

FIVE HOLDINGS

Development / Hospitality

FIVE Holdings Secures \$460 Million Facility to Fuel Global Expansion

- FIVE is set to invest \$500 million over the next two years to expand and elevate its portfolio of world-class entertainment assets.
- FIVE is committed to expanding its presence in Dubai and Ibiza while simultaneously adding to its portfolio across the United States and Asia.
- FIVE is pre-paying its \$350 Mn Green Bond three years ahead of the due date.

Images: [FIVE Hotels and Resorts](#) | [The Pacha Group](#) | [Kabir Mulchandani](#)

Dubai, UAE, 24 September 2025: FIVE Holdings has taken another bold step in its journey of growth, securing a \$460 million Revolving Credit Facility (RCF) with leading financial institutions Commercial Bank of Dubai, AAIB, and Santander.

The agreement allows FIVE to repay its \$350 million bond early, significantly lowering its cost of borrowing. With over \$300 million in available cash post repayment, **FIVE gains the freedom to invest in growth, act swiftly on opportunities, and reinforce its position as a leading force in experiential hospitality.** The Group is committed to strengthening its presence in Ibiza while expanding across the United States, Asia, and the United Arab Emirates.

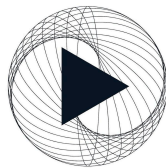
Sustained Momentum: Backed by Strong Results

Over the past two years, revenue has grown from **USD 462 million in FY 2023** to **USD 589 million (+28%) in FY 2024**, while EBITDA advanced from **USD 178 million** to **USD 208 million (+17%)**.

This milestone comes on the back of FIVE's consistent financial performance. The first half of 2025 saw revenues rise 21% to **USD 298 million**, while EBITDA climbed 24% to **USD 105 million**.

FIVE Dubai: Continues to Drive Operational and Financial Excellence

Dubai hotels delivered **\$177M in revenue (+24% YoY)** and **\$73M in EBITDA (+25% YoY)** in H1 2025, while Pacha Group generated **€43.2M in revenue (+14% YoY)** and **€13.1M in EBITDA (+26% YoY)**.



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Operational highlights in Dubai include:

- **Hotel rooms:** 85% occupancy with a RevPAR of \$310 (+2% YoY) and ARR of \$363 (+5% YoY).
- **F&B & Events:** F&B revenue \$36.4M (+18%), Social Events \$45.3M (+12%), Live Events \$10.6M (new stream), average check \$86 (+18% YoY).
- **Guest activity:** 1,074,429 covers in H1 25 (+10% YoY), reflecting strong demand across dining and social venues.

The Pacha Group: Delivering Scale in Ibiza

Equally transformative has been the integration of the iconic **Pacha Group**, acquired in 2023 for **€302.5 million**. For H1 2025, revenue reached **€43.2 million** versus €37.8 million in 2024, while EBITDA increased 26% to **€13.1 million**.

Operational highlights in Ibiza include:

- **Pacha Nightclub** hosting 64 events in Q2 with 222,018 guests (+25% YoY), driving an **increase in revenue per event**.
- **Destino Five Ibiza** achieving an ADR of **€533** with **84% occupancy**.
- **Pacha Hotel** delivering **87% occupancy** and a RevPAR of **€223**, up **76% YoY**.

These figures showcase the enduring global appeal of Pacha and FIVE's ability to scale entertainment-led hospitality profitably.

The Rhythm of the Future: Experiential Hospitality Powered by Electronic Music

This integrated model is perfectly aligned with global travel trends. Travelers are no longer seeking just rooms; they want immersive, high-energy experiences that blend hospitality, gastronomy, and entertainment. While many are only beginning to recognize this trend, **FIVE was ahead of the curve, creating the 'VIBLE' for the signature 'Vibe at FIVE' as early as 2018**. By building a unique ecosystem that seamlessly integrates dining, nightlife, and live events, FIVE consistently outperforms competitors and sets new benchmarks in experiential tourism.

Kabir Mulchandani, Chairman and CEO of FIVE Holdings, commented:

"The support of leading global banks for this facility unwaveringly affirms their trust in FIVE Holdings' vision and financial resilience. Our banking partners, who aligned with our vision as early adopters, have been instrumental in



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powering FIVE's growth. At FIVE, we identified early on the transformative power of experiential hospitality — where live gastronomy and high-energy entertainment driven by electronic music converge. This isn't just a trend; it's the

future of global tourism. Our positioning today is no accident — it is the result of a bold, forward-thinking strategy, conceptualised and executed since 2018."

From Dubai to Ibiza, and soon across Spain, Asia, the United States, and the UAE, FIVE Holdings is not just expanding its footprint — it is shaping the future of global experiential entertainment, redefining how the world lives, dines, and celebrates.

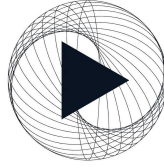
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About FIVE Holdings

FIVE Holdings is a vertically integrated, global luxury lifestyle group with a diverse global portfolio spanning hotels, real estate, branded residences, nightlife, fashion, music, and entertainment. Through FIVE Development, the Group delivers high-return, eco-luxe hotel, residential and hospitality projects in key international markets including FIVE Palm Jumeirah, FIVE Jumeirah Village, and FIVE LUXE in Dubai; FIVE Zurich in Switzerland; and Destino Five Ibiza and Pacha Hotel in Spain. The Group also owns Pacha Ibiza nightclub, two fashion lines, FIVE Mode and The Pacha Collection, and exclusive venues such as Toy Room and WooMoon Storytellers, establishing FIVE Holdings as a global force in hospitality and entertainment.

Rated among the world's top ESG 'A' company by ISS, FIVE Holdings leads in creating a Global Sustainable Entertainment Ecosystem. Its portfolio, valued at over AED 12 billion, includes internationally certified green assets in Dubai, Zurich, and Ibiza, all meeting LEED Gold or higher standards per ICMA and GBP guidelines. With over 1,550 LEED Platinum Keys, FIVE surpasses the USA in LEEDv4+ by over 5x and reports carbon footprints up to 6x lower than the average UAE 5 Star Resort and 3x lower water consumption, per Cornell University's global benchmark, CHSB 2024. Powered by 100% renewable electricity, FIVE's ultra-efficient luxury developments, including FIVE Palm Jumeirah and FIVE Jumeirah Village, significantly reduce carbon, water, and waste footprints while delivering strong EBITDA. As a key contributor to the UAE's Net Zero ambitions and Dubai's D33 Economic Strategy, these properties have earned the prestigious Gold Tier stamp from Dubai Sustainable Tourism.



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Furthermore, FIVE Holdings along with The Pacha Group is committed to leading Ibiza's transition to clean energy, with the Pacha Ibiza nightclub, the Pacha Hotel — now certified as Ibiza's first and only LEED Platinum hotel with 83 points — and Destino Five Ibiza now operating fully on Green

Power, contributing to the Group's 34% carbon footprint reduction and accelerating the Balearics' Net-Zero targets. Destino Five Ibiza has further advanced water stewardship, cutting usage 40% through innovative recycling and conservation technologies, while the Group's dedication to responsible sourcing procures fruits and vegetables grown in Ibiza under the Balearic 0KM program. Cementing its sustainability leadership, The Pacha Group has registered Pacha Ibiza and Destino Five Ibiza with the U.S. Green Building Council, targeting LEED Gold or higher certification.