

Statement of profit or loss and other comprehensive income

	Group - Unaudited					Audited	
	3 Months		6 Months				
	31 Dec 2025	31 Dec 2024	31 Dec 2025	31 Dec 2024	30 Jun 2025		
	MUR '000	MUR '000	MUR '000	MUR '000	MUR '000		
Revenue	373,877	302,467	890,795	615,280	1,395,825		
Profit from operations	73,221	53,254	130,976	87,976	147,800		
Fair value	-	-	-	-	96,712		
Net finance costs	(15,023)	(15,570)	(29,763)	(31,677)	(61,530)		
Profit before taxation	58,198	37,684	101,213	56,299	182,982		
Taxation	3,272	-	3,272	-	(7,913)		
Profit from continued operations	61,470	37,684	104,485	56,299	175,069		
Discontinued	-	-	-	-	(1,330)		
Profit for the period	61,470	37,684	104,485	56,299	173,739		
Statement of other comprehensive income							
Profit for the period	61,470	37,684	104,485	56,299	173,739		
Other comprehensive income	-	-	-	-	5,717		
Total comprehensive	61,470	37,684	104,485	56,299	179,456		
Profit/(Loss) attributable to :							
Owners of the parent	60,205	36,914	103,291	55,600	172,960		
Non-controlling interests	1,265	770	1,194	699	779		
Total comprehensive income/(loss) attributable to :	61,470	37,684	104,485	56,299	179,456		
Per share data							
Number of shares: 1,154,942,099 shares	0.05	0.03	0.09	0.05	0.15		
Earnings per share	0.05	0.03	0.09	0.05	0.15		
Net assets per share (MUR)	2.40	2.22	2.40	2.22	2.31		

Segmental

	Group - Unaudited					Audited	
	3 Months		6 Months				
	31 Dec 2025	31 Dec 2024	31 Dec 2025	31 Dec 2024	30 Jun 2025		
	MUR '000	MUR '000	MUR '000	MUR '000	MUR '000		
Revenue	225,676	161,756	621,841	375,087	944,307		
Property	155,510	138,812	276,332	235,742	452,542		
Hospitality & Leisure	9,783	13,539	22,161	29,372	41,520		
Services	(17,092)	(11,640)	(29,539)	(24,920)	(42,544)		
Consolidation Adjustments	373,877	302,467	890,795	615,281	1,395,825		
Profit/(Loss) from Operations	28,910	19,369	76,082	50,250	157,134		
Property	48,439	36,704	57,081	38,798	50,405		
Hospitality & Leisure	246	(1,754)	3,315	989	656		
Services	(4,374)	(1,065)	(5,502)	(2,061)	(60,395)		
Consolidation Adjustments	73,221	53,254	130,976	87,976	147,800		

Statement of financial position

	Group	
	Unaudited	Audited
	31 Dec 2025	30 Jun 2025
	MUR '000	MUR '000
Assets		
Property, plant and equipment	1,300,529	1,301,060
Investment properties	1,889,364	1,858,364
Intangible assets	582	771
Deferred tax assets	6,030	6,030
Right of use assets	12,381	14,101
Current assets	1,290,572	941,651
Total Assets	4,499,458	4,121,977
Equity and Liabilities		
Equity	2,772,861	2,669,569
Non-controlling interests	19,916	18,721
Total Equity	2,792,777	2,688,290
Non-current liabilities	690,902	718,324
Current liabilities	1,015,779	715,363
Total Equity and Liabilities	4,499,458	4,121,977

Statement of cash flows

	Group - Unaudited	
	31 Dec 2025	31 Dec 2024
	MUR '000	MUR '000
Net cash generated from operating activities	142,607	(38,945)
Net cash used in investing activities	(46,956)	(70,210)
Net cash used in financing activities	(11,236)	(25,536)
Net movement in cash and cash equivalents	84,415	(134,691)
Net foreign exchange difference	(3,913)	-
Cash and cash equivalents at 1 July	446	32,040
Cash and cash equivalents at 31 Dec	80,948	(102,651)

Statement of changes in equity

	Group		
	Owners of the parent	Non-controlling interests	Total equity
	MUR '000	MUR '000	MUR '000
Unaudited			
At 1 July 2024	2,514,095	17,839	2,531,934
Total comprehensive income	55,600	699	56,299
Other movements	-	-	-
At 31 Dec 2024	2,569,695	18,538	2,588,233
Unaudited			
At 1 July 2025	2,669,570	18,722	2,688,292
Total comprehensive income	103,291	1,194	104,485
Other movements	-	-	-
At 31 Dec 2025	2,772,861	19,916	2,792,777

Notes to the Abridged

Financial Performance Overview

For the quarter ended December 2025, the Group reported a profit after tax of Rs. 61.5m (2024: Rs. 37.7m), bringing year-to-date profit to Rs.104.5m (2024: Rs. 56.3m), reflecting continued growth across its core operating segments.

The property segment remained the principal contributor to Group revenue, generating year-to-date revenue of Rs. 621.8m (2024: Rs. 375.1m). During the quarter, construction progressed satisfactorily across three projects, Amara Golf Villas Phase 1, Ariza Townhouses, and Celimar Apartments and Villas. In addition, deeds were signed for two new development projects, Amara Golf Villas Phase 2 and Solis, both of which moved into the construction phase in December 2025.

Benefiting from peak seasonal demand, our Hospitality & Leisure segment recorded year-to-date revenue of Rs. 276.3m (2024 – Rs.235.7m). Hotel occupancy reached 91.7% (2024: 88.9%), while TREVPAR improved by 7.3% over the first 6 months of operation.

As of 31 December 2025, total assets stood at Rs.4.50 billion, with net assets amounting to Rs.2.79 billion, compared to Rs.4.12 billion and Rs.2.67 billion, respectively, as of June 2025. Net asset value per share improved to Rs.2.40 (June 2025: Rs.2.31).

Outlook

Looking ahead, the property segment is expected to maintain positive momentum, with five projects currently under construction, Amara Golf Villas Phases 1 and 2, Ariza and Solis townhouses, and Celimar Apartments and Villas, and a sixth project, Les Méléanes, scheduled to commence construction towards the end of the third quarter.

Amara Golf Villas Phase 1 is expected to be completed by June 2026, while the Ariza townhouses are scheduled for delivery by September 2026. Construction of the four remaining projects will continue over the next two financial years, with progressive deliveries planned in 2027 and 2028.

The Hospitality & Leisure segment is expected to maintain its strong performance throughout the year, supported by sustained demand and the ongoing attractiveness of the Mauritian destination.

Reference is made to the Cautionary Announcement published 29 January 2026 concerning the Letter of Firm Intention from Bloomage Ltd to acquire 100% of BlueLife's shares. Further communication will be issued in compliance with applicable regulations.

By Order of the Board

IBL Management Ltd
Company Secretary
February 10, 2026

Copies of the abridged audited financial statements (which can also be viewed on the website www.bluelife.mu) and the statement of direct and indirect interests of officers of the Company are available free of charge, upon request made to the Company Secretary, 4th Floor, IBL House, Caudan, Port Louis, Mauritius. The above abridged audited financial statements are issued pursuant to Listing Rule 12.20