

CONSTRUTORA TENDA S.A.
 CNPJ/MF nº 71.476.527/0001-35
 NIRE 35.300.348.206
Public Company

Material Fact
Projections Update (Guidance) 2025

CONSTRUTORA TENDA S.A. (B3: TEND3) ("Company", "Tenda"), pursuant to Paragraph 4 of Article 157 of Law No. 6.404 of December 15th, 1976, as well as CVM Instruction No. 44, of August 23rd, 2021, and in addition to the Material Fact disclosed on December 16th, 2025, informs its shareholders and the market in general about the update of previously disclosed projections, based on the current expectations of the Company's Management, based on internal studies carried out and on the economic and financial conditions of its operating market.

In this context, we present the following projections for the fiscal year 2025:

Regarding **Adjusted Gross Margin**, understood as the ratio between gross profit for the period and consolidated net revenue for the same period, it was previously estimated to fluctuate between 34.0% (minimum) and 36.0% (maximum) for the Tenda segment, and between 20.0% (minimum) and 24.0% (maximum) for the Alea segment. Considering the updated projections, the estimate for the Tenda segment now ranges between a minimum of 36.0% and a maximum of 37.0%, while for the Alea segment it now ranges between a minimum of 6.0% and a maximum of 10.0%.

Adjusted Gross Margin Limits (%)					
	Previous		Current		Achieved 6M25
	Minimum	Maximum	Minimum	Maximum	
Tenda	34,0	36,0	36,0	37,0	36,6
ALEA	20,0	24,0	6,0	10,0	5,5

For **Net Pre-Sales**, defined as the result of the subtraction between gross sales for the period and cancellations during the period, with all values adjusted to Tenda's equity interest, it was previously estimated to fluctuate between a minimum of R\$ 3,800.0 million and a maximum of R\$ 4,000.0 million. For Alea, it is estimated to fluctuate between a minimum of R\$ 700.0 million and a maximum of R\$ 800.0 million. With the updated projections, the current estimate ranges between a minimum of R\$ 4,100.0 million and a maximum of R\$ 4,300.0 million for the Tenda segment, while there was no change in this indicator for the Alea segment.

Net Pre-Sales Range (R\$ millions)					
	Previous		Current		Achieved 6M25
	Minimum	Maximum	Minimum	Maximum	
Tenda	3.800,0	4.000,0	4.100,0	4.300,0	2.039,8
ALEA	700,0	800,0	700,0	800,0	244,5

Finally, regarding **Net Income**, understood as the profit or loss recorded for the fiscal year after deducting all operating, financial, and tax expenses, the estimate ranged from a minimum of R\$ 360.0 million to a maximum of R\$ 380.0 million for the Tenda segment, and from zero to a maximum of R\$ 20.0 million for the Alea segment. Considering the changes to the projections, the update now refers to Consolidated Net Income, with the range revised to between R\$ 360.0 million and R\$ 400.0 million. These combined effects do not change our full-year profit expectation, however, we chose to unify the profit guidance for these segments without altering the previous range, which remains between R\$ 360 million and R\$ 400 million in profit for 2025, excluding results from swap operations currently held by the Company.

<i>Net Income Range (R\$ millions)</i>			
<i>Previous</i>			
	Minimum	Maximum	Achieved 6M25
Tenda	360,0	380,0	334,8
ALEA	0,0	20,0	-45,4

<i>Current*</i>			
	Inferior	Superior	Achieved 6M25
Consolidated	360,0	400,0	289,4

*Excludes the results of swap transactions currently held by the Company.

The estimates and projections mentioned are subject to various risks and uncertainties and are based on currently available information. As previously outlined, these projections are substantially dependent on market conditions, the performance of the Brazilian economy, the business sectors in which the Company operates, and international markets, and are therefore susceptible to change. In situations of substantial changes in these factors, the mentioned projections may be subject to revision.

The Company will keep its shareholders, and the market informed of any review of the financial estimates released herein.

São Paulo, August 07th, 2025

Luiz Mauricio de Garcia Paula
Chief Financial and Investor Relations Officer