

# **Dubai Islamic Bank P.J.S.C.**

**Auditor's report and consolidated financial statements  
for the year ended 31 December 2025**

These audited consolidated financial statements are subject to approval from Central Bank of UAE and adoption by shareholders at the Annual General Meeting.



## **Directors' Report**

**Dear Shareholders,**

**Assalamu Alaikum wa Rehmatullah wa Barakatahu.**

In a year of special significance for DIB, the Board of Directors is pleased to present the consolidated financial statements to our shareholders for the financial year ended 31 December 2025.

Reflecting on our journey, we take great pride in the milestones achieved during a defining year for the Bank. As we marked our Golden Jubilee, we did so not only by honouring five decades of leadership in Islamic finance, but also by reinforcing the foundations for the next phase of our growth. This legacy continues to be guided by a clear direction, a disciplined approach to governance and risk, and an unwavering commitment to creating long-term value for all stakeholders.

The global economic environment in 2025 remained shaped by transition and recalibration across markets. Against this backdrop, the United Arab Emirates once again demonstrated remarkable resilience and foresight. Supported by prudent policies and a diversified economy, the UAE strengthened its position as a global centre for stability, competitiveness, and sustainable growth. Within this context, DIB remained firmly aligned with national priorities, continuing to support strategic sectors, empower communities, and contribute to the UAE's long-term development agenda.

### **2025: Year in review**

In 2025, we commemorated our Golden Jubilee and reflected on five decades of progress. While it was a moment to recognise the journey we have travelled together, it was equally a moment to look ahead and reaffirm the future we aim to create together.

Throughout the year, the Bank has made demonstrable progress in delivering another strong operational and financial performance, underscoring the effectiveness of our profound long-term strategy. Guided by disciplined risk management, robust governance, and a customer-centric approach, DIB maintained its leadership position in Islamic banking while strengthening its balance sheet and expanding its reach across key markets.



The performance we have achieved in 2025 demonstrates clearly DIB's commitment to creating long-term value and advancing sustainable growth. The Bank recorded Group Profit (Pre-Tax) of AED 9 billion, while total assets reached AED 416 billion, further reinforcing DIB's position among the largest and most well-capitalized Islamic financial institutions globally. Net financing assets and sukuk investments grew to AED 353 billion, supported by healthy demand across consumer and corporate segments. Customer deposits increased to AED 320 billion, demonstrating the continued trust placed in us by millions of customers. These outcomes were achieved alongside further improvements in asset quality, operational efficiency, and capital strength.

### **Shaping our digital journey**

Beyond financial performance, 2025 marked another year of meaningful progress in our transformation agenda. We continued to invest in digital innovation, artificial intelligence, and advanced analytics to enhance customer experience, strengthen decision-making, and build a more agile and future-ready organisation. We also progressed our sustainable finance platform, mobilising responsible capital and supporting the UAE's ambition to remain at the forefront of ethical and sustainable financial leadership.

### **Expanding responsibly**

As part of our strategic vision, the Bank further strengthened its cross-border presence through landmark transactions and strategic partnerships, reinforcing its reputation as a trusted partner in global Islamic finance. A key milestone was the continued momentum of our Türkiye platform, including the successful rollout of T.O.M Katilim and the increase of DIB's shareholding in T.O.M Group to **25%**, underlining our commitment to scalable, technology-led banking beyond our home market. Across all markets, we remained focused on innovation while continuing to strengthen governance and risk frameworks in line with international best practice.

At the same time, we deepened our commitment to nurturing talent and fostering a culture of growth, learning and professional achievement. With the opening of DIB Academy, we ensure our workforce remains future-ready and equipped for the evolving demands of the industry.

### **A promising resilient future**

The Board remains confident in DIB's strategy and operational resilience, and we extend our sincere appreciation to the teams and partners behind these achievements. None of this would have been possible without the dedication of our employees, the confidence of our customers, and the steadfast guidance of our Board of Directors.



As we look ahead, we do so with clarity and conviction. The fundamentals of our business remain strong, our strategic direction is well-defined, and our purpose remains constant: to deliver sustainable value while advancing the principles and promise of Islamic finance. We are confident that 2026 and the years beyond will bring new milestones and greater achievements for DIB, our shareholders, and the communities we serve, keep pushing forward guided by our values and driven by **'Progress Never Stops'**.



H.E. Mohammed Ibrahim Al Shaibani  
Chairman  
DIB PJSC

# **Dubai Islamic Bank P.J.S.C.**

---

## **Report and consolidated financial statements** for the year ended 31 December 2025

	<b>Pages</b>
Independent auditor's report	1 - 6
Consolidated statement of financial position	7
Consolidated statement of profit or loss	8
Consolidated statement of comprehensive income	9
Consolidated statement of changes in equity	10
Consolidated statement of cash flows	11 - 12
Notes to the consolidated financial statements	13 – 96



KPMG Lower Gulf Limited  
The Offices 5 at One Central  
Level 4, Office No: 04.01  
Sheikh Zayed Road, P.O. Box 3800  
Dubai, United Arab Emirates  
Tel. +971 (4) 4030300, [www.kpmg.com/ae](http://www.kpmg.com/ae)

## Independent auditors' report

### To the Shareholders of Dubai Islamic Bank P.J.S.C

#### Report on the Audit of the Consolidated Financial Statements

##### Opinion

We have audited the consolidated financial statements of Dubai Islamic Bank P.J.S.C ("the Bank") and its subsidiaries ("the Group"), which comprise the consolidated statement of financial position as at 31 December 2025, the consolidated statements of profit or loss, comprehensive income, changes in equity and cash flows for the year then ended, and notes, comprising material accounting policies and other explanatory information.

In our opinion, the accompanying consolidated financial statements present fairly, in all material respects, the consolidated financial position of the Group as at 31 December 2025, and its consolidated financial performance and its consolidated cash flows for the year then ended in accordance with IFRS Accounting Standards as issued by the International Accounting Standards Board (IFRS Accounting Standards).

##### Basis for Opinion

We conducted our audit in accordance with International Standards on Auditing (ISAs). Our responsibilities under those standards are further described in the *Auditors' Responsibilities for the Audit of the Consolidated Financial Statements* section of our report. We are independent of the Group in accordance with the International Ethics Standards Board for Accountants' International Code of Ethics for Professional Accountants (including International Independence Standards) (IESBA Code), as applicable to audits of the financial statements of public interest entities, together with the ethical requirements that are relevant to audits of the financial statements of public interest entities in the United Arab Emirates. We have also fulfilled our other ethical responsibilities in accordance with these requirements and the IESBA Code. We believe that the audit evidence we have obtained is sufficient and appropriate to provide a basis for our opinion.

##### Key Audit Matters

Key audit matters are those matters that, in our professional judgment, were of most significance in our audit of the consolidated financial statements of the current period. These matters were addressed in the context of our audit of the consolidated financial statements as a whole, and in forming our opinion thereon, and we do not provide a separate opinion on these matters.



## Key Audit Matters (Continued)

### Expected credit losses (ECL) on Islamic financing and investing assets

See Note 9 and 47.2 to the Group's consolidated financial statements.

The key audit matter	How the matter was addressed in our audit
<p>The estimation of expected credit losses ("ECL") on Islamic financing and investing assets involves significant judgement and estimates. The key areas where we identified greater levels of management judgement and therefore increased levels of audit focus in the Group's estimation of ECL are:</p> <p>Model estimations:</p> <p>The Group exercises significant judgments and makes a number of assumptions to estimate ECL which involves determining Probability of Default ("PD"), Loss Given Default ("LGD"), and Exposure at Default ("EAD").</p> <p>Stage 3 non-retail customers:</p> <p>Material exposures within Stage 3 non-retail are individually measured for ECL. This includes the assessment of recovery scenarios, exit strategies, and time to collect. The assessment involves significant management judgement.</p> <p>The effect of these matters is that we determined ECL on Islamic financing and investing assets as a key audit matter as it involves significant management judgement, estimation uncertainty and use of complex models which could have material impact on the consolidated financial statements of the Group.</p>	<p>We performed the following audit procedures amongst others, on appropriateness of the ECL included in the Group's consolidated financial statements for the year ended 31 December 2025:</p> <ul style="list-style-type: none"> <li>Evaluating the appropriateness of the accounting policies adopted by the Group, taking into account the requirements of the applicable IFRS Accounting Standards and our understanding of the Group's business.</li> <li>Obtaining an understanding of the ECL accounting estimate including, but not limited to the Group's control environment relating to the estimate; the process by which the estimate is developed; and the methods, assumptions and data used in its development. We evaluated the design and implementation, and tested the operating effectiveness of the relevant controls including approvals for exceptions to board approved limits for a sample of facilities originated/renewed during the year.</li> <li>Involving our Information Technology ("IT") specialists to test the relevant general IT and application controls over key systems used in the ECL process.</li> <li>Involving our Financial Risk Management ("FRM") specialists to assess, for a selection of models, the reasonableness and appropriateness of the methodologies and assumptions applied in key components of ECL models based on their industry knowledge and relevant experience. The procedures performed included, where applicable, challenging key assumptions and judgments relating to significant increase in credit risk ("SICR"), the definition of default, PD, LGD, the use of macro-economic variables, and the probability-weighted outcomes, to evaluate whether the recorded ECL amounts appropriately reflect underlying credit risk and the prevailing macroeconomic conditions. Further, our FRM specialists assisted us in testing the appropriateness of the ECL calculations by re-performing the calculation for a sample of Islamic financings.</li> </ul>



## Key Audit Matters (Continued)

### Expected credit losses (ECL) on Islamic financing and investing assets

See Note 9 and 47.2 to the Group's consolidated financial statements.

The key audit matter	How the matter was addressed in our audit
	<ul style="list-style-type: none"> <li>Re-performing key aspects of the Group's SICR determinations for selected samples of Islamic financing and investing assets by analysing the financial information, assumptions, and judgements applied by the Group, to determine whether a SICR event was appropriately identified, including the basis for movement between stages.</li> <li>Performing independent credit assessments for a sample of non-retail customers by evaluating the quantitative and qualitative factors to assess the appropriateness of credit grades, including staging. This included analysing the customer's financial performance, sources of repayment, future cash flows, collateral values and other relevant risk factors. Where applicable, we also inspected the formally documented Board/Board Committee approvals for any reported exceptions to board approved risk appetite statement.</li> <li>For a sample of non-retail Stage 3 customers, where applicable, our audit procedures included:               <ul style="list-style-type: none"> <li>evaluating the design and implementation, and testing the operating effectiveness of controls relevant to valuation and enforceability of collateral; and</li> <li>assessing the appropriateness of assumptions used in the discounted cash flows, including the collateral valuation.</li> </ul> </li> <li>Assessing the adequacy of the disclosures made in the Group's consolidated financial statements against the requirements of relevant accounting standards.</li> </ul>

### Other Matter

The consolidated financial statements of the Group as at and for the year ended 31 December 2024 were audited by another auditor who expressed an unmodified opinion on those consolidated financial statements on 11 February 2025.



## Other Information

Management is responsible for the other information. The other information comprises the information included in the Annual Report (including the Directors' Report) but does not include the consolidated financial statements and our auditors' report thereon. We obtained the Directors' Report prior to the date of this auditors' report, and we expect to obtain the remaining sections of the Annual Report after that date.

Our opinion on the consolidated financial statements does not cover the other information and we do not and will not express any form of assurance conclusion thereon.

In connection with our audit of the consolidated financial statements, our responsibility is to read the other information identified above and, in doing so, consider whether the other information is materially inconsistent with the consolidated financial statements or our knowledge obtained in the audit, or otherwise appears to be materially misstated. If, based on the work we have performed on the other information that we have obtained prior to the date of this auditors' report, we conclude that there is a material misstatement of this other information, we are required to report that fact. We have nothing to report in this regard.

## Responsibilities of Management and Those Charged with Governance for the Consolidated Financial Statements

Management is responsible for the preparation and fair presentation of the consolidated financial statements in accordance with IFRS Accounting Standards, and their preparation in compliance with the applicable provisions of the UAE Federal Decree Law No. 32 of 2021, as amended, and the UAE Federal Decree-Law No. (6) of 2025, and for such internal control as management determines is necessary to enable the preparation of consolidated financial statements that are free from material misstatement, whether due to fraud or error.

In preparing the consolidated financial statements, management is responsible for assessing the Group's ability to continue as a going concern, disclosing, as applicable, matters related to going concern and using the going concern basis of accounting unless management either intends to liquidate the Group or to cease operations, or has no realistic alternative but to do so.

Those charged with Governance are responsible for overseeing the Group's financial reporting process.

## Auditors' Responsibilities for the Audit of the Consolidated Financial Statements

Our objectives are to obtain reasonable assurance about whether the consolidated financial statements as a whole are free from material misstatement, whether due to fraud or error, and to issue an auditors' report that includes our opinion. Reasonable assurance is a high level of assurance, but is not a guarantee that an audit conducted in accordance with ISAs will always detect a material misstatement when it exists. Misstatements can arise from fraud or error and are considered material if, individually or in the aggregate, they could reasonably be expected to influence the economic decisions of users taken on the basis of these consolidated financial statements.

As part of an audit in accordance with ISAs, we exercise professional judgment and maintain professional skepticism throughout the audit. We also:

- Identify and assess the risks of material misstatement of the consolidated financial statements, whether due to fraud or error, design and perform audit procedures responsive to those risks, and obtain audit evidence that is sufficient and appropriate to provide a basis for our opinion. The risk of not detecting a material misstatement resulting from fraud is higher than for one resulting from error, as fraud may involve collusion, forgery, intentional omissions, misrepresentations, or the override of internal control.

## **Auditors' Responsibilities for the Audit of the Consolidated Financial Statements (continued)**

- Obtain an understanding of internal control relevant to the audit in order to design audit procedures that are appropriate in the circumstances, but not for the purpose of expressing an opinion on the effectiveness of the Group's internal control.
- Evaluate the appropriateness of accounting policies used and the reasonableness of accounting estimates and related disclosures made by management.
- Conclude on the appropriateness of management's use of the going concern basis of accounting and, based on the audit evidence obtained, whether a material uncertainty exists related to events or conditions that may cast significant doubt on the Group's ability to continue as a going concern. If we conclude that a material uncertainty exists, we are required to draw attention in our auditors' report to the related disclosures in the consolidated financial statements or, if such disclosures are inadequate, to modify our opinion. Our conclusions are based on the audit evidence obtained up to the date of our auditors' report. However, future events or conditions may cause the Group to cease to continue as a going concern.
- Evaluate the overall presentation, structure and content of the consolidated financial statements, including the disclosures, and whether the consolidated financial statements represent the underlying transactions and events in a manner that achieves fair presentation.
- Plan and perform the group audit to obtain sufficient appropriate audit evidence regarding the financial information of the entities or business units within the group as a basis for forming an opinion on the group financial statements. We are responsible for the direction, supervision and review of the audit work performed for purposes of the group audit. We remain solely responsible for our audit opinion.

We communicate with those charged with governance regarding, among other matters, the planned scope and timing of the audit and significant audit findings, including any significant deficiencies in internal control that we identify during our audit.

We also provide those charged with governance with a statement that we have complied with relevant ethical requirements regarding independence, and communicate with them all relationships and other matters that may reasonably be thought to bear on our independence, and where applicable, actions taken to eliminate threats or safeguards applied.

From the matters communicated with those charged with governance, we determine those matters that were of most significance in the audit of the consolidated financial statements of the current period and are therefore the key audit matters. We describe these matters in our auditors' report unless law or regulation precludes public disclosure about the matter or when, in extremely rare circumstances, we determine that a matter should not be communicated in our report because the adverse consequences of doing so would reasonably be expected to outweigh the public interest benefits of such communication.

## **Report on Other Legal and Regulatory Requirements**

Further, as required by the UAE Federal Decree Law No. 32 of 2021, as amended, we report that for the year ended 31 December 2025:

- i) we have obtained all the information and explanations we considered necessary for the purposes of our audit;
- ii) the consolidated financial statements have been prepared and comply, in all material respects, with the applicable provisions of the UAE Federal Decree Law No. 32 of 2021, as amended;



## Report on Other Legal and Regulatory Requirements (continued)

- iii) the Group has maintained proper books of account;
- iv) the financial information included in the Directors' report is consistent with the books of account of the Group;
- v) as disclosed in note 11 to the consolidated financial statements, the Group has purchased shares during the year ended 31 December 2025;
- vi) note 43 to the consolidated financial statements discloses material related party transactions and the terms under which they were conducted;
- vii) based on the information that has been made available to us, nothing has come to our attention which causes us to believe that the Group has contravened during the financial year ended 31 December 2025 any of the applicable provisions of the UAE Federal Decree Law No. 32 of 2021, as amended, or in respect of the Bank, its Articles of Association, which would materially affect its activities or its consolidated financial position as at 31 December 2025; and
- viii) note 31 to the consolidated financial statements discloses the social contributions made during the year ended 31 December 2025.

Further, as required by Article (140) of the UAE Federal Decree-Law No. (6) of 2025, we report that we have obtained all the information and explanations we considered necessary for the purpose of our audit.

KPMG Lower Gulf Limited

Maher AlKatout  
Registration No.: 5453  
Dubai, United Arab Emirates

Date: **10 FEB 2026**

# Dubai Islamic Bank P.J.S.C.

## Consolidated statement of financial position as at 31 December 2025

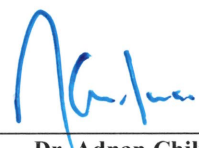
	Note	2025 AED'000	2024 AED'000
<b>ASSETS</b>			
Cash and balances with central banks	7	36,869,986	26,700,468
Due from banks and financial institutions	8	5,386,903	5,642,110
Islamic financing and investing assets, net	9	262,055,139	212,426,748
Investment in Sukuk	10	90,588,649	82,160,734
Other investments measured at fair value	11	606,599	785,404
Investments in associates and joint ventures	12	2,934,712	2,502,668
Properties held for development and sale	13	1,117,731	988,138
Investment properties	14	4,756,131	4,520,483
Receivables and other assets	15	9,887,781	7,081,994
Property and equipment	16	1,744,612	1,878,071
<b>Total assets</b>		<b>415,948,243</b>	<b>344,686,818</b>
<b>LIABILITIES AND EQUITY</b>			
<b>LIABILITIES</b>			
Customers' deposits	18	320,184,425	248,545,755
Due to banks and financial institutions	19	1,966,428	5,854,493
Sukuk issued	20	25,070,676	24,154,397
Payables and other liabilities	21	14,909,353	12,697,749
Zakat payable	23	681,877	581,545
<b>Total liabilities</b>		<b>362,812,759</b>	<b>291,833,939</b>
<b>EQUITY</b>			
Share capital	24	7,240,744	7,240,744
Tier 1 Sukuk	25	7,346,000	10,100,750
Other reserves and treasury shares	26	16,476,768	15,874,668
Investments fair value reserve	27	(1,196,843)	(1,267,060)
Exchange translation reserve	28	(2,371,129)	(2,028,690)
Retained earnings		22,412,432	19,904,386
<b>Equity attributable to owners and Sukuk-holders of the Bank</b>		<b>49,907,972</b>	<b>49,824,798</b>
Non-controlling interests	17.3	3,227,512	3,028,081
<b>Total equity</b>		<b>53,135,484</b>	<b>52,852,879</b>
<b>Total liabilities and equity</b>		<b>415,948,243</b>	<b>344,686,818</b>

To the best of our knowledge, the consolidated financial statements present fairly in all material respects the financial position, financial performance and cash flows of the Group as of, and for, the periods presented therein.

These consolidated financial statements were approved by the Board of Directors and authorized for issue on 10 February 2026 and signed on its behalf:

  
H.E. Mohammad Ibrahim Al Shaibani  
Chairman

  
Yahya Saeed Ahmad Lootah  
Vice Chairman

  
Dr. Adnan Chilwan  
Group Chief Executive Officer

The notes on pages 13 to 96 form an integral part of these consolidated financial statements.

# Dubai Islamic Bank P.J.S.C.

## Consolidated statement of profit or loss for the year ended 31 December 2025

		2025 AED'000	2024 AED'000
	<i>Note</i>		
<b>NET INCOME</b>			
Income from Islamic financing and investing transactions	31	19,547,595	19,453,766
Commissions, fees and foreign exchange income	32	1,873,858	1,748,434
Income from other investments measured at fair value, net	33	28,174	17,134
Income from properties held for development and sale, net	34	487,472	341,524
Income from investment properties	35	504,722	738,850
Share of profit from associates and joint ventures	12.3	381,361	485,268
Other income	36	1,003,592	556,126
<b>Total income</b>		<b>23,826,774</b>	<b>23,341,102</b>
Less: depositors' and Sukuk-holders' share of profit	37	(10,575,905)	(10,504,562)
<b>Net income</b>		<b>13,250,869</b>	<b>12,836,540</b>
<b>OPERATING EXPENSES</b>			
Personnel expenses	38	(2,256,830)	(1,989,055)
General and administrative expenses	39	(1,250,969)	(1,180,930)
Depreciation of investment properties	14.1	(57,395)	(64,840)
Depreciation of property and equipment	16	(197,575)	(189,978)
<b>Total operating expenses</b>		<b>(3,762,769)</b>	<b>(3,424,803)</b>
<b>Net operating income before net impairment charges and taxation</b>		<b>9,488,100</b>	<b>9,411,737</b>
Impairment charges, net	40	(485,446)	(406,813)
<b>Profit for the year before income tax expense</b>		<b>9,002,654</b>	<b>9,004,924</b>
Income tax expense	22.1	(1,195,112)	(839,886)
<b>Net profit for the year</b>		<b>7,807,542</b>	<b>8,165,038</b>
Attributable to:			
Owners of the Bank		7,500,278	7,934,086
Non-controlling interests	17.3	307,264	230,952
<b>Net profit for the year</b>		<b>7,807,542</b>	<b>8,165,038</b>
<b>Basic and diluted earnings per share (AED per share)</b>	41	<b>0.98</b>	<b>1.04</b>

The notes on pages 13 to 96 form an integral part of these consolidated financial statements.

# Dubai Islamic Bank P.J.S.C.

## Consolidated statement of comprehensive income for the year ended 31 December 2025

	2025 AED'000	2024 AED'000
<b>Net profit for the year</b>	<b>7,807,542</b>	8,165,038
<b><i>Other comprehensive loss items</i></b>		
<i>Items that may be reclassified subsequently to profit or loss:</i>		
Exchange differences on translation of foreign operations, net	(342,439)	(287,253)
Fair value gain on Sukuk investment, net	8,315	7,567
<i>Items that will not be reclassified subsequently to profit or loss:</i>		
Fair value gain on other investments carried at FVTOCI, net	41,549	39,233
<b>Other comprehensive loss for the year</b>	<b>(292,575)</b>	(240,453)
<b>Total comprehensive income for the year</b>	<b>7,514,967</b>	7,924,585
Attributable to:		
Owners of the Bank	7,205,514	7,690,366
Non-controlling interests	309,453	234,219
<b>Total comprehensive income for the year</b>	<b>7,514,967</b>	7,924,585

The notes on pages 13 to 96 form an integral part of these consolidated financial statements.

# Dubai Islamic Bank P.J.S.C.

## Consolidated statement of changes in equity for the year ended 31 December 2025

	Equity attributable to owners and Sukuk-holders of the Bank								
	Share capital AED'000	Tier 1 Sukuk AED'000	Other reserves and treasury shares AED'000	Investments fair value reserve AED'000	Exchange translation reserve AED'000	Retained earnings AED'000	Total AED'000	Non-controlling interests AED'000	Total equity AED'000
Balance at 1 January 2024	7,240,744	8,264,250	14,784,668	(1,331,986)	(1,741,437)	17,341,070	44,557,309	2,876,824	47,434,133
Net profit for the year	-	-	-	-	-	7,934,086	7,934,086	230,952	8,165,038
Other comprehensive income / (loss) for the year	-	-	-	43,533	(287,253)	-	(243,720)	3,267	(240,453)
Total comprehensive income / (loss) for the year	-	-	-	43,533	(287,253)	7,934,086	7,690,366	234,219	7,924,585
Transaction directly in equity:									
Dividend paid (note 29)	-	-	-	-	-	(3,252,200)	(3,252,200)	(96,303)	(3,348,503)
Zakat (note 23)	-	-	-	-	-	(580,565)	(580,565)	15	(580,550)
Tier 1 Sukuk profit distribution	-	-	-	-	-	(404,030)	(404,030)	-	(404,030)
Tier 1 Sukuk issuance	-	1,836,500	-	-	-	-	1,836,500	-	1,836,500
Board of Directors' remuneration	-	-	-	-	-	(19,296)	(19,296)	-	(19,296)
Transfer on disposal of other investments carried at FVTOCI	-	-	-	21,393	-	(21,393)	-	-	-
Regulatory credit risk reserve (note 26)	-	-	1,090,000	-	-	(1,090,000)	-	-	-
Others	-	-	-	-	-	(3,286)	(3,286)	13,326	10,040
Balance at 31 December 2024	7,240,744	10,100,750	15,874,668	(1,267,060)	(2,028,690)	19,904,386	49,824,798	3,028,081	52,852,879
Balance at 1 January 2025	7,240,744	10,100,750	15,874,668	(1,267,060)	(2,028,690)	19,904,386	49,824,798	3,028,081	52,852,879
Net profit for the year	-	-	-	-	-	7,500,278	7,500,278	307,264	7,807,542
Other comprehensive income / (loss) for the year	-	-	-	47,675	(342,439)	-	(294,764)	2,189	(292,575)
Total comprehensive income / (loss) for the year	-	-	-	47,675	(342,439)	7,500,278	7,205,514	309,453	7,514,967
Transaction directly in equity:									
Dividend paid (note 29)	-	-	-	-	-	(3,252,200)	(3,252,200)	(120,379)	(3,372,579)
Zakat (note 23)	-	-	-	-	-	(681,290)	(681,290)	(4,431)	(685,721)
Tier 1 Sukuk profit distribution	-	-	-	-	-	(414,360)	(414,360)	-	(414,360)
Tier 1 Sukuk redemption	-	(2,754,750)	-	-	-	-	(2,754,750)	-	(2,754,750)
Board of Directors' remuneration	-	-	-	-	-	(22,000)	(22,000)	-	(22,000)
Transfer on disposal of other investments carried at FVTOCI	-	-	-	22,542	-	(22,542)	-	-	-
Regulatory credit risk reserve (note 26)	-	-	602,100	-	-	(602,100)	-	-	-
Others	-	-	-	-	-	2,260	2,260	14,788	17,048
Balance at 31 December 2025	7,240,744	7,346,000	16,476,768	(1,196,843)	(2,371,129)	22,412,432	49,907,972	3,227,512	53,135,484

The notes on pages 13 to 96 form an integral part of these consolidated financial statements.



# Dubai Islamic Bank P.J.S.C.

## Consolidated statement of cash flows for the year ended 31 December 2025

	2025 AED'000	2024 AED'000
<b>Operating activities</b>		
Profit for the year before income tax expense	9,002,654	9,004,924
<b>Adjustments for:</b>		
Share of profit of associates and joint ventures	(381,361)	(485,268)
Dividend income	(28,174)	(17,134)
Gain on disposal of property and equipment	(293,311)	(82,846)
Gain on sale of investment properties	(356,151)	(607,205)
Gain on sale of investment in Sukuk	(140,898)	(96,657)
Depreciation of property and equipment	197,575	189,978
Depreciation of investment properties	57,395	64,840
Amortization of Sukuk premium / discount	(1,131)	170
Provision for employees' end-of-service benefits	29,194	42,870
Amortization of intangible assets	5,273	10,545
Impairment charge for the year, net	485,446	406,813
<b>Operating cash flow before changes in operating assets and liabilities</b>	<b>8,576,511</b>	<b>8,431,030</b>
Increase in balances with central banks	(10,038,475)	-
Increase in due from banks and financial institutions	(918,250)	-
Increase in Islamic financing and investing assets	(50,472,464)	(13,462,495)
Increase in receivables and other assets	(2,818,139)	(55,396)
(Increase) / decrease in properties held for development and sale	(109,759)	59,859
Increase in customers' deposits	71,674,458	26,455,865
Decrease in due to banks and other financial institutions	(3,888,065)	(7,112,472)
Increase in payables and other liabilities	1,775,642	1,112,656
<b>Cash generated from operations</b>	<b>13,781,459</b>	<b>15,429,047</b>
Employees' end-of-service benefits paid	(11,879)	(23,182)
Tax paid	(786,657)	(146,073)
<b>Net cash generated from operating activities</b>	<b>12,982,923</b>	<b>15,259,792</b>
<b>Investing activities</b>		
Additions in Investment in Sukuk	(20,378,723)	(21,729,952)
Proceeds from disposal / maturity of investment in Sukuk	12,115,232	7,858,978
Additions to other investments measured at fair value	(3,060)	(23,076)
Proceeds from disposal of other investments measured at fair value	41,601	120,552
Dividend received	28,174	17,134
Additions to investment properties	(45,702)	(96,345)
Proceeds from disposal of investment properties	417,856	1,109,995
Additions in investments in associates and joint ventures, net	(190,236)	(32,015)
Dividend received from investment in associates and joint ventures	9,313	152,543
Additions of property and equipment	(384,315)	(268,066)
Proceeds from sale of property and equipment	613,302	202,528
<b>Net cash used in investing activities</b>	<b>(7,776,558)</b>	<b>(12,687,724)</b>

The notes on pages 13 to 96 form an integral part of these consolidated financial statements.

# Dubai Islamic Bank P.J.S.C.

## Consolidated statement of cash flows (continued) for the year ended 31 December 2025

	2025 AED'000	2024 AED'000
<b>Financing activities</b>		
Issuance of Sukuk	3,673,000	3,673,000
Payment of Sukuk	(2,754,572)	-
Tier 1 Sukuk issuance	-	1,836,500
Tier 1 Sukuk redemption	(2,754,750)	-
Tier 1 Sukuk profit distribution	(414,360)	(404,030)
Tier 1 Sukuk issuance cost	(751)	(3,286)
Zakat paid	(581,545)	(491,370)
Dividend paid	(3,372,579)	(3,348,503)
<b>Net cash (used in) / generated from financing activities</b>	<b>(6,205,557)</b>	<b>1,262,311</b>
<b>Net (decrease) / increase in cash and cash equivalents</b>	<b>(999,192)</b>	<b>3,834,379</b>
Cash and cash equivalents at the beginning of the year	32,342,578	28,503,211
Effect of exchange rate changes on the balance of cash held in foreign currencies	(43,222)	4,988
<b>Cash and cash equivalents at the end of the year (note 42)</b>	<b>31,300,164</b>	<b>32,342,578</b>

The notes on pages 13 to 96 form an integral part of these consolidated financial statements.

# Dubai Islamic Bank P.J.S.C.

## Notes to the consolidated financial statements

for the year ended 31 December 2025

### 1. Legal status and principal activity

Dubai Islamic Bank (Public Joint Stock Company) (the “Bank”) was incorporated by an Amiri Decree issued on 29 Safar 1395 Hijri, corresponding to 12 March 1975 by His Highness, the Ruler of Dubai, to provide banking and related services based on Islamic Sharia principles. It was subsequently registered under the Commercial Companies Law number 8 of 1984 (as amended) as a Public Joint Stock Company.

The accompanying consolidated financial statements combine the activities of the Bank and its subsidiaries as disclosed in note 17 (together referred to as the “Group”).

The Bank is listed on the Dubai Financial Market (Ticker: “DIB”).

The Group is primarily engaged in corporate, retail and investment banking activities in accordance with Islamic Sharia principles under the guidance of Internal Sharia Supervision Committee (“ISSC”) and Higher Sharia Authority of Central Bank of UAE (“HSA”) and carries out its operations through its local branches and overseas subsidiaries. The principal activities of the Group entities are described in note 17 to these consolidated financial statements.

The registered head office of the Bank is at P.O. Box 1080, Dubai, United Arab Emirates.

### 2 Application of new and revised International Financial Reporting Standards (IFRSs)

#### 2.1 New and revised IFRSs applied on the consolidated financial statements

The following new and revised IFRS, which became effective for annual periods beginning on or after 1 January 2025, have been adopted in the consolidated financial statements.. The application of these revised IFRS has not had any material impact on the amounts reported for the current and prior years but may affect the accounting for future transactions or arrangements.

- Amendments to IAS 21 The Effects of Changes in Foreign Exchange Rates relating to Lack of Exchangeability.

#### 2.2 New and revised IFRSs in issue but not yet effective

The Group has not early adopted the following new and revised standards that have been issued but are not yet effective. The management is in the process of assessing the impact of the new requirements.

<b><u>New and revised IFRS</u></b>	<b><u>Effective for annual periods beginning on or after</u></b>
Amendment to IFRS 9 and IFRS 7 relating to classification and measurement of financial instruments	01 January 2026
Annual improvements to IFRS Accounting Standards	01 January 2026
IFRS 18 <i>Presentation and Disclosures in Financial Statements</i>	01 January 2027
Amendment to IFRS 10 <i>Consolidated Financial Statements</i> and IAS 28 <i>Investments in Associates and Joint Ventures</i> relating to treatment of sale or contribution of assets from investors	Effective date deferred indefinitely.

Management anticipates that these amendments will be adopted in the consolidated financial statements in the initial period when they become mandatorily effective. The impact of these standards and amendments are currently being assessed by the management.

# Dubai Islamic Bank P.J.S.C.

---

## Notes to the consolidated financial statements

for the year ended 31 December 2025

### 3 Definitions

The following terms are used in the consolidated financial statements with the meaning specified below:

#### 3.1 Murabaha

A contract whereby the Seller sells an asset to the Purchaser, on a deferred payment basis, after purchasing the asset and obtaining possession thereof and title thereto. This sale is based on a promise received from the Purchaser to buy the asset from the Seller according to specific Murabaha terms and conditions. The Murabaha sale price comprises the cost of the asset and a pre-agreed profit amount. Murabaha profit is internally accounted for on a time-apportioned basis over the period of the contract based on the outstanding Murabaha cost price. The Murabaha sale price is paid by the Purchaser to the Seller either through instalments over the period of the Murabaha contract or as a lump sum payment, as stated in the contract.

#### 3.2 Ijarah

##### 3.2.1 Ijarah Muntahiya Biltamleek

An agreement whereby the Group (the “Lessor”) leases a specific/identified asset to its customer (the “Lessee”) (after purchasing/acquiring the specified asset, either from a third party seller or from the customer itself, according to the customer’s request and based on his promise to lease), against certain rental payments for specific lease term/periods, payable on fixed and variable rental basis.

The Ijarah agreement identifies the leased asset, duration of the lease term, as well as the basis for rental calculation and the timing of rental payment. The Lessee undertakes under this agreement to renew the lease periods and pay the relevant rental payment amounts as per the agreed schedule and applicable formula throughout the lease term.

The Lessor retains the ownership of the asset throughout the lease term. At the end of the lease term, upon fulfillment of all the obligations by the Lessee under the Ijarah agreement, the Lessor will sell the leased asset to the Lessee at nominal value based on a sale undertaking given by the Lessor.

Ijarah rentals accrue upon the commencement of the lease and continues throughout the lease term based on the outstanding fixed rental (which predominantly represents the cost of the leased asset).

##### 3.2.2 Istisna’ & Forward Ijarah

Under this structure, the Bank and the customer will enter into an Istisna’ Agreement for the construction/manufacturing of a fully described asset against an agreed price which is normally paid through an agreed payment schedule corresponding with different milestones of the manufacturing/construction process.

Under the Istisna’ Agreement, the Customer is responsible for constructing/manufacturing the Istisna’ Asset and delivering it to the Bank on an agreed future date.

In parallel, the Bank (as Lessor) and the Customer (as Lessee) will enter into a Forward Lease Agreement (Ijarah Mausoofoa Fiz Zimma). Under this agreement, the Bank will lease a fully described asset to be manufactured and delivered to the Customer (Ijara Asset) on a specified future date.

The Forward Ijarah agreement sets out the full description of the leased asset, duration of the lease term, and the basis for rental calculation and the timing of rental payment.

During the construction period under Istisna, the Group pays the purchase price of the Istisna’ asset to the Seller either as a lumpsum in a single payment or through multiple payments throughout the construction period. Pursuant to Forward Lease Agreement, the Customer normally pays certain instalments on account of rental to the Bank before the asset is delivered by the Bank to the Customer. Once the Ijara Asset is delivered to the Customer, the amounts paid on account of rental will be adjusted against the additional rental element and treated as income of the Bank.

The lease rental under Forward Ijarah commences only upon the Lessee having received possession of the leased asset from the Lessor. The Lessee undertakes under the Forward Ijarah agreement to renew the lease periods and pay the relevant rental payment amounts as per the agreed schedule and applicable formula throughout the lease term.

# Dubai Islamic Bank P.J.S.C.

---

## Notes to the consolidated financial statements

for the year ended 31 December 2025

### 3 Definitions (continued)

#### 3.2.2 Istisna' & Forward Ijarah (continued)

The Lessor retains the ownership of the asset throughout the lease term. At the end of the lease term, upon fulfillment of all the obligations by the Lessee under the Forward Ijarah agreement, the Lessor will sell the leased asset to the Lessee at nominal value based on a sale undertaking given by the Lessor.

In case the Group fails to give possession of the asset under Forward Ijarah to the lessee, the Forward Ijarah will be cancelled and the Group will refund all on account rentals collected during the construction period to the lessee.

#### 3.3 Musharaka

An agreement between the Group and its customer, whereby both parties contribute towards the capital of the Musharaka (the "Musharaka Capital"). The Musharaka Capital may be contributed in cash or in kind, as valued at the time of entering into the Musharaka. The subject of the Musharaka may be a certain investment enterprise, whether existing or new, or the ownership of a certain property either permanently or according to a diminishing arrangement ending up with the acquisition by the customer of the full ownership. The profit is shared according to a pre-agreed profit distribution ratio as stipulated under the Musharaka agreement. In principle, Musharaka profit is distributed on liquidation of the Musharaka and declaration/distribution by the managing partner. However, when actual liquidation is not possible, Sharia allows constructive liquidation of the Musharaka as per the agreed schedule and distribution of profit based upon it. The loss, if any, is shared in proportion to the capital contribution ratios of the partners, provided the Group, in the absence of the managing partner's negligence, breach or default, receives satisfactory evidence that such loss was due to force majeure and that the managing partner neither was able to predict the same nor could have prevented the negative consequences of the same on the Musharaka.

#### 3.4 Mudaraba

A contract between two parties whereby one party is a fund provider (the "Rabb-ul-Maal") who would provide a certain amount of funds (the "Mudaraba Capital"), to the other party (the "Mudarib"). Mudarib would then invest the Mudaraba Capital in a specific enterprise or activity based on its experience and expertise for a specific pre-agreed share in the resultant profit, if any. The Rabb-ul-Maal is not involved in the management of the Mudaraba activity. In principle Mudaraba profit is distributed on liquidation of the Mudaraba and declaration/distribution by the Mudarib. However, when the actual liquidation is not possible, Sharia allows constructive liquidation of the Mudaraba and distribution of profit based on it. The Mudarib shall bear the loss in case of its default, negligence or violation of any of the terms and conditions of the Mudaraba contract; otherwise the loss would be borne by the Rabb-ul-Maal, provided the Rabb-ul-Maal receives satisfactory evidence that such loss was due to force majeure and that the Mudarib neither was able to predict the same nor could have prevented the negative consequences thereof on the Mudaraba. Under the Mudaraba contract the Group may act either as Mudarib or as Rabb-ul-Maal, as the case may be. The Mudarib with the consent of the Rabb-ul-Maal can commingle his own funds with the Mudaraba capital, and thus establish a common Mudaraba pool.

#### 3.5 Investment Wakala

An agreement between two parties whereby one party is a fund provider (the "Muwakkil") who provides a certain amount of money (the "Wakala Capital") to the agent (the "Wakeel"), who invests the Wakala Capital in a Sharia compliant manner and according to the feasibility study/investment plan submitted to the Muwakkil by the Wakeel. The Wakeel is entitled to a fixed fee (the "Wakala Fee") as a lump sum amount or a percentage of the Wakala Capital and the Muwakkil is entitled to the entire profit generated from the Wakala. The Wakeel may be granted any excess profit over and above a certain pre-agreed rate of return as a performance incentive. In principle, Wakala profit is distributed on liquidation of Wakala Capital and declaration/distribution by the Wakeel. However, when actual liquidation is not possible, Sharia allows constructive liquidation of the Wakala and distribution of profit based upon it. The Wakeel would bear the loss in case of its default, negligence or violation of any of the terms and conditions of the Wakala Agreement; otherwise, the loss would be borne by the Muwakkil, provided the Muwakkil receives satisfactory evidence that such loss was due to force majeure and that the Wakeel neither was able to predict the same nor could have prevented the negative consequences of the same on the Wakala. Under the Wakala agreement the Group may act either as Muwakkil or as Wakeel, as the case may be.

# Dubai Islamic Bank P.J.S.C.

---

## Notes to the consolidated financial statements

for the year ended 31 December 2025

### 3 Definitions (continued)

#### 3.6 Service Agency

Under this structure, the Bank will purchase an Asset from the owner (whether it is the Customer or a third party) through a purchase agreement. Subsequently, the Bank will appoint the customer as its service agent to carry out specific Sharia-compliant services related to managing the Asset on behalf of the Bank, in exchange for a pre-agreed fee and/or incentive. Under the service agency arrangement, the Customer will collect income generated from the Asset and transfer it to the Bank in accordance with the terms of the Service Agency Agreement. Upon maturity, the Bank will sell the Asset to the Customer, pursuant to a Purchase Undertaking issued by the Customer in favour of the Bank, at an agreed-upon exercise price.

Pursuant to the Agency Agreement, the Customer will be obliged to collect income generated from the Asset and transfer the same to the Bank on each Income Payment Date.

If the Income payable to Bank on an Income Payment Date is greater than the Expected Income Amount (as agreed between the Bank and Agent), the surplus income will be kept in a reserve for the payment of future income and will be credited to the Income Reserve Account maintained by the Agent.

The Agent will be entitled to any amount available in the Income Reserve Account on the facility end date as an incentive.

The Service Agency may be terminated pursuant to the purchase of the Asset by the Agent from the Bank either by exercise under the Purchase Undertaking or under the Sale Undertaking. The Asset Purchase Agreement provided as an addendum to the Sale Undertaking and Purchases Undertaking shall be duly executed between the Customer and DIB to conclude sale of the Asset to the Customer

#### 3.7 Salam

A Salam financing contract is a contract whereby the Group purchases a fixed quantity of a specified commodity from the customer and pays to him the full Salam price of the commodity in advance, whereas the customer delivers the quantity of the commodities in accordance with an agreed delivery schedule. The customer may appoint an agent to act on its behalf in procuring and delivering the commodities to the Group.

The Group makes profit on Salam transactions, when the Salam commodities are received from the customer and subsequently sold to a third party at profit. Salam profit is internally accounted for on a time-apportioned basis over the period of the Salam contract based on the value of the outstanding Salam commodities.

#### 3.8 Istisna'

A sale contract between two parties whereby the Sani (Seller) undertakes to construct or manufacture, for the Mustasni (Purchaser), a described asset or property (being "Al-Masnoo") according to certain pre-agreed specifications and deliver the same at a pre-agreed time against an agreed price. The work undertaken is not required to be carried out by the Seller alone and the whole or part of the construction/development or manufacturing can be undertaken by third parties but it would be the responsibility of the Seller to deliver the asset at the agreed time as per the agreed specifications.

Under an Istisna' contract the Group could be the Seller or the Purchaser. Istisna' profit (difference between the sale price of Al-Masnoo to the customer and the Group total Istisna' cost) is internally accounted for on a time-apportioned basis over the period of the contract based on the principal amount outstanding.

#### 3.9 Sukuk

Sukuk is defined as "investment certificates of equal denomination representing undivided ownership interests in a portfolio of eligible assets. Sukuk commonly refers to the Islamic alternative of bonds. Sukuk, generally, represent ownership of the underlying assets by the holder with all the rights and obligations of ownership; however, it may represent usufruct, services or receivables in some cases.

# Dubai Islamic Bank P.J.S.C.

---

## Notes to the consolidated financial statements

for the year ended 31 December 2025

### 3 Definitions (continued)

#### 3.10 Investment accounts & Relevant Asset Pools

Deposits are generated primarily under Sharia compliant Qard, Mudaraba and Wakala contracts.

Deposits taken on Qard basis are classified as 'Current accounts' and deposits generated on Mudaraba and Wakala basis are classified as 'Savings deposits' and 'Fixed deposits'. The current account depositors are not entitled to any profit nor do they bear any losses. While the product features of each product differ, there is usually no restriction on withdrawals or number of transactions in current and savings accounts. In case of fixed deposits, pre-mature withdrawals can be made as per approved terms only.

The Bank is managing separate asset pools for Mudaraba (also referred to as common pool) and Wakala deposits.

Profits realised in common pool are initially distributed between the Bank and the Mudaraba in proportion to their respective shares in the pool. The Mudaraba Profit (if any) is then distributed between the Bank, as Mudarib, and the depositors, as Rabb-ul-Maal, according to the pre-agreed profit-sharing ratio between Mudarib and Rabb-ul-Maal. All Mudaraba based deposits are fully invested (except for cash reserves margins required under the central bank regulations) in the Common Pool to produce returns for them. In case where the Bank is unable to utilise all funds; including shareholders' funds, available for investment, priority is given to the funds available in the Common Pool. Rabb-ul-Maal share of profit is distributed among depositors according to the weightages assigned at the inception of profit calculation period. In certain circumstances, the Mudarib may give away a portion of its share of profit to Rabb-ul-Maal as a gift (Hiba). The investment deposits in a pool are entitled to the profit, if any, of the assets of that pool during the profit distribution period as per the allocated weightages and/or profit sharing ratio, and if there is any loss, bear the same, in accordance with the ratio of their investments.

Fixed deposits under Wakala structure are maintained in a separate asset pool to match expected yields and maturity of Wakala deposits. In accordance with the terms of Wakala agreement, the agent / bank (wakil) is granted the excess over the expected profit as incentive.

##### 3.10.1 Asset Pools and Allocation Approach

The Bank operates general and specific pools for deposits and inter-bank funds accepted / acquired under Mudaraba and Wakala modes.

Under the general deposits pool, the Bank accepts funds on Mudaraba basis from depositors (Rabb-ul-Maal) where the Bank acts as Manager (Mudarib) and invests the funds in Sharia compliant modes of financing, investments and placements. When utilising and investing funds, the Bank prioritises the funds available in the Common Pool over the shareholders' funds after meeting the regulatory requirement relating to such deposits.

Specific pools are operated for deposits accepted on Wakala basis. The profit of each deposit pool is calculated on all the remunerative assets booked by utilising the funds from the pool after deduction of specific impact losses/recoveries expenses directly incurred in earning the income of such pool along with related fee, if any. No expense of general or administrative nature is charged to the pools. The profit of the pool is shared between shareholders and Wakala depositors on pro-rata basis at gross level (i.e. before charging of Wakeel's fee) as per the investment ratio of the equity. The profit of the pool is shared among the depositors of the pool on pre-defined mechanism based on the weightages announced before the commencement of profit calculation period after deducting Wakeel's fee. These weightages are declared by the Bank in compliance with the requirements of the Higher Sharia Authority of Central Bank of U.A.E. and Internal Shariah Supervision Committee.

The Bank has made all the investments in its subsidiaries and associates from the Mudaraba Pool which consists of the Mudaraba based deposits and Shareholders' funds. However, no asset is moved from one portfolio or pool to another without proper procedures as required under the ISSC approved policies and procedures.

##### Key features and risk & reward characteristics of all pools

The risk characteristics of each pool mainly depends on the assets and liability profile of each pool. The pools are exposed to general credit risk, asset ownership risk and profit rate risk of the underlying assets involved, along with the risk that is associated with mode of finance(s) applied / used under the transaction structure(s). The Bank is well equipped to identify and properly mitigate such risks.

The allocation (of income and expenses to different pools) is based on pre-defined mechanism and accounting principles / standards. There have been no changes in any asset allocation strategies to pools during the year.



# Dubai Islamic Bank P.J.S.C.

---

## Notes to the consolidated financial statements

for the year ended 31 December 2025

### 4 Basis of preparation

#### 4.1 Statement of compliance

The consolidated financial statements have been prepared in accordance with IFRS Accounting Standards as issued by International Accounting Standards Board (IASB) and in compliance with applicable requirements of the laws of the U.A.E., including the UAE Federal Law No. 32 of 2021 as amended and the Federal Decree Law No. (6) of 2025.

#### 4.2 Basis of measurement

The consolidated financial statements have been prepared on the historical cost basis except for certain financial instruments that are measured at fair values as explained in the accounting policies below.

#### 4.3 Functional and reporting currency

The consolidated financial statements are presented in United Arab Emirates Dirham (AED) which is the functional and presentation currency of the Bank. All values are rounded to the nearest thousand Dirhams, except when otherwise indicated.

### 5 Material accounting policies

#### 5.1 Basis of consolidation

##### 5.1.1 Business combinations

Business combinations are accounted for using the acquisition method as at the acquisition date i.e., when control is transferred to the Group. The consideration transferred in the acquisition is generally measured at fair value, as are the identifiable net assets acquired. Any goodwill that arises is tested annually for impairment. Any gain on a bargain purchase is recognised in profit or loss immediately. Transaction costs are expensed as incurred, except if they are related to the issue of Islamic financing or equity instruments.

The consideration transferred does not include amounts related to the settlement of pre-existing relationships. Such amounts are generally recognised in profit or loss.

Any contingent consideration payable is measured at fair value at the acquisition date. If the contingent consideration is classified as equity, then it is not remeasured and settlement is accounted for within equity. Otherwise, subsequent changes in the fair value of the contingent consideration are recognised in profit or loss.

##### 5.1.2 Subsidiary

These consolidated financial statements incorporate the financial statements of the Group and entities controlled by the Group. Control is achieved when the Group has:

- power over the investee;
- exposure, or has rights, to variable returns from its involvement with the investee; and
- the ability to use its power over the investee to affect its returns.

The Group reassesses whether or not it controls an investee if facts and circumstances indicate that there are changes to one or more of the three elements of control listed above.

# Dubai Islamic Bank P.J.S.C.

---

## Notes to the consolidated financial statements

for the year ended 31 December 2025

### 5 Material accounting policies (continued)

#### 5.1 Basis of consolidation (continued)

##### 5.1.2 Subsidiary (continued)

When the Group has less than a majority of the voting rights of an investee, it has power over the investee when the voting rights are sufficient to give it the practical ability to direct the relevant activities of the investee unilaterally. The Group considers all relevant facts and circumstances in assessing whether or not the Group voting rights in an investee are sufficient to give it power, including:

- the size of the Group holding of voting rights relative to the size and dispersion of holdings of the other vote holders;
- potential voting rights held by the Group, other vote holders and other parties;
- rights arising from other contractual arrangements; and
- any additional facts and circumstances that indicate that the Group has, or does not have, the current ability to direct the relevant activities at the time that decisions need to be made, including voting patterns and previous shareholders' meetings.

Consolidation of a subsidiary begins when the Group obtains control over the subsidiary and ceases when the Group loses control of the subsidiary. Specifically, income and expenses of a subsidiary acquired or disposed of during the year are included in the consolidated statement of profit or loss from the date the Group gains control until the date when the Group ceases to control the subsidiary. Profit or loss and each component of other comprehensive income are attributable to the owners of the Group and to the non-controlling interests.

Total comprehensive income of the subsidiaries is attributable to the owners of the group and to the non-controlling interest even if this results in the non-controlling interests having a deficit balance.

When necessary, adjustments are made to the financial statements of subsidiaries to bring their accounting policies in line with the Group accounting policies.

All intragroup assets, liabilities, equity, income, expenses and cash flows relating to transactions between entities of the Group are eliminated in full on consolidation.

Changes in the Group ownership interests in subsidiaries that do not result in the Group losing control over the subsidiaries are accounted for as equity transactions. The carrying amounts of the Group interests and the non-controlling interests are adjusted to reflect the changes in their relative interests in the subsidiaries. Any difference between the amount by which the non-controlling interests are adjusted and the fair value of the consideration paid/payable or received/receivable is recognised directly in equity and attributed to owners of the Group.

##### 5.1.3 Foreign currencies

In preparing the consolidated financial statements, each individual Group entity's transactions in currencies other than the entity's functional currency (foreign currencies) are recognised at the rates of exchange prevailing at the dates of the transactions. At the end of each reporting period, monetary items denominated in foreign currencies are retranslated at the rates prevailing at that date. Non-monetary items carried at fair value that are denominated in foreign currencies are retranslated at the rates prevailing at the date when the fair value was determined. Non-monetary items that are measured in terms of historical cost in a foreign currency are not retranslated.

Exchange differences on monetary items are recognised in the consolidated statement of profit or loss in the period in which they arise except for:

- exchange differences on transactions entered into in order to hedge certain foreign currency risks; and
- exchange differences on monetary items receivable from or payable to a foreign operation for which settlement is neither planned nor likely to occur (therefore forming part of the net investment in the foreign operation), which are recognised initially in other comprehensive income and reclassified from equity to the consolidated statement of profit or loss on settlement of the monetary items.

# Dubai Islamic Bank P.J.S.C.

---

## Notes to the consolidated financial statements

for the year ended 31 December 2025

### 5 Material accounting policies (continued)

#### 5.1 Basis of consolidation (continued)

##### 5.1.3 Foreign currencies (continued)

For the purposes of presenting consolidated financial statements, the assets and liabilities of the Group foreign operations are translated into United Arab Emirates Dirham, which is the Group presentation currency, using exchange rates prevailing at the end of each reporting period. Income and expense items are translated at the average exchange rates for the period. Exchange differences arising, if any, are recognised in other comprehensive income and accumulated in equity (attributed to non-controlling interests as appropriate).

On the disposal of a foreign operation, all of the exchange differences accumulated in equity in respect of that operation attributable to the owners of the Group is reclassified to the consolidated statement of profit or loss.

In addition, in relation to a partial disposal of a subsidiary that does not result in the Group losing control over the subsidiary, the proportionate share of accumulated exchange differences are re-attributed to non-controlling interests and are not recognised in the consolidated statement of profit or loss. For all other partial disposals (i.e. partial disposals of associates or joint ventures that do not result in the Group losing significant influence or joint control), the proportionate share of the accumulated exchange differences is reclassified to the consolidated statement of profit or loss.

Fair value adjustments on identifiable assets and liabilities acquired arising on the acquisition of a foreign operation are treated as assets and liabilities of the foreign operation and translated at the rate of exchange prevailing at the end of each reporting period. Exchange differences arising are recognised in equity.

##### 5.1.4 Loss of control

When the Group loses control of a subsidiary, a gain or loss is recognised in the consolidated statement of profit or loss and is calculated as the difference between (i) the aggregate of the fair value of the consideration received and the fair value of any retained interest, and (ii) the previous carrying amount of the assets (including goodwill) and liabilities of the subsidiary, and any non-controlling interests. All amounts previously recognised in other comprehensive income in relation to that subsidiary are accounted for as if the Group had directly disposed of the related assets or liabilities of the subsidiary (i.e. reclassified to profit or loss or transferred to another category of equity).

The fair value of any investment retained in the former subsidiary at the date when control is lost is regarded as the fair value on initial recognition for subsequent accounting under IFRS 9, when applicable, the cost on initial recognition of an investment in an associate or a joint venture.

##### 5.1.5 Special purpose vehicles (“SPVs”)

Special purpose vehicles are entities that are created to accomplish a narrow and well-defined objective such as the securitisation of assets, or the execution of a specific Islamic financing transaction. An SPV is consolidated if, based on an evaluation of the substance of its relationship with the Group and the SPV’s risk and rewards, the Group concludes that it controls the SPV.

##### 5.1.6 Fiduciary activities

The Group acts as trustee/manager and in other capacities that result in holding or placing of assets in a fiduciary capacity on behalf of trusts or other institutions. Such assets and income arising thereon are not included in the Group consolidated financial statements as they are not assets of the Group.

# Dubai Islamic Bank P.J.S.C.

---

## Notes to the consolidated financial statements

for the year ended 31 December 2025

### 5 Material accounting policies (continued)

#### 5.2 Financial instruments

##### 5.2.1 Initial recognition

Financial assets and liabilities are recognised when a Group entity becomes a party to the contractual provisions of the instrument.

##### 5.2.2 Initial measurement

Financial assets and liabilities are initially measured at fair value. Transaction costs that are directly attributable to the acquisition or issue of financial assets and liabilities (other than financial assets and financial liabilities at fair value through profit or loss) are added to or deducted from the fair value of the financial assets or financial liabilities, as appropriate, on initial recognition. Transaction costs directly attributable to the acquisition of financial assets or financial liabilities at fair value through profit or loss are recognised immediately in the consolidated statement of profit or loss.

#### 5.3 Financial assets

All regular way purchases or sales of financial assets are recognised and derecognised on a trade date basis. Regular way purchases or sales are purchases or sales of financial assets that require delivery of assets within the time frame established by regulation or convention in the marketplace subject to the Sharia guidance provided in this regard.

All recognised financial assets are subsequently measured in their entirety at either amortised cost or fair value, depending on the classification of the financial assets.

##### 5.3.1 Classification of financial assets

Balances with central banks, due from banks and financial institutions, Islamic financing and investing assets, investments in Sukuk and certain items in receivables and other assets that meet the following conditions are subsequently measured at amortised cost:

- the asset is held within a business model whose objective is to hold assets in order to collect contractual cash flows; and
- the contractual terms of the instrument give rise on specified dates to cash flows that are solely payments of principal and profit on the principal amount outstanding.

All other financial assets are subsequently measured at fair value.

##### 5.3.2 Business model assessment

The Group makes an assessment of the objective of a business model in which an asset is held at a portfolio level because this best reflects the way the business is managed and information is provided to management. The information considered includes:

- how the performance of the portfolio is evaluated and reported to the Bank's management;
- the risks that affect the performance of the business model (and the financial assets held within that business model) and how those risks are managed;
- how managers of the business are compensated - e.g. whether compensation is based on the fair value of the assets managed or the contractual cash flows collected; and
- The expected frequency, value and timing of sales are also important aspects of the Bank's assessment.

The business model assessment is based on reasonably expected scenarios without taking 'worst case' or 'stress case' scenarios into account. If cash flows after initial recognition are realized in a way that is different from the Bank's original expectations, the Bank does not change the classification of the remaining financial assets held in that business model, but incorporates such information when assessing newly originated or newly purchases financial assets going forward.

Financial assets that are held for sale or managed and whose performance is evaluated on a fair value basis are measured at FVTPL because they are neither held to collect contractual cash flows nor held both to collect contractual cash flows and to sell financial assets.

# Dubai Islamic Bank P.J.S.C.

---

## Notes to the consolidated financial statements

for the year ended 31 December 2025

### 5 Material accounting policies (continued)

#### 5.3 Financial assets (continued)

##### 5.3.3 Cash flow characteristics assessment

The contractual cash flow characteristics assessment involves assessing the contractual features of an instrument to determine if they give rise to cash flows that are consistent with a basic financing arrangement. Contractual cash flows are consistent with a basic financing arrangement if they represent cash flows that are solely payments of principal and profit on the principal amount outstanding.

For the purposes of this assessment, 'principal' is defined as the fair value of the financial asset on initial recognition. 'Profit' is defined as any excess to the principal generated from the business for the credit risk associated with the principal amount outstanding during a particular period of time and for other basic financing risks and costs (e.g. liquidity risk and administrative costs), as well as profit rate margin.

In assessing whether the contractual cash flows are solely payments of principal and profit, the Bank considers the contractual terms of the instrument. This includes assessing whether the financial asset contains a contractual term that could change the timing or amount of contractual cash flows such that it would not meet this condition.

##### 5.3.4 Amortised cost and effective profit rate method

The effective profit rate method is a method of calculating the amortised cost of those financial instruments measured at amortised cost and of allocating income over the relevant period. The effective profit rate is the rate that is used to calculate the present value of the estimated future cash receipts (including all fees and points paid or received that form an integral part of the effective profit rate, transaction costs and other premiums or discounts) through the expected life of the financing and investing instruments, or, where appropriate, a shorter period, to arrive at the net carrying amount on initial recognition.

Income is recognised in the consolidated statement of profit or loss on an effective profit rate basis for financing and investing instruments measured subsequently at amortised cost.

##### 5.3.5 Financial assets at fair value through other comprehensive income (FVTOCI)

On initial recognition, the Group can make an irrevocable election (on an instrument-by-instrument basis) to designate investments in Sharia compliant equity instruments as at FVTOCI. Designation at FVTOCI is not permitted if the equity investment is held for trading.

A financial asset is held for trading if:

- it has been acquired principally for the purpose of selling it in the near term; or
- on initial recognition it is part of a portfolio of identified financial instruments that the Group manages together and has evidence of a recent actual pattern of short-term profit-taking; or
- it is a Sharia-compliant derivative that is not designated and effective as an Islamic hedging instrument.

FVTOCI assets are initially measured at fair value plus transaction costs. Subsequently, they are measured at fair value with gains and losses arising from changes in fair value recognised in other comprehensive income. The cumulative gain or loss will not be reclassified to profit or loss on disposals.

# Dubai Islamic Bank P.J.S.C.

---

## Notes to the consolidated financial statements

for the year ended 31 December 2025

### 5 Material accounting policies (continued)

#### 5.3 Financial assets (continued)

##### 5.3.6 Debt instruments at fair value through other comprehensive income (FVTOCI)

Debt instruments are measured at FVTOCI when both of the following conditions are met:

- The instrument is held within a business model, the objective of which is achieved by both collecting contractual cash flows and selling financial assets; and
- The contractual terms of the financial asset meet the SPPI test.

FVTOCI debt instruments are subsequently measured at fair value with gains and losses arising due to changes in fair value recognised in OCI. Profit income and foreign exchange gains and losses are recognised in profit or loss. On derecognition, cumulative gains or losses previously recognised in OCI are reclassified from OCI to profit or loss.

##### 5.3.7 Financial assets at fair value through profit or loss (FVTPL)

Investments in Sharia compliant equity instruments are classified as at FVTPL, unless the Group designates an investment at fair value through other comprehensive income (FVTOCI) on initial recognition.

Financial assets (other than equity instruments) that do not meet the amortised cost criteria are measured at FVTPL. In addition, financial assets (other than equity instruments) that meet the amortised cost criteria but are designated as at FVTPL are measured at FVTPL. Financial assets (other than equity instruments) may be designated as at FVTPL upon initial recognition if such designation eliminates or significantly reduces a measurement or recognition inconsistency that would arise from measuring assets or liabilities or recognising the gains and losses on them on different bases.

The Group has not designated any financial assets at FVTPL.

Financial assets are reclassified from amortised cost to FVTPL when the business model is changed such that the amortised cost criteria are no longer met. Reclassification of financial assets (other than equity instruments) that are designated as at FVTPL on initial recognition is not allowed.

Financial assets at FVTPL are measured at fair value at the end of each reporting period, with any gains or losses arising on remeasurement recognised in the consolidated statement of profit/loss. The net gain or loss recognised in the consolidated statement of profit or loss is included in the 'gain from other investments at fair value' line item in the consolidated statement of profit or loss. Fair value is determined in the manner described in note 46.2.1 to these consolidated financial statements.

##### 5.3.8 Foreign exchange gains and losses

The fair value of financial assets denominated in a foreign currency is determined in that foreign currency and translated at the spot rate at the end of each reporting period. The foreign exchange component forms part of its fair value gain or loss. Accordingly:

- for financial assets that are classified as at FVTPL, the foreign exchange component is recognised in consolidated statement of profit or loss; and
- for financial assets that designated as at FVTOCI, any foreign exchange component is recognised in other comprehensive income.

For foreign currency denominated financial instruments measured at amortised cost at the end of each reporting period, the foreign exchange gains and losses are determined based on the amortised cost of the financial assets and are recognised in the consolidated statement of profit or loss.

# Dubai Islamic Bank P.J.S.C.

---

## Notes to the consolidated financial statements

for the year ended 31 December 2025

### 5 Material accounting policies (continued)

#### 5.3 Financial assets (continued)

##### 5.3.9 Impairment of financial assets

Financial assets that are measured at amortised cost are assessed for impairment at each reporting date.

The Bank applies a three-stage approach to measure allowance for credit losses, using an expected credit loss approach as required under IFRS 9, for the following categories of financial instruments:

- Islamic financing and investing assets and investment in Sukuk;
- Off-balance sheet instruments issued;
- Financial guarantee contracts issued;
- Due from banks and financial institutions;
- Balances with Central Banks; and
- Other financial assets

Financial assets migrate through three stages based on the change in credit risk since initial recognition.

No impairment loss is recognised on equity investments.

#### Expected credit loss impairment model

The Expected Credit Loss (ECL) model contains a three-stage approach which is based on the change in credit quality of financial assets since initial recognition. Expected credit losses reflect the present value of all cash shortfalls related to default events either (i) over the following twelve months or (ii) over the expected life of a financial instrument depending on credit deterioration from inception.

- Under Stage 1, where there has not been a significant increase in credit risk since initial recognition, an amount equal to 12 months ECL will be recorded. The 12 months ECL is calculated as the portion of life time ECL that represents the ECL that result from default events on a financial instrument that are possible within the 12 months after the reporting date. The Bank calculates the 12 months ECL allowance based on the expectation of a default occurring in the 12 months following the reporting date. These expected 12 month default probabilities are applied to a forecast EAD and multiplied by the expected LGD and discounted by an approximation to the original effective profit rate.
- Under Stage 2, where there has been a significant increase in credit risk since initial recognition but the financial instruments are not considered credit impaired, an amount equal to the default probability weighted lifetime ECL will be recorded. The PD and LGD are estimated over the lifetime of the instrument and the expected cash shortfalls are discounted by an approximation to the original effective profit rate.
- Under the Stage 3, where there is objective evidence of impairment at the reporting date these financial instruments will be classified as credit impaired and an amount equal to the lifetime ECL will be recorded for the financial assets, with the PD set at 100%.

When estimating ECL for undrawn commitments, the Bank estimates the expected portion of the commitment that will be drawn down over its expected life. The ECL is then based on the present value of the expected shortfalls in cash flows if the financing is drawn down. The expected cash shortfalls are discounted at an approximation to the expected effective profit rate on the financing.

The Bank's liability under each guarantee is measured at the higher of the amount initially recognised less cumulative amortisation recognised in the income statement, and the ECL provision. For this purpose, the Bank estimates ECLs based on the present value of the expected payments to reimburse the holder for a credit loss that it incurs. The shortfalls are discounted by the risk-adjusted rate relevant to the exposure.

The ECL model is forward looking and requires the use of reasonable and supportable forecasts of future economic conditions in the determination of significant increases in credit risk and measurement of ECL.



# Dubai Islamic Bank P.J.S.C.

---

## Notes to the consolidated financial statements

for the year ended 31 December 2025

### 5 Material accounting policies (continued)

#### 5.3 Financial assets (continued)

##### 5.3.9 Impairment of financial assets (continued)

#### Measurement of ECL

The Bank calculates ECLs based on probability-weighted scenarios to measure the expected cash shortfalls, discounted at an approximation to the effective profit rate. A cash shortfall is the difference between the cash flows that are due to the Bank in accordance with the contract and the cash flows that the Bank expects to receive. IFRS 9 considers the calculation of ECL by multiplying the Probability of default (PD), Loss Given Default (LGD) and Exposure at Default (EAD). The Bank has developed methodologies and models taking into account the relative size, quality and complexity of the portfolios.

These parameters are generally derived from internally developed statistical models and other historical data and are adjusted to reflect forward-looking information.

Details of these statistical parameters/inputs are as follows:

- The probability of default (PD) is an estimate of the likelihood of default over a given time horizon;
- The exposure at default (EAD) is an estimate of the exposure at a future default date, taking into account expected changes in the exposure after the reporting date; and

The loss given default (LGD) is an estimate of the loss arising in the case where a default occurs at a given time. It is based on the difference between the contractual cash flows due and those that the Bank would expect to receive (and expected cash flows generally in case of stage 3 accounts), including from the realization of any collateral. It is usually expressed as a percentage of the EAD.

#### Macroeconomic factors, forward looking information and multiple scenarios

IFRS 9 requires an unbiased and probability weighted estimate of credit losses by evaluating a range of possible outcomes that incorporates forecasts of future economic conditions.

When estimating the ECLs, the Bank considers three scenarios (a base case, an upside and a downside) with a weightage of 40%, 30% and 30% respectively. Each of these is associated with different PDs. When relevant, the assessment of multiple scenarios also incorporates how defaulted financing are expected to be recovered, including the probability that the financing will cure and the value of collateral or the amount that might be received for selling the asset.

In its ECL models, the Bank relies on a broad range of forward looking information as economic inputs, such as:

- Real Government consumption
- Real imports of goods and services
- House price index
- Residential properties – Abu Dhabi and Dubai
- Consumer price index
- Real gross domestic product
- General Government finance expenditure
- National Accounts: Real export of goods and services

Macroeconomic factors and forward looking information are required to be incorporated into the measurement of ECL as well as the determination of whether there has been a significant increase in credit risk since origination. Measurement of ECLs at each reporting period should reflect reasonable and supportable information at the reporting date about past events, current conditions and forecasts of future economic conditions. The inputs and models used for calculating ECLs may not always capture all characteristics of the market at the date of the consolidated financial statements. To reflect this, qualitative adjustments or overlays are occasionally made as temporary adjustments when such differences are significantly material.

# Dubai Islamic Bank P.J.S.C.

---

## Notes to the consolidated financial statements

for the year ended 31 December 2025

### 5 Material accounting policies (continued)

#### 5.3 Financial assets (continued)

##### 5.3.9 Impairment of financial assets (continued)

###### Assessment of significant increase in credit risk

The assessment of a significant increase in credit risk is done on a relative basis. To assess whether the credit risk on a financial asset has increased significantly since origination, the Bank compares the risk of default occurring over the expected life of the financial assets at the reporting date to the corresponding risk of default at origination, using key risk indicators that are used in the Bank's existing risk rating and risk management processes. At each reporting date, the assessment of a change in credit risk is assessed individually for both corporate and retail exposures.

The group of assets are moved from stage 1 to stage 2 if:

- the probability of default or credit risk rating change beyond the Bank's established threshold related to the initial recognition (4-notch downgrade from origination rating for investment grade customers and 3-notch downgrade from origination rating for non-investment grade customers and 2-notch downgrade from origination rating for watchlist);
- an instrument is past due beyond 30 days;
- Financial assets that have been modified or restructured due to credit distress and breach of material financial covenants by corporate customers; and
- Additional regulatory and prudential requirements for unlikeliness to pay (number of deferrals, early warning alerts etc).

The instruments moved to stage 2 from stage 1 remain in the stage until they perform for a sustained period as per the Bank's policy.

Movement from stage 2 to stage 3 are based on whether the financial assets are credit impaired at the reporting date.

###### Experienced credit judgement

The Bank's ECL allowance methodology requires the use of experienced credit judgement to incorporate the estimated impact of factors not captured in the modelled ECL results, in all reporting periods.

When measuring ECL, the Bank considers the maximum contractual period over which the Bank is exposed to credit risk. All contractual terms are considered when determining the expected life, including prepayment options and extension and rollover options.

Default definition followed by the Bank for impairment assessment remains in line with the guidelines of IFRS 9, without any recourse to the assumptions, and consistent with regulatory requirements.

###### Expected life

When measuring expected credit loss, the Bank considers the maximum contractual period over which the Bank is exposed to credit risk. All contractual terms are considered when determining the expected life, including prepayment, and extension and rollover options.

# Dubai Islamic Bank P.J.S.C.

---

## Notes to the consolidated financial statements

for the year ended 31 December 2025

### 5 Material accounting policies (continued)

#### 5.3 Financial assets (continued)

##### 5.3.9 Impairment of financial assets (continued)

###### Definition of default

The Bank considers a financial asset to be in default when:

- it is established that due to financial or non-financial reasons the customer is unlikely to pay its credit obligations to the Bank in full without recourse by the Bank to actions such as realising security (if any is held); or
- the customer is past due 90 days or more on any material credit obligation to the Bank.

In assessing whether a customer is in default, the Bank considers indicators that are:

- (i) qualitative - e.g. material breaches of covenant;
- (ii) quantitative - e.g. overdue status and non-payment on another obligation of the same customer / customer group to the banks; and
- (iii) based on data developed internally and obtained from external sources.

Inputs into the assessment of whether a financing exposure is in default and their significance may vary over time to reflect changes in circumstances. Indicators of unlikeliness to pay may include, but are not limited to, sector crisis, repeated restructuring, significant deterioration in operating assets and very high likelihood of bankruptcy.

###### Renegotiated financing facilities

The Bank sometimes makes concessions or modifications to the original terms of financing as a response to the customer's financial difficulties, rather than taking possession or to otherwise enforce collection of collateral. The Bank considers a financing forborne when such concessions or modifications are provided as a result of the customer's present or expected financial difficulties and the Bank would not have agreed to them if the customer had been financially healthy. Indicators of financial difficulties include defaults on covenants or that a customer may not be in a position to honour contractual commitments. Forbearance may involve extending the payment arrangements and the agreement of new financing conditions. Once the terms have been renegotiated, any impairment is measured using the original effective profit rate as calculated before the modification of terms. It is the Bank's policy to monitor forborne financing to help ensure that future payments continue to be likely to occur. Classification between Stage 2 and Stage 3 are determined based on IFRS 9 staging criteria. If these procedures identify a loss in relation to a financing, it is disclosed and managed as an impaired Stage 3 forborne asset until it is collected or written off.

When the financing has been renegotiated or modified but not derecognised, the Bank also reassesses whether there has been a significant increase in credit risk. The Bank also considers whether the assets should be classified as Stage 3. Once an asset has been classified as forborne, it will remain forborne for a minimum 12-month probation period. In order for the financing to be reclassified out of the forborne category, the customer has to meet all of the following criteria:

- All of its facilities have to be considered performing;
- The probation period of one year has passed from the date the forborne contract was considered performing; and
- Regular payments of more than an insignificant amount of principal or profit have been made during the probation period.

###### Write-off

Islamic financing and investing assets are normally written off, either partially or in full, when there is no realistic prospect of recovery of the principal amount and the Group has exhausted all legal and remedial efforts to recover from the customers.

# Dubai Islamic Bank P.J.S.C.

---

## Notes to the consolidated financial statements

for the year ended 31 December 2025

### 5 Material accounting policies (continued)

#### 5.3 Financial assets (continued)

##### 5.3.9 Impairment of financial assets (continued)

###### Acquired financing

All acquired financing is initially measured at fair value on the date of acquisition. As a result no allowance for expected credit losses is recorded in the consolidated statement of financial position on the date of acquisition. Acquired financing may fit into either of the two categories: performing financing or Purchased or Originated Credit Impaired (POCI) financing.

Purchased performing financing follow the same accounting as originated performing financing and are reflected in Stage 1 on the date of the acquisition. They will be subject to a 12 month ECL which is recorded as a provision for expected credit losses in the consolidated statement of profit or loss when the carrying value of these assets exceed the nominal values of acquired exposure. The fair value adjustment set up for these financing on the date of acquisition is amortized into profit income over the life of these financing.

POCI financing are separately presented and are always subject to lifetime allowance for credit losses. Any changes in the expected cash flows since the date of acquisition are recorded as a charge / recovery in the provision for credit losses in the consolidated statement of profit or loss at the end of all reporting periods subsequent to the date of acquisition.

##### 5.3.10 Derecognition of financial assets

The Group derecognises a financial asset only when the contractual rights to the cash flows from the asset expire, or when it transfers the financial asset and substantially all the risks and rewards of ownership of the asset to another entity. If the Group neither transfers nor retains substantially all the risks and rewards of ownership and continues to control the transferred asset, the Group recognises its retained interest in the asset and an associated liability for amounts it may have to pay. If the Group retains substantially all the risks and rewards of ownership of a transferred financial asset, the Group continues to recognise the financial asset and also recognises a collateralised Islamic financing for the proceeds received.

On derecognition of a financial asset measured at amortised cost, the difference between the asset's carrying amount and the sum of the consideration received and receivable is recognised in the consolidated statement of profit or loss.

On derecognition of a financial asset that is investment in equity instrument and is classified as FVTOCI, the cumulative gain or loss previously accumulated in the investments revaluation reserve in equity is not reclassified to the consolidated statement of profit or loss, but is transferred to retained earnings within equity.

##### 5.3.11 Financial guarantees, letters of credit and undrawn financing commitments

A financial guarantee is an undertaking/commitment that requires the issuer to make specified payments to reimburse the holder for a loss it incurs because a specified party fails to meet its obligation when due in accordance with the contractual terms. The Bank issues financial guarantees, letters of credit and financing commitments in the normal course of business. Financial guarantees are initially recognised in the consolidated financial statements at fair value, being the charges received. Subsequent to initial recognition, the Bank's liability under each guarantee is measured at the higher of the amount initially recognised less cumulative amortisation recognised in the income statement and an ECL provision.

Undrawn financing commitments and letters of credits are commitments under which, over the duration of the commitment, the Bank is required to provide a financing with pre-specified terms to the customer. These contracts are in the scope of the ECL requirements.

#### 5.4 Offsetting

Financial assets and liabilities are offset and reported net in the consolidated financial position only when there is a legally enforceable right to set off the recognised amounts and when the Group intends to settle either on a net basis, or to realise the asset and settle the liability simultaneously.

Income and expenses are presented on a net basis only when permitted by the accounting standards, or for gains and losses arising from a group of similar transactions such as in the Group trading activity.

# Dubai Islamic Bank P.J.S.C.

---

## Notes to the consolidated financial statements

for the year ended 31 December 2025

### 5 Material accounting policies (continued)

#### 5.4 Offsetting (continued)

The Group is party to a number of arrangements, including master netting agreements, that give it the right to offset financial assets and financial liabilities but where it does not intend to settle the amounts net or simultaneously and therefore the assets and liabilities concerned are presented on a gross basis.

#### 5.5 Classification of financial liabilities and equity instruments

Liability and equity instruments issued by the Group are classified as either financial liabilities or as equity in accordance with the substance of the contractual arrangement and the definitions of a financial liability and an equity instrument.

#### 5.6 Equity instruments

An equity instrument is any contract that evidences a residual interest in the assets of an entity after deducting all of its liabilities. Equity instruments issued by the Group are recognised at the proceeds received, net of direct issue costs.

Own equity instruments of the Bank which are acquired by it or by any of its subsidiaries (treasury shares) are recognised and deducted directly in equity. No gain or loss is recognised in the consolidated statement of profit or loss on the purchase, sale, issue or cancellation of the Bank's own equity instruments.

Tier 1 Sukuk are perpetual Mudaraba Sukuk which are not redeemable by Sukuk-holders and bear an entitlement to profit distributions that is non-cumulative and at the discretion of the Board of Directors. Accordingly, Tier 1 Sukuk are presented as a component of equity instruments issued by the Group in equity.

Dividends on ordinary shares and profit distribution to Tier 1 Sukuk are recognised as a liability and deducted from equity when they are approved by the Group shareholders and Board of Directors, respectively. Dividends for the year that are approved after the reporting date are disclosed as an unadjusted event after the reporting date.

#### 5.7 Financial liabilities

All financial liabilities are subsequently measured at amortised cost using the effective profit rate method or at FVTPL.

However, financial liabilities that arise when a transfer of a financial asset does not qualify for derecognition or when the continuing involvement approach applies, financial guarantees issued by the Group, and commitments issued by the Group to provide a facility at below-market profit rate are measured in accordance with the specific accounting policies set out below.

##### 5.7.1 Financial liabilities subsequently measured at amortised cost

Financial liabilities that are not held-for-trading and are not designated as at FVTPL are measured at amortised cost at the end of subsequent accounting periods. The carrying amounts of financial liabilities that are subsequently measured at amortised cost are determined based on the effective profit rate method.

The effective profit rate method is a method of calculating the amortised cost of a financial liability and of allocating customers' share of profit over the relevant period. The effective profit rate is the rate that is used to calculate the present value of estimated future cash payments (including all fees and points paid or received that form an integral part of the effective profit rate, transaction costs through the expected life of the financial liability, or (where appropriate) a shorter period, to arrive at the net carrying amount on initial recognition.

Financial liabilities measured at amortised cost include due to banks and financial institutions, customers' deposits (Al Qard Al Hassan, Mudaraba and Wakala Deposits), Sukuk instruments, certain payables and other liabilities.

Customer deposits or funds are invested in well-defined and managed asset pools to meet and match risk and rewards associated with varied nature of investment deposits under the guidance of the relevant investment and credit committees and in line with the decisions and guidance of Internal Sharia Supervision Committee of the Bank ("ISSC"). All associated returns and costs are grouped according to asset pools to provide distribution of returns and profits to depositors and investment accountholders.

# Dubai Islamic Bank P.J.S.C.

---

## Notes to the consolidated financial statements

for the year ended 31 December 2025

### 5 Material accounting policies (continued)

#### 5.7 Financial liabilities (continued)

##### 5.7.2 Foreign exchange gains and losses

For financial liabilities that are denominated in a foreign currency and are measured at amortised cost at the end of each reporting period, the foreign exchange gains and losses are determined based on the amortised cost of the instruments and are recognised in the consolidated statement of profit or loss.

The fair value of financial liabilities denominated in a foreign currency is determined in that foreign currency and translated at the spot rate at the end of the reporting period.

##### 5.7.3 De-recognition of financial liabilities

The Group derecognises financial liabilities when, and only when, the Group obligations are discharged, cancelled or they expire. The difference between the carrying amount of the financial liability derecognised and the consideration paid and payable, if any, including any non-cash assets transferred or liabilities assumed, is recognised in consolidated statement of profit or loss.

#### 5.8 Sharia-compliant derivative financial instruments

A derivative is a financial instrument whose value changes in response to an underlying variable, that requires little or no initial investment and that is settled at a future date. The Group enters into a variety of Sharia-compliant derivative financial instruments to manage the exposure to profit and foreign exchange rate risks, including unilateral promise to buy/sell currencies and Sharia-compliant profit rate swap.

Sharia-compliant derivative financial instruments are initially measured at cost, being the fair value at contract date, and are subsequently re-measured at fair value. All Sharia-compliant derivatives are carried at their fair values as assets where the fair values are positive and as liabilities where the fair values are negative. Sharia-compliant derivative assets and liabilities arising from different transactions are only offset if the transactions are with the same counterparty, a legal right to setoff exists, and the parties intend to settle the cash flows on a net basis.

Sharia-compliant derivative fair values are determined from quoted prices in active markets where available. Where there is no active market for an instrument, fair value is derived from prices for the Sharia-compliant derivative's components using appropriate pricing or valuation models.

The method of recognising fair value gains and losses depends on whether Sharia-compliant derivatives are held for trading or are designated as hedging instruments, and if the latter, the nature of the risks being hedged. All gains and losses from changes in the fair value of Sharia-compliant derivatives held for trading are recognised in consolidated statement of profit or loss.

#### 5.9 Unilateral promises to buy/sell currencies (the "Promises")

The Promises are stated at fair value. The fair value of a Promise is the equivalent of the unrealised gain or loss from marking to market the Promise using prevailing market rates. Promises with positive market value (unrealised gain) are included in other assets and Promises with negative market value (unrealised losses) are included in other liabilities in the consolidated statement of financial position.

#### 5.10 Cash and cash equivalents

Cash and cash equivalents include cash on hand, balances held with Central Banks, deposits and balances due from banks with original maturities of less than three months from the date of acquisition and are used by the Group in the management of its short-term commitments. Cash and cash equivalents are carried at amortised cost in the consolidated statement of financial position.

# Dubai Islamic Bank P.J.S.C.

---

## Notes to the consolidated financial statements

for the year ended 31 December 2025

### 5 Material accounting policies (continued)

#### 5.11 Investments in associates and joint ventures

An associate is an entity over which the Group has significant influence. Significant influence is the power to participate in the financial and operating policy decisions of the investee but is not control or joint control over those policies.

A joint venture is a joint arrangement whereby the parties that have joint control of the arrangement have rights to the net assets of the joint arrangement. Joint control is the contractually agreed sharing of control of an arrangement, which exists only when decisions about the relevant activities require unanimous consent of the parties sharing control.

On acquisition of the investment in an associate or a joint venture, any excess of the cost of acquisition over the Group share of the net fair value of the identifiable assets, liabilities and contingent liabilities of associates and joint ventures recognised at the date of acquisition is recognised as goodwill, which is included within the carrying amount of the investment. Any excess of the Group share of the net fair value of the identifiable assets, liabilities and contingent liabilities over the cost of acquisition, after reassessment, is recognised immediately in the consolidated statement of profit or loss in the period in which the investment is acquired.

The results and assets and liabilities of associates and joint ventures are incorporated in these consolidated financial statements using the equity method of accounting from the date on which the investment becomes an associate or joint venture. Under the equity method, an investment in associates and joint ventures is initially recognised in the consolidated statement of financial position at cost and adjusted thereafter to recognise the Group share of the profit or loss and other comprehensive income of the associates and joint ventures.

When the Group share of losses of associates and joint ventures exceeds the Group interest in that associates and joint ventures (which includes any long-term interests that, in substance, form part of the Group net investment in the associates and joint ventures), the Group discontinues recognizing its share of further losses. Additional losses are recognised only to the extent that the Group has incurred legal or constructive obligations or made payments on behalf of the associates and joint ventures.

The requirements of International Financial Reporting Standards are applied to determine whether it is necessary to recognise any impairment loss with respect to the Group investment in associates and joint ventures. When necessary, the entire carrying amount of the investment (including goodwill) is tested for impairment as a single asset by comparing its recoverable amount (higher of value in use and fair value less costs to sell) with its carrying amount, any impairment loss recognised forms part of the carrying amount of the investment. Any reversal of that impairment loss is recognised to the extent that the recoverable amount of the investment subsequently increases.

The Group discontinues the use of equity method from the date when the investment ceases to be an associate or a joint venture. When the Group retains its interest in the former associate or joint venture and the retained interest is a financial asset, the Group measures the retained interest at fair value at that date and the fair value is regarded as its fair value on initial recognition. The difference between the carrying amount of the associate or joint venture at the date the equity method was discontinued, and the fair value of any retained interest and any proceeds from disposing of a part interest in the associate or joint venture is included in the determination of the gain or loss on disposal of the associate or joint venture.

The Group continues to use the equity method when an investment in an associate becomes an investment in a joint venture or an investment in joint venture becomes an investment in an associate. There is no remeasurement to fair value upon such changes in ownership interests.

# Dubai Islamic Bank P.J.S.C.

---

## Notes to the consolidated financial statements

for the year ended 31 December 2025

### 5 Material accounting policies (continued)

#### 5.11 Investments in associates and joint ventures (continued)

In addition, the Group accounts for all amounts previously recognised in other comprehensive income in relation to that associates and joint ventures on the same basis as would be required if that associates and joint ventures had directly disposed of the related assets or liabilities. Therefore, if a gain or loss previously recognised in other comprehensive income by that associates and joint ventures would be reclassified to profit or loss on the disposal of the related assets or liabilities, the Group reclassifies the gain or loss from equity to profit or loss (as a reclassification adjustment) when it loses significant influence over that associates and joint ventures.

When a Group entity transacts with an associate or a joint venture of the Group, profits and losses resulting from the transactions with the associate or joint venture is recognised in the Group consolidated financial statements only to the extent of interests in the associate or joint venture that are not related to the Group.

#### 5.12 Properties held for sale

Properties acquired or constructed with the intention of sale are classified as properties held for sale. Properties held for sale are stated at the lower of cost and net realisable value. Net realisable value represents the estimated selling price for properties less all estimated costs of completion and costs necessary to make the sale.

Cost includes the cost of land, infrastructure, construction and other related expenditure such as professional fees and engineering costs attributable to the project, which are capitalised as and when the activities that are necessary to get the assets ready for the intended use are in progress.

#### 5.13 Investment properties

Investment properties are properties held to earn rentals and/or for capital appreciation (including property under construction for such purposes). Investment properties are measured at cost less accumulated depreciation and impairment loss, if any. Depreciation on investment in buildings is charged on a straight-line basis over 40 years.

An investment property is derecognised upon disposal or when the investment property is permanently withdrawn from use and no future economic benefits are expected from the disposal. Any gain or loss arising on derecognition of the property (calculated as the difference between the net disposal proceeds and the carrying amount of the asset) is included in the consolidated statement of profit or loss in the period in which the property is derecognised.

Transfers to investment properties are made when, and only when there is change in use evidenced by ending of owner-occupation, commencement of an operating lease to another party or ending of construction or development.

Transfers from investment properties are made when, and only when, there is change in use evidenced by commencement of owner-occupation or commencement of development with a view to sale.

#### 5.14 Acceptances

Acceptances are recognised as financial liability in the consolidated statement of financial position with a contractual right of reimbursement from the customer as a financial asset. Therefore, commitments in respect of acceptances have been accounted for as financial assets and financial liabilities.



# Dubai Islamic Bank P.J.S.C.

---

## Notes to the consolidated financial statements

for the year ended 31 December 2025

### 5 Material accounting policies (continued)

#### 5.15 Property and equipment

Property and equipment are stated at historical cost less accumulated depreciation and impairment loss, if any. Historical cost includes expenditure that is directly attributable to the acquisition of the asset.

Subsequent costs are included in the asset's carrying amount or recognised as a separate asset, as appropriate, only when it is probable that future economic benefits associated with the item will flow to the Group and the cost of the item can be measured reliably. All other repair and maintenance expenses are charged to the consolidated statement of profit or loss in the period in which they are incurred.

Depreciation is charged so as to write off the cost or valuation of assets, over their estimated useful lives using the straight-line method as follows:

- Buildings 40 years;
- Furniture, office equipment and motor vehicles 3 - 5 years; and
- Information technology 3 - 15 years.

Freehold land is not depreciated. The estimated useful lives, residual values and depreciation method are reviewed at each year end, with the effect of any changes in estimate accounted for on a prospective basis.

An item of property, plant and equipment is derecognised upon disposal or when no future economic benefits are expected to arise from the continued use of the asset. Any gain or loss arising on the disposal or retirement of an item of property, plant and equipment is determined as the difference between the sales proceeds and the carrying amount of the asset and is recognised in the consolidated statement of profit or loss.

Properties or assets in the course of construction for production, supply or administrative purposes, or for purposes not yet determined, are carried at cost, less any recognised impairment loss, if any. Cost includes all direct costs attributable to the design and construction of the property including related staff costs, and for qualifying assets, financing costs capitalised in accordance with the Group accounting policy. When the assets are ready for intended use, the capital work in progress is transferred to the appropriate property, plant and equipment category and is depreciated in accordance with the Group policies.

#### 5.16 Impairment of tangible assets

At the end of each reporting period, the Group reviews the carrying amounts of its tangible assets to determine whether there is any indication that those assets have suffered an impairment loss. If any such indication exists, the recoverable amount of the assets is estimated in order to determine the extent of the impairment loss (if any). Where it is not possible to estimate the recoverable amount of an individual asset, the Group estimates the recoverable amount of the cash-generating unit to which the asset belongs.

Recoverable amount is the higher of fair value less costs to sell and value in use. In assessing value in use, the present value of the estimated future cash flows is calculated using a profit rate that reflects current market assessments of the risks specific to the asset.

If the recoverable amount of an asset (or cash-generating unit) is estimated to be less than its carrying amount, the carrying amount of the asset (or cash-generating unit) is reduced to its recoverable amount. An impairment loss is recognised in the consolidated statement of profit or loss.

Where an impairment loss subsequently reverses, the carrying amount of the asset (or cash-generating unit) is increased to the revised estimate of its recoverable amount, such that the increased carrying amount does not exceed the carrying amount that would have been determined had no impairment loss been recognised for the asset (or cash-generating unit) in prior years. A reversal of an impairment loss is recognised in the consolidated statement of profit or loss.

# Dubai Islamic Bank P.J.S.C.

---

## Notes to the consolidated financial statements

for the year ended 31 December 2025

### 5 Material accounting policies (continued)

#### 5.17 Intangible assets

Intangible assets acquired in a business combination are measured at fair value at acquisition date. Subsequent to the initial recognition, the intangible assets are carried at cost less accumulated amortisation and accumulated impairment losses. Amortisation is recognised on a straight-line basis over their estimated useful lives. The estimated useful life and amortisation method are reviewed at the end of each reporting period, with the effect of any changes in estimate being accounted for on a prospective basis.

An intangible asset is derecognised on disposal, or when no future economic benefits are expected from use or disposal. Gains or losses arising from derecognition of an intangible asset, measured as the difference between the net disposal proceeds and the carrying amount of the asset, are recognised in profit or loss when the asset is derecognised.

#### 5.18 Provisions

Provisions are recognised when the Group has a present obligation (legal or constructive) as a result of a past event, it is probable that the Group will be required to settle the obligation, and a reliable estimate can be made of the amount of the obligation.

The amount recognised as a provision is the best estimate of the consideration required to settle the present obligation at the end of the reporting period, taking into account the risks and uncertainties surrounding the obligation. When a provision is measured using the cash flows estimated to settle the present obligation, its carrying amount is the present value of those cash flows.

When some or all of the economic benefits required to settle a provision are expected to be recovered from a third party, a receivable is recognised as an asset if it is reasonably certain that reimbursement will be received and the amount of the receivable can be measured reliably.

Present obligations arising under onerous contracts are recognised and measured as provisions. An onerous contract is considered to exist where the Group has a contract under which the unavoidable costs of meeting the obligations under the contract exceed the economic benefits expected to be received from the contract.

#### 5.19 Employees' end of service benefits

Pension and national insurance contributions for the U.A.E. citizens are made by the Group in accordance with Federal Law No. 2 of 2000 as amended by Federal Law No. 33 of 2021.

The Group provides end of service benefits for its expatriate employees in accordance with U.A.E. Labour Law.

The entitlement to these benefits is based upon the employees' salary and length of service, subject to the completion of a minimum service period. The expected costs of these benefits are accrued over the period of employment.

#### 5.20 Directors' remuneration

Pursuant to Article 169 of the UAE Federal Law No. 32 of 2021, as amended, and in accordance with the articles of association of the Bank, the Directors shall be entitled for remuneration which shall not exceed 10% of the net profits after deducting depreciation and the reserves.

#### 5.21 Taxation

Provision is made for current and deferred taxes for the Bank and its subsidiaries in accordance with the regulations of the respective jurisdictions.

##### 5.21.1 Current tax

The tax currently payable is based on taxable profit for the year. Taxable profit differs from profit as reported in the consolidated statement of profit or loss because of items of income or expense that are taxable or deductible in other years and items that are never taxable or deductible.

# Dubai Islamic Bank P.J.S.C.

---

## Notes to the consolidated financial statements

for the year ended 31 December 2025

### 5 Material accounting policies (continued)

#### 5.21 Taxation (continued)

##### 5.21.2 Deferred tax

Deferred tax is recognised on temporary differences between the carrying amounts of assets and liabilities in the consolidated financial statements and the corresponding tax bases used in the computation of taxable profit. Deferred tax liabilities are generally recognised for all taxable temporary differences. Deferred tax assets are generally recognised for all deductible temporary differences to the extent that it is probable that taxable profits will be available against which those deductible temporary differences can be utilised. Such deferred tax assets and liabilities are not recognised if the temporary difference arises from goodwill or from the initial recognition (other than in a business combination) of other assets and liabilities in a transaction that affects neither the taxable profit nor the accounting profit.

Deferred tax liabilities are recognised for taxable temporary differences associated with investments in subsidiaries and associates, and interests in joint ventures, except where the Group is able to control the reversal of the temporary difference and it is probable that the temporary difference will not reverse in the foreseeable future. Deferred tax assets arising from deductible temporary differences associated with such investments and interests are only recognised to the extent that it is probable that there will be sufficient taxable profits against which to utilise the benefits of the temporary differences and they are expected to reverse in the foreseeable future.

The carrying amount of deferred tax assets is reviewed at the end of each reporting period and reduced to the extent that it is no longer probable that sufficient taxable profits will be available to allow all or part of the asset to be recovered.

#### 5.22 Zakat payable by shareholders

Zakat per share is computed based on “Net Asset Method” which is in accordance with the guidance of the Internal Sharia Supervision Committee.

The Zakat for the shareholders is accounted for as follows:

##### 5.22.1 Zakat payable by the Bank on shareholders’ behalf

Zakat is calculated as per the Articles and Memorandum of Association of the Bank and is approved by the Bank’s Internal Sharia Supervision Committee on the following basis:

- The portion of Zakat payable by the Bank on its shareholders’ behalf is calculated on ‘statutory reserve’, ‘general reserve’, ‘retained earnings’, ‘other comprehensive income’, exchange translation reserve’ and ‘provision for employees’ end of service benefits’;
- Zakat paid by investee companies directly are adjusted in shareholders Zakat, if the Bank only accounts for net profit after Zakat of investee;
- Zakat on depositors’ investment risk reserve is calculated and deducted from the investment risk reserve balance held with the bank and added to the Zakat payable balance; and
- Zakat is disbursed by a committee appointed by the Board of Directors and operating as per the terms set by the Board of Directors and the policy approved by the ISSC.

##### 5.22.2 Zakat payable by the shareholders

Zakat payable by the shareholders directly represents the differential/remaining Zakat after deducting the Zakat payable by the Bank on shareholders’ behalf. The ISSC issues a letter detailing and explaining the calculation of the Zakat payable by the shareholders.

# Dubai Islamic Bank P.J.S.C.

---

## Notes to the consolidated financial statements

for the year ended 31 December 2025

### 5 Material accounting policies (continued)

#### 5.23 Revenue recognition

Revenue is measured at the fair value of the consideration received or receivable.

##### 5.23.1 Income from financial assets measured at amortised cost

Income from a financial asset measured at amortised cost is recognised when it is probable that the economic benefits will flow to the Group and the amount of income can be measured reliably.

Income from a financial asset measured at amortised cost is accrued/amortised on a time basis, by reference to the principal outstanding and at the effective profit rate applicable, which is the rate that is used to calculate the present value of estimated future net cash receipts through the expected life of the financial asset to that asset's net carrying amount on initial recognition.

##### 5.23.2 Fee and commission income

Fee and commission income is recognised when the related services are performed. The Group earns fee and commission income from a range of services provided to its customers. The recognition of fee and commission in statement of profit or loss depends on the purposes for which the fees are collected as follows:

- income earned from the provision of services is recognised as revenue as the services are provided;
- income earned on the execution of a significant act is recognised as revenue when the act is completed; and
- income which forms an integral part of the effective profit rate of a financial instrument is recognised as an adjustment to the effective profit rate and considered as funded income.

##### 5.23.3 Dividend income

Dividend income from other investments at fair value is recognised when the right to receive the dividend is established.

##### 5.23.4 Income from cancellation of properties sale contract

Income from cancellation of properties sale contract (forfeiture income) is recognised in the consolidated statement of profit or loss when, in the case of properties sold and not yet recognised as revenue, a customer does not fulfil the contractual payment terms. This is deemed to take place when, despite rigorous follow-up with the defaulted customer, the customer continues to default on the contractual terms and an amount is taken under a settlement or pursuant to a decision issued by Dubai Real Estate Regulatory Authority.

##### 5.23.5 Revenue from sale of properties, net

Revenue is recognized when (or as) the Group satisfies the performance obligation at an amount that reflects the consideration to which the Group is entitled in exchange for transferring goods or services to a customer. A performance obligation may be satisfied at a point in time (typically for promises to transfer goods to a customer) or over time (typically for promises to transfer services to a customer). For performance obligations satisfied over time, the Group recognises revenue over time by selecting an appropriate method for measuring the progress towards complete satisfaction of that performance obligation.

##### 5.23.6 Rental income

The Group recognizes revenue from operating leases on a straight line basis over the lease term.

# Dubai Islamic Bank P.J.S.C.

---

## Notes to the consolidated financial statements

for the year ended 31 December 2025

### 5 Material accounting policies (continued)

#### 5.23 Revenue recognition (continued)

##### 5.23.7 Forfeited income

It is an income resulting from transaction errors and wrong execution of the transactions as determined by the Internal Sharia Supervision Committee and directed to the charity account of the Bank. In addition, the late payment donations by the customers who delay in payment of their liabilities are also added to the same account. In line with the policy approved by the Bank's Internal Sharia Supervision Committee, the Group is required to identify these incomes and to set aside such amount in a separate account used to pay for charitable causes and activities as per the approved policy for Community Support Services.

#### 5.24 Depositors' share of profit calculation

Allocation of profits between depositors and shareholders is calculated according to the Bank's standard procedures and is approved by the Bank's Internal Sharia Supervision Committee.

#### 5.25 Profit equalisation reserve

Profit equalisation reserves are amounts appropriated out of the Common Mudaraba Pool's income, before allocating the Mudarib's share of profit, in order to maintain a certain level of return on investments for all the investment accountholders and other investors in the Common Mudaraba Pool.

#### 5.26 Depositors' investment risk reserve

Depositors' investment risk reserve represents a portion of the depositors' share of profits set aside as a reserve. This reserve is payable to the depositors only after the approval of the Bank's Internal Sharia Supervision Committee in line with the approved policy. Zakat on depositors' investment risk reserve is included under Zakat payable and is deducted from the depositors' investment risk reserve balance. The reserve can be utilized with the approval of ISSC to compensate the depositors against any loss occurred for respective period. In the event of voluntary liquidation of the Bank, the Bank shall dispose of the outstanding IRR in accordance with the agreed terms and conditions at the time of establishing the reserves

#### 5.27 Lease

The Group initially measures the right-of-use asset at cost and subsequently measured at cost less accumulated depreciation and impairment losses, adjusted for any remeasurement of the lease liability. The Group initially measures the lease liability at the present value of the future lease payments discounted using the discount rate implicit in the lease. Subsequently, the lease liability is adjusted for profit and lease payments, as well as the impact of lease modifications, amongst others.

The Group has elected to apply the expedient allowed by IFRS 16 on its general requirements to short-term leases (i.e. one that does not include a purchase option and has a lease term at commencement date of 12 months or less) and leases of low value assets. For this the Group recognises the lease payments associated with those leases as an expense on a straight-line basis over the lease term or another systematic basis if that basis is representative of the pattern of the lessee's benefits, similar to the current accounting for operating leases.

#### 5.28 Segment reporting

A segment is a distinguishable component of the Group that is engaged either in providing products or services (business segment), or in providing products or services within a particular economic environment (geographical segment), which is subject to risks and rewards that are different from those of other segments. Segment income, segment expenses and segment performance include transfers between business segments and between geographical segments. Refer to note 44 on Segment reporting.

# Dubai Islamic Bank P.J.S.C.

## Notes to the consolidated financial statements

for the year ended 31 December 2025

### 6 Critical accounting judgements and key sources of estimation of uncertainty

While applying the accounting policies as stated in note 5, the management of the Group has made certain judgments. These judgments mainly have a significant effect on the carrying amounts of Islamic financing and investing assets, investment securities and the fair values of Sharia-compliant derivative financial instruments. The significant judgments made by the management in arriving at the carrying amounts of Islamic financing and investing assets, investment securities and fair values of Sharia-compliant derivative financial instruments are summarised as follows:

#### 6.1 Significant increase in credit risk

As explained in note 5.3.9, ECL are measured as an allowance equal to 12-month ECL for Stage 1 assets, or lifetime ECL for Stage 2 or Stage 3 assets. An asset moves to Stage 2 when its credit risk has increased significantly since initial recognition. IFRS 9 does not define what constitutes a significant increase in credit risk. In assessing whether the credit risk of an asset has significantly increased or not, the Bank takes into account qualitative and quantitative reasonable and supportable forward looking information.

#### 6.2 Macroeconomic variables

Sensitivity assessment due to movement in the macroeconomic variable and the respective weights under the three scenarios is periodically assessed by the Group. The table below summarizes key macroeconomic indicators included in the economic scenarios for the years ending 2026 to 2029:

Macro-economic variable	Scenario	2026	2027	2028	2029
Real House Price Index, Real, (Index 2010=100)	Baseline	170.0	178.2	186.2	193.8
	Upside	175.1	186.6	195.3	202.5
	Downside	143.1	140.1	146.5	154.7
Residential properties - Abu Dhabi and Dubai, (Index 2010=100)	Baseline	188.2	204.1	220.1	235.6
	Upside	195.5	215.2	231.5	247.0
	Downside	152.9	155.1	170.4	185.8
Real Export of Goods and Services, (AED,bln)	Baseline	2,104.3	2,184.6	2,283.5	2,393.1
	Upside	2,128.3	2,233.4	2,356.2	2,485.2
	Downside	1,892.2	1,957.4	2,046.8	2,160.0
Real Gross Domestic Product, (AED, bln)	Baseline	1,995.4	2,082.6	2,173.2	2,255.7
	Upside	2,048.6	2,150.1	2,243.7	2,328.8
	Downside	1,876.7	1,918.8	2,038.8	2,140.0
General Government debt to GDP ratio 9 (%)	Baseline	34.4	34.7	34.1	32.4
	Upside	29.2	29.2	29.6	28.6
	Downside	45.6	50.0	45.7	41.0
Commodity prices: Crude oil (USD per Bbl, NSA)	Baseline	62.0	63.7	65.0	65.8
	Upside	67.5	66.7	66.1	66.9
	Downside	40.5	54.7	63.2	63.9
National Accounts: Real Domestic Demand, (Bil. 2010 AED, SAAR)	Baseline	1,909.3	1,963.4	2,006.8	2,052.9
	Upside	1,962.4	2,044.2	2,094.9	2,143.2
	Downside	1,802.1	1,783.2	1,868.5	1,930.0

#### 6.3 Establishing groups of assets with similar credit risk characteristics

When ECLs are measured on a collective basis, the financial instruments are grouped on the basis of shared risk characteristics. The Bank monitors the appropriateness of the credit risk characteristics on an ongoing basis to assess whether they continue to be similar. This is required in order to ensure that should credit risk characteristics change there is appropriate re-segmentation of the assets. This may result in new portfolios being created or assets moving to an existing portfolio that better reflects the similar credit risk characteristics of that group of assets.

# Dubai Islamic Bank P.J.S.C.

---

## Notes to the consolidated financial statements

for the year ended 31 December 2025

### **6 Critical accounting judgements and key sources of estimation of uncertainty (continued)**

#### **6.4 Models and assumptions used**

The Bank uses various models and assumptions in measuring fair value of financial assets as well as in estimating ECL. Judgment is applied in identifying the most appropriate model for each type of asset, as well as for determining the assumptions used in these models, including assumptions that relate to key drivers of credit risk.

#### **6.5 Classification of investments**

The classification and measurement of the financial assets depends on the management's business model for managing its financial assets and on the contractual cash flow characteristics of the financial assets assessed. Management is satisfied that the Group investments in securities are appropriately classified and measured.

Financial assets that are measured at amortised cost are those assets that are held within a business model whose objective is to hold assets in order to collect contractual cash flows and the contractual terms give rise on specified dates to cash flows that are solely payments of principal and profit.

Financial assets that are measured at FVTOCI are investments in Sharia compliant equity instruments and investment funds that are not held to benefit from changes in their fair value and are not held for trading. The management believes that designating these instruments as at FVTOCI provides a more meaningful presentation of its medium to long-term interest in its investments than holding the investments at fair value through profit and loss.

Financial assets that are measured at FVTPL are either held for trading or designated as FVTPL.

# Dubai Islamic Bank P.J.S.C.

## Notes to the consolidated financial statements for the year ended 31 December 2025

### 7 Cash and balances with central banks

#### 7.1 Analysis by category

	<i>Note</i>	<b>2025</b> <b>AED'000</b>	2024 AED'000
Cash on hand		<b>2,230,239</b>	1,999,306
Balances with central banks:			
Balances and reserve requirements with central banks	7.3	<b>18,582,894</b>	17,688,630
Certificates of deposits with the Central Bank of the U.A.E.		<b>16,056,853</b>	7,012,532
<b>Total</b>		<b>36,869,986</b>	26,700,468

Balances with Central Banks are at stage 1 at 31 December 2025 and 31 December 2024.

#### 7.2 Analysis by geography

	<b>2025</b> <b>AED'000</b>	2024 AED'000
Within the U.A.E.	<b>36,515,157</b>	26,254,870
Outside the U.A.E.	<b>354,829</b>	445,598
<b>Total</b>	<b>36,869,986</b>	26,700,468

#### 7.3 Statutory cash reserve requirements

The reserve requirements are kept with the Central Banks of the U.A.E., Pakistan and Kenya in the respective local currencies and US Dollar. These reserves are available for use in the Group's day to day operations under specified conditions. The level of reserve required by Central Bank of the UAE changes every 14 days whereas for other jurisdictions changes every month in line with the requirements of the respective central banks' directives.

### 8 Due from banks and financial institutions

#### 8.1 Analysis by category

	<b>2025</b> <b>AED'000</b>	2024 AED'000
Current accounts	<b>2,369,216</b>	1,954,571
Wakala deposits	<b>816,805</b>	1,137,577
Treasury Placement (Commodity Murabaha) - short term	<b>2,203,800</b>	2,552,880
Less: Provision for impairment	<b>(2,918)</b>	(2,918)
<b>Total</b>	<b>5,386,903</b>	5,642,110

#### 8.2 Analysis by geography

	<b>2025</b> <b>AED'000</b>	2024 AED'000
Within the U.A.E.	<b>1,725,563</b>	3,096,242
Outside the U.A.E.	<b>3,661,340</b>	2,545,868
<b>Total</b>	<b>5,386,903</b>	5,642,110

Due from banks and financial institutions are at stage 1 at 31 December 2025 and 31 December 2024.



# Dubai Islamic Bank P.J.S.C.

## Notes to the consolidated financial statements for the year ended 31 December 2025

### 9 Islamic financing and investing assets, net

#### 9.1 Analysis by category

	<i>Note</i>	<b>2025</b> <b>AED'000</b>	<b>2024</b> <b>AED'000</b>
<b>Islamic financing assets</b>			
Vehicles Murabaha		<b>16,549,650</b>	13,204,627
Commodity Murabaha - long term		<b>102,625,508</b>	64,368,770
Other Murabaha		<b>2,429,564</b>	3,388,585
<b>Total Murabaha</b>		<b>121,604,722</b>	80,961,982
 Ijarah		<b>35,080,426</b>	36,352,657
Home Finance Ijarah		<b>33,530,338</b>	27,132,738
Personal Finance		<b>29,692,635</b>	24,423,117
Istisna' & Forward Ijarah		<b>473,798</b>	594,000
Credit/covered cards		<b>4,234,931</b>	3,611,172
		<b>224,616,850</b>	173,075,666
Less: deferred income		<b>(5,440,718)</b>	(4,847,735)
<b>Total Islamic financing assets</b>		<b>219,176,132</b>	168,227,931
 <b>Islamic investing assets</b>			
Musharaka		<b>4,241,364</b>	4,375,147
Mudaraba		<b>8,609,837</b>	8,188,545
Wakala		<b>35,655,350</b>	38,120,817
<b>Total Islamic investing assets</b>		<b>48,506,551</b>	50,684,509
<b>Gross Islamic financing and investing assets at amortized cost</b>		<b>267,682,683</b>	218,912,440
Less: provisions for impairment	9.4	<b>(5,915,075)</b>	(6,760,692)
<b>Islamic financing and investing assets at amortized cost, net</b>		<b>261,767,608</b>	212,151,748
Islamic financing and investing assets measured at FVTPL		<b>287,531</b>	275,000
<b>Total Islamic financing and investing assets, net</b>		<b>262,055,139</b>	212,426,748

# Dubai Islamic Bank P.J.S.C.

## Notes to the consolidated financial statements for the year ended 31 December 2025

### 9 Islamic financing and investing assets, net (continued)

#### 9.2 Carrying value of exposure by internal risk rating category and by stage

As at 31 December 2025

	Gross book values (AED'000)					Expected credit loss (AED'000)				
	Stage 1	Stage 2	Stage 3	POCI	Total	Stage 1	Stage 2	Stage 3	POCI	Total
Low	96,907,462	-	-	-	96,907,462	25,043	-	-	-	25,043
Moderate	147,427,023	6,490,538	-	-	153,917,561	921,588	406,731	-	-	1,328,319
Fair	6,084,293	3,606,501	-	-	9,690,794	159,032	328,937	-	-	487,969
Default	-	-	6,926,761	240,105	7,166,866	-	-	4,053,468	20,276	4,073,744
<b>Total</b>	<b>250,418,778</b>	<b>10,097,039</b>	<b>6,926,761</b>	<b>240,105</b>	<b>267,682,683</b>	<b>1,105,663</b>	<b>735,668</b>	<b>4,053,468</b>	<b>20,276</b>	<b>5,915,075</b>

As at 31 December 2024

	Gross book values (AED'000)					Expected credit loss (AED'000)				
	Stage 1	Stage 2	Stage 3	POCI	Total	Stage 1	Stage 2	Stage 3	POCI	Total
Low	74,317,439	-	-	-	74,317,439	24,712	-	-	-	24,712
Moderate	115,096,255	6,517,540	-	-	121,613,795	588,220	525,398	-	-	1,113,618
Fair	9,478,119	4,364,961	-	-	13,843,080	178,747	320,766	-	-	499,513
Default	-	-	8,606,826	531,300	9,138,126	-	-	4,832,180	290,669	5,122,849
<b>Total</b>	<b>198,891,813</b>	<b>10,882,501</b>	<b>8,606,826</b>	<b>531,300</b>	<b>218,912,440</b>	<b>791,679</b>	<b>846,164</b>	<b>4,832,180</b>	<b>290,669</b>	<b>6,760,692</b>

# Dubai Islamic Bank P.J.S.C.

## Notes to the consolidated financial statements for the year ended 31 December 2025

### 9 Islamic financing and investing assets, net

#### 9.3 Movement in gross exposure

Movement of gross exposure by stage is as follows:

	Stage 1 AED'000	Stage 2 AED'000	Stage 3 AED'000	POCI AED'000	Total AED'000
<b>2025</b>					
<b>Balance at 1 January</b>	<b>198,891,813</b>	<b>10,882,501</b>	<b>8,606,826</b>	<b>531,300</b>	<b>218,912,440</b>
Transfer from stage 1	(3,821,281)	2,942,438	878,843	-	-
Transfer from stage 2	3,178,019	(3,785,812)	607,793	-	-
Transfer from stage 3	324	788,607	(788,931)	-	-
Net increase / (decrease) during the year	52,169,903	(730,695)	(960,840)	-	50,478,368
Amounts written off	-	-	(1,416,930)	(300,393)	(1,717,323)
Other adjustments	-	-	-	9,198	9,198
<b>Balance at 31 December</b>	<b>250,418,778</b>	<b>10,097,039</b>	<b>6,926,761</b>	<b>240,105</b>	<b>267,682,683</b>
<b>2024</b>					
<b>Balance at 1 January</b>	<b>182,532,317</b>	<b>14,326,958</b>	<b>10,760,881</b>	<b>735,827</b>	<b>208,355,983</b>
Transfer from stage 1	(5,676,506)	3,867,173	1,809,333	-	-
Transfer from stage 2	3,998,811	(5,877,747)	1,878,936	-	-
Transfer from stage 3	316,629	161,865	(370,485)	(108,009)	-
Net increase / (decrease) during the year	17,720,563	(1,595,749)	(2,748,568)	(96,518)	13,279,728
Amounts written off	-	-	(2,724,530)	-	(2,724,530)
Other adjustments	-	-	1,259	-	1,259
<b>Balance at 31 December</b>	<b>198,891,814</b>	<b>10,882,500</b>	<b>8,606,826</b>	<b>531,300</b>	<b>218,912,440</b>

# Dubai Islamic Bank P.J.S.C.

## Notes to the consolidated financial statements for the year ended 31 December 2025

### 9 Islamic financing and investing assets, net

#### 9.4 Provision for impairment

Movement of provision for impairment, including regulatory profit suspension, is as follows:

2025	Note	Stage 1 AED'000	Stage 2 AED'000	Stage 3 AED'000	POCI AED'000	Total AED'000
Balance at 1 January		791,679	846,164	4,832,180	290,669	6,760,692
Impairment charge during the year, net	40	323,902	13,269	300,271	-	637,442
Transfers to other stages, net		(41,329)	(126,528)	167,857	-	-
Write off		-	-	(1,416,930)	(300,393)	(1,717,323)
Exchange and other adjustments		31,411	2,763	170,090	30,000	234,264
<b>Balance at 31 December</b>		<b>1,105,663</b>	<b>735,668</b>	<b>4,053,468</b>	<b>20,276</b>	<b>5,915,075</b>

2024	Note	Stage 1 AED'000	Stage 2 AED'000	Stage 3 AED'000	POCI AED'000	Total AED'000
Balance at 1 January		950,721	1,273,964	6,393,479	284,470	8,902,634
Impairment charge during the year, net	40	187,441	(124,672)	345,144	(490)	407,423
Transfer to other stages, net		(403,000)	(110,684)	513,684	-	-
Write off		-	-	(2,724,530)	-	(2,724,530)
Exchange and other adjustments		56,517	(192,444)	304,403	6,689	175,165
<b>Balance at 31 December</b>		<b>791,679</b>	<b>846,164</b>	<b>4,832,180</b>	<b>290,669</b>	<b>6,760,692</b>

# Dubai Islamic Bank P.J.S.C.

## Notes to the consolidated financial statements for the year ended 31 December 2025

### 9 Islamic financing and investing assets, net (continued)

#### 9.5 Collaterals and mitigations

The Group, in the ordinary course of providing finance, holds collateral as security to mitigate credit risk associated with Islamic financing and investing assets. The collaterals include mortgage on land and buildings and lien on deposits, equities and other fixed assets. The estimated value of collaterals for Islamic financing and investing assets which are mainly asset based financing, is as follows:

	2025 AED'000	2024 AED'000
Properties and mortgages	69,188,820	61,456,224
Deposits and shares	3,728,202	4,008,572
Movable assets	13,118,303	14,661,720
Government and financial guarantees	5,156,980	977,004

The estimated fair value of collaterals that the Group holds relating to facilities individually determined to be impaired at 31 December 2025 amounts to AED 7.1 billion (2024: AED 8.1 billion).

During the year ended 31 December 2025, the Group took possession of various underlying assets, primarily vehicles and residential mortgage properties. The Group has sold repossessed assets amounting to AED 21.7 million (2024: AED 25.0 million) and acquired the properties amounting to AED 186.2 million (2024: AED 120.6 million) which has been adjusted against the outstanding receivables.

#### 9.6 Analysis by economic sector and geography

	Within the U.A.E. AED'000	Outside the U.A.E. AED'000	Total AED'000
<b>2025</b>			
Government	20,951,464	12,501,668	33,453,132
Financial institutions	7,736,101	9,363,840	17,099,941
Real estate	34,325,694	379,453	34,705,147
Contracting	1,597,013	1,063,722	2,660,735
Trade	7,826,089	1,434,988	9,261,077
Aviation	16,641,583	36,820	16,678,403
Services and others	54,279,291	20,852,297	75,131,588
Consumer financing	45,173,980	309,481	45,483,461
Consumer home finance	33,281,387	215,343	33,496,730
	<u>221,812,602</u>	<u>46,157,612</u>	<u>267,970,214</u>
Less: provision for impairment			(5,915,075)
<b>Total</b>			<u><u>262,055,139</u></u>
<b>2024</b>			
Government	21,662,606	8,626,758	30,289,364
Financial institutions	3,454,333	2,415,604	5,869,937
Real estate	27,910,666	260,677	28,171,343
Contracting	1,916,417	951,396	2,867,813
Trade	7,436,293	287,088	7,723,381
Aviation	14,222,054	38,857	14,260,911
Services and others	50,851,478	14,504,738	65,356,216
Consumer financing	36,926,413	270,402	37,196,815
Consumer home finance	27,195,110	256,550	27,451,660
	<u>191,575,370</u>	<u>27,612,070</u>	<u>219,187,440</u>
Less: provision for impairment			(6,760,692)
<b>Total</b>			<u><u>212,426,748</u></u>

# Dubai Islamic Bank P.J.S.C.

## Notes to the consolidated financial statements for the year ended 31 December 2025

### 10 Investments in Sukuk

#### 10.1 Analysis by geography

	2025 AED'000	2024 AED'000
Within the U.A.E.	27,830,227	27,892,209
Other G.C.C. Countries	39,142,329	31,954,242
Rest of the World	23,838,439	22,625,532
	<b>90,810,995</b>	<b>82,471,983</b>
Less: provision for impairment	<b>(222,346)</b>	<b>(311,249)</b>
<b>Total</b>	<b>90,588,649</b>	<b>82,160,734</b>

#### 10.2 Analysis by economic sector

	2025 AED'000	2024 AED'000
Government	57,725,167	57,108,784
Financial institutions	11,924,557	8,149,033
Real estate	3,337,476	3,227,270
Aviation	70,279	432,920
Services and others	17,753,516	13,553,976
	<b>90,810,995</b>	<b>82,471,983</b>
Less: provision for impairment	<b>(222,346)</b>	<b>(311,249)</b>
<b>Total</b>	<b>90,588,649</b>	<b>82,160,734</b>

Investments in Sukuk within the U.A.E. include investments in bilateral Sukuk amounting to AED 2.6 billion as at 31 December 2025 (2024: AED 4.7 billion). Investment in Sukuk include an amount of AED 0.22 billion (2024: AED 0.22 billion) which is measured at fair value through other comprehensive income.

Investment in Sukuk classified at stage 3 at 31 December 2025 amounts to AED 35.0 million (31 December 2024: AED 27.9 million).

#### 10.3 Provision for impairment

	Stage 1 AED'000	Stage 2 AED'000	Stage 3 AED'000	Total AED'000
<b>2025</b>				
<b>Balance at 1 January</b>	<b>297,852</b>	<b>-</b>	<b>13,397</b>	<b>311,249</b>
Impairment charge during the year, net	<b>(32,000)</b>	<b>-</b>	<b>-</b>	<b>(32,000)</b>
Exchange and other adjustments	<b>(53,221)</b>	<b>-</b>	<b>(3,682)</b>	<b>(56,903)</b>
<b>Balance at 31 December</b>	<b>212,631</b>	<b>-</b>	<b>9,715</b>	<b>222,346</b>
	Stage 1 AED'000	Stage 2 AED'000	Stage 3 AED'000	Total AED'000
<b>2024</b>				
<b>Balance at 1 January</b>	<b>169,390</b>	<b>94,240</b>	<b>37,815</b>	<b>301,445</b>
Impairment charge during the year, net	<b>112,240</b>	<b>(78,240)</b>	<b>-</b>	<b>34,000</b>
Exchange and other adjustments	<b>16,222</b>	<b>(16,000)</b>	<b>(24,418)</b>	<b>(24,196)</b>
<b>Balance at 31 December</b>	<b>297,852</b>	<b>-</b>	<b>13,397</b>	<b>311,249</b>

# Dubai Islamic Bank P.J.S.C.

## Notes to the consolidated financial statements for the year ended 31 December 2025

### 11 Other investments measured at fair value

#### 11.1 Analysis by category and geography

	Within the U.A.E. AED'000	Other G.C.C. countries AED'000	Rest of the World AED'000	Total AED'000
<b>As at 31 December 2025</b>				
<b>Investments measured at fair value through other comprehensive income</b>				
Quoted equity instruments	140,616	22,784	6,134	169,534
Unquoted equity instruments	40,485	23,167	373,413	437,065
<b>Total</b>	<b>181,101</b>	<b>45,951</b>	<b>379,547</b>	<b>606,599</b>

#### As at 31 December 2024

<b>Investments measured at fair value through other comprehensive income</b>				
Quoted equity instruments	172,626	16,518	21,275	210,419
Unquoted equity instruments	144,297	24,098	406,590	574,985
<b>Total</b>	<b>316,923</b>	<b>40,616</b>	<b>427,865</b>	<b>785,404</b>

During the year ended 31 December 2025, dividends received from investments measured at fair value through other comprehensive income amounting to AED 28.2 million (2024: AED 17.1 million) were recognised in the consolidated statement of profit or loss (note 33).

During the year ended 31 December 2025, the Group purchased shares worth AED 3.1 million (2024: AED Nil).

#### 11.2 Analysis by economic sector

	2025 AED'000	2024 AED'000
Services and others	98,379	218,282
Financial institutions	448,128	428,503
Real estate	60,092	138,619
<b>Total</b>	<b>606,599</b>	<b>785,404</b>

# Dubai Islamic Bank P.J.S.C.

## Notes to the consolidated financial statements for the year ended 31 December 2025

### 12 Investments in associates and joint ventures

#### 12.1 Analysis of carrying value

	2025 AED'000	2024 AED'000
Balance at 1 January	2,502,667	2,431,828
Addition	217,606	32,015
Dividend received	(9,313)	(152,543)
Share of profit	381,361	485,268
Others	(157,609)	(293,900)
<b>Balance at 31 December</b>	<b>2,934,712</b>	<b>2,502,668</b>

#### 12.2 Analysis by geography

	2025 AED'000	2024 AED'000
Within the U.A.E.	1,632,006	1,351,532
Other G.C.C. Countries	46,341	45,092
Rest of the world	1,256,365	1,106,044
<b>Total</b>	<b>2,934,712</b>	<b>2,502,668</b>

#### 12.3 Analysis of the Group's share of total comprehensive income of associates and joint ventures

	2025 AED'000	2024 AED'000
The Group's share of profit for the year	381,361	485,268
The Group's share of other comprehensive income / (loss) for the year	-	-
<b>The Group's share of total comprehensive income for the year</b>	<b>381,361</b>	<b>485,268</b>

#### 12.4 List of associates and joint ventures

Name of associate or joint venture	Principal activity	Place of incorporation	Group Percentage holding	
			2025	2024
1. Bank of Khartoum	Banking	Sudan	29.5%	29.5%
2. PT. Bank Panin Dubai Syariah Tbk	Banking	Indonesia	25.1%	25.1%
3. Bosnia Bank International	Banking	Bosnia	27.3%	27.3%
4. Liquidity Management Center	Financial services	Bahrain	25.0%	25.0%
5. Ejar Cranes & Equipment L.L.C.	Equipment leasing	U.A.E.	20.0%	20.0%
6. Al Bustan Center Company L.L.C	Leasing apartments and shops	U.A.E.	50.0%	-
7. Solidere International Al Zorah Equity Investments Inc	Property development	Cayman Islands	22.7%	22.7%
8. Arady Development LLC	Property development	U.A.E.	50.0%	50.0%
9. T.O.M. Katilim Bankasi Anonim Sirketi	Financial services	Turkey	25.0%	20.0%
10. T.O.M. Pay Elektronik Para Ve Odeme Hizmetleri Anonim Sirketi	Financial services	Turkey	25.0%	20.0%
11. T.O.M. Finansman Anonim Şirketi	Financial services	Turkey	25.0%	20.0%

All of the above associates and joint ventures are accounted for using the equity accounting method in these consolidated financial statements.



# Dubai Islamic Bank P.J.S.C.

## Notes to the consolidated financial statements for the year ended 31 December 2025

### 12 Investments in associates and joint ventures (continued)

#### 12.5 Material associates and joint ventures

Summarised financial information in respect of the Group material joint ventures is set out below.

	2025 AED'000	2024 AED'000
<b>Arady Development LLC</b>		
<b>Statement of financial position</b>		
Assets	1,256,871	1,262,568
Liabilities	69,721	70,792
Net assets	1,187,150	1,191,776
Carrying amount of Group's interest	970,997	962,841
<b>Statement of Comprehensive income</b>		
Revenue	198,809	209,522
Net profit	151,563	129,455

### 13 Properties held for development and sale

#### 13.1 Movement in properties held for development and sale

	Note	Other real estate AED'000	Properties under construction AED'000	Land AED'000	Total AED'000
<b>Balance at 1 January 2025</b>		177,599	261,700	548,839	988,138
Additions		8,867	964,372	264,009	1,237,248
Disposals	34	(66,366)	(1,056,970)	-	(1,123,336)
Reclassification		-	-	-	-
Transfers		3,252	-	-	3,252
Exchange and others		12,429	-	-	12,429
<b>Balance at 31 December 2025</b>		<u>135,781</u>	<u>169,102</u>	<u>812,848</u>	<u>1,117,731</u>
<b>Balance at 1 January 2024</b>		275,928	303,108	471,045	1,050,081
Additions		16,889	603,118	173,162	793,169
Disposals	34	(113,134)	(739,894)	-	(853,028)
Reclassification		-	95,368	(95,368)	-
Transfers		(2,955)	-	-	(2,955)
Exchange and others		871	-	-	871
<b>Balance at 31 December 2024</b>		<u>177,599</u>	<u>261,700</u>	<u>548,839</u>	<u>988,138</u>

Properties held for sale represent properties in the U.A.E. and outside the U.A.E. that are registered in the name of the Group entities.

# Dubai Islamic Bank P.J.S.C.

## Notes to the consolidated financial statements for the year ended 31 December 2025

### 14 Investment properties

#### 14.1 Movement in investment properties at cost

	Other real estate AED'000	Investment properties under construction AED'000	Land AED'000	Total AED'000
<b>Cost:</b>				
<b>Balance at 1 January 2025</b>	<b>2,497,144</b>	<b>1,223,966</b>	<b>1,435,977</b>	<b>5,157,087</b>
Additions	45,702	-	-	45,702
Disposal	(300,041)	-	(118,445)	(418,486)
Transfers *	70,735	-	341,233	411,968
Reclassification	-	-	-	-
<b>Balance at 31 December 2025</b>	<b>2,313,540</b>	<b>1,223,966</b>	<b>1,658,765</b>	<b>5,196,271</b>
<b>Accumulated depreciation and impairment:</b>				
<b>Balance at 1 January 2025</b>	<b>610,603</b>	<b>-</b>	<b>26,001</b>	<b>636,604</b>
Depreciation charged for the year	57,395	-	-	57,395
Depreciation on disposals	(32,489)	-	-	(32,489)
Impairment	(204,602)	-	(16,768)	(221,370)
<b>Balance at 31 December 2025</b>	<b>430,907</b>	<b>-</b>	<b>9,233</b>	<b>440,140</b>
<b>Carrying amount at 31 December 2025</b>	<b>1,882,633</b>	<b>1,223,966</b>	<b>1,649,532</b>	<b>4,756,131</b>
<b>Cost:</b>				
<b>Balance at 1 January 2024</b>	<b>3,323,672</b>	<b>1,223,966</b>	<b>1,864,696</b>	<b>6,412,334</b>
Additions	-	-	96,345	96,345
Disposal	(950,683)	-	(526,034)	(1,476,717)
Transfers *	119,595	-	970	120,565
Reclassification	4,560	-	-	4,560
<b>Balance at 31 December 2024</b>	<b>2,497,144</b>	<b>1,223,966</b>	<b>1,435,977</b>	<b>5,157,087</b>
<b>Accumulated depreciation and impairment:</b>				
<b>Balance at 1 January 2024</b>	<b>683,723</b>	<b>-</b>	<b>103,387</b>	<b>787,110</b>
Depreciation charged for the year	64,840	-	-	64,840
Depreciation on disposals	(95,869)	-	-	(95,869)
Impairment	(42,091)	-	(77,386)	(119,477)
<b>Balance at 31 December 2024</b>	<b>610,603</b>	<b>-</b>	<b>26,001</b>	<b>636,604</b>
<b>Carrying amount at 31 December 2024</b>	<b>1,886,541</b>	<b>1,223,966</b>	<b>1,409,976</b>	<b>4,520,483</b>

\* Transfer to investment properties include properties acquired in settlement of Islamic financing and investing assets amounting to AED 186.2 million (2024: AED 120.6 million).

# Dubai Islamic Bank P.J.S.C.

## Notes to the consolidated financial statements for the year ended 31 December 2025

### 14 Investment properties (continued)

#### 14.2 Analysis by geography

	Other real estate AED'000	Investment properties under construction AED'000	Land AED'000	Total AED'000
<b>2025</b>				
<i>Carrying amount at 31 December:</i>				
Within the U.A.E.	1,882,494	1,223,966	1,596,880	4,703,340
Outside the U.A.E.	139	-	52,652	52,791
<b>Total carrying amount</b>	<b>1,882,633</b>	<b>1,223,966</b>	<b>1,649,532</b>	<b>4,756,131</b>
<b>2024</b>				
<i>Carrying amount at 31 December:</i>				
Within the U.A.E.	1,886,393	1,223,966	1,357,275	4,467,634
Outside the U.A.E.	148	-	52,701	52,849
<b>Total carrying amount</b>	<b>1,886,541</b>	<b>1,223,966</b>	<b>1,409,976</b>	<b>4,520,483</b>

#### 14.3 Fair value of investment properties

The fair value of the Group's investment properties as at 31 December 2025 is AED 5.9 billion (2024: AED 5.6 billion) based on unobservable market inputs (i.e. level 3).

The Group has carried out external valuations of these properties as at 31 December 2025. The valuations are carried out by professional valuers who hold recognised and relevant professional qualifications and have recent experience in the location and category of the investment properties being valued. The valuations were based on comparable transaction method and present value calculation of the estimated future cash flow model supported by existing lease and current market rents for similar properties in the same location adjusted to reflect the level of completion of construction of these properties. The profit rate, which is used to calculate the present value of the future cash flows, reflects current market assessments of the uncertainty and timing of the cash flows.

The valuations were based on an individual assessment, for each property type, of both the future earnings and the required yield. In assessing the future earnings of the properties, potential changes in rental levels from each contract's rent and expiry date is compared with estimated current market rent, as well as changes in occupancy rates and property costs.

# Dubai Islamic Bank P.J.S.C.

## Notes to the consolidated financial statements for the year ended 31 December 2025

### 15 Receivables and other assets

#### 15.1 Analysis by category

	<i>Note</i>	<b>2025</b> <b>AED'000</b>	2024 AED'000
Receivables on sale of investment properties, net		-	187,473
Due from customers	<i>15.1.1</i>	<b>177,646</b>	201,321
Acceptances		<b>1,501,727</b>	934,213
Prepaid expenses		<b>150,128</b>	102,050
Fair value of Sharia-compliant derivatives	<i>45.1</i>	<b>1,401,426</b>	1,001,705
Deferred tax asset	<i>22.3</i>	<b>123,533</b>	126,997
Right of use asset		<b>443,193</b>	196,337
Intangible assets		-	5,273
Others		<b>6,090,128</b>	4,326,625
<b>Total</b>		<b>9,887,781</b>	7,081,994

#### 15.1.1 Due from customers

Due from customers represent overdrawn current accounts and other accounts that do not meet the definition of Islamic financing and investing assets and are in stage 2 and 3 respectively. The balances are stated net of provision for impairment amounting to AED 46.4 million (2024: AED 297.0 million). The Group does not hold any collateral against these accounts.

# Dubai Islamic Bank P.J.S.C.

## Notes to the consolidated financial statements for the year ended 31 December 2025

### 16 Property and equipment

	Land and buildings AED'000	Furniture, equipment, and vehicles AED'000	Information technology AED'000	Capital work in progress AED'000	Total AED'000
<b>Cost:</b>					
<b>Balance at 1 January 2025</b>	1,625,988	397,560	1,478,655	238,743	3,740,946
Additions	6,039	32,837	7,502	337,937	384,315
Disposals	(329,548)	(6,473)	(3,319)	(10)	(339,350)
Transfers	113,484	(40,988)	241,351	(313,847)	-
Write off	-	-	-	(4,968)	(4,968)
Exchange and others	(14,194)	(444)	(373)	(20)	(15,031)
<b>Balance at 31 December 2025</b>	<u>1,401,769</u>	<u>382,492</u>	<u>1,723,816</u>	<u>257,835</u>	<u>3,765,912</u>
<b>Accumulated depreciation:</b>					
<b>Balance at 1 January 2025</b>	519,316	287,426	1,056,133	-	1,862,875
Charge for the year	24,559	35,902	137,114	-	197,575
Disposals	(16,579)	(5,646)	(2,936)	-	(25,161)
Write-off	-	-	-	-	-
Exchange and others	(6,072)	(5,442)	(2,475)	-	(13,989)
<b>Balance at 31 December 2025</b>	<u>521,224</u>	<u>312,240</u>	<u>1,187,836</u>	<u>-</u>	<u>2,021,300</u>
<b>Carrying amount</b>					
<b>Balance at 31 December 2025</b>	<u>880,545</u>	<u>70,252</u>	<u>535,980</u>	<u>257,835</u>	<u>1,744,612</u>
<b>Cost:</b>					
<b>Balance at 1 January 2024</b>	1,540,181	274,179	1,232,879	610,474	3,657,713
Additions	12,198	16,734	4,374	263,721	297,027
Disposals	(212,054)	(7,512)	(5,249)	-	(224,815)
Transfers	283,229	112,780	241,224	(637,233)	-
Write off	(820)	-	-	-	(820)
Exchange and others	3,254	1,379	5,427	1,781	11,841
<b>Balance at 31 December 2024</b>	<u>1,625,988</u>	<u>397,560</u>	<u>1,478,655</u>	<u>238,743</u>	<u>3,740,946</u>
<b>Accumulated depreciation:</b>					
<b>Balance at 1 January 2024</b>	571,196	268,687	932,834	-	1,772,717
Charge for the year	41,047	24,202	124,729	-	189,978
Disposals	(93,202)	(6,710)	(5,221)	-	(105,133)
Write off	(820)	-	-	-	(820)
Exchange adjustments	1,095	1,247	3,791	-	6,133
<b>Balance at 31 December 2024</b>	<u>519,316</u>	<u>287,426</u>	<u>1,056,133</u>	<u>-</u>	<u>1,862,875</u>
<b>Carrying amount</b>					
<b>Balance at 31 December 2024</b>	<u>1,106,672</u>	<u>110,134</u>	<u>422,522</u>	<u>238,743</u>	<u>1,878,071</u>

Property and equipment amounting to AED 103.4 million (2024: 67.6 million) are held outside UAE. Various technology softwares with carrying value of AED 418.4 million (2024: 310.8 million) are included in the 'Information technology' category.

# Dubai Islamic Bank P.J.S.C.

## Notes to the consolidated financial statements for the year ended 31 December 2025

### 17 Subsidiaries

#### 17.1 List of material subsidiaries

(a) Below are material interest held by the Group directly or indirectly in subsidiaries:

	Name of subsidiary	Principal activity	Place of incorporation and operation	Ownership interest and voting power	
				2025	2024
1.	Dubai Islamic Bank Pakistan Ltd.	Banking	Pakistan	100.0%	100.0%
2.	Noor Bank P.J.S.C.	Banking	U.A.E	100.0%	100.0%
3.	Tamweel P.S.C	Financing	U.A.E	92.0%	92.0%
4.	DIB Bank Kenya Ltd.	Banking	Kenya	100.0%	100.0%
5.	Dubai Islamic Financial Services L.L.C.	Brokerage services	U.A.E.	100.0%	100.0%
6.	Deyaar Development P.J.S.C.	Real estate development	U.A.E	44.9%	44.9%
7.	Dar al Shariah Islamic Finance Consultancy L.L.C.	Islamic finance advisory	U.A.E.	100.0%	100.0%
8.	Al Tanmyah Services L.L.C.	Labour services	U.A.E.	100.0%	100.0%
9.	Al Tatweer Al Hadith Real Estate	Real estate development	Egypt	100.0%	100.0%
10.	Al Tameer Modern Real Estate Investment	Real estate development	Egypt	100.0%	100.0%
11.	Al Tanmia Modern Real Estate Investment	Real estate development	Egypt	100.0%	100.0%
12.	Instaprint LLC (formerly Dubai Islamic Bank Printing Press L.L.C.)	Printing	U.A.E.	100.0%	100.0%
13.	Al Islami Real Estate Investments Ltd.	Investments	U.A.E.	-	100.0%
14.	Creek Union Limited FZ LLC	Investments	U.A.E	100.0%	100.0%
15.	Madinat Bader Properties Co. L.L.C.	Real Estate Development	U.A.E.	100.0%	100.0%

(b) The Bank has ceased the operations for entity 5 and is in process to liquidate the entity.

# Dubai Islamic Bank P.J.S.C.

## Notes to the consolidated financial statements for the year ended 31 December 2025

### 17 Subsidiaries (continued)

#### 17.2 List of Special Purpose Vehicles (“SPV”)

- (c) Below is the list of special purpose vehicles which were formed to manage specific transactions including funds, and are expected to be closed upon completion of the related transactions:

Name of SPV	Principal activity	Place of incorporation and operation	Ownership interest and voting power	
			2025	2024
16. Al Islami Trade Company Limited	Investments	U.A.E.	<b>100.0%</b>	100.0%
17. Deyaar Investments LLC	Investments	U.A.E.	-	100.0%
18. Deyaar Funds LLC	Investments	U.A.E.	-	100.0%
19. Sequia Investments L.L.C.	Investments	U.A.E.	<b>100.0%</b>	100.0%
20. DIB FM Ltd	Investments	Cayman Islands	<b>100.0%</b>	100.0%
21. Star Digital Investments SPV Limited	Investments	U.A.E	<b>100.0%</b>	100.0%

- (d) The entities 13, 17 and 18 have been liquidated during the year.

#### 17.3 Non-controlling interests

Below are details of subsidiaries of the Group that have material non-controlling interests:

Name of subsidiary	Proportion of ownership interests and voting rights held by the non-controlling interests		Profit allocated to non-controlling interests		Accumulated non-controlling interests	
	2025	2024	2025	2024	2025	2024
	AED'000	AED'000	AED'000	AED'000	AED'000	AED'000
1 Tamweel P.S.C.	<b>8.0%</b>	8.0%	<b>16,715</b>	16,421	<b>217,546</b>	205,882
2 Deyaar Development P.J.S.C.	<b>55.0%</b>	55.0%	<b>290,549</b>	214,531	<b>3,009,966</b>	2,822,199
Total			<b>307,264</b>	230,952	<b>3,227,512</b>	3,028,081

# Dubai Islamic Bank P.J.S.C.

## Notes to the consolidated financial statements for the year ended 31 December 2025

### 17 Subsidiaries (continued)

#### 17.4 Material non-controlling interests

Summarised financial information of material non-controlling interests before intragroup elimination is as follows:

##### 17.4.1 Tamweel P.S.C

	31 December 2025 AED'000	31 December 2024 AED'000
<b><i>Statement of financial position</i></b>		
Islamic financing and investing assets, net	304,924	465,328
Receivable and other assets	3,136,039	2,735,844
<b>Total assets</b>	<b>3,440,963</b>	<b>3,201,172</b>
Payable and other liabilities	69,354	67,567
<b>Total liabilities</b>	<b>69,354</b>	<b>67,567</b>
<b>Net assets</b>	<b>3,371,609</b>	<b>3,133,605</b>
	2025 AED' 000	2024 AED' 000
<b><i>Statement of comprehensive income</i></b>		
Total revenue	300,348	251,545
Total operating expenses	(84,890)	(82,533)
Impairment release	16,159	57,427
Tax charge	(17,292)	(15,794)
Net profit for the year	214,325	210,646
Other comprehensive income	26,915	16,388
<b>Total comprehensive income</b>	<b>241,240</b>	<b>227,034</b>
<b><i>Statement of cash flows</i></b>		
Net cash flows generated from operating activities	66,194	99,662
Net cash flows generated from investing activities	399,100	426,617
<b>Net cash flows during the year</b>	<b>465,294</b>	<b>526,279</b>



# Dubai Islamic Bank P.J.S.C.

## Notes to the consolidated financial statements for the year ended 31 December 2025

### 17 Subsidiaries (continued)

#### 17.4 Material non-controlling interests (continued)

##### 17.4.2 Deyaar Development P.J.S.C

	31 December 2025 AED'000	31 December 2024 AED'000
<b><i>Statement of financial position</i></b>		
Investment in associates and joint ventures	1,408,811	1,311,162
Properties held for development and sale	1,085,674	956,082
Investment properties	814,759	793,180
Receivables and other assets	1,774,671	1,321,953
Other	2,784,997	2,411,157
<b>Total assets</b>	<b>7,868,912</b>	<b>6,793,534</b>
Due to banks and financial institutions	403,530	472,300
Payables and other liabilities	1,949,679	1,164,349
<b>Total liabilities</b>	<b>2,353,209</b>	<b>1,636,649</b>
<b>Net assets</b>	<b>5,515,703</b>	<b>5,156,885</b>
	2025 AED'000	2024 AED'000
<b><i>Statement of comprehensive income</i></b>		
Total income	786,292	595,851
Total expenses	(270,776)	(231,242)
Depositors' share of profit	(55,370)	(42,976)
Share of profit from associates and joint ventures	111,948	92,131
Tax charge	(44,015)	(23,849)
<b>Profit for the year</b>	<b>528,079</b>	<b>389,915</b>
<b>Other comprehensive loss</b>	<b>(985)</b>	<b>(4,393)</b>
<b>Total comprehensive income</b>	<b>527,094</b>	<b>385,522</b>
<b><i>Statement of cash flows</i></b>		
Net cash flows generated from operating activities	716,370	577,953
Net cash flows used in investing activities	377,862	(1,297,132)
Net cash flows used in financing activities	(365,575)	(217,401)
<b>Net cash flows during the year</b>	<b>728,657</b>	<b>(936,580)</b>

Adjustments were made to the above financial information to bring the subsidiary's accounting policies in line with those used by the Group.

# Dubai Islamic Bank P.J.S.C.

## Notes to the consolidated financial statements for the year ended 31 December 2025

### 18 Customers' deposits

#### 18.1 Analysis by category

	<i>Note</i>	<b>2025</b> <b>AED'000</b>	<b>2024</b> <b>AED'000</b>
Current accounts		<b>47,525,138</b>	40,812,670
Saving accounts		<b>62,197,456</b>	53,121,280
Investment deposits (Term deposits based on Mudaraba and Wakala)		<b>209,737,184</b>	153,945,440
Margin accounts		<b>484,837</b>	390,912
Depositors' investment risk reserve	18.3	<b>22,197</b>	20,954
Depositors' share of profit payable	18.4	<b>217,613</b>	254,499
<b>Total</b>		<b>320,184,425</b>	248,545,755

#### 18.2 Analysis by geography

		<b>2025</b> <b>AED'000</b>	<b>2024</b> <b>AED'000</b>
Within the U.A.E.		<b>308,818,851</b>	241,793,085
Outside the U.A.E.		<b>11,365,574</b>	6,752,670
<b>Total</b>		<b>320,184,425</b>	248,545,755

#### 18.3 Depositors' investment risk reserve

Depositors' investment risk reserve represents a portion of the depositors' share of profits set aside as a reserve and earns profit from periodic distribution from the common pool. This reserve is payable to the depositors upon the approval of the Bank's Internal Sharia Supervision Committee.

Investment Risk Reserve represents the amount appropriated by the Bank out of the income of investment account holders after the Mudarib share is allocated. This reserve is used as a cushion against future losses that investment account holders may incur and is available for the benefit of all the categories of the depositors. Investment risk reserve represents 0.06% of total Mudabara deposit pool at 31 December 2025 (31 December 2024: 0.07%).

Movement of depositors' investment risk reserve is as follows:

	<i>Note</i>	<b>2025</b> <b>AED'000</b>	<b>2024</b> <b>AED'000</b>
<b>Balance at 1 January</b>		<b>20,954</b>	18,940
Zakat for the year	23	<b>(587)</b>	(554)
Net transfer from depositors' share of profit during the year	18.4	<b>1,830</b>	2,568
<b>Balance at 31 December</b>		<b>22,197</b>	20,954

# Dubai Islamic Bank P.J.S.C.

## Notes to the consolidated financial statements for the year ended 31 December 2025

### 18 Customers' deposits (continued)

#### 18.4 Depositors' share of profit payable

		2025 AED'000	2024 AED'000
Balance at 1 January		254,499	62,982
Depositors' share of profit for the year	37	1,272,577	1,567,153
Net transfer to depositors' investment risk reserve	18.3	(1,830)	(2,568)
Less: amount paid during the year		(1,307,633)	(1,373,068)
Balance at 31 December		217,613	254,499

### 19 Due to banks and financial institutions

#### 19.1 Analysis by category

	2025 AED'000	2024 AED'000
Current accounts with banks	30,261	58,222
Investment deposits (Term deposits based on Mudaraba)	1,936,167	5,796,271
<b>Total</b>	<b>1,966,428</b>	<b>5,854,493</b>

Investment deposits include deposits of AED 1.3 billion (2024: AED 1.3 billion) under collateralized commodity Murabaha arrangement from banks and financial institutions.

#### 19.2 Analysis by geography

	2025 AED'000	2024 AED'000
Within the U.A.E.	1,530,289	3,967,414
Outside the U.A.E.	436,139	1,887,079
<b>Total</b>	<b>1,966,428</b>	<b>5,854,493</b>

### 20 Sukuk issued

#### 20.1 Analysis by issuance

The analysis of the Sukuk instruments issued by the Group is as follows:

	Expected annual profit rate	Maturity	2025 AED'000	2024 AED'000
<b>Listed Sukuk - Irish Stock Exchange / Nasdaq Dubai</b>				
Sukuk issued by the Bank	2.95%	February 2025	-	2,754,572
Sukuk issued by the Bank	2.95%	January 2026	4,774,947	4,776,077
Sukuk issued by the Bank	1.96%	June 2026	3,673,000	3,673,000
Sukuk issued by the Bank	2.74%	February 2027	2,754,750	2,754,750
Sukuk issued by the Bank	5.49%	November 2027	2,754,750	2,754,750
Sukuk issued by the Bank	4.80%	August 2028	3,673,000	3,673,000
Sukuk issued by the Bank	5.24%	March 2029	3,673,000	3,673,000
Sukuk issued by the Bank	4.57%	November 2030	3,673,000	-
<b>Private placement</b>				
Sukuk issued by a subsidiary	6M Kibor + 70 bps	December 2032	52,912	53,415
Sukuk issued by a subsidiary	3M Kibor + 175 bps	December 2028	41,317	41,833
<b>Total</b>			<b>25,070,676</b>	<b>24,154,397</b>

# Dubai Islamic Bank P.J.S.C.

## Notes to the consolidated financial statements for the year ended 31 December 2025

### 20 Sukuk issued (continued)

#### 20.2 Sukuk issued by the Bank

The terms of the Programme include transfer of certain identified assets (the “Co-Owned Assets”) including original leased and Musharaka assets, Sharia compliant authorised investments and any replaced assets of the Bank to DIB Sukuk Limited, Cayman Islands (the “Issuer”). These assets are under the control of the Bank and shall continue to be serviced by the Bank.

The Issuer will pay the semi-annually distribution amount from returns received in respect of the Co-Owned Assets. Such proceeds are expected to be sufficient to cover the semi-annually distribution amount payable to the Sukuk holders on the semi-annually distribution dates. Upon maturity of the Sukuk, the Bank has undertaken to buy these assets at the exercise price from the Issuer.

These Sukuk are expected to pay profit to the investors semi-annually based on relevant margin at the time of issuance.

#### 20.3 Sukuk issued by a subsidiary

In December 2022, a subsidiary issued Sharia Compliant Trust Certificates of PKR 4,000 million (AED 52.9 million) at an expected profit rate equal to 6M Kibor plus 70 bps per annum. Realised profit on these certificates is payable semi-annually in arrears. The certificates are privately placed among the local banks and financial institution.

In December 2018, a subsidiary issued Sharia Compliant Trust Certificates of PKR 3,300 million (AED 41.3 million) at an expected profit rate equal to 3M Kibor plus 175 bps per annum. Realised profit on these certificates is payable monthly in arrears. The certificates are privately placed among the local banks and financial institutions.

### 21 Payables and other liabilities

#### 21.1 Analysis by category

	<i>Note</i>	2025 AED'000	2024 AED'000
Sundry deposits and amanat		1,555,011	1,606,674
Acceptances payable		1,501,727	934,213
Depositors' and Sukuk holders' share of profit payable	21.2	3,690,366	1,993,744
Provision for employees' end-of-service benefits	21.3	293,259	275,944
Fair value of Sharia-compliant derivative liabilities	45.1	1,294,604	969,806
Provision for taxation	22.2	1,127,301	730,669
Lease liability		496,362	211,755
Others		4,950,723	5,974,944
<b>Total</b>		<b>14,909,353</b>	<b>12,697,749</b>

#### 21.2 Depositors' and Sukuk-holders share of profit payable

		2025 AED'000	2024 AED'000
<b>Balance at 1 January</b>		<b>1,993,744</b>	<b>2,012,021</b>
Wakala and other investment deposits from banks and customers	37	8,451,049	8,050,682
Sukuk-holders' accrued/realised profit on Sukuk issued	37	852,279	886,727
Paid during the year		(7,606,706)	(8,955,686)
<b>Balance at 31 December</b>		<b>3,690,366</b>	<b>1,993,744</b>

# Dubai Islamic Bank P.J.S.C.

## Notes to the consolidated financial statements for the year ended 31 December 2025

### 21 Payables and other liabilities (continued)

#### 21.3 Provision for employees' end-of-service benefits

	<i>Note</i>	2025 AED'000	2024 AED'000
<b>Balance at 1 January</b>		<b>275,944</b>	256,256
Charged during the year	38	<b>29,194</b>	42,870
Paid during the year		<b>(11,879)</b>	(23,182)
<b>Balance at 31 December</b>		<b>293,259</b>	275,944

### 22 Taxation

On 9 December 2022, the United Arab Emirates (UAE) Ministry of Finance (MoF) released Federal Decree-Law No 47 of 2022 on the Taxation of Corporations and Businesses, Corporate Tax Law ("CT Law") to enact a new CT regime in the UAE. The new CT regime became effective for accounting periods beginning on or after 1 June 2023. The Group is subject to CT Law starting 1 January 2024. The taxable income of the entities that are in scope for UAE CT purposes is subject to tax at 9%.

Aligning with the OECD's Global Minimum Tax effort (Pillar Two), the UAE MoF has announced certain amendments to the CT Law introducing a Qualified Domestic Minimum Top-Up Tax of 15% for Multinational Enterprises (MNEs) with effect from financial years starting on or after 1st Jan 2025. The Group is within the scope of Pillar Two legislation and as such is subject to the Pillar Two rules.

The Group applies the exception to recognizing and disclosing information about deferred tax assets and liabilities related to Pillar Two income taxes, as provided in the amendments to IAS 12 issued in May 2023.

The effective tax rate (ETR) for the year 31 December 2025 is 13.3% which includes Top-up tax (31 December 2024: 9.3%). The deviation from the statutory tax rate is primarily driven by the geographical mix, Top-up tax and partly offset by certain exempt income and exempt gains under the CT Law in the UAE.

The Group estimates of current tax expense related to Pillar Two amounts to AED 420.6 million for the year ended 31 December 2025. The Pillar Two impact is in relation to the entities operating in the UAE.

#### 22.1 Income tax expense

		2025 AED'000	2024 AED'000
Current taxation	22.2	<b>1,183,136</b>	871,277
Deferred taxation	22.3	<b>11,976</b>	(31,391)
<b>Total</b>		<b>1,195,112</b>	839,886

#### 22.2 Provision for taxation

		2025 AED'000	2024 AED'000
<b>Balance at 1 January</b>		<b>730,669</b>	6,696
Charged during the year	22.1	<b>1,183,136</b>	871,277
Paid during the year		<b>(786,657)</b>	(146,073)
Foreign exchange effect		<b>153</b>	(1,231)
<b>Balance at 31 December</b>		<b>1,127,301</b>	730,669

# Dubai Islamic Bank P.J.S.C.

## Notes to the consolidated financial statements for the year ended 31 December 2025

### 22 Taxation (continued)

#### 22.3 Deferred tax asset

		2025 AED'000	2024 AED'000
<b>Balance at 1 January</b>		<b>126,997</b>	84,495
Charged during the year	22.1	(11,976)	31,391
Foreign exchange effect and others		8,512	11,111
<b>Balance at 31 December</b>		<b>123,533</b>	126,997

#### 22.4 Reconciliation of effective tax rate

	2025 AED'000	2024 AED'000
Profit before tax	9,002,654	9,004,924
Tax expense (at 9%)	810,239	810,443
Tax effect of:		
Exempt income / gain	(97,030)	(75,410)
Non-deductible expenses	30,154	17,494
Jurisdiction tax rate difference	51,681	88,137
UAE Domestic minimum top up tax	420,606	-
Others	(20,538)	(778)
<b>Balance at 31 December</b>	<b>1,195,112</b>	839,886

### 23 Zakat payable

	Note	2025 AED'000	2024 AED'000
Zakat charged to equity attributable to shareholders of the Bank		681,367	581,036
Zakat accounted and paid by investees		(77)	(45)
Shareholders' Zakat for the year payable by the Bank		681,290	580,991
Zakat adjustment related to previous years		-	(426)
Net Zakat payable by the Bank on shareholders' behalf		681,290	580,565
Zakat on depositors' investment risk reserve	18.3	587	554
Zakat adjusted / paid for previous years		-	426
<b>Total Zakat payable</b>		<b>681,877</b>	581,545

### 24 Share capital

As at 31 December 2025, 7,240,744,377 authorised ordinary shares of AED 1 each (2024: 7,240,744,377 ordinary shares of AED 1 each) were fully issued and paid up.

# Dubai Islamic Bank P.J.S.C.

## Notes to the consolidated financial statements for the year ended 31 December 2025

### 25 Tier 1 Sukuk

SPV ("the Issuer")	Date of issuance	Discretionary profit rate	Callable period	Issuance amount Equivalent AED '000	
				31 December 2025	31 December 2024
DIB Tier 1 Sukuk (3) Limited	January 2019	6.25% per annum paid semi-annually	On or after January 2025	-	2,754,750
DIB Tier 1 Sukuk (4) Limited	November 2020	4.63% per annum paid semi-annually	On or after May 2026	<b>3,673,000</b>	3,673,000
DIB Tier 1 Sukuk (5) Limited	April 2021	3.38% per annum paid semi-annually	On or after October 2026	<b>1,836,500</b>	1,836,500
DIB Tier 1 Sukuk (6) Limited	October 2024	5.25% per annum paid semi-annually	On or after April 2030	<b>1,836,500</b>	1,836,500
				<b>7,346,000</b>	<b>10,100,750</b>

Tier 1 Sukuk is a perpetual security in respect of which there is no fixed redemption date and constitutes direct, unsecured, subordinated obligations (senior only to share capital) of the Bank subject to the terms and conditions of the Mudaraba Agreement. The Tier 1 Sukuk are listed on the Irish Stock Exchange and Dubai Financial Market / Nasdaq Dubai callable by the Bank after the "First Call Date" or any profit payment date thereafter subject to certain redemption conditions.

The net proceeds of Tier 1 Sukuk are invested by way of Mudaraba with the Bank (as Mudarib) on an unrestricted co-mingling basis, by the Bank in its general business activities carried out through the Mudaraba Common pool.

At the Issuer's sole discretion, it may elect not to make any Mudaraba profit distributions expected and the event is not considered an event of default. In such event, the Mudaraba profit will not be accumulated but forfeited to the issuer. If the Issuer makes a non-payment election or a non-payment event occurs, then the Bank will not (a) declare or pay any distribution or dividend or make any other payment on, and will procure that no distribution or dividend or other payment is made on ordinary shares issued by the Bank, or (b) directly or indirectly redeem, purchase, cancel, reduce or otherwise acquire ordinary shares issued by the Bank.

### 26 Other reserves and treasury shares

#### 26.1 Movements in other reserves and treasury shares

Movement of the other reserves and treasury shares during the years ended 31 December 2025 and 2024 is as follows:

	Statutory reserve AED'000	General reserve AED'000	Regulatory credit risk reserve AED'000	Treasury shares AED'000	Total AED'000
<b>2025</b>					
Balance at 1 January 2025	11,465,984	2,350,000	2,090,000	(31,316)	15,874,668
Transfer to retained earnings	-	-	602,100	-	602,100
<b>Balance at 31 December 2025</b>	<b>11,465,984</b>	<b>2,350,000</b>	<b>2,692,100</b>	<b>(31,316)</b>	<b>16,476,768</b>
<b>2024</b>					
Balance at 1 January 2024	11,465,984	2,350,000	1,000,000	(31,316)	14,784,668
Transfer from retained earnings	-	-	1,090,000	-	1,090,000
<b>Balance at 31 December 2024</b>	<b>11,465,984</b>	<b>2,350,000</b>	<b>2,090,000</b>	<b>(31,316)</b>	<b>15,874,668</b>

# Dubai Islamic Bank P.J.S.C.

## Notes to the consolidated financial statements for the year ended 31 December 2025

### 26.2 Statutory reserve

Article 239 of the U.A.E. Federal Law No. (32) of 2021 and the Articles of Association of the Bank, require that 10% of the profit attributable to the shareholders is transferred to a non-distributable statutory reserve until this reserve equals 50% of the paid-up share capital. This reserve is not available for distribution other than in circumstances stipulated by law.

### 26.3 Regulatory credit risk reserve

Per the new credit risk management standards (CRMS) issued by CBUAE, Banks must ensure that the total provision corresponding to all Stage 1 and Stage 2 exposures is not less than the required percentage of Credit Risk weighted assets as computed under the CBUAE capital regulations. Where the collective provisions held are lower, the shortfall may be held in a dedicated non-distributable balance sheet reserve called the 'impairment reserve-general'. The amount held in the impairment reserve-general must be deducted from the capital base (Tier 1 capital for Banks) when computing the regulatory capital.

	2025 AED'000	2024 AED'000
<b>Non-Distributable impairment reserve - general</b>		
Minimum provision for Stage 1 & 2 as per CBUAE requirements	4,774,693	4,095,593
Less: Stage 1 and 2 impairment provision taken against income	2,106,086	2,034,408
	<u>2,668,607</u>	<u>2,061,185</u>
Shortfall in stage 1 & 2 provision to meet minimum CBUAE requirement		
Balance of Regulatory credit risk reserve - general as at 01 January	2,090,000	1,000,000
Non-distributable reserve during the year (Impairment reserve-general)	602,100	1,090,000
<b>Balance of Regulatory credit risk reserve – general as at 31 December</b>	<u><u>2,692,100</u></u>	<u><u>2,090,000</u></u>

### 26.4 General reserve

Transfer to general reserve is made based on the discretion of the Board of Directors and is subject to the approval of the Shareholders at the annual general meeting.

### 26.5 Treasury shares

The Group holds 13,633,477 treasury shares (2024: 13,633,477 shares) amounting to AED 31.3 million (2024: AED 31.3 million).

### 27 Investments fair value reserve

	2025 AED'000	2024 AED'000
<b>Balance at 1 January</b>	(1,267,060)	(1,331,986)
Fair value loss on other investments at FVTOCI, net	47,675	43,533
Transfer to retained earnings on disposal of investments carried at FVTOCI	22,542	21,393
<b>Balance at 31 December</b>	<u><u>(1,196,843)</u></u>	<u><u>(1,267,060)</u></u>

### 28 Exchange translation reserve

Exchange translation reserve relating to the translation of the results and net assets of the Bank's foreign operations from their functional currencies to the Bank's presentation currency (i.e. AED) are recognised directly in other comprehensive income and accumulated in the exchange translation reserve.

### 29 Dividends paid and proposed

The Board of Directors has proposed a cash dividend of AED 0.35 per share at their meeting held on 10 February 2026.

For the year ended 31 December 2024, the shareholders approved a cash dividend of AED 0.45 per share (AED 3,252.2 million) at the Annual General Meeting held on 13 March 2025.



# Dubai Islamic Bank P.J.S.C.

## Notes to the consolidated financial statements for the year ended 31 December 2025

### 30 Contingent liabilities and commitments

Financing-related financial instruments include commitments to extend Islamic financing, standby letters of credit and guarantees which are designed to meet the requirements of the Group customers.

Commitments to extend Islamic financing represent contractual commitments to provide Islamic financing. Commitments generally have fixed expiration dates, or other termination clauses and normally require the payment of a fee. Since commitments may expire without being utilised, the total contract amounts do not necessarily represent future cash requirements. Standby letters of credit and guarantees commit the Group to make payments on behalf of customers contingent upon the failure of the customer to perform under the terms of the contract.

Analysis of contingent liabilities and commitments as at 31 December 2025 and 2024 is as follows:

	2025 AED'000	2024 AED'000
<b>Contingent liabilities and commitments:</b>		
Letters of guarantee	11,383,041	10,021,268
Letters of credit	1,560,251	1,771,153
Undrawn facilities commitments	21,651,684	19,552,029
<b>Total contingent liabilities and commitments</b>	<b>34,594,976</b>	<b>31,344,450</b>
<b>Other commitments:</b>		
Capital expenditure and commitments	1,743,762	1,494,767
<b>Total other commitments</b>	<b>1,743,762</b>	<b>1,494,767</b>
<b>Total contingent liabilities and commitments</b>	<b>36,338,738</b>	<b>32,839,217</b>

### 31 Income from Islamic financing and investing transactions

	2025 AED'000	2024 AED'000
Income from Islamic financing and investing assets	14,478,989	14,877,398
Income from investments in Sukuk	4,387,538	3,828,079
Income from Treasury Placement (Commodity Murabaha) with the Central Bank	476,471	567,918
Income from investment and Wakala deposits with financial institutions	176,324	134,909
Income from Treasury Placement (Commodity Murabaha) with financial institutions	28,273	45,462
<b>Total</b>	<b>19,547,595</b>	<b>19,453,766</b>

Income from financing and investing assets is presented net of forfeited income of AED 1.3 million (2024: AED 1.3 million). During the year ended 31 December 2025, the Group has disbursed from the charity fund of the Bank AED 149.5 million (2024: AED 93.0 million) for various social contribution purposes. The disbursement from charity fund is done in accordance with the approved Zakat and charity policy of DIB and in accordance with the guidance of ISSC and Community Support Services (CSS) Committee of DIB.

# Dubai Islamic Bank P.J.S.C.

## Notes to the consolidated financial statements for the year ended 31 December 2025

### 32 Commissions, fees and foreign exchange income

	2025 AED'000	2024 AED'000
Commission and fees	1,960,932	1,795,660
Foreign exchange income	286,524	338,917
Other commissions and fees	154,627	197,094
Total fee and commission income	2,402,083	2,331,671
Fee and commission expense	(528,225)	(583,237)
<b>Total</b>	<b>1,873,858</b>	<b>1,748,434</b>

### 33 Income from other investments measured at fair value, net

	2025 AED'000	2024 AED'000
Dividend income from investments measured at FVTOCI	28,174	17,134
<b>Total</b>	<b>28,174</b>	<b>17,134</b>

### 34 Income from properties held for development and sale, net

	<i>Notes</i>	2025 AED'000	2024 AED'000
Sales proceeds		1,610,808	1,194,552
Less: cost of sale	13.1	(1,123,336)	(853,028)
<b>Total</b>		<b>487,472</b>	<b>341,524</b>

### 35 Income from investment properties

Income from investment properties represents the rental income amounting to AED 148.6 million (2024: AED 131.6 million) recognised by the Group from its investment properties and a gain of AED 356.2 million (2024: AED 607.2 million) on disposal of certain investment properties.

### 36 Other income

	<i>Note</i>	2025 AED'000	2024 AED'000
Realised gain on disposal of investments in Sukuk		140,898	96,657
Services income		222,480	184,298
Net gain on disposal of property and equipment		293,311	82,846
Others		346,903	192,325
<b>Total</b>		<b>1,003,592</b>	<b>556,126</b>

### 37 Depositors' and Sukuk-holders' share of profit

		2025 AED'000	2024 AED'000
Mudaraba investment and savings deposits from customers	18.4	1,272,577	1,567,153
Wakala and other investment deposits of banks and customers	21.2	8,451,049	8,050,682
Sukuk-holders' accrued/realised profit on Sukuk issued	21.2	852,279	886,727
<b>Total</b>		<b>10,575,905</b>	<b>10,504,562</b>

# Dubai Islamic Bank P.J.S.C.

## Notes to the consolidated financial statements for the year ended 31 December 2025

### 38 Personnel expenses

		2025 AED'000	2024 AED'000
Salaries, wages and other benefits		2,227,636	1,946,185
Staff terminal benefits	21.3	29,194	42,870
<b>Total</b>		<b>2,256,830</b>	<b>1,989,055</b>

### 39 General and administrative expenses

		2025 AED'000	2024 AED'000
Premises and equipment maintenance costs		306,660	265,016
Administrative expenses		339,337	346,637
Rental charges under leases		108,906	90,083
Other operating expenses		496,066	479,194
<b>Total</b>		<b>1,250,969</b>	<b>1,180,930</b>

### 40 Impairment charges, net

		2025 AED'000	2024 AED'000
<b>Financial assets</b>			
Provision for Islamic financing and investing assets charged	9.4	637,442	407,423
Net provision (reversal) / charge for other assets		(120,850)	15,390
Impairment charges for financial assets, net		516,592	422,813
<b>Non-financial assets</b>			
Impairment release for non-financial assets		(31,146)	(16,000)
<b>Total impairment charges, net</b>		<b>485,446</b>	<b>406,813</b>

### 41 Basic and diluted earnings per share

Basic and diluted earnings per share are calculated by dividing the profit for the year attributable to owners of the Bank, net of directors' remuneration and profit attributable to Tier 1 Sukuk-holders by the weighted average number of shares outstanding during the year as follows:

	2025 AED'000	2024 AED'000
Profit for the year attributable to owners of the Bank	7,500,278	7,934,086
Profit attributable to Tier 1 Sukuk-holders	(414,360)	(404,030)
Board of Directors' remuneration	(22,000)	(19,296)
	<b>7,063,918</b>	<b>7,510,760</b>
Weighted average number of shares outstanding during the year ('000)	<b>7,227,111</b>	<b>7,227,111</b>
Basic and diluted earnings per share (AED per share)	<b>0.98</b>	<b>1.04</b>

As of the reporting date, the diluted earnings per share is equal to the basic earnings per share as the Bank has not issued any financial instruments that should be taken into consideration when the diluted earnings per share is calculated.

# Dubai Islamic Bank P.J.S.C.

## Notes to the consolidated financial statements for the year ended 31 December 2025

### 42 Cash and cash equivalents

	<i>Note</i>	<b>2025</b> <b>AED'000</b>	<b>2024</b> <b>AED'000</b>
Cash and balances with the central banks	7.1	<b>36,869,986</b>	26,700,468
Due from banks and financial institutions	8.1	<b>5,386,903</b>	5,642,110
		<b>42,256,889</b>	32,342,578
Less: Balances with Banks and financial institutions over three months		<b>(10,956,725)</b>	-
<b>Balance at 31 December</b>		<b>31,300,164</b>	32,342,578

### 43 Related party transactions

#### 43.1 Identification of related parties

Parties are considered to be related if one party has the ability to control or influence the other party in making financial or operating decisions.

The Bank enters into transactions with shareholders, associates, directors, key management personnel and their related concerns in the ordinary course of business at terms agreed between both parties on arm's length basis.

Balances and transactions between the Bank and its subsidiaries, which are related parties of the Bank, have been eliminated on consolidation and are not disclosed in this note.

#### 43.2 Major shareholders

As at 31 December 2025, the major shareholder of the Bank is Investment Corporation of Dubai ("ICD"), a company in which the Government of Dubai is the majority shareholder, which holds 27.9% shareholding of the Bank.

#### 43.3 Significant balances and transactions

Proportion of various assets and liabilities with Investment Corporation of Dubai ("ICD") related entities, other than those that have been individually disclosed below are as follows. These entities are independently run commercial entities, and all financial transactions with the Bank are on arm's length basis. The Group has applied the exemption in IAS 24 Related Party Disclosures that allows to present reduced related party disclosures regarding transactions with government related parties.

	<b>2025</b> <b>%</b>	<b>2024</b> <b>%</b>
Islamic financing and investing assets	<b>3.5</b>	3.7
Investment in Sukuk	<b>1.9</b>	2.1
Customer deposits	<b>7.1</b>	5.4
Income from Islamic financing and investing	<b>3.0</b>	1.6
Income from investment in Sukuk	<b>1.4</b>	1.9
Depositors' share of profits	<b>8.9</b>	4.5

#### 43.4 Compensation of key management personnel

	<b>2025</b> <b>AED'000</b>	<b>2024</b> <b>AED'000</b>
Salaries and other benefits	<b>90,193</b>	83,806
Employee terminal benefits	<b>1,864</b>	2,000

# Dubai Islamic Bank P.J.S.C.

## Notes to the consolidated financial statements for the year ended 31 December 2025

### 43 Related party transactions (continued)

#### 43.5 Related parties balances

Significant balances of related parties included in the consolidated financial statement are as follows:

	Major shareholder AED'000	Directors and key management personnel AED'000	Associates and joint ventures AED'000	Total AED'000
<b>2025</b>				
Islamic financing and investing assets	1,528,159	605,060	16,389	2,149,608
Investment in Sukuk	817,368	-	-	817,368
Customers' deposits	662,776	774,400	13,427	1,450,603
Contingent liabilities and commitments	-	419,938	591	420,529
Income from Islamic financing and investing	80,651	28,804	1,320	110,775
Income from investment in Sukuk	39,924	-	-	39,924
Depositors' share of profits	45,713	23,499	-	69,212
<b>2024</b>				
Islamic financing and investing assets	1,651,379	451,159	-	2,102,538
Investment in Sukuk	820,501	-	-	820,501
Customers' deposits	68,649	470,970	324	539,943
Contingent liabilities and commitments	-	155,953	-	155,953
Income from Islamic financing and investing assets	57,294	23,567	-	80,861
Income from investment in Sukuk	37,101	-	-	37,101
Depositors' share of profits	39,202	15,585	-	54,787

Related party balances are at stage 1 as at 31 December 2025 and 31 December 2024. The Group recognizes impairment allowance against related party balances in accordance with the IFRS accounting standards. The impairment allowance is immaterial as of 31 December 2025 and 31 December 2024.

### 44 Segmental information

#### 44.1 Reportable segments

Reportable segments are identified on the basis of internal reports about the components of the Group that are regularly reviewed by the Group's chief operating decision maker in order to allocate resources to the segment and to assess its performance.

The Group's reportable segments are organised into following major segments as follows:

- Consumer banking: Principally handling individual customers' deposits, providing consumer Murabaha, Salam, Home Finance, Ijarah, Credit Cards and funds transfer facilities, priority banking and wealth management.
- Corporate banking: Principally handling financing, other credit facilities, deposits, current accounts, cash management and risk management products for corporate and institutional customers.
- Treasury: Principally responsible for managing the Bank's overall liquidity and market risk and provides treasury services to customers. Treasury also runs its own Sukuk and specialised financial instruments book to manage the above risks.
- Others: Functions other than above core lines of businesses including international business and properties.

The accounting policies of the above reportable segments are the same as the Group's accounting policies.

# Dubai Islamic Bank P.J.S.C.

## Notes to the consolidated financial statements for the year ended 31 December 2025

### 44 Segmental information (continued)

#### 44.2 Segment profitability

The following table presents profit or loss and certain asset and liability information regarding the Group's business segments for the year ended 31 December:

	Consumer banking		Corporate banking		Treasury		Others		Total	
	2025 AED'000	2024 AED'000	2025 AED'000	2024 AED'000	2025 AED'000	2024 AED'000	2025 AED'000	2024 AED'000	2025 AED'000	2024 AED'000
Net operating revenue	4,851,480	4,392,252	3,278,593	3,389,708	2,623,610	2,541,793	2,497,186	2,512,787	13,250,869	12,836,540
Operating expense	(1,898,376)	(1,609,022)	(641,797)	(642,042)	(117,396)	(110,685)	(1,105,200)	(1,063,054)	(3,762,769)	(3,424,803)
Net operating revenue	2,953,104	2,783,230	2,636,796	2,747,666	2,506,214	2,431,108	1,391,986	1,449,733	9,488,100	9,411,737
Impairment charge, net									(485,446)	(406,813)
Profit before income tax									9,002,654	9,004,924
Income tax expense									(1,195,112)	(839,886)
Profit for the year									7,807,542	8,165,038

#### 44.3 Segment financial position

Following table presents assets and liabilities regarding the Group's business segments:

	Consumer banking		Corporate banking		Treasury		Others		Total	
	2025 AED'000	2024 AED'000	2025 AED'000	2024 AED'000	2025 AED'000	2024 AED'000	2025 AED'000	2024 AED'000	2025 AED'000	2024 AED'000
Segment assets	78,385,226	63,126,961	178,402,887	145,346,952	97,448,226	86,304,915	61,711,904	49,907,990	415,948,243	344,686,818
Segment liabilities	105,208,409	89,523,721	216,967,178	160,868,013	3,969,921	3,288,817	36,667,251	38,153,388	362,812,759	291,833,939

# Dubai Islamic Bank P.J.S.C.

## Notes to the consolidated financial statements

for the year ended 31 December 2025

### 44 Segmental information (continued)

#### 44.4 Geographical information

Although the management of the Group is based primarily on business segments, the Group operates in two geographic markets: inside the U.A.E. which is designated as domestic and outside the U.A.E. which is designated as international.

The following table show the distribution of the Group's external gross income allocated based on the location of the operating centres for the years ended 31 December 2025 and 2024:

	<b>Gross income from external customers</b>	
	<b>2025</b>	<b>2024</b>
	<b>AED'000</b>	<b>AED'000</b>
Within the U.A.E.	<b>22,847,415</b>	21,974,350
Outside the U.A.E.	<b>979,359</b>	1,366,752
<b>Total</b>	<b>23,826,774</b>	23,341,102

Gross income from external customers geographical analysis is based on the Group's operating centres and subsidiaries and associates' locations.

Revenue from major products and services are disclosed in notes 31 to 36 to the consolidated financial statements.

The segments have been regrouped / reclassified based on management's current performance management process.

### 45 Sharia-compliant derivative financial instruments

#### 45.1 Fair values of Sharia-compliant derivative financial instruments

The table below shows the positive and negative fair values of Sharia-compliant derivative financial instruments, which are equivalent to the market values, together with the notional amounts analysed by the term to maturity. The notional amount is the amount of a Sharia-compliant derivative's underlying asset, reference rate or index and is the basis upon which changes in the value of Sharia-compliant derivatives are measured. The notional amounts indicate the volume of transactions outstanding at year end and are neither indicative of the market risk nor credit risk.

			<b>Notional amounts by term to maturity</b>					
	<b>Positive fair value</b>	<b>Negative fair value</b>	<b>Notional amount total</b>	<b>Within 3 months</b>	<b>Over 3 months to 1 year</b>	<b>Over 1 year to 3 years</b>	<b>Over 3 to 5 years</b>	<b>Over 5 years</b>
	<b>AED'000</b>	<b>AED'000</b>	<b>AED'000</b>	<b>AED'000</b>	<b>AED'000</b>	<b>AED'000</b>	<b>AED'000</b>	<b>AED'000</b>
<b>2025</b>								
<b>Sharia-compliant</b>								
<b>Derivatives held for trading:</b>								
Unilateral promise to buy/sell currencies	167,914	173,528	22,583,378	18,897,290	3,686,088	-	-	-
Sharia-compliant profit rate swaps	1,229,582	1,117,215	94,882,526	1,191,347	4,606,862	13,968,914	53,329,320	21,786,083
Sharia-compliant currency (Call/Put) options	1,565	1,565	1,714,219	-	1,714,219	-	-	-
Commodity options	2,365	2,296	78,283	17,287	42,699	18,297	-	-
<b>Total</b>	<b>1,401,426</b>	<b>1,294,604</b>	<b>119,258,406</b>	<b>20,105,924</b>	<b>10,049,868</b>	<b>13,987,211</b>	<b>53,329,320</b>	<b>21,786,083</b>
<b>2024</b>								
<b>Sharia-compliant</b>								
<b>Derivatives held for trading:</b>								
Unilateral promise to buy/sell currencies	131,670	164,446	15,735,865	13,769,069	1,966,796	-	-	-
Sharia-compliant profit rate swaps	819,115	754,440	86,599,410	54,000	7,940,188	13,515,189	42,082,630	23,007,403
Sharia-compliant currency (Call/Put) options	41,865	41,865	2,563,901	-	2,563,901	-	-	-
	9,055	9,055	420,049	317,278	102,771	-	-	-
<b>Total</b>	<b>1,001,705</b>	<b>969,806</b>	<b>105,319,225</b>	<b>14,140,347</b>	<b>12,573,656</b>	<b>13,515,189</b>	<b>42,082,630</b>	<b>23,007,403</b>

## Notes to the consolidated financial statements for the year ended 31 December 2025

### 45 Sharia-compliant derivative financial instruments (continued)

#### 45.2 Types of Sharia-compliant derivatives

##### 45.2.1 Unilateral Promise to buy/sell currencies

Unilateral promises to buy/sell currencies are promises to either buy or sell a specified currency at a specific price and date in the future. The actual transactions are executed on the value dates, by exchanging the purchase/sale offers and acceptances between the relevant parties and delivering (exchanging) the relevant currencies on spot basis.

##### 45.2.2 Sharia-compliant Swaps

Sharia-compliant Swaps are based on a Waa'd (promise) structure between two parties to buy a specified Sharia compliant commodity at an agreed price on the relevant date in future. It is a conditional promise to purchase a commodity through a unilateral purchase undertaking. Sharia-compliant swap structure comprises profit rate swap and currency swap. For Sharia-compliant profit rate swaps, counterparties generally exchange fixed and floating rate profit payments by executing the purchase/sale of commodity under "Murabaha Sale Agreement" in a single currency. For Sharia-compliant currency swaps, fixed or floating profit payments as well as cost of underlying commodity are exchanged in different currencies, by executing the purchase/sale of commodity under "Murabaha Sale Agreement".



# Dubai Islamic Bank P.J.S.C.

## Notes to the consolidated financial statements for the year ended 31 December 2025

### 46 Financial assets and liabilities

#### 46.1 Financial instruments classification

The table below sets out the Group classification of each class of financial assets and liabilities and their carrying amounts as at 31 December 2025 and 2024:

	Fair value through OCI AED'000	Fair value through profit or loss AED'000	Amortised cost AED'000	Carrying amount AED'000
<b>2025</b>				
<i><b>Financial assets</b></i>				
Cash and balances with central banks	-	-	36,869,986	36,869,986
Due from banks and financial institutions	-	-	5,386,903	5,386,903
Islamic financing and investing assets, net	-	287,531	261,767,608	262,055,139
Investment in Sukuk	220,152	-	90,368,497	90,588,649
Other investments measured at fair value	606,599	-	-	606,599
Receivables and other assets	-	1,401,426	7,497,185	8,898,611
	<u>826,751</u>	<u>1,688,957</u>	<u>401,890,179</u>	<u>404,405,887</u>
<i><b>Financial liabilities</b></i>				
Customers' deposits	-	-	320,184,425	320,184,425
Due to banks and financial institutions	-	-	1,966,428	1,966,428
Sukuk issued	-	-	25,070,676	25,070,676
Payables and other liabilities	-	1,294,604	12,097,686	13,392,290
	<u>-</u>	<u>1,294,604</u>	<u>359,319,215</u>	<u>360,613,819</u>
<b>2024</b>				
<i><b>Financial assets</b></i>				
Cash and balances with central banks	-	-	26,700,468	26,700,468
Due from banks and financial institutions	-	-	5,642,110	5,642,110
Islamic financing and investing assets, net	-	274,862	212,151,886	212,426,748
Investment in Sukuk	220,047	-	81,940,687	82,160,734
Other investments measured at fair value	785,404	-	-	785,404
Receivables and other assets	-	1,001,705	5,543,456	6,545,161
	<u>1,005,451</u>	<u>1,276,567</u>	<u>331,978,607</u>	<u>334,260,625</u>
<i><b>Financial liabilities</b></i>				
Customers' deposits	-	-	248,545,755	248,545,755
Due to banks and financial institutions	-	-	5,854,493	5,854,493
Sukuk issued	-	-	24,154,397	24,154,397
Payables and other liabilities	-	969,806	12,156,570	13,126,376
	<u>-</u>	<u>969,806</u>	<u>290,711,215</u>	<u>291,681,021</u>

# Dubai Islamic Bank P.J.S.C.

## Notes to the consolidated financial statements

for the year ended 31 December 2025

### 46 Financial assets and liabilities (continued)

#### 46.2 Fair value of financial instruments

This note provides information about how the Group determines the fair value of various financial assets and financial liabilities.

##### 46.2.1 Fair value of the Group's financial assets and financial liabilities

All of the Group's financial assets and financial liabilities, which are reported at their fair value in these consolidated financial statements, are measured at fair value at end of each reporting period. The fair value of financial assets and financial liabilities are determined as follows:

- Fair value of all quoted other investments measured at fair value through profit or loss and at fair value through other comprehensive income (note 11) are based on quoted price in an active market (unadjusted);
- Fair value of all unquoted other investments measured at fair value through other comprehensive income are mainly based on unobservable inputs like net asset valuation method and market based valuation techniques which include comparable proxy inputs and recent market transactions. The Group has determined that the reported net asset value represents the fair value at end of the reporting period; and
- Fair value of all Sharia-compliant derivatives financial instruments (Sharia compliant profit rate swap and unilateral promise to buy/sell currencies) is based on present value calculation of the estimated future cash flows. Future cash flows are estimated, based on forward (promise) profit rates and/or exchange rates (from observable yield curves and/or forward exchange rates at the end of each reporting period) and contract (based on promise) profit and/or forward (promise) rates, estimated at a rate that reflects the credit risk of various counterparties.

The Group measures fair values using the following fair value hierarchy that reflects the significance of the inputs used in making the measurements:

Level 1: Inputs that are quoted market prices (unadjusted) in active markets for identical instruments.

Level 2: Inputs other than quoted prices included within Level 1 that are observable either directly (i.e. as prices) or indirectly (i.e. derived from prices). This category includes instruments valued using: quoted market prices in active markets for similar instruments; quoted prices for identical or similar instruments in markets that are considered less than active; or other valuation techniques in which all significant inputs are directly or indirectly observable from market data.

Level 3: Inputs that are unobservable. This category includes all instruments for which the valuation technique includes inputs that are not observable and the unobservable inputs have a significant effect on the instrument's valuation. This category includes instruments that are valued based on quoted prices for similar instruments for which significant unobservable adjustments or assumption are required to reflect differences between the instruments.

The table below summarises the Group's financial instruments' fair value according to fair value hierarchy:

2025	Level 1 AED'000	Level 2 AED'000	Level 3 AED'000	Total AED'000
<b>Islamic financing and investing assets are fair value through profit or loss</b>	-	-	287,531	287,531
<b>Investments measured at fair value through other comprehensive income</b>				
Quoted instruments	389,686	-	-	389,686
Unquoted instruments	-	-	437,065	437,065
<b>Other assets</b>				
Sharia-compliant derivative assets	-	1,401,426	-	1,401,426
<b>Financial assets measured at fair value</b>	<u>389,686</u>	<u>1,401,426</u>	<u>724,596</u>	<u>2,515,708</u>
<b>Other liabilities</b>				
Sharia-compliant derivative liabilities	-	1,294,604	-	1,294,604

# Dubai Islamic Bank P.J.S.C.

## Notes to the consolidated financial statements for the year ended 31 December 2025

### 46 Financial assets and liabilities (continued)

#### 46.2 Fair value of financial instruments (continued)

##### 46.2.1 Fair value of the Group's financial assets and financial liabilities (continued)

2024	Level 1 AED'000	Level 2 AED'000	Level 3 AED'000	Total AED'000
<b>Islamic financing and investing assets are fair value through profit or loss</b>			275,000	275,000
<b>Investments measured at fair value through other comprehensive income</b>				
Quoted instruments	430,466	-	-	430,466
Unquoted instruments	-	-	574,985	574,985
<b>Other assets</b>				
Sharia-compliant derivative assets	-	1,001,705	-	1,001,705
<b>Financial assets measured at fair value</b>	<u>430,466</u>	<u>1,001,705</u>	<u>849,985</u>	<u>2,282,156</u>
<b>Other liabilities</b>				
Sharia-compliant derivative liabilities	-	969,806	-	969,806

There were no transfers between Level 1, 2 and 3 during the years ended 31 December 2025 and 2024.

##### 46.2.2 Reconciliation of Level 3 fair value measurement of financial assets measured at fair value through other comprehensive income

	2025 AED'000	2024 AED'000
<b>Balance at 1 January</b>	<b>574,985</b>	639,633
Loss in other comprehensive income	(11,691)	(62,329)
Disposal during the year	(506)	(1,763)
Others	(125,723)	(556)
<b>Balance at 31 December</b>	<u><b>437,065</b></u>	<u>574,985</u>

# Dubai Islamic Bank P.J.S.C.

## Notes to the consolidated financial statements

for the year ended 31 December 2025

### 46 Financial assets and liabilities (continued)

#### 46.2.3 Fair value of financial instruments

Except as detailed in the following table, management considers that the carrying amounts of financial assets and financial liabilities (other than cash which is stated at level 2) recognised in the consolidated financial statement approximate their fair values and is included in level 3.

	Carrying amount AED'000	Level 1 AED'000	Fair value Level 2 AED'000	Level 3 AED'000	Total AED'000
<b>2025</b>					
<i><b>Financial assets:</b></i>					
Investments in Sukuk	90,588,649	87,301,661	873,443	2,665,875	90,840,979
<i><b>Financial liabilities:</b></i>					
Sukuk issued	25,070,676	24,965,427	-	94,229	25,059,656
<b>2024</b>					
<i><b>Financial assets:</b></i>					
Investments in Sukuk	82,160,734	74,109,157	1,436,484	4,682,609	80,228,250
<i><b>Financial liabilities:</b></i>					
Sukuk issued	24,154,397	23,599,008	-	95,248	23,694,256

### 47 Financial risk management

#### 47.1 Introduction

Risk is inherent in the Group's activities and is managed through a process of ongoing identification, measurement and monitoring, subject to risk limits and other controls. This process of risk management is critical to the Group's continuing profitability and each individual within the Group is accountable for the risk exposures relating to his responsibilities.

The Group is exposed to various risks including but not limited to:

- Credit risk;
- Liquidity risk;
- Market risk;
- Profit rate risk;
- Operational risk;
- Financial crime;
- Model risk;
- Reputational risk;
- Regulatory / compliance risk;
- Information and cyber security risk;
- Sharia non-compliance risk;
- Market conduct risk;
- Strategic risk; and
- Environment, social and governance risk.

#### 47.1.1 Risk management structure

The Board of Directors, supported by the Board Risk Compliance and Governance Committee, Risk Management Committee of the management and Group Risk Management Department, is ultimately responsible for identifying, monitoring and controlling risks; additionally there are other independent bodies / functions also responsible for managing and monitoring risks.

#### *Board of Directors*

The Board of Directors is ultimately responsible for the overall risk management approach and for approving the risk strategies and policies.

# Dubai Islamic Bank P.J.S.C.

---

## Notes to the consolidated financial statements

for the year ended 31 December 2025

### 47 Financial risk management (continued)

#### 47.1 Introduction (continued)

##### 47.1.1 Risk management structure (continued)

###### *Board Risk Compliance and Governance Committee*

The Board Risk Compliance and Governance Committee (BRCGC) has the overall responsibility for the development of the risk strategies, frameworks, policies and limits, and for recommending these strategies and policies to the Board of Directors. BRCGC supports the Board in fulfilling its oversight responsibilities with respect to implementation of DIB's governance, enterprise risk management and internal control frameworks and their related operations. Further, BRCGC maintains a group wide view of current and future risk position relative to its risk appetite and capital strength. It is responsible for the fundamental risk issue and manages and monitors relevant risk decisions.

###### *Risk Management Committee*

The day-to-day monitoring of risk has been delegated to Risk Management Committee of the Bank. The Risk Management Committee has the overall responsibility to support the Board Risk Compliance and Governance Committee for the development and formulation of the risk strategies, frameworks, policies and limits. It is responsible for ensuring the compliance with all risk limits, monitoring risk exposures and implementing the regulatory guidelines issued by the regulatory bodies (e.g. The Central Bank of the U.A.E.). Oversee and champion efforts to instil a robust risk culture within DIB which supports embedding the Risk Management Framework, Risk policies and processes and ensure that business is conducted in an ethical manner.

###### *Group Risk Management Department*

The Group Risk Management Department is responsible for implementing and maintaining risk related procedures to ensure risk remains within the acceptable range as approved by the Board Risk Compliance and Governance Committee and the Board of Directors. The department is responsible for credit administration, portfolio management, credit risk, liquidity risk, market risk, operational risk, conduct risk and overall risk control.

###### *Asset and Liability Management Committee*

Asset and Liability Management Committee ("ALCO") is a management committee responsible for managing the Group's assets and liabilities. The Committee:

- Act as guardian in overseeing all matters that impact the Banks asset and liability structure, including but not limited to management of liquidity, profit rate risk, market risk, and oversight on compliance with the related internal and regulatory limits and guidelines.
- Oversee liquidity management of the Bank, develop strategies, operating policies and practices to manage liquidity risk in accordance with Board approved policies and risk tolerance/limits to ensure the Bank maintains sufficient liquidity at all times.
- Ensure adequate systems and capabilities are in place to identify, measure, monitor, control and report on liquidity, ALM, PRRBB and market risk exposures and related risks.

###### *Provision and Impairment Review Committee*

Provision and impairment review committee (PIRC) is established to assist management in fulfilling their responsibilities with respect to the following:

- Compliance with IFRS 9 standards, related CBUAE applicable regulatory rules, and the Bank's policies;
- that the DIB Group prudently recognizes significant deterioration in credit quality and non-performance and carries appropriate level of expected credit loss; and
- Review and consider impairment and fair value considerations for other classes of assets such as investments in subsidiaries, associates, investment properties and other investments.

The Committee's primary responsibility comprises supervising, monitoring, application and review of all impairment models in respect of use of expected credit losses and related central bank guidelines including monitoring of staging of exposures and considering ordinary and extraordinary circumstances in determining ECL stage and ECL levels. The Committee meets regularly and reports to Risk Management Committee (RMC). Further, BRCGC approved the provisioning process and associated provisions as per Article 9.16 of the Credit Risk Management Regulation and accompanying standards, Circular No. 5131 dated 17 October 2024.

# Dubai Islamic Bank P.J.S.C.

---

## Notes to the consolidated financial statements for the year ended 31 December 2025

### 47 Financial risk management (continued)

#### 47.1 Introduction (continued)

##### 47.1.1 Risk management structure (continued)

###### *Model Risk Management Committee*

The Committee is established to oversee models which are used for valuation, risk measurement, decision-making etc. with the objective of providing substantiated decisions related to each step of the model life-cycle and ensuring the models meet quality standards to support informed decision making. The Committee's primary responsibility comprises requesting, approving and /or overseeing material decisions throughout the model life-cycle, such as new developments, re-development, modelling choices and methodologies, re-calibration, implementation, model usage, withdrawal, amongst other, ensuring good model governance and compliance with DIB's Model Governance Policy (MGP) and the Model Management Standards and Guidance issued by the Central Bank of the United Arab Emirates (MMSG). The Committee meets at least on a quarterly basis and reports to Risk Management Committee (RMC).

###### *Compliance Committee*

The Committee has been established to provide oversight of compliance at an enterprise level and ensure DIB's compliance framework is robust, effective and fit for purpose to safeguard its reputation and operations. The Committee facilitates Executive Management in fulfilling their responsibilities with respect to compliance, and plays a particularly important role in promoting a strong compliance culture across the Group.

###### *Sharia Compliance Function*

The Sharia Compliance function of Internal Sharia Control Department is responsible to continuously monitor the compliance of the Bank's businesses and activities with resolutions, fatwas, regulations and standards which are issued by the Higher Sharia Authority as well as ISSC.

###### *Group Internal Audit Department*

The Group Internal Audit is an independent and objective function which is designed to support the Group to accomplish its objectives by bringing a systematic auditing approach to evaluate the effectiveness of risk management, control, and governance processes. Group Internal Audit, as a third line of defence, is accountable to provide independent assurance to the Board of Directors through the Board Audit Committee. Risk management processes throughout the Group are audited periodically by the Group Internal Audit Department which examines both the adequacy of the procedures and the Group's compliance with the procedures.

###### *Group Internal Sharia Audit Department*

Compliance to Sharia and the Fatwas issued by the ISSC of the Bank in all the matters of the Bank including the execution of the transactions are audited periodically by the Group Internal Sharia Audit Department which examines the adequacy of the procedures and the Group's Operations' compliance with the Fatwas and guidance of the ISSC. Group Internal Sharia Audit Department discusses its findings and assessments with the management and submits the findings along with responses of the relevant departments and its recommendations to the ISSC for its guidance and corrective measures and then submit the final report to the Board Audit Committee for execution of ISSC decision.

## Notes to the consolidated financial statements for the year ended 31 December 2025

### 47 Financial risk management (continued)

#### 47.1 Introduction (continued)

##### 47.1.2 Risk measurement and reporting systems

The Group measures risks using qualitative as well as quantitative methods for credit, market, liquidity and operational risks. Further, the Group also uses quantitative analysis and methods to support revisions in business and risk strategies as and when required. These analysis and methods reflect both the expected loss likely to arise in normal course of business or unexpected losses in an unforeseen event based on simple statistical techniques and probabilities derived from historical experience. The Group also runs stress scenarios that would arise in the event that extreme events which are unlikely to occur do, in fact, occur.

Monitoring and controlling risks is primarily performed based on limits established by the Board of Directors and management. These limits reflect the business strategy and market environment of the Group as well as the level of risk that the Group is willing to accept, with additional emphasis on selected industries.

Information compiled from all the businesses is examined and processed in order to analyse the risk profile and identify inherent risks. This information is presented and explained to the management, management committees, the Risk Management Committee, and Board Risk Compliance and Governance Committee. Specialized reports are presented to the pertinent heads of business and are delivered with a frequency suited to the volatility of the risk. The report includes aggregate credit exposure, limit exceptions, liquidity, operational loss incidents and other risk profile changes. At appropriate frequencies, detailed reporting of industry, customer and geographic risks takes place.

##### 47.1.3 Model risk management

The Bank uses a number of quantitative models in many of its financial and business activities from underwriting a credit facility to reporting expected credit losses under IFRS 9, assessing liquidity risk, profit rate risk and many other areas.

To manage the model risks, the Bank has developed and implemented Model Risk Management Policy which contains bank wide development, implementation and validation policies and practices. According to the framework, all internally or externally developed risk quantification models that directly affect the financial reporting on expected credit losses require validation periodically (internally or externally). Model Risk Management Committee (MRMC) is responsible for overseeing all model related development, implementation of framework and performance of the models. MRMC reports to Risk Management Committee of the Bank.

The Framework establishes a systematic approach to manage the development, implementation, approval, validation and ongoing use of models. It sets out an effective governance and management structure with clearly defined roles and responsibilities, policies and controls for managing model risk. The Framework is reviewed on a regular basis to ensure it meets regulatory standards and international practices. Any major change to the Framework is approved by the Risk Management Committee upon recommendation of MRMC.

The Bank has an independent validation function that performs independent model validation. It provides Fit-for-Purpose, Conditional Approval or Not Fit-for-Purpose recommendation to MRMC to approve the use of the new risk quantification / valuation models. In addition to new model validation, the validation function also evaluates the performance of existing models through an annual validation process.

##### 47.1.4 Risk mitigation

As part of its overall risk management, the Group uses various methods to manage exposures resulting from changes in credit risks, liquidity risks, market risks (including profit rate risk, foreign exchange risk, and equity price risk), and operational risks.

The Group seeks to manage its credit risk exposures through diversification of financing and investing activities to avoid undue concentration of risk with individuals and groups of customers in specific locations or businesses. The Group actively uses collateral to reduce its credit risks.

In order to guard against liquidity risk, management has diversified funding sources and assets are managed with overall liquidity in consideration maintaining a healthy balance of liquid assets (i.e. cash and cash equivalents).

# Dubai Islamic Bank P.J.S.C.

---

## Notes to the consolidated financial statements

for the year ended 31 December 2025

### 47 Financial risk management (continued)

#### 47.1 Introduction (continued)

##### 47.1.4 Risk mitigation (continued)

The market risks are managed on the basis of predetermined asset allocation across various asset categories and continuous appraisal of market conditions for movement and expectation of foreign currencies rate, bench mark profit rates and equity prices.

To manage all other risks, the Group has developed a detailed risk management framework to identify and apply resources to mitigate the risks.

##### 47.1.5 Risk concentration

Concentrations arise when a number of counterparties are engaged in similar business activities, or activities in the same geographic region, or have similar economic features that would cause their ability to meet contractual obligations to be similarly affected by changes in economic, political or other conditions. Concentrations indicate the relative sensitivity of the Group performance to developments affecting a particular industry or geographical location.

#### 47.2 Credit risk

In order to avoid excessive concentrations of risk, the Group's policies and procedures include specific guidelines to focus on maintaining a diversified portfolio. Identified concentrations of credit risks are controlled and managed accordingly.

##### *Credit risk measurement*

The Group's approach to credit risk management is based on the foundation of independence and integrity of risk management as well as applicable regulatory standards. This is ensured through a well defined and robust organization structure duly supported by various risk committees, forums, systems, policies, procedures and processes providing a strong risk infrastructure and management framework.

The Group assesses the probability of default of individual counterparties using internal rating tools tailored to the various categories of counterparties. These segments include: Corporate, Contracting, SME, FI and Real Estate. Models are developed with the external support of accredited consultants and are also subjected to external validation. Models are calibrated to the Group's internal rating scale, and are housed within the Moody's CreditLens platform. The assessment is undertaken in accordance with Bank's policies and procedures and considers the risk profile and characteristics of the customer along with drivers of their credit performance.

The rating tools are kept under review and upgraded as necessary. The Group regularly validates the performance of the rating and their predictive power with regard to default events.

##### *Management of watch list and non-performing Financing*

The Group has a well-defined process for identification of watch list and non-performing financing and dealing with them effectively. There are policies which govern credit grading of these customers and their impairment, in line with IFRS and regulatory guidelines. Once an account is classified as non-performing, it is assessed for recoverability by an independent Special Assets Management unit reporting directly to GCRO to ascertain appropriate classification, recovery actions and appropriate level of provision.

##### *Collateral*

The Group employs a range of policies and practices to mitigate credit risk. The most traditional of these is the taking of securities for facilities provided, which is a common practice. The Group implements guidelines on the acceptability of specific classes of collateral or credit risk mitigation. Collaterals are revalued regularly as per Bank's credit policy and applicable regulations. The principal collateral types for Islamic financing and investing assets are:

- Mortgages over residential and commercial properties;
- Corporate guarantees;
- Charges over business assets such as premises, machinery, vehicles and inventory; and
- Charges over financial instruments such as deposits and equity investments.

When eligible collaterals are used in calculating provisions for stage 3 accounts, the Bank employs haircuts which are conservative considering regulatory requirements.



# Dubai Islamic Bank P.J.S.C.

## Notes to the consolidated financial statements

for the year ended 31 December 2025

### 47 Financial risk management (continued)

#### 47.2 Credit risk (continued)

##### *Sharia-compliant derivative financial instruments*

Credit risk arising from Sharia-compliant derivative financial instruments is, at any time, limited to those with positive fair values, as recorded in the consolidated financial position.

##### *Credit-related commitments risks*

The Bank makes available to its customers guarantees and letters of credit which require that the Bank makes payments in the event that the customer fails to fulfil certain obligations to other parties. This exposes the Group to a similar risk to Islamic financing and investing assets and these are mitigated by the same control processes and policies.

#### 47.2.1 Maximum exposure to credit risk without taking account of any collateral and other credit enhancements

The table below shows the maximum exposure to credit risk by class of financial asset, including Sharia-compliant derivatives. The maximum exposure is shown gross, before the effect of mitigation through the use of master netting and collateral agreements.

	Gross maximum exposure 2025 AED'000	Gross maximum exposure 2024 AED'000
Balances with central banks	34,639,747	24,701,162
Due from banks and financial institutions	5,389,821	5,645,028
Islamic financing and investing assets	267,682,683	218,912,440
Investment in Sukuk	90,810,995	82,471,983
Receivables and other assets	8,898,614	6,882,122
	<b>407,421,860</b>	<b>338,612,735</b>
Contingent liabilities	12,943,292	11,792,421
Commitments	21,651,684	19,596,087
<b>Total</b>	<b>442,016,836</b>	<b>370,001,243</b>

#### 47.2.2 Risk concentrations of the maximum exposure to credit risk

Concentration of risk is managed by client/counterparty, by geographical region and by industry sector. The Group's financial assets, before taking into account any collateral held or other credit enhancements can be analysed by the following geographical regions:

	2025 AED'000	2024 AED'000
The U.A.E.	326,620,173	282,971,355
Other Gulf Cooperation Council (GCC) countries	70,754,506	54,371,955
Asia	22,735,163	19,168,432
Europe	15,288,156	11,666,974
Africa	4,318,071	1,678,356
Others	2,300,767	144,172
<b>Total</b>	<b>442,016,836</b>	<b>370,001,243</b>

# Dubai Islamic Bank P.J.S.C.

## Notes to the consolidated financial statements for the year ended 31 December 2025

### 47 Financial risk management (continued)

#### 47.2 Credit risk (continued)

##### 47.2.2 Risk concentrations of the maximum exposure to credit risk (continued)

An industry sector analysis of the Group's financial assets, before taking into account collateral held or other credit enhancements, is as follows:

	<b>Gross Maximum Exposure 2025 AED'000</b>	<b>Gross Maximum Exposure 2024 AED'000</b>
Government	<b>90,084,549</b>	85,797,410
Financial Institutions	<b>69,875,838</b>	46,896,153
Real estate	<b>58,568,028</b>	50,323,962
Contracting	<b>7,541,360</b>	6,814,738
Trade	<b>10,050,248</b>	8,781,044
Aviation	<b>16,918,085</b>	14,753,543
Services and others	<b>109,645,186</b>	92,188,828
Consumer financing	<b>45,483,460</b>	37,196,816
Consumer home finance	<b>33,850,082</b>	27,248,748
<b>Total</b>	<b>442,016,836</b>	370,001,243

##### 47.2.3 Collateral and other credit enhancements

The amount and type of collateral required depends on an assessment of the credit risk of the counterparty. Credit policy guidelines are implemented regarding the acceptability of types of collateral and valuation parameters.

The main types of collateral obtained are as follows:

- For commercial Islamic financing and investing facilities, charges over real estate properties, inventory, leased assets and trade receivables;
- For retail Islamic financing and investing facilities, charge over assets and mortgages over properties; and
- Shares, corporate guarantees, deposits and equity investments.

The Group also obtains guarantees from parent companies for Islamic financing and investing assets granted to their subsidiaries, but the benefits are not included in the above table.

# Dubai Islamic Bank P.J.S.C.

## Notes to the consolidated financial statements for the year ended 31 December 2025

### 47 Financial risk management (continued)

#### 47.2 Credit risk (continued)

##### 47.2.4 Analysis of credit quality

##### *Credit risk exposure of the Group's financial assets for each internal risk rating*

	<i>Moody's equivalent grades</i>	<b>Total 2025 AED'000</b>	<b>Total 2024 AED'000</b>
<b>Low risk</b>			
<i>Risk rating class 1a to 4c</i>	<i>Aaa – Baa3</i>	<b>233,031,376</b>	186,376,422
<b>Moderate risk</b>			
<i>Risk rating class 5a to 6c</i>	<i>Ba1 – B3</i>	<b>187,613,500</b>	155,291,019
<b>Fair risk</b>			
<i>Risk rating classes 7a to 7d</i>	<i>Caal – Ca</i>	<b>13,144,991</b>	17,442,830
<b>Default</b>			
<i>Risk rating classes 8 to 10</i>	<i>C</i>	<b>8,226,969</b>	10,890,973
<b>Total</b>		<b>442,016,836</b>	<b>370,001,243</b>

It is the Group policy to maintain accurate and consistent risk ratings across the credit portfolio. This facilitates focused management of the applicable risks and the comparison of financing exposures across all lines of business, geographic regions and products. All internal risk ratings are tailored to the various categories and are derived in accordance with the Group rating policy. The attributable risk ratings are assessed and updated regularly.

##### 47.2.5 Analysis of financial instruments by stage

The stage wise analysis of the financial instruments is as follows:

	<b>Stage 1 AED'000</b>	<b>Stage 2 AED'000</b>	<b>Stage 3 AED'000</b>	<b>Total AED'000</b>
<b>2025</b>				
Balances with central banks	34,639,747	-	-	34,639,747
Due from banks and financial institutions	5,389,821	-	-	5,389,821
Islamic financing and investing assets	250,418,778	10,097,039	7,166,866	267,682,683
Investment in Sukuk	90,776,020	-	34,975	90,810,995
Receivables and other assets	8,674,552	-	224,062	8,898,614
	<b>389,898,918</b>	<b>10,097,039</b>	<b>7,425,903</b>	<b>407,421,860</b>
Contingent liabilities	11,833,496	308,730	801,066	12,943,292
Commitments	21,651,684	-	-	21,651,684
<b>Total</b>	<b>423,384,098</b>	<b>10,405,769</b>	<b>8,226,969</b>	<b>442,016,836</b>
<b>2024</b>				
Balances with central banks	24,701,162	-	-	24,701,162
Due from banks and financial institutions	5,645,028	-	-	5,645,028
Islamic financing and investing assets	198,891,813	10,882,501	9,138,126	218,912,440
Investment in Sukuk	82,444,218	-	27,765	82,471,983
Receivables and other assets	6,156,368	227,473	498,281	6,882,122
	<b>317,838,589</b>	<b>11,109,974</b>	<b>9,664,172</b>	<b>338,612,735</b>
Contingent liabilities	10,427,293	138,327	1,226,801	11,792,421
Commitments	19,596,087	-	-	19,596,087
<b>Total</b>	<b>347,861,969</b>	<b>11,248,301</b>	<b>10,890,973</b>	<b>370,001,243</b>

## Notes to the consolidated financial statements

for the year ended 31 December 2025

### 47 Financial risk management (continued)

#### 47.3 Liquidity risk and funding management

Liquidity risk is the risk that the Group will be unable to meet its payment obligations when they fall due under normal and stress circumstances. To limit this risk, management has arranged diversified funding sources in addition to its core deposit base, manages assets with liquidity in mind, and monitors future cash flows and liquidity on a daily basis. This incorporates an assessment of expected cash flows and the availability of high grade collateral which could be used to secure additional funding if required.

The Group maintains a portfolio of highly marketable and diverse assets that can be easily liquidated in the event of an unforeseen interruption of cash flow. The Group also has committed lines of credit that it can access to meet liquidity needs. In addition, the Group maintains statutory deposits with the central banks. The liquidity position is assessed and managed under a variety of scenarios, giving due consideration to stress factors relating to both the market in general and specifically to the Group.

The high quality of the asset portfolio ensures its liquidity and coupled with the Group's own funds and stable customer deposits help form a stable funding source. Even under expected adverse conditions, the Group ensures to maintain adequate liquid buffers to meet its funding requirements.

The key measurement tools for liquidity Risk monitoring in the Bank are Liquidity Coverage Ratio ("LCR") and Net Stable Funding Ratio ("NSFR"), which are based on regulatory requirements as per the CBUAE. These regulatory metrics are complemented by internal metrics such as liquidity stress testing, funding concentration metrics, evaluation of available unencumbered Assets and Liquidity Pool, cumulative maturity mismatch analyses as well as monitoring of Bank Specific and Market Wide Early Warning Indicators ("EWIs").

##### 47.3.1 Liquidity risk management process

The Group liquidity risk management process, as carried out within the Group and monitored by a separate teams in Group risk management department and Treasury department includes:

- Maintaining a portfolio of highly marketable assets that can easily be liquidated as protection against any unforeseen interruption to cash flow;
- Monitoring future cash flows to ensure that requirements can be met. This includes replenishment of funds as they mature or are financed by customers;
- Monitoring financial position liquidity ratios against internal and regulatory requirements;
- Managing the concentration and profile of Islamic financing and investing exposures maturities; and
- Monitoring critical liquidity ratios.

##### 47.3.2 Funding approach

Sources of liquidity and funding are regularly reviewed by management to maintain a wide diversification by currency, geography, provider, product and term. The sources of funding are share capital, Tier 1 capital, Senior Sukuk and customer deposits for retail and wholesale and financial liabilities.

Refer note 18 for customers' deposits, note 20 for Sukuk issued and note 25 for Tier 1 issuance.

# Dubai Islamic Bank P.J.S.C.

## Notes to the consolidated financial statements

for the year ended 31 December 2025

### 47 Financial risk management (continued)

#### 47.3 Liquidity risk and funding management (continued)

##### 47.3.3 Maturity analysis of assets and liabilities

The table below summarises the maturity profile of the Group's assets and liabilities based on the carrying values.

2025	Less than 3 months AED'000	3 months to 1 year AED'000	1 year to 5 years AED'000	Over 5 years AED'000	No maturity AED'000	Total AED'000
<b>Assets:</b>						
Cash and balances with central banks	26,831,511	10,038,475	-	-	-	36,869,986
Due from banks and financial institutions	4,645,870	733,657	7,376	-	-	5,386,903
Islamic financing and investing assets, net	22,952,735	31,431,261	126,183,057	81,488,086	-	262,055,139
Investments in Sukuk	1,951,819	8,200,445	53,677,353	26,759,032	-	90,588,649
Other investments measured at fair value	-	-	-	-	606,599	606,599
Investments in associates and joint ventures	-	-	-	-	2,934,712	2,934,712
Properties held for development and sale	-	-	-	-	1,117,731	1,117,731
Investment properties	-	-	-	-	4,756,131	4,756,131
Receivables and other assets	1,007,910	5,699,182	2,716,732	20,764	443,193	9,887,781
Property and equipment	-	-	-	-	1,744,612	1,744,612
<b>Total assets</b>	<b>57,389,845</b>	<b>56,103,020</b>	<b>182,584,518</b>	<b>108,267,882</b>	<b>11,602,978</b>	<b>415,948,243</b>
<b>Liabilities and equity:</b>						
Customers' deposits	203,236,260	102,318,500	14,394,700	234,965	-	320,184,425
Due to banks and financial institutions	1,359,126	511,390	83,867	12,045	-	1,966,428
Sukuk issued	4,774,901	3,673,000	16,528,546	94,229	-	25,070,676
Payables and other liabilities	5,130,520	7,769,195	1,931,670	77,968	-	14,909,353
Zakat payable	681,877	-	-	-	-	681,877
Equity	-	-	-	-	53,135,484	53,135,484
<b>Total liabilities and equity</b>	<b>215,182,684</b>	<b>114,272,085</b>	<b>32,938,783</b>	<b>419,207</b>	<b>53,135,484</b>	<b>415,948,243</b>

# Dubai Islamic Bank P.J.S.C.

## Notes to the consolidated financial statements for the year ended 31 December 2025

### 47 Financial risk management (continued)

#### 47.3 Liquidity risk and funding management (continued)

##### 47.3.3 Maturity analysis of assets and liabilities (continued)

	Less than 3 months AED'000	3 months to 1 year AED'000	1 year to 5 years AED'000	Over 5 years AED'000	No maturity AED'000	Total AED'000
<b>2024</b>						
<b>Assets:</b>						
Cash and balances with central banks	26,700,468	-	-	-	-	26,700,468
Due from banks and financial institutions	5,642,110	-	-	-	-	5,642,110
Islamic financing and investing assets, net	24,797,629	24,253,350	93,302,232	70,073,537	-	212,426,748
Investments in Sukuk	2,813,105	5,649,145	42,190,703	31,507,781	-	82,160,734
Other investments measured at fair value	-	-	-	-	785,404	785,404
Investments in associates and joint ventures	-	-	-	-	2,502,668	2,502,668
Properties held for development and sale	-	-	-	-	988,138	988,138
Investment properties	-	-	-	-	4,520,483	4,520,483
Receivables and other assets	667,514	5,797,149	420,296	698	196,337	7,081,994
Property and equipment	-	-	-	-	1,878,071	1,878,071
<b>Total assets</b>	<u>60,620,826</u>	<u>35,699,644</u>	<u>135,913,231</u>	<u>101,582,016</u>	<u>10,871,101</u>	<u>344,686,818</u>
<b>Liabilities and equity:</b>						
Customers' deposits	146,600,042	74,702,840	26,952,257	290,616	-	248,545,755
Due to banks and financial institutions	5,543,621	123,383	158,811	28,678	-	5,854,493
Sukuk issued	2,754,750	-	21,304,398	95,249	-	24,154,397
Payables and other liabilities	7,691,290	3,436,502	1,541,785	28,172	-	12,697,749
Zakat payable	-	581,545	-	-	-	581,545
Equity	-	-	-	-	52,852,879	52,852,879
<b>Total liabilities and equity</b>	<u>162,589,703</u>	<u>78,844,270</u>	<u>49,957,251</u>	<u>442,715</u>	<u>52,852,879</u>	<u>344,686,818</u>

# Dubai Islamic Bank P.J.S.C.

## Notes to the consolidated financial statements

for the year ended 31 December 2025

### 47 Financial risk management (continued)

#### 47.3 Liquidity risk and funding management (continued)

##### 47.3.4 Non-derivative cash flows

The table below summarises the maturity profile of the gross cash flows of the Group financial liabilities as at 31 December 2025 and 2024. The amounts disclosed in the table are the contractual gross cash flows, whereas the Group manages the inherent liquidity risk based on expected gross cash flows.

Repayments which are subject to notice are treated as if notice were to be given immediately. However, the management expects that many customers will not request repayment on the earliest date the Group could be required to pay and the table does not reflect the expected cash flows indicated by the Group's deposit retention history.

	Less than 3 months AED'000	3 months to 1 year AED'000	1 to 5 years AED'000	Over 5 Years AED'000	Total AED'000
<b>2025</b>					
Customers' deposits	204,331,977	104,890,810	14,579,754	304,250	324,106,791
Due to banks and other financial institutions	1,359,126	557,612	95,912	-	2,012,650
Sukuk issued	4,781,520	3,707,634	18,803,427	93,272	27,385,853
Payables and other liabilities	5,126,328	6,714,024	1,695,624	77,968	13,613,944
Zakat payable	681,877	-	-	-	681,877
<b>Total liabilities</b>	<b>216,280,828</b>	<b>115,870,080</b>	<b>35,174,717</b>	<b>475,490</b>	<b>367,801,115</b>
<b>Contingent liabilities:</b>					
Letters of guarantee	9,528,856	1,173,682	132,948	547,555	11,383,041
Letters of credit	1,177,042	239,454	143,755	-	1,560,251
	<b>10,705,898</b>	<b>1,413,136</b>	<b>276,703</b>	<b>547,555</b>	<b>12,943,292</b>
Capital expenditure commitments	30,551	44,058	1,669,153	-	1,743,762
<b>Total contingent liabilities and commitments</b>	<b>10,736,449</b>	<b>1,457,194</b>	<b>1,945,856</b>	<b>547,555</b>	<b>14,687,054</b>
	Less than 3 months AED'000	3 months to 1 year AED'000	1 to 5 years AED'000	Over 5 Years AED'000	Total AED'000
<b>2024</b>					
Customers' deposits	146,837,825	76,697,872	28,093,720	361,685	251,991,102
Due to banks and other financial institutions	5,740,501	176,734	136,990	-	6,054,225
Sukuk issued	2,755,399	-	23,614,397	93,984	26,463,780
Payables and other liabilities	7,689,142	2,248,842	2,731,593	28,172	12,697,749
Zakat payable	-	581,545	-	-	581,545
<b>Total liabilities</b>	<b>163,022,867</b>	<b>79,704,993</b>	<b>54,576,700</b>	<b>483,841</b>	<b>297,788,401</b>
<b>Contingent liabilities:</b>					
Letters of guarantee	8,122,638	1,749,381	147,326	1,923	10,021,268
Letters of credit	916,571	692,764	161,818	-	1,771,153
	<b>9,039,209</b>	<b>2,442,145</b>	<b>309,144</b>	<b>1,923</b>	<b>11,792,421</b>
Capital expenditure commitments	9,114	44,058	1,441,595	-	1,494,767
<b>Total contingent liabilities and commitments</b>	<b>9,048,323</b>	<b>2,486,203</b>	<b>1,750,739</b>	<b>1,923</b>	<b>13,287,188</b>

# Dubai Islamic Bank P.J.S.C.

## Notes to the consolidated financial statements

for the year ended 31 December 2025

### 47 Financial risk management (continued)

#### 47.4 Market risk

Market risk is the risk that the value of financial instruments in the Group's books could produce a loss because of changes in future market conditions. The Group takes on market risks in the pursuit of its strategic and business objectives. The Group predominantly pursues opportunities in the market that exposes itself to the following categories of market risk - which are actively managed and monitored:

- profit rate risk: losses in value due to changes in the level, slope and curvature of yield curves, the volatility of profit rates and changes in credit spreads; and
- foreign exchange risk: losses in value due to exposures to changes in spot prices, forward prices and volatilities of currency rates.

As part of the Group's risk management framework, an extensive governance processes is applied to the market risk taking activities. This governance framework includes, inter alia:

- approval by the Board Risk Compliance and Governance Committee of a set of risk limits with appropriate monitoring, reporting and limits excesses' escalation procedures;
- Appropriate valuation of financial instruments and measurement of market risk;
- a comprehensive set of policies, procedures and limits; and
- monitoring a wide range of risk metrics appropriate for the respective trading activities - such as risk sensitivities, gross and net open positions, Value-at-Risk (VaR) and stop-loss limits.

##### 47.4.1 Profit rate risk

Profit rate risk arises from the possibility that changes in profit rates will affect future profitability or the fair values of financial instruments. The Group is exposed to profit rate risk as a result of mismatches or gaps in the amounts of assets and liabilities and off-balance sheet instruments that mature or re-price in a given period. The Group manages this risk through risk management strategies.

The effective profit rate (effective yield) of a monetary financial instrument is the rate that, when used in a present value calculation, results in the carrying amount of the instrument. The rate is a historical rate for a fixed rate instrument carried at amortised cost and a current rate for a floating rate instrument or an instrument carried at fair value.

The following table demonstrates the sensitivity to a reasonable possible change in profit rates, with all other variables held constant, of the Group's consolidated statement of profit or loss.

The sensitivity of the consolidated statement of profit or loss is the effect of the assumed changes in profit rates on the net income for one year, based on the variable profit rate non-trading financial assets and financial liabilities held at 31 December 2025 and 2024.

Currency	change in basis points	2025 AED'000	2024 AED'000
Sensitivity of net profit income	- 50	(145,818)	(84,172)
Sensitivity of net profit income	+ 50	108,291	51,691



# Dubai Islamic Bank P.J.S.C.

## Notes to the consolidated financial statements for the year ended 31 December 2025

### 47 Financial risk management (continued)

#### 47.4 Market risk (continued)

##### 47.4.2 Foreign exchange risk

The table below summarises the Group exposure to foreign currency exchange rate risk at 31 December 2025 and 2024. Included in the table are the Group financial instruments at their carrying amounts, categorised by currency.

2025	AED AED'000	USD AED'000	Other G.C.C. AED'000	GBP AED'000	Euro AED'000	Other AED'000	Total AED'000
<b>Financial Assets:</b>							
Cash and balances with the central banks	36,515,158	61,428	-	695	1,019	291,686	36,869,986
Due from banks and financial institutions	166,530	4,304,963	82,528	32,996	72,383	727,503	5,386,903
Islamic financing and investing assets, net	173,089,662	83,262,789	2,134,145	9,009	2,494	3,557,040	262,055,139
Investment in Sukuk	6,041,619	83,415,095	-	881	1,605	1,129,449	90,588,649
Other investments at fair value	13,957	-	-	-	-	592,642	606,599
Receivables and other assets	4,387,938	3,267,009	154,351	-	1,017,762	71,551	8,898,611
<b>Total</b>	<b>220,214,864</b>	<b>174,311,284</b>	<b>2,371,024</b>	<b>43,581</b>	<b>1,095,263</b>	<b>6,369,871</b>	<b>404,405,887</b>
<b>Financial Liabilities:</b>							
Customers' deposits	279,132,442	34,995,646	62,482	360,418	1,428,951	4,204,486	320,184,425
Due to banks and other financial institutions	1,557,043	195,225	-	17	25	214,118	1,966,428
Sukuk issued	-	24,976,447	-	-	-	94,229	25,070,676
Payables and other liabilities	8,171,439	3,738,931	1,650	9,698	1,063,364	407,208	13,392,290
<b>Total</b>	<b>288,860,924</b>	<b>63,906,249</b>	<b>64,132</b>	<b>370,133</b>	<b>2,492,340</b>	<b>4,920,041</b>	<b>360,613,819</b>
Net on balance sheet	(68,646,060)	110,405,035	2,306,892	(326,552)	(1,397,077)	1,449,830	43,792,068
Unilateral promise to buy/sell currencies	16,159,434	(15,562,676)	(2,089,864)	268,019	1,202,325	22,762	-
<b>Currency position - long/(short)</b>	<b>(52,486,626)</b>	<b>94,842,359</b>	<b>217,028</b>	<b>(58,533)</b>	<b>(194,752)</b>	<b>1,472,592</b>	<b>43,792,068</b>

# Dubai Islamic Bank P.J.S.C.

## Notes to the consolidated financial statements for the year ended 31 December 2025

### 47 Financial risk management (continued)

#### 47.4 Market risk (continued)

##### 47.4.2 Foreign exchange risk (continued)

2024	AED AED'000	USD AED'000	Other G.C.C. AED'000	GBP AED'000	Euro AED'000	Other AED'000	Total AED'000
<b>Financial Assets:</b>							
Cash and balances with central banks	26,326,688	-	-	524	396	372,860	26,700,468
Due from banks and financial institutions	1,662,782	3,130,676	59,485	19,391	51,921	717,855	5,642,110
Islamic financing and investing assets, net	149,274,423	57,898,913	2,147,752	12,751	2,526	3,090,383	212,426,748
Investment in Sukuk	4,943,434	75,591,847	-	-	-	1,625,453	82,160,734
Other investments at fair value	9,978	-	-	-	-	775,426	785,404
Receivables and other assets	3,328,224	2,371,932	111,865	-	403,430	329,710	6,545,161
Total	185,545,529	138,993,368	2,319,102	32,666	458,273	6,911,687	334,260,625
<b>Financial Liabilities:</b>							
Customers' deposits	221,268,730	21,423,767	97,692	298,890	1,182,808	4,273,868	248,545,755
Due to banks and other financial institutions	381,296	5,121,399	-	16	22	351,760	5,854,493
Sukuk issued	-	24,059,149	-	-	-	95,248	24,154,397
Payables and other liabilities	8,980,048	2,865,554	408,857	17,567	525,493	328,857	13,126,376
Total	230,630,074	53,469,869	506,549	316,473	1,708,323	5,049,733	291,681,021
Net on balance sheet	(45,084,545)	85,523,499	1,812,553	(283,807)	(1,250,050)	1,861,954	42,579,604
Unilateral promise to buy/sell currencies	9,448,914	(9,132,510)	(1,699,248)	246,451	1,118,633	17,760	-
Currency position – long / (short)	(35,635,631)	76,390,989	113,305	(37,356)	(131,417)	1,879,714	42,579,604

# Dubai Islamic Bank P.J.S.C.

## Notes to the consolidated financial statements for the year ended 31 December 2025

### 47 Financial risk management (continued)

#### 47.4 Market risk (continued)

##### 47.4.2 Foreign exchange risk (continued)

#### *Sensitivity analysis - impact of fluctuation of various currencies on net income and equity*

The tables below indicate the extent to which the Group was exposed to currency risk at 31 December 2025 and 2024 on its non-trading monetary assets and liabilities and forecast cash flows. The analysis is performed for a reasonable possible movement of the currency rate against the AED with all other variables held constant on the consolidated statement of profit or loss (due to the changes in the fair values of currency sensitive non-trading monetary assets and liabilities) and equity (due to the change in fair value of foreign currency denominated equity instruments). A negative amount in the table reflects a potential net reduction in consolidated statement of profit or loss and equity, while a positive amount reflects a net potential increase. The sensitivity analysis does not take account of actions by the Group that might be taken to mitigate the effect of such changes.

Currency	Increase in currency rate in %	Effect on profit or loss 2025 AED'000	Effect on profit or loss 2024 AED'000
US Dollar	+2	(4,017)	(4,296)
GBP	+2	(1,171)	(747)
EURO	+2	(3,895)	(2,628)
Currency	Decrease in currency rate in %	Effect on profit or loss 2025 AED'000	Effect on profit or loss 2024 AED '000
US Dollar	-2	4,017	4,296
GBP	-2	1,171	747
EURO	-2	3,895	2,628

##### 47.4.3 Foreign investment

The Group has overseas subsidiaries and is therefore exposed to movements in the foreign currency rates used to convert income into the Group presentation currency, the U.A.E. Dirham.

The table below indicates the change in profit before tax and equity had the result for the year ended 31 December 2025 and 2024 been translated at exchange rates against the AED adjusted, with all other variables held constant, by the assumed changes below. The sensitivity analyses do not take account of actions by the Group that might be taken to mitigate the effect of such changes.

Currency	Increase in currency rate in %	Effect on profit or loss 2025 AED'000	Effect on equity 2025 AED'000	Effect on profit or loss 2024 AED'000	Effect on equity 2024 AED'000
Pak Rupees	+5	3,139	47,229	3,748	30,794
Egyptian Pound	+5	263	2,149	516	2,529

# Dubai Islamic Bank P.J.S.C.

## Notes to the consolidated financial statements for the year ended 31 December 2025

### 47 Financial risk management (continued)

#### 47.4 Market risk (continued)

##### 47.4.3 Foreign investment (continued)

Currency	Decrease in currency rate in %	Effect on profit or loss 2025 AED'000	Effect on equity 2025 AED'000	Effect on profit or loss 2024 AED'000	Effect on equity 2024 AED'000
Pak Rupees	-5	(2,840)	(16,276)	(3,391)	(26,810)
Egyptian Pound	-5	(238)	(2,010)	(467)	(2,288)

##### 47.4.4 Equity price risk

Equity price risk is the risk that the fair values of equities decrease as the result of changes in the levels of equity indices and the value of individual stocks. The non-trading equity price risk exposure arises from the Group's private equity investment portfolio.

The effect on equity (as a result of a change in the fair value of equity instruments held as fair value through other comprehensive income (FVTOCI) at 31 December 2025 and 2024) due to a reasonably possible change in equity indices, with all other variables held constant, is as follows:

Market indices	Change in market Indices %	Effect on other comprehensive income 2025 AED'000	Effect on other comprehensive income 2024 AED'000
Dubai Financial Market	± 5%	1,171	2,357
Abu Dhabi Exchange	± 5%	-	4,373
Bahrain Stock Exchange	± 5%	(176)	165
Other	± 5%	325	2,738

An increase of 5% in fair value of Level 3 financial instruments due to change in unquoted market price / valuation of financial instruments as at the reporting date would have increased the net assets attributable to the Bank by AED 21.9 million (2024: AED 28.7 million).

### 47.5 Operational risk

Operational risk is the potential exposure to financial or other damage arising from inadequate or failed internal processes, people or systems. Under this definition Bank also has defined methodologies for monitoring and managing various operational risk types including technology risk, data risk, people risk, fraud risk and legal risk

The Group has developed a detailed operational risk framework that clearly defines roles and responsibilities of individuals/units across different functions of the Group that are involved in performing various operational risk management tasks. Operational Risk Management Framework will ensure that operational risks within the Group are properly identified, monitored, managed and reported. Key elements of the framework include process mapping, setting up loss data base, setting up of KRIs, risk analysis and risk management reporting.

The Group is currently using operational risk tracking system, i.e. Enterprise Governance Risk and Compliance system to track operational risk events across the Group. The system houses more than ten years of operational loss data. The subject system is also capable to record KRI and RCSA.

## Notes to the consolidated financial statements for the year ended 31 December 2025

### 47 Financial risk management (continued)

#### 47.5 Operational risk (continued)

Each new product introduced is subject to a risk review and signoff process where all relevant risks are identified and assessed by departments independent of the risk-taking unit proposing the product. Variations of existing products are also subject to a similar process. Business and support units are responsible for managing operations risk in their respective functional areas. They operate within the Group's operational risk management framework and ensure that risk is being managed within their respective business units. The day-to-day management of operations risk is through the maintenance of a comprehensive system of internal controls, supported by robust systems and procedure to monitor transaction positions and documentation, as well as maintenance of key backup procedures and business contingency planning.

#### 47.6 Reputational risk

Reputational risk arises from negative perception on the part of customers, counterparties, shareholders, investors or regulators or other relevant parties that can adversely affect a Bank's ability to maintain existing or establish new, business relationships and continued access to sources of funding.

It also includes the threat to the brand value of a financial institution. The Group has measures to ensure a positive perception of the Group and that overall risk management ensures appropriate management of reputational risk.

#### 47.7 Regulatory / compliance risk

Compliance risk is the risk of failing to comply with applicable regulations which may lead to regulatory enforcements, penalties, or reputational damage. The Group has an independent Compliance function, with the necessary mandate and authority to oversee compliance requirements on a Group wide basis. Compliance policies covering key areas such as Sanctions, Anti Money Laundering (AML), Counter Terrorist Financing (CTF), Proliferation Financing (PF), Foreign Account Tax Compliance Act (FATCA) and Common Reporting Standards (CRS) are applicable Group wide and are supplemented where necessary to address any unique local requirements. These policies are supported by automated screening and monitoring systems and associated investigation teams to help comply with applicable reporting requirements. Independent Compliance Monitoring is undertaken to provide assurance over the effectiveness of controls. Mandatory Compliance Training is provided to all relevant staff both at onboarding and periodically thereafter to help ensure that key requirements are complied with.

#### 47.8 Sharia Non-Compliance Risk

Sharia Non-Compliance Risk refers to probability of financial loss or reputational damage that the Bank might incur or suffer due to not complying with the principles of Sharia. In compliance with the Sharia Governance Standard for Islamic Financial Institutions issued by the Higher Sharia Authority of the Central Bank of UAE ("HSA") on 21 April 2020 (the "Standard"), the Bank's Board of Directors ("Board") is ultimately responsible for the Bank's compliance with Sharia principles. The ISSC is the highest authority in the Bank from a Sharia governance perspective.

The Board is expected to be aware of Sharia non-compliance risk and its potential impact on the Bank. The Board Risk, Compliance and Governance Committee ("BRCGC") supervises and monitors management of Sharia non-compliance risk and sets controls in relation to this type of risk, in consultation with ISSC and through the Group Internal Sharia Control Department of the Bank. ("GISCD"). The BRCGC ensures the availability of an information system that enables the Bank to measure, assess and report Sharia non-compliance risk. Sharia Compliance reports are provided in a timely manner to the Board or BRCGC and Senior Management, in formats suitable for their use and understanding.

The Bank implements effective internal Sharia controls adopting the three lines of defence approach where each line is independent, which includes:

- the first line of defence, represented by the business line, sets clear policies, procedures, and controls, approved by Internal Sharia Supervision Committee of the Bank ("ISSC"), and executes the business activities in a manner compliant with the principles of Sharia at all times.
- the second line of defence, represented by the GISCD, undertakes amongst the others the Sharia control and Sharia compliance functions.
- the third line of defence represented by Group Internal Sharia Audit Department ("GISAD"), follows Risk-based Sharia Audit approach for annual planning, undertakes the execution of Sharia audit assignments of the Bank and reports its findings to the ISSC.

# Dubai Islamic Bank P.J.S.C.

---

## Notes to the consolidated financial statements

for the year ended 31 December 2025

### 48 Capital management

#### 48.1 Capital management objective

The Group's objectives with managing capital, which is a broader concept than the 'equity' on the face of consolidated financial position are:

- To comply with the capital requirements set by the Central Bank of U.A.E.;
- To safeguard the Group's ability to continue as a going concern and increase the returns for the shareholders; and
- To maintain a strong capital base to support the development of its business.

#### 48.2 Regulatory capital

The Group's lead regulator, the Central Bank of U.A.E. (CBUAE), sets the capital requirements for the Group as a whole. The Group and individual banking operations within the Bank are directly supervised by their respective local regulators.

The Group's regulatory capital comprises of the following:

- Common Equity Tier 1 (CET1), which includes fully paid up capital, statutory reserve, general reserve, retained earnings, exchange translation reserve and investment fair value reserve. Regulatory adjustments under Basel III, which includes deductions of deferred tax assets, investments in banking and financial entities and other threshold deductions;
- Tier 1 capital, includes CET1, with additional items that consist of Tier 1 capital instruments and certain non-controlling interests in subsidiaries; and
- Tier 2 capital, which includes collective impairment allowance and qualifying subordinated liabilities, subject to a maximum limit of 1.25% of credit risk weighted assets.

The Bank was recognized as Domestic Systemically Important Bank (D-SIB) during the year ended 31 December 2018 and is accordingly required to keep a D-SIB buffer of 0.5% in addition to the CCB of 2.5%.

As per the Central Bank regulation for Basel III, the minimum capital requirement as at 31 December 2025 is 13.5% inclusive of countercyclical buffer (CCyb), capital conservation buffer of 2.5% and D-SIB buffer of 0.5%. From 01 January 2026, counter cyclical buffer of 0.5% on the private sector credit exposures in the UAE would also be required to be maintained.

The Group assets are risk weighted as to their relative credit, market, and operational risk. Credit risk includes both on and off-balance sheet risks. Market risk is defined as the risk of losses in on and off-balance sheet positions arising from movements in market prices and includes profit rate risk, foreign exchange risk, equity exposure risk, and commodity risk. Operational risk is defined as the risk of loss resulting from inadequate or failed internal processes, people or systems, or from external events.

The Group is following the standardised approach for credit, market and operational risk, as permitted by the Central Bank of U.A.E. and as per Pillar 1 of Basel III.

Capital adequacy and the use of regulatory capital are monitored on a regular basis by the Bank's management, employing techniques based on the guidelines developed by the Basel Committee and the Central Bank of U.A.E. An internal assessment of material risks is carried out quarterly to enable an evaluation of the capital required to cover these risks. This is referred to as the Internal Capital Adequacy Assessment Process (ICAAP). The ICAAP consists of a point-in-time assessment of exposures and risks at the end of the financial year together with a forward-looking stress capital assessment. The annual ICAAP is approved by the Board and submitted to the Central Bank of U.A.E.

The objectives, policies and processes are under constant review by management and are updated as and when required.

The Bank is computing and reporting Basel III ratios in accordance with guidelines of the Central Bank of U.A.E.

# Dubai Islamic Bank P.J.S.C.

## Notes to the consolidated financial statements for the year ended 31 December 2025

### 48 Capital management (continued)

#### 48.2 Regulatory capital (continued)

Capital Adequacy Ratio (CAR) under Basel III in accordance with regulations of the Central Bank of the U.A.E. is as follows:

	2025 AED'000	2024 AED'000
<b><i>Common Equity Tier 1 (CET1)</i></b>		
Share capital	7,240,744	7,240,744
Other reserves	13,784,668	13,784,668
Retained earnings	19,882,943	16,652,186
Cumulative deferred exchange losses	(2,371,129)	(2,028,690)
Investment fair value reserve	(1,204,416)	(1,270,120)
Intangible assets	(311,557)	(215,824)
Deferred tax assets	(123,533)	(126,997)
<b>Total CET 1 Capital</b>	<b>36,897,720</b>	<b>34,035,967</b>
<b><i>Additional Tier 1 Capital</i></b>		
Tier 1 Sukuk	7,346,000	10,100,750
<b>Total Additional Tier 1 Capital</b>	<b>7,346,000</b>	<b>10,100,750</b>
<b>Total Tier 1 Capital</b>	<b>44,243,720</b>	<b>44,136,717</b>
<b><i>Tier 2 Capital</i></b>		
Collective impairment allowance	2,106,086	2,925,424
<b>Total Tier 2 Capital</b>	<b>2,106,086</b>	<b>2,925,424</b>
<b>Total capital base</b>	<b>46,349,806</b>	<b>47,062,141</b>
<b><i>Risk weighted assets</i></b>		
Credit risk	272,839,586	234,033,891
Market risk	3,204,327	2,110,429
Operational risk	22,863,353	21,063,244
<b>Total risk weighted assets</b>	<b>298,907,266</b>	<b>257,207,564</b>
<b><i>Capital Ratios</i></b>		
Capital adequacy ratio	15.5%	18.3%
Tier 1 Capital ratio	14.8%	17.2%
Common Equity Tier 1 ratio	12.3%	13.2%

The capital adequacy ratio for the year 2025 has been calculated after considering the impact of the proposed dividend as required by Capital Supply Standard and the related guidance issued by Central Bank of the UAE.

## **Notes to the consolidated financial statements** for the year ended 31 December 2025

### **49 Comparative information**

Certain comparative amounts have been reclassified wherever necessary to conform to the current presentation.

### **50 Fiduciary activities**

The Group held assets in a fiduciary capacity for its customers at 31 December 2025 amounting to AED 11.7 billion (31 December 2024: AED 11.1 billion). The underlying assets held in fiduciary capacity are excluded from these consolidated financial statements.

### **51 Approval of the consolidated financial statements**

The consolidated financial statements were approved by the Board of Directors and authorised for issue on 10 February 2026.