
+/- Decrease in cash from transactions with shareholders	(6,270,000)	(11,685,000)
+/- Increase in cash from other financing activities	444,000,000	810,000,000
Net increase (decrease) in cash from financing activities (C)	437,730,000	798,315,000
Effect of exchange rate fluctuations on cash and cash equivalents (D)		
Net increase (decrease) in cash (A+B+C+D)	(3,011,535)	(3,151,539)
Net increase (decrease) in cash flow from operating activities (A)	(440,741,535)	(801,466,539)
Net increase (decrease) in cash from investing activities (B)		
Net increase (decrease) in cash from financing activities (C)	437,730,000	798,315,000
Effect of exchange rate fluctuations on cash and cash equivalents (D)		
Balance of cash and cash equivalents at the start of the period	18,564,932	21,716,471
Cash asset accounts, central banks		
Current accounts with credit institutions	18,564,932	21,716,471
Balance of cash and cash equivalents at the end of the period	15,553,397	18,564,932
Cash asset accounts, central banks		
Current accounts with credit institutions	15,553,397	18,564,932
Increase (decrease) in cash and cash equivalents	(3,011,535)	(3,151,539)

Note 1 Summary of accounting principles applied by BNP Paribas Home Loan SFH

The financial statements of BNP Paribas Home Loan SFH have been prepared in accordance with the general accounting principles applicable in France to banking institutions, as set out in the following regulations:

- *ANC n°2014-07 of 26 November 2014 and its amending regulations since that date,*
- *ANC n°2014-03 of 5 June 2014 on the General Chart of Accounts and its amending regulations since that date, including ANC regulations n°2022-06 of 4 November 2022 and n°2023-03 of 7 July 2023 applicable to financial years beginning on or after 1 January 2025 (no impact on the financial year).*

The income statement at 30 June 2026 and the related notes to the financial statements present comparative information at 31 December 2025 and 30 June 2025.

The basic method chosen for assessing the elements listed in the financial statements is the historical cost method.

The following are main methods used:

RECEIVABLES DUE FROM CREDIT INSTITUTIONS AND CUSTOMERS

Receivables from credit institutions include all loans and advances, including subordinated loans and advances, held in connection with banking operations with credit institutions, with the exception of loans and advances evidenced by a security. They also include securities received under repurchase agreements, regardless of the type of operation, and receivables relating to securities delivered under repurchase agreements. They are broken down into sight and term loans.

Receivables from credit institutions and customers are recorded in the balance sheet at their nominal value plus accrued interest not yet due.

DEBTS REPRESENTED BY A SECURITY

Debts represented by a security are recorded at amortised cost.

The accrued interest not yet due on these securities is recorded in a related debt account and offset against the income statement.

Bond issue and redemption premiums are amortised on an actuarial basis over the life of the bonds, with costs relating to their issue spread over the same period on a straight-line basis.

RECORDING INCOME AND EXPENSES

Interest and similar commissions are recorded for their accrued amount, recorded *pro rata temporis*.

Commissions not treated as interest and corresponding to the provision of services are recorded on the date on which the service is provided or on a pro rata basis over the duration of the service provided when the service is continuous.

Foreign currency income and expenses are recorded at their equivalent value on the operation date.

INFORMATION ON RELATED PARTY TRANSACTIONS

Given the company's business and its ownership structure (99.99%-owned subsidiary of BNP Paribas SA), the requirements of ANC n°2014-07 on the presentation of related party disclosures are not applicable.

TAX CONSOLIDATION

Since 01/01/2005, BNP Paribas Home Loan SFH has been integrated into the France tax group headed by BNP Paribas.

As regards corporation tax, in accordance with the terms of the tax consolidation agreement, tax is determined by the subsidiary, as in the absence of tax consolidation.

The amount thus calculated, after deduction of any tax credits, is due to the parent company, BNP PARIBAS SA.

CONSOLIDATION

The BNP Paribas Home Loan SFH SA accounts are integrated into the BNP Paribas SA consolidated accounts using the full consolidation method.

GENERAL INFORMATION

In connection with the issuance of housing finance bonds, BNP Paribas has provided BNP Paribas Home Loan SFH with collateral in the amount of 41,480,073,383 euros at 30 June 2026.

This pool is being used in the amount of 38,632,954,545 euros, the minimum required by the rating agencies to cover existing issues as of 11/06/2026 (without over-collateralization). The surplus of 2,847,118,837 euros represents the over-collateralization raised as of 11/06/2026.

The Company's registered office is in France and, in accordance with the provisions of article L.513-29 of the French Monetary and Financial Code, it has no branches or subsidiaries abroad, including in non-cooperative countries.

NOTE 2 NOTES TO THE INCOME STATEMENT AT 30 JUNE 2026

2.A INTEREST MARGIN

Under “Interest and similar income” and “Interest and similar expenses”, BNP Paribas Home Loan SFH presents the remuneration determined for financial instruments measured at amortised cost.

In euros	30/06/2026		F/Y 2025	
	Income	Expenses	Income	Expenses
Credit institutions	400,368,120	(11,371,832)	666,266,142	(29,524,873)
Current accounts, loans and borrowings	400,368,120	(11,371,832)	666,266,142	(29,524,873)
Debts represented by a security	5,094,656	(389,761,607)	13,484,362	(641,069,560)
Bonds	5,094,656	(387,958,252)	13,484,362	(637,341,565)
Subordinated term debts	-	(1,803,355)	-	(3,727,995)
INTEREST INCOME AND EXPENSES	405,462,776	(401,133,438)	679,750,504	(670,594,433)

2.B COMMISSIONS

In euros	30/06/2026		F/Y 2025	
	Income	Expenses	Income	Expenses
Banking and financial operations	625,000	-	1,250,000	(53,280)
Securities operations	625,000	-	1,250,000	(53,280)
COMMISSION INCOME AND EXPENSES	625,000	-	1,250,000	(53,280)

2.C GENERAL OPERATING EXPENSES

In euros	30/06/2026	F/Y 2025
Other administrative expenses	(832,910)	(1,549,216)
Remuneration of intermediaries	(736,334)	(1,355,518)
Taxes and levies	(96,576)	(193,698)
GENERAL OPERATING EXPENSES	(832,910)	(1,549,216)

2.D INCOME TAX

Since 01/01/2005, BNP Paribas Home Loan SFH has been integrated into the France tax group headed by BNP Paribas.

As regards corporation tax, in accordance with the terms of the tax consolidation agreement, tax is determined by the subsidiary, as in the absence of tax consolidation.

The amount thus calculated, after deduction of any tax credits, is due to the parent company, BNP Paribas SA.

In euros	30/06/2026	F/Y 2025
Current tax for the year	(1,017,145)	(2,216,167)
INCOME TAX	(1,017,145)	(2,216,167)

NOTE 3 NOTES TO THE BALANCE SHEET AT 30 JUNE 2026

3.A RECEIVABLES DUE FROM CREDIT INSTITUTIONS

<i>In euros</i>	30/06/2026	31 December 2025
Loans and receivables	35,902,514,501	35,338,494,247
Cash, Central banks, Postal accounts	820	820
Customer overdrafts	15,553,397	18,564,112
Term accounts and loans	35,886,960,284	35,319,929,315
LOANS AND RECEIVABLES TO CREDIT INSTITUTIONS BEFORE IMPAIRMENT	35,902,514,501	35,338,494,247
<i>of which related receivables</i>	349,960,283	356,929,314
LOANS AND RECEIVABLES TO CREDIT INSTITUTIONS NET OF IMPAIRMENT	35,902,514,501	35,338,494,247

<i>In euros</i>	30/06/2026	31 December 2025
Deposits and borrowings	390,121,090	630,593,661
Customer overdrafts	390,121,090	630,593,661
DEBTS DUE TO CREDIT INSTITUTIONS	390,121,090	630,593,661
<i>of which related debts</i>	121,090	593,661

3.B OTHER ASSETS AND LIABILITIES

<i>In euros</i>	30/06/2026	31 December 2025
Sundry debtors	2,402,414	3,302,315
<i>of which (S)ingle (R)esolution (F)und</i>	2,306,836	2,306,836
OTHER ASSETS	2,402,414	3,302,315
Sundry creditors	177,479	234,496
OTHER LIABILITIES	177,479	234,496

3.C ACCRUALS

<i>In euros</i>	30/06/2026	31 December 2025
Accrued income	1,875,000	1,250,000
Other accrual accounts receivable	38,951,399	46,896,309
<i>Deferred expenses</i>	38,951,399	46,896,309
ACCRUALS - ASSETS	40,826,399	48,146,309
Accrued expenses	1,010,708	911,544
Other accrual accounts payable	52,146,453	59,914,525
<i>Deferred income</i>	52,146,453	59,914,525
ACCRUALS - LIABILITIES	53,157,161	60,826,069

3.D DEBTS REPRESENTED BY A SECURITY

<i>In euros</i>	30/06/2026	31 December 2025
Bonds	34,822,000,000	34,008,000,000
Related debts	349,433,929	356,269,706
DEBTS REPRESENTED BY A SECURITY	35,171,433,929	34,364,269,706

3.E SUBORDINATED DEBTS

<i>In euros</i>	30/06/2026	31 December 2025
Repayable subordinated debts	40,000,000	40,000,000
Related debts	84,018	83,583
SUBORDINATED DEBTS	40,084,018	40,083,583

NOTE 4 GUARANTEE COMMITMENTS

4.A GUARANTEE AND SECURITIES COMMITMENTS

<i>In euros</i>	30/06/2026	31 December 2025
Credit institutions	2,306,836	2,306,836
GUARANTEE COMMITMENTS GIVEN	2,306,836	2,306,836
Credit institutions	41,480,073,383	41,575,002,339
GUARANTEE COMMITMENTS RECEIVED	41,480,073,383	41,575,002,339

Guarantee commitments received correspond to collateral received by BNP Paribas SA.

NOTE 5 ADDITIONAL INFORMATION

5.A CAPITAL OPERATIONS

Capital operations	In numbers	Unit value (in euros)	In euros	Date of authorisation by the General Meeting	Date of decision by the Board of Directors	Date of entitlement
NUMBER OF SHARES ISSUED AT 31 DECEMBER 2023	28,500,000	10	285,000,000			
NUMBER OF SHARES ISSUED AT 31 DECEMBER 2024	28,500,000	10	285,000,000			
NUMBER OF SHARES ISSUED AT 31 DECEMBER 2025	28,500,000	10	285,000,000			

5.B RECONCILIATION OF SHAREHOLDERS' EQUITY FROM 31 DECEMBER 2025 TO 30 JUNE 2026

In euros	Capital	Legal reserve	Result for the period	Other reserves	Total shareholders' equity
SHAREHOLDERS' EQUITY AT 31 DECEMBER 2025	285,000,000	2,326,648	6,587,407	21,300	293,935,355
Dividends on result of 2025 financial year				(6,270,000)	(6,270,000)
Interim dividend on 2026 result					
Capital reduction (by cancellation of shares)					
Other changes		329,370	(6,587,407)	6,258,037	
Excess tax depreciation					
2026 financial year result			3,104,283		3,104,283
SHAREHOLDERS' EQUITY AT 30 JUNE 2026	285,000,000	2,656,018	3,104,283	9,337	290,769,638

5.C MATURITY OF ASSETS AND LIABILITIES

In euros	Overnight sight operations	Remaining term					
		Up to 3 mths	3 mths to 1 yr	1 mth to 5 yrs	More than 5 yrs	Including provisions	Total
Uses of funds							
Cash, Central banks	-	820	-	-	-	-	820
Receivables due from credit institutions	-	2,249,564,664	170,068,562	13,052,185,457	20,430,694,999	-	35,902,512,861
Resources							
Debts due to credit institutions	-	390,121,090	-	-	-	-	390,121,090
Debts represented by a security	-	1,518,484,932	170,068,562	15,082,572,012	18,400,308,424	-	35,171,433,929
Subordinated debts	-	25,060,011	-	-	15,024,007	-	40,084,018

BNP PARIBAS HOME LOAN SFH

1, Boulevard Haussmann 75009 Paris

Statutory auditors' review report on the half-year financial information

For the six-month period ended 30 June 2026

This is a free translation into English of the Statutory Auditors' review report on the half-year financial information issued in French and is provided solely for the convenience of English-speaking users. This report should be read in conjunction with, and construed in accordance with, French law and professional auditing standards applicable in France.

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BNP PARIBAS HOME LOAN SFH

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Statutory auditors' review report on the half-year financial information

(For the six-month period ended 30 June 2026)

To the shareholders of BNP PARIBAS HOME LOAN SFH,

In compliance with the assignment entrusted to us by your Annual General Meetings and in accordance with the requirements of article L. 451-1-2 III of the French Monetary and Financial Code (*Code monétaire et financier*), we hereby report to you on:

- the limited review of BNP PARIBAS HOME LOAN SFH's half-year financial statements, for the six-month period ended 30 June 2026;
- the verification of the information presented in the interim management report.

These interim financial statements are the responsibility of the Board of Directors. Our responsibility is to express a conclusion on these financial statements based on our limited review.

Conclusion on the financial statements

We conducted our review in accordance with professional standards applicable in France.

A limited review of interim financial information consists principally of making inquiries of persons responsible for financial and accounting matters and applying analytical and other review procedures. A limited review is

substantially less in scope than an audit conducted in accordance with professional standards applicable in France. Consequently, the assurance that the financial statements, taken as a whole, are free from material misstatement obtained in the context of a limited review is a moderate assurance, lower than that obtained in the context of an audit.

Based on our limited review, nothing has come to our attention that causes us to believe that the accompanying interim financial statements are not prepared, in all material respects, in accordance with French accounting principles, and give a true and fair view of the assets and liabilities and financial position at the end of the half-year 2026, as well as the results for the period then ended.

Specific verification

We have also verified the information presented in the interim management report on the half-year financial statements subject to our review.

We have no matters to report as to its fair presentation and consistency with the half-year financial statements.

Paris-La Défense, September 25th, 2026

Statutory Auditors

French original signed by

ERNST & YOUNG et Autres

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Hassan BAAJ

Jean-Vincent COUSTEL