Stock Code: 1805

Better Life Group Co., LTD. and the Subsidiaries

Consolidated Financial Statements and Independent Auditors' Review Report

Q1 2026 and 2025

Address: 4F, No. 303, Xinhu 1st Road, Neihu District, Taipei City
Telephone:(02)2791-5688

Table of Contents

Independent Auditors' Review Report

To Better Life Group Co., Ltd.,

Introduction

We have reviewed the accompanying consolidated balance sheets of Better Life Group Co., Ltd. and its subsidiaries as of March 31, 2026 and 2025, the related consolidated statements of comprehensive income, of changes in equity, and of cash flows for the three months then ended, and the related notes to the consolidated financial statements, including a summary of significant accounting policies. Management is responsible for the preparation and fair presentation of the consolidated financial statement in accordance with the Regulations Governing the Preparation of Financial Reports by Securities Issuers and International Accounting Standard 34 "Interim Financial Reporting" endorsed and issued into effect by the Financial Supervisory Commission of the Republic of China. Our responsibility is to express a conclusion on the consolidated financial statements based on our reviews.

Scope

We conducted our review in accordance with the International Standard on Review Engagements (ISRE) 2410 "Review of Financial Statement". A review of consolidated financial statements consists of making inquiries, primarily of persons responsible for financial and accounting matters, and applying analytical and other review procedures. A review is substantially less in scope than an audit and consequently does not enable us to obtain assurance that we would become aware of all significant matters that might be identified in an audit. Accordingly, we do not express an audit opinion.

Conclusion

Based on our review, nothing has come to our attention that caused us to believe that the accompanying consolidated financial statements do not present fairly, in all material respects, the consolidated financial position of the Company as at March 31, 2026 and 2025, and its consolidated financial performance and its consolidated cash flows for the three months then ended March 31, 2026 and 2025 in accordance with the Regulations Governing the Preparation of Financial Reports by Securities Issuers and International Accounting Standard 34 'Interim Financial Reporting" endorsed and issued into effect by the Financial Supervisory Commission.

KPMG Taiwan

PAN JIUN MING

CPA:

MAO SHENG WEI

Competent Security Authority Approval Document No.	:	Jin-Guan-Zheng-Shen-Zi #1110333933 Jin-Guan-Zheng-Shen-Zi #1140362637

Date: May 6, 2026

Notes to Readers

The accompanying consolidated financial statements are intended only to present the consolidated financial position, financial performance and cash flows in accordance with the accounting principles and practices generally accepted in the Republic of China and not those of any other jurisdictions. The standards, procedures and practices to review such consolidated financial statements are those generally accepted and applied in the Republic of China.

The independent auditor's review report and the accompanying consolidated financial statements are the English translation of the Chinese version prepared and used in the Republic of China. If there is any conflict between, or any difference in the interpretation of the English and Chinese language independent auditors' review report and consolidated financial statements, the Chinese version shall prevail.

Better Life Group Co., LTD. and the Subsidiaries

Consolidated Balance Sheet

March 31, 2026, December 31 and March 31, 2025

Unit: NTD thousand

		2026.3.31		2025.12.31		2025.3.31	
	Assets	**Amount**	**%**	**Amount**	**%**	**Amount**	**%**
	Current assets:						
1100	Cash and cash equivalents (Note 6(1))	$ 368,292	18	388,030	19	620,889	31
1150	Notes receivable, net (Notes 6(4) and (15))	19,723	1	17,125	1	15,764	1
1170	Accounts receivable, net (Notes 6(4) and (15))	7,438	-	10,134	1	93	-
1320	Inventories (for construction industry) (Notes 6(5), 7, and 8)	851,947	43	838,024	42	838,628	42
1410	Prepayments (Notes 6(6) and 7)	389,548	20	386,313	19	209,676	11
1424	Excess business tax paid	12,096	1	13,182	1	4,769	-
1476	Other financial assets - current (Note 8)	44,870	2	44,777	2	32,506	2
1478	Construction deposits paid (Notes 7 and 9)	70,513	4	70,414	4	39,649	2
1480	Incremental cost of obtaining contracts - current (Note 7)	-	-	-	-	9,868	-
1482	Costs to fulfill contracts - current	1,000	-	1,000	-	8,500	-
		1,765,427	89	1,768,999	89	1,780,342	89
	Non-current assets:						
1510	Financial assets at fair value through profit or loss – non-current (Notes 6(2) and (18))	213	-	228	-	347	-
1517	Financial assets at fair value through other comprehensive income – non-current (Notes 6(3) and (18))	22,176	1	22,176	1	22,540	1
1600	Property, plant and equipment (Notes 6(7))	1,198	-	1,511	-	3,448	-
1755	Right-of-use assets (Note 6(9))	1,648	-	2,359	-	4,490	-
1760	Investment properties (Notes 6 (8) and 8)	202,000	10	202,000	10	200,110	10
1967	Costs to fulfill contracts– non-current	4,100	-	4,100	-	-	-
1980	Other financial assets – non-current (Note 7)	925	-	925	-	925	-
		232,260	11	233,299	11	231,860	11
	Total assets	**$ 1,997,687**	**100**	**2,002,298**	**100**	**2,012,202**	**100**

Better Life Group Co., LTD. and the Subsidiaries

Consolidated balance sheet (continued)

March 31, 2026, December 31 and March 31, 2025

Unit: NTD thousand

		2026.3.31		2025.12.31		2025.3.31	
	Liabilities and equity	**Amount**	**%**	**Amount**	**%**	**Amount**	**%**
	Current liabilities:						
2100	Short-term borrowings (Notes 6(10) and 8)	$ 194,380	10	194,380	10	194,380	10
2130	Contract liabilities – current (Notes 6(15) and 9)	-	-	-	-	72,180	4
2150	Notes payable (Note 7)	-	-	440	-	1,975	-
2170	Accounts payable (Note 7)	99,518	5	102,948	5	50,192	3
2200	Other payables (Note 6(16) and 7)	23,361	1	34,159	2	13,832	1
2230	Income tax liabilities	1,244	-	1,244	-	10,029	-
2280	Lease liabilities - current (Notes 6(11) and 7)	1,040	-	2,440	-	2,242	-
2305	Other financial liabilities - current	153	-	153	-	1,073	-
2399	Other current liabilities - other	6,065	-	12,912	1	9,115	-
		325,761	16	348,676	18	355,018	18
	Non-current liabilities:						
2570	Deferred income tax liabilities	26,902	1	26,902	1	26,993	1
2580	Lease liabilities – non-current (Notes 6(11) and 7)	-	-	-	-	1,727	-
		26,902	1	26,902	1	28,720	1
	Total liabilities	352,663	17	375,578	19	383,738	19
	Equity attributable to owners of the parent (Note 6 (13))						
3100	Capital	1,349,705	68	1,349,705	67	1,349,705	67
3200	Capital surplus	227,353	11	227,353	11	227,353	11
3310	Legal reserve	7,085	-	7,085	-	4,320	-
3350	Undistributed earnings	69,372	4	51,004	3	55,126	3
3400	Other equity interests	(8,491)	-	(8,427)	-	(8,040)	-
	Total equity	1,645,024	83	1,626,720	81	1,628,464	81
	Total liabilities and equity	**$ 1,997,687**	**100**	**2,002,298**	**100**	**2,012,202**	**100**

(Please refer to the notes to the consolidated financial statements.)

Chairman: Lin Jui-Shan Manager: Lin Jui-Shan Accounting Manager: Huang Wen-Cheng

Better Life Group Co., LTD. and the Subsidiaries

Consolidated Statements of Comprehensive Income

For the three months ended March 31, 2026 and 2025

Unit: NTD thousand

		January to March 2026		January to March 2025	
		Amount	%	Amount	%
4000	**Operating income (Note 6(15))**	$ 103,694	100	88,670	100
5000	**Operating costs (Notes 6(5) and 7)**	67,083	65	46,723	53
	Gross profit	36,611	35	41,947	47
6000	**Operating expenses (Notes 6(11), (16), and 7):**				
6100	Selling expenses	5,028	4	1,094	1
6200	General and administrative expenses	12,062	12	12,768	14
		17,090	16	13,862	15
6900	**Operating profit (loss)**	19,521	19	28,085	32
	Non-operating Income and expenses (Notes 6(11), (17) and 7):				
7100	Interest income	1,445	1	1,713	2
7010	Other income	208	-	1,252	1
7020	Other gains and losses	24	-	(110)	-
7050	Financial costs	(1,389)	(1)	(3,466)	(4)
	Total non-operating income and expenses	288	-	(611)	(1)
7900	**Net profit before income tax**	19,809	19	27,474	31
7950	**Less: income taxes (Note 6(12))**	1,441	1	-	-
8200	**Net income for the period**	18,368	18	27,474	31
8300	**Other comprehensive income (Note 6 (13)):**				
8360	**Items that may subsequently be reclassified to profit or loss**				
8361	Exchange difference on translation of financial statements of foreign operations	(64)	-	26	-
8399	Less: Income tax related to items that may be reclassified to profit or loss	-	-	-	-
	Total items that may subsequently be reclassified to profit or loss	(64)	-	26	-
8300	**Other comprehensive income for the current period**	(64)	-	26	-
	Total comprehensive income for the current period	**$ 18,304**	**18**	**27,500**	**31**
	Net income attributable to:				
8610	Owners of the parent	**$ 18,368**	**18**	**27,474**	**31**
	Other comprehensive income attributable to:				
8710	Owners of the parent	**$ 18,304**	**18**	**27,500**	**31**
	Earnings per share (Note 6(14)				
9750	**Basic earnings per share (NTD)**	**$**	**0.14**		**0.23**
9850	**Diluted earnings per share (NTD)**	**$**	**0.14**		**0.23**

(Please refer to the notes to the consolidated financial statements.)

Chairman: Lin Jui-Shan Manager: Lin Jui-Shan Accounting Manager: Huang Wen-Cheng

Better Life Group Co., LTD. and the Subsidiaries

Consolidated Statement of Changes in Equity

For the three months ended March 31, 2026 and 2025

Unit: NTD thousand

	Equity attributable to owners of the parent							
					Other equity items			
	Capital		Retained earnings					
	Common stock	Capital surplus	Legal reserve	Undistributed earnings	Exchange difference on translation of financial statements of foreign operations	Unrealized gain (loss) on financial assets at fair value through other comprehensive income	Equity attributable to owners of the parent	Total equity
Balance on January 1, 2025	$ 1,049,705	108,353	4,320	27,652	61	(8,127)	1,181,964	1,181,964
Net income for the period	-	-	-	27,474	-	-	27,474	27,474
Other comprehensive income for the current period	-	-	-	-	26	-	26	26
Total comprehensive income for the current period	-	-	-	27,474	26	-	27,500	27,500
Capital increase by cash	300,000	119,000	-	-	-	-	419,000	419,000
Balance on March 31, 2025	**$ 1,349,705**	**227,353**	**4,320**	**55,126**	**87**	**(8,127)**	**1,628,464**	**1,628,464**
Balance on January 1, 2026	$ 1,349,705	227,353	7,085	51,004	64	(8,491)	1,626,720	1,626,720
Net income for the period	-	-	-	18,368	-	-	18,368	18,368
Other comprehensive income for the current period	-	-	-	-	(64)	-	(64)	(64)
Total comprehensive income for the current period	-	-	-	18,368	(64)	-	18,304	18,304
Balance on March 31, 2026	**$ 1,349,705**	**227,353**	**7,085**	**69,372**	**-**	**(8,491)**	**1,645,024**	**1,645,024**

(Please refer to the notes to the consolidated financial statements.)

Chairman: Lin Jui-Shan **Manager: Lin Jui-Shan** **Accounting Manager: Huang Wen-Cheng**

Better Life Group Co., LTD. and the Subsidiaries

Consolidated Statement of Cash Flows

For the three months ended March 31, 2026 and 2025

Unit: NTD thousand

		January to March 2026	January to March 2025
Cash flow from operating activities:			
Income before tax for the current period	$	19,809	27,474
Adjustments:			
Income and expenses			
Depreciation expense		1,024	1,117
Net loss on financial assets and liabilities at fair value through profit or loss		15	77
Interest expense		1,389	3,466
Interest income		(1,445)	(1,713)
Disposal of investment profits		(64)	-
Total income and expenses		919	2,947
Changes in assets/liabilities related to operating activities:			
Net change in assets related to operating activities:			
Notes receivable		(2,598)	85,104
Accounts receivable		2,696	37,213
Inventories		(13,923)	(123,095)
Prepayments		(2,149)	(3,577)
Other financial assets		(93)	(1,042)
Construction deposits paid		(99)	-
Total net change in assets related to operating activities		(16,166)	(5,397)
Net change in liabilities related to operating activities:			
Contract liabilities		-	(27,839)
Notes payable		(440)	1,435
Accounts payable		(3,430)	(54,213)
Other payables		(10,752)	(30,570)
Other current liabilities		(6,847)	823
Other financial liabilities		-	920
Total net change in liabilities related to operating activities		(21,469)	(109,444)
Total net change in assets and liabilities related to operating activities		(37,635)	(114,841)
Total adjustments		(36,716)	(111,894)
Cash outflow from operations		(16,907)	(84,420)
Interest received		1,445	1,713
Interest paid		(1,435)	(2,397)
Income tax paid		(1,441)	-
Net cash outflow from operating activities		(18,338)	(85,104)

Better Life Group Co., LTD. and the Subsidiaries

Consolidated statement of cash flows (continued)

For the three months ended March 31, 2026 and 2025

Unit: NTD thousands

	January to March 2026	January to March 2025
Cash flow from investing activities:		
Other financial assets	-	79
Net cash inflows from investing activities	-	79
Cash flow from financing activities:		
Short-term borrowings	-	(136,600)
Short-term notes payable	-	(258,044)
Lease principal repaid	(1,400)	(1,409)
Capital increase by cash	-	419,000
Net cash inflows (outflows) from financing activities	(1,400)	22,947
Effect of exchange rate changes on cash and cash equivalents	-	11
Decrease in cash and cash equivalents in current period	(19,738)	(62,067)
Balance of cash and cash equivalents at the beginning of the period	388,030	682,956
Balance of cash and cash equivalents at the end of the period	**$ 368,292**	**620,889**

(Please refer to the notes to the consolidated financial statements.)

Chairman: Lin Jui-Shan　Manager: Lin Jui-Shan　Accounting Manager: Huang Wen-Cheng

Better Life Group Co., LTD. and the Subsidiaries
Notes to Consolidated Financial Statements
Q1 2026 and 2025
(NTD thousands unless otherwise specified)

I. Organization and Operations

Better Life Group Co., Ltd. (the “Company”) was established on June 30, 1978 after approved by the Ministry of Economic Affairs. Its registered address is 4F, No. 303, Xinhu 1st Road, Neihu District, Taipei City. In October 1989, its stock was approved for being listed on the Taiwan Stock Exchange for trading. The Company's original name was Kaiju Co., Ltd. and it was renamed Better Life Group Co., Ltd. as approved by the shareholders' meeting on June 26, 2009, as approved for record in Letter Jing-Shou-Shang-Zi No. 09801153160 issued by the Ministry of Economic Affairs on July 24, 2009.

The primary business of the consolidated company is the commissioned construction of public housing and sales/leasing of commercial buildings.

II. The Authorization of Financial Statements

These consolidated financial statements were approved and published by the board of directors on May 6, 2026.

III. Application of New and Revised International Financial Reporting Standards

(I) Impact of adoption of new and revised standards and interpretations endorsed by the FSC

The adoption of the following amended International Financial Reporting Standards by the consolidated company starting on January 1, 2026 does not have a material influence on the consolidated financial statements.

·IFRS 17, “Insurance Contracts” and Amendments to IFRS 17

·Amendments to IFRS 9 and IFRS 7 “Amendment to the Classification and Measurement of Financial Instruments”

·Annual improvement of IFRS accounting

·Amendments to IFRS 9 and IFRS 7, “Contracts Referencing Nature-dependent Electricity”

(II) New and revised standards and interpretations not yet endorsed by the FSC

The standards and interpretations published and amended by the International Accounting Standards Board (IASB) but yet to be recognized by the Financial Supervisory Commission that may be relevant to the consolidated company are as follows:

New and revised standards	**Major revisions**	**Effective date announced by IASB**
IFRS 18 "Presentation and Disclosure in Financial Statements"	The new standard introduces three types of income and expense, two income statement subtotals, and a single note on management's performance measurement. These three amendments and enhanced guidance on how information are divided into financial statements have laid the foundation for better and more consistent information provided to users, and will affect all companies. • More structured income statement: Under existing standards, companies use different formats to present their operating results, making it difficult for investors to compare the financial performance of different companies. The new standard adopts a more structured income statement, introduces a newly defined subtotal of "operating income," and stipulates that all income, expenses and losses are classified into three new different categories based on the company's main operating activities. • Management Performance Measurements (MPMs): The new standard introduces the definition of MPM, and requires companies to explain in a single note why the information of each measurement indicator can be provided, its calculation method and how the indicators were adjusted with the amounts recognized in accordance with the IFRSs. • Detailed information: The new standard includes guidance on how to strengthen the grouping of information in the financial statements. This includes guidance on whether the information should be included in the main financial statements or further broken down in notes.	January 1, 2027 Note: On September 25, 2025, the FSC issued a press release announcing that Taiwan would adopt IFRS No. 18 for the 2028 accounting year.

The consolidated company is continuing to assess the impact of the above standards and interpretations on its financial status and operating results and will disclose relevant influence once the assessment has been completed.

The consolidated company expects no material influence on the consolidated financial statements due to other newly published and amended standards yet to be recognized as below.

- Amendments to IFRS 10 and IAS 28, “Sale or Contribution of Assets between an Investor and Its Associate or Joint Venture”
- IFRS No. 19 "Subsidiaries without Public Accountability: Disclosure" and amendments to IFRS No. 19
- Amendments to IAS 21 "Translation to a Hyperinflationary Presentation Currency”

IV. Summary of Significant Accounting Policies

(I) Statement of compliance

The consolidated financial statements have been prepared in accordance with the “Regulations Governing the Preparation of Financial Reports by Securities Issuers” (hereinafter referred to as the Regulations) and IAS 34, “Interim Financial Reporting” endorsed by the FSC. The consolidated financial statements do not include all of the information required by International Financial Reporting Standards, International Accounting Standards, IFRIC Interpretations and SIC Interpretations endorsed and issued into effect by the FSC (hereinafter referred to IFRS endorsed by the FSC) for a complete set of the annual consolidated financial statements.

Except for the following descriptions, the significant accounting policies adopted in these consolidated financial statements are consistent with those in the consolidated financial statements for the year ended December 31, 2025. For the related information, please refer to Note 4 of the consolidated financial statements for the year ended December 31, 2025.

(II) Basis of consolidation

1. Subsidiaries included in the consolidated financial statements

Subsidiaries included in these consolidated financial statements:

Name of the investment company	Name of the subsidiary	Nature of business	Percentage of ownership 2026.3.31	2025.12.31	2025.3.31
The Company	Better Life Green Energy Technology Co., Ltd.	Solar energy applications	100%	100%	100%
The Company	Better Life Real Estate Co., Ltd.	Marketing agency for the sale of real estate	100%	100%	100%
The Company	Better Life Jinxia (Xiamen) Tourism Management Service Co., Ltd. (Note)	Tourism management service and real estate leasing	- %	100%	100%
The Company	Better Life Group Travel Service Co., Ltd.	Travel agency	100%	100%	100%

Note: The consolidated company’s Board of Directors resolved to liquidate Better Life Jinxia (Xiamen) Tourism Management Service Co., Ltd. on December 23, 2025. The company's liquidation and deregistration procedures were completed in February 27 ,2026.

2. Subsidiaries not included in consolidated financial statements: None.

(III) Income taxes

The income tax expenses have been prepared and disclosed in accordance with paragraph B12 of International Financial Reporting Standards 34 “Interim Reporting” by the consolidated company.

Income tax expenses for the period are best estimated by multiplying pre-tax income for the interim reporting period by the effective annual tax rate as forecasted by management, and they are all recognized as current Income tax expense

Income tax expense recognized directly in equity or other comprehensive income is measured as the temporary difference between the carrying amount of the related assets and liabilities for financial reporting purposes and their tax basis by using the tax rates that are expected to apply when those taxes are realized or paid.

V. Critical Accounting Judgments and Key Sources of Estimation and Uncertainty

When preparing these consolidated financial statements according to the Regulations Governing the Preparation of Financial Reports and IAS 34, "Interim Financial Reporting", endorsed and issued into effect by the Financial Supervisory Commission, management must make judgments, estimates and assumptions for the future (including climate-related risks and opportunities). Such judgments, estimates and assumptions have influence on the adoption of accounting policies and the reported numbers of assets, liabilities, Income and expenses. Actual results may differ from estimates.

In preparing the consolidated financial statements, the significant judgments made by management in applying the accounting policies and the key sources of estimation uncertainty are consistent with those disclosed in Note 5 of the consolidated financial statements for the year ended December 31, 2025.

VI. Summary of Significant Accounting Items

Except for the following descriptions, the explanations of significant accounting items in these consolidated financial statements do not materially differ from those disclosed in Note 6 of the consolidated financial statements for the year ended December 31, 2025.

(I) Cash and cash equivalents

	2026.3.31	**2025.12.31**	**2025.3.31**
Cash on hand	$ 155	155	155
Demand deposit	118,122	87,419	121,731
Checking deposit	15	456	1,003
Time deposits	250,000	250,000	398,000
Cash equivalents	-	50,000	100,000
	$ 368,292	**388,030**	**620,889**

1. Cash equivalents refer to bond investments that are readily convertible into cash within three months from the date of acquisition, with an insignificant risk of changes in value, and are highly liquid.
2. Please refer to Note 6(18) for interest rate risks and the sensitivity analysis of the consolidated company's financial assets and liabilities.

(II) Financial assets at fair value through profit or loss

	2026.3.31	**2025.12.31**	**2025.3.31**
Financial assets at fair value through profit or loss:			
TWSE/TPEx listed stocks	**$ 213**	**228**	**347**

1. Please refer to Note 6(18) for market risk information.
2. None of the consolidated company's financial assets abovementioned has been pledged as collateral.

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

	2026.3.31	2025.12.31	2025.3.31
Equity instrument at fair value through other comprehensive income:			
Domestic unlisted stock - Eastern Electronics Co., Ltd.	$ 6,403	6,403	6,011
Domestic unlisted stock - Shin Kong Real Estate Management Co., Ltd.	3,047	3,047	3,256
Foreign unlisted stocks－World Join International Ltd.	12,726	12,726	13,273
Total	**$ 22,176**	**22,176**	**22,540**

1. The consolidated company holds the equity instruments as a long-term strategic investment, not for trading purposes. Hence, these instruments have been designated at fair value through other comprehensive income.
2. Please refer to Note 6(18) for market risk information.
3. None of the consolidated company's financial assets abovementioned has been pledged as collateral.

(IV) Notes and accounts receivable

	2026.3.31	2025.12.31	2025.3.31
Notes receivable - from operations	$ 19,723	17,125	15,764
Accounts receivable at amortized cost	7,438	10,134	93
	$ 27,161	**27,259**	**15,857**

The consolidated company adopts the simplified approach for the estimates of expected credit losses for all notes receivable and accounts receivables. This approach measures lifetime expected losses. To achieve the measurement purposes, notes receivable and accounts receivable are categorized on the basis of shared credit risk characteristics in terms of customers' ability to pay all due amounts according to contract terms and conditions. Forward-looking information is incorporated. The expected credit loss analysis on the consolidated company's notes receivable and accounts receivable is as follows:

	2026.3.31		
	Carrying amounts of notes and accounts receivable	**Weighted average expected credit loss rate**	**Allowance for lifetime expected credit losses**
Not past due	**$ 27,161**	-	**-**

	2025.12.31		
	Carrying amounts of notes and accounts receivable	**Weighted average expected credit loss rate**	**Allowance for lifetime expected credit losses**
Not past due	**$ 27,259**	-	**-**

	2025.3.31		
	Carrying amounts of notes and accounts receivable	**Weighted average expected credit loss rate**	**Allowance for lifetime expected credit losses**
Not past due	**$ 15,857**	-	**-**

None of the consolidating company's notes receivable and accounts receivables was pledged for collateral as of March 31, 2026 and December 31 and March 31, 2025.

(V) Inventories

	2026.3.31	**2025.12.31**	**2025.3.31**
Construction business:			
Buildings and land held for sale	$ 173,392	240,475	173,392
Construction in progress	-	-	178,533
Land held for construction site	678,555	597,549	486,703
	$ 851,947	**838,024**	**838,628**
Inventory expected to be recovered after more than 12 months	**$ 678,555**	**597,549**	**486,703**

Cost of goods sold is detailed below:

	January to March 2026	**January to March 2025**
Buildings and land held for sale reclassified after sold	**$ 67,083**	**46,723**

1. Please refer to Note 6(17) for the interest capitalization of the consolidated company.
2. For the consolidating company's inventory pledged for collateral as of March 31, 2026 and December 31 and March 31, 2025. Please refer to Note 8.

(VI) Prepayments

	2026.3.31	**2025.12.31**	**2025.3.31**
Construction business - Pre-construction development costs	$ 387,354	381,652	205,883
Other	2,194	4,661	3,793
	$ 389,548	**386,313**	**209,676**

(VII) Property, plant and equipment

Details of the changes in property, plant and equipment of the consolidated company are as follows:

	Land	Leasehold improvements	Other equipment	Total
Cost or deemed cost:				
Balance on January 1, 2026	$ 5,382	4,909	1,017	11,308
Balance on March 31, 2026	**$ 5,382**	**4,909**	**1,017**	**11,308**
Balance on January 1, 2025	$ 5,382	18,697	724	24,803
Effects of changes in foreign exchange rates	-	293	-	293
Balance on March 31, 2025	**$ 5,382**	**18,990**	**724**	**25,096**
Depreciation and impairment losses:				
Balance on January 1, 2026	$ 5,382	3,927	488	9,797
Depreciation during the year	-	245	68	313
Balance on March 31, 2026	**$ 5,382**	**4,172**	**556**	**10,110**
Balance on January 1, 2025	$ 5,382	15,329	266	20,977
Depreciation during the year	-	364	43	407
Effects of changes in foreign exchange rates	-	264	-	264
Balance on March 31, 2025	**$ 5,382**	**15,957**	**309**	**21,648**
Book value:				
January 1, 2026	**$ -**	**982**	**529**	**1,511**
March 31, 2026	**$ -**	**737**	**461**	**1,198**
January 1, 2025	**$ -**	**3,368**	**458**	**3,826**
March 31, 2025	**$ -**	**3,033**	**415**	**3,448**

None of the consolidating company's PP&E was pledged for collateral as of March 31, 2026 and December 31 and March 31, 2025.

(VIII) Investment property

Investment properties include the land the consolidated company rents out to the lessee via an operating lease. The initial period of the leased investment property is 24 years. At the end of a lease term, the Company will negotiate subsequent lease terms with a lessee.

The change in the consolidated company's investment properties is as follows:

		Land and improvements
Book value:		
Balance on March 31, 2026 (Beginning balance of the same period)	$	202,000
Balance on March 31, 2025 (Beginning balance of the same period)	$	200,110
Carrying amount:		
January 1, 2026	$	202,000
March 31, 2026	$	202,000
March 31, 2025	$	200,110
January 1, 2025	$	200,110

Level 3 inputs are used in the valuation technique of subsequent measurement of the fair value of the investment properties of the consolidated company. For the adjustment between the opening and ending carrying amounts in Level 3, please see the schedule of changes shown above. There were no transfers into or out of Level 3 fair value hierarchy in the period.

The subsequent measurement of the investment properties of the consolidated company is evaluated by the discounted cash flow analysis method under the income approach, and the relevant important contract terms and valuation information are as follows:

1. Land in Toufen City, Miaoli County

Property	Important contract terms and valuation information
Important contract terms	1. Rent: Construction period: NT$500 thousand/year Operation period (1 to 10 years): 2% of the total electricity sales revenue Operation period (11 to 20 years): 6% of the total electricity sales revenue 2. Lease period: 24 years
Current status	Development in progress
Discount rate	March 31, 2026: 3.845% December 31, 2025: 3.845% March 31, 2025: 3.845%
External or in-house appraisal	External appraisal
Appraisal company	DTZ Cushman & Wakefield Real Estate Appraiser Office
Name of appraiser	Chun-Chun Hu, Chang-Da Yang
Date of appraisal	December 31, 2025 and 2024
Fair value of external appraisal	March 31, 2026: $202,000 December 31, 2025: $202,000 March 31, 2025: $200,110

The valuation of the fair value of the investment properties and the changes and decisions of cash inflows and cash outflows in each period in the future are based on the principles of the contract related to the signing of the lease above, and the relevant information is as follows:

(1) Actual rent and the annual growth rent of rent

During the construction period, the income is based on the rent specified in the contract. During the operation period, we apply to Taiwan Power Corporation for the installed capacity of 10MW on the appraised property, based on the average annual power generation of 1,218 kWh from power generation equipment in Miaoli County in 2024, and the average bulk purchase rate at NT$3.519/kWh and NT$3.743/kWh for ground-mounted solar equipment announced by the Bureau of Energy of the Ministry of Economic Affairs in 2025 and 2024, added 15% for the subsidies in regions north of Miaoli to calculate the total electricity sales revenue.

With respect to the increase in revenue from electricity sales, the bulk purchase rate of the appraised property adopts the ceiling rate for the establishment permit of the power generation operators based on the "2025 Renewable Energy Electricity Bulk Purchase Rate and the Calculation Formula", and the rate is for the bulk purchase for 20 years, so there is no increase in electricity price.

(2) Estimation of discount rate

The discount rate is determined by the risk premium method, which takes into account factors such as banks' time deposit interest rates, the government's bond interest rates, risks of real estate investments, currency changes and trends of price changes in real properties to select the investment rate of return for general financial instruments, adjusted by the differences in the investment instruments and individual characteristics of the properties. The discount rate is based on Chunghwa Post’ two-year postal time deposit variable rate plus excess-3 interest rate as of March 31, 2026 and December 31 and March 31, 2025, of 2.470%, and takes into account the property's income, liquidity, risk, value appreciation, and the degree of difficulty in terms of management. The risk premium was added to determine the discount rates of 3.845%.

(3) Estimation of ending disposal value

The proceeds of real property disposal as of March 31, 2026 and December 31 and March 31, 2025 were NT$7,261 thousand per year, NT$7,261 thousand per year, and NT$7,224 thousand per year, respectively, and the calculated ending real property disposal prices were NT$348,860 thousand, NT$348,860 thousand and NT$347,660 thousand, respectively.

(4) The abovementioned fair value valuation techniques and significant unobservable inputs are explained in the following table:

Fair value valuation technique	**Significant unobservable input**	**Relationship between significant unobservable input and fair value evaluation**
The discounted cash flow analysis (DCF) using the income approach is adopted to evaluate the contractual rent provided by the consolidated company. Discounted cash flow analysis using the income approach: Refers to the method of estimating the price of the appraised property by summing up the net income of each period and ending value of future discounted cash flow after discounting at an appropriate discount rate. The method is applicable to valuation of real properties for investment purpose.	·Discount rate adjusted for risk 2026.3.31：3.845% 2025.12.31：3.845% 2025.3.31：3.845%	The estimated fair value would increase (or decrease) if: · The risk-adjusted discount rate decreases (increases).

2. Please refer to Note 8 for information on the consolidated Company's investment properties pledged as collateral.
3. Ownership transfer and acquisition of certain agricultural land is only possible after the change of land use according to law. Hence, some land was registered under personal names. An authorization agreement and a trust contrast have been signed with the nominee account holder for the land registration. The land will be transferred to the consolidated company at the right time.

(IX) Right-of-use assets

The costs and depreciation of the consolidated company's rented land, houses and buildings, machinery and transportation equipment are detailed as follows:

		Buildings	Transportation equipment	Total
Cost of right-of-use assets:				
Balance on January 1, 2026	$	13,241	362	13,603
Balance on March 31, 2026	**$**	**13,241**	**362**	**13,603**
Balance on January 1, 2025	$	13,241	362	13,603
Balance on March 31, 2025	**$**	**13,241**	**362**	**13,603**
Depreciation and impairment losses of right-of-use assets:				
Balance on January 1, 2026	$	11,048	196	11,244
Depreciation		666	45	711
Balance on March 31, 2026	**$**	**11,714**	**241**	**11,955**
Balance on January 1, 2025	$	8,388	15	8,403
Depreciation		665	45	710
Balance on March 31, 2025	**$**	**9,053**	**60**	**9,113**
Book value:				
January 1, 2026	**$**	**2,193**	**166**	**2,359**
March 31, 2026	**$**	**1,527**	**121**	**1,648**
January 1, 2025	**$**	**4,853**	**347**	**5,200**
March 31, 2025	**$**	**4,188**	**302**	**4,490**

(X) Short-term borrowings

The consolidated company's short-term loans are as follows:

		2026.3.31	2025.12.31	2025.3.31
Secured bank borrowings	$	171,600	171,600	171,600
Unsecured bank borrowings		22,780	22,780	22,780
Total	**$**	**194,380**	**194,380**	**194,380**
Facilities not yet drawn	**$**	**329,600**	**329,600**	**1,268,320**
Interest rate range		**2.85%~3.12%**	**2.76%~3.15%**	**2.76%~3.15%**

Please refer to Note 8 for information on the consolidated Company's assets pledged as collateral for bank loans.

(XI) Lease liabilities

The consolidated company's lease liabilities are as follows:

	2026.3.31	2025.12.31	2025.3.31
Current	$ 1,040	2,440	2,242
Non-current	$ -	-	1,727

Please refer to Note 6(18) Financial Instruments for maturity analysis.

The amounts recognized in profit or loss are as follows:

	January to March 2026	January to March 2025
Interest expense on lease liabilities	$ 8	24
Expense on short-term leases	$ 23	50

Amounts recognized in the statements of cash flows are as follows:

	January to March 2026	January to March 2025
Total cash outflow from leases	$ 1,431	1,483

The consolidated company rents houses and buildings for office spaces and business premises. The leases for office spaces are between one and five years. The leases for business premises are one to five years. Meanwhile, the consolidated company's leases for car parking spaces and transportation equipment are between one and three years.

Part of the aforesaid lease agreements are accompanied with the option of lease extensions. Such rights are only exercisable by the consolidated company, not by lessors. When it is not reasonably certain that an option to extend the lease term will be exercised, payments related to the period covered by the option are not included in the lease liabilities.

(XII) Income taxes

1. The consolidated company's Income tax expenses are detailed as follows:

	January to March 2026	January to March 2025
Land value increment tax	$ 1,441	-

2. Income tax assessments

(1) The Company's business income taxes for the tax authority up to 2024.

(2) The business income tax filings from the Company's subsidies in Taiwan were assessed by the tax authority for the following years:

Assessment year	Company name
2024	Better Life Green Energy Technology Co., Ltd.
2024	Better Life Real Estate Co., Ltd.
2024	Better Life Group Travel Service Co., Ltd.

(XIII) Capital and other equity

The total amount of the Company's authorized capital as of March 31, 2026 and December 31 and March 31, 2025 was both NT$6,750,000 thousand, divided into 675,000 thousand shares in both years, with a par value of NT$10 per share. The paid-in capital was NT$1,349,705 thousand, of which the private placement of ordinary shares was NT$0, NT$0, and NT$140,000 thousand, respectively. The share capital for all issued shares has been collected.

The private placement of the ordinary shares referred to above was made public in September 2025, having been approved by the securities regulator and reported effective on September 18, 2025.

1. Issue of ordinary shares

The changes in the number of outstanding shares of the Company for the three months ended to March 31, 2026 and 2025 are as follows:

	Common share	
(in thousands)	**January to March 2026**	**January to March 2025**
Number of outstanding shares issued as of January 1	134,971	104,971
Add: Capital increase in cash	-	30,000
Number of outstanding shares issued as of March 31	**134,971**	**134,971**

The Company's 2024 Annual Shareholders' Meeting resolved a private placement of common shares within a limit of 50 million shares. As of May 2, 2025, the one-year period has expired without execution. The unexecuted portion will no longer be carried out.

The Company's Board of Directors resolved on October 8, 2024 to issue 30,000 thousand common shares for cash capital increase and reserved 10% of the shares for employee share options. The price per share is NT$14. The total amount of paid-in capital is NT$420,000 thousand. All the shares have been fully paid in and the capital increase record date is set on February 14, 2025. The relevant statutory procedures have been completed. After deducting NT$1,000 thousand from share issuance-related expenses of share premiums, a capital surplus of NT$119,000 thousand was recorded.

2. Capital surplus

The balance of the Company's capital surplus is as follows:

	2026.3.31	2025.12.31	2025.3.31
Common stock premium	$ 153,103	153,103	153,103
Gain on disposal of assets	110	110	110
Convertible corporate bond conversion premium	59,429	59,429	59,429
Other	14,711	14,711	14,711
	$ 227,353	**227,353**	**227,353**

Pursuant to the Company Act, the Company shall issue new shares or pay out cash in proportion to the existing shareholders' shares from the realized capital surplus after the capital surplus is used to compensate the deficit first. The realized capital surplus referred to in the preceding paragraph includes the premium from the shares issued at par and the income from gifts. Pursuant to the Regulations Governing the Offering and Issuance of Securities by Securities Issuers, the total amount of capital surplus to be used as capital shall not exceed 10% of the paid-in capital.

3. Retained earnings

Under the earnings distribution policy as set forth in the Company’s Articles of Incorporation, where the Company made a profit in a fiscal year, the profit shall be first used for paying taxes, offsetting the cumulative deficit, setting aside 10% of the remaining profit as a legal reserve unless it has reached the total amount of the Company’s paid-in capital, setting aside an amount for or reversing a special reserve in accordance with operational needs and the laws and regulations, and then any remaining profit, together with any undistributed retained earnings at the beginning of the period, shall be adopted by the Company’s Board of Directors as the basis for making a distribution proposal, which shall then be submitted to the shareholders’ meeting for a resolved before distribution.

(1) Legal reserve

When the Company suffers no losses, it may, upon a resolution by the shareholders' meeting, issue new shares or pay out cash from the legal reserve, but only to the extent that such reserve exceeds 25% of the paid-in capital.

(2) Special reserve

The Company chose the fair value model for the subsequent measurement of the investment property booked in the book. According to the regulations of the Financial Supervisory Commission, for the net increase in fair value measured by the fair value model for the first time, the same amount of special reserve was provided. However, on the conversion date, in order to make up for the deficit, the special reserve may be exempted according to the regulations. Subsequently, the Company may be exempted from the provision of this part of the special reserve. When the Company distributes the distributable earnings each year, the special reserve shall be appropriated in the following order:

①For the net increase in fair value due to the continuous adoption of the fair value model for the subsequent accounting of investment property in the current year, the net increase in the current period net profit after tax plus the item other than the undistributed earnings should be set aside as special reserves in the same amount. If it is a net increase accumulated in the fair value in the previous period, the special reserve shall be set aside in the same amount from the undistributed earnings of the previous period and shall not be distributed. When the cumulative net increase listed in investment property decreases or is disposed of, a reversal of earnings distribution may be made for the decreased portion or according to the disposal situation.

②For the difference between the net amount debited to the other shareholders' equity in the current year and the balance of the special reserve provided in the preceding paragraph, the items other than the net profit after tax of the current period plus the unappropriated earnings of the current period and the prior undistributed surplus make up the provision of the special reserve. For the deduction amount of other shareholders' equity in the previous period, special reserves shall be set aside from undistributed earnings in the previous period and shall not be distributed. If the amount debited to other shareholders' equity is reversed afterwards, the reversed amount may be distributed as earnings.

(3) Earnings distribution

The Company's Board of Directors proposed the 2025 earnings distribution on March 4, 2026, which resolved not to distribute earnings.

At the shareholders' meetings on June 27, 2025, it was resolved not to distribute the earnings for 2024.

4. Other interests (net of tax)

	Exchange difference on translation of financial statements of foreign operations	Unrealized valuation profit or loss from financial assets at fair value through other comprehensive income	Total
Balance on January 1, 2026	$ 64	(8,491)	(8,427)
Exchange differences in translation of net assets of foreign operations	(64)	-	(64)
Balance on March 31, 2026	**$ -**	**(8,491)**	**(8,491)**
Balance on January 1, 2025	$ 61	(8,127)	(8,066)
Exchange differences in translation of net assets of foreign operations	26	-	26
Balance on March 31, 2025	**$ 87**	**(8,127)**	**(8,040)**

(XIV) Earnings per share

1. Basic earnings per share

The Company's basic earnings per share for the three months ended to March 31, 2026 and 2025 were calculated based on the net profit attributable to the equity holders of the Company's ordinary shares and the weighted average number of outstanding ordinary shares. The relevant numbers are as follows:

(1) Net profit attributable to equity holders of the Company's ordinary shares

	January to March 2026	January to March 2025
Net profit for the period attributable to equity holders of the Company's ordinary shares	**$ 18,368**	**27,474**

(2) Weighted average number of outstanding ordinary shares

	January to March 2026	January to March 2025
Number of issued common shares (shares in thousands) on January 1	134,971	104,971
Capital increase by cash	-	15,000
Weighted average number of outstanding ordinary shares (basic) (thousand shares)	**134,971**	**119,971**
Basic earnings per share (NTD)	**$ 0.14**	**0.23**

2. Diluted earnings per share

The Company's diluted earnings for the three months ended to March 31, 2026 and 2025 were calculated based on the net income attributable to the Company's common stock shareholders. The calculation is based on the weighted average number of outstanding common shares after the potential dilution effects of common shares, and is calculated as follows:

(1) Net profit (diluted) attributable to equity holders of the Company’s ordinary shares

	January to March 2026	January to March 2025
Net profit (diluted) attributable to equity holders of the Company’s ordinary shares	**$ 18,368**	**27,474**

(2) Weighted average number of outstanding ordinary shares (diluted)

	January to March 2026	January to March 2025
Weighted average number of outstanding ordinary shares (basic) (thousand shares)	$ 134,971	119,971
Impact of number of shares of employee remuneration	110	105
Weighted average number of outstanding ordinary shares (diluted) (thousand shares)	**135,081**	**120,076**
Diluted earnings per share (NTD)	**$ 0.14**	**0.23**

(XV) Revenue from customer contracts

1. Details of revenue

The consolidated company’s income breakdown is as follows:

	January to March 2026	January to March 2025
Revenue from customer contracts recognized	$ 103,350	88,278
Rental Income (Note)	344	392
Total	**$ 103,694**	**88,670**

Note: The rent income from the consolidated company's lease is applicable to IFRS 16.

2. Contract balance

	2026.3.31	2025.12.31	2025.3.31
Notes receivable	$ 19,723	17,125	15,764
Accounts receivable	7,438	10,134	93
	$ 27,161	**27,259**	**15,857**
Contract liability —housing and land sales	$ -	-	65,180
Contract liability —prepaid Income	-	-	7,000
Total	**$ -**	**-**	**72,180**

Please refer to Note 6(4) for the information on notes receivable, accounts receivable, and impairment thereof.

The opening balances of contract liabilities on January 1, 2026 and 2025 were recognized in income in the amounts of NT$0 and NT$27,839 thousand for the three months ended to March 31, 2026 and 2025, respectively.

The change in contract liabilities is mainly due to the timing difference between the time of the consolidated company's transfer of goods or services to customers to fulfill its contractual obligations (i.e., recognizing contract liabilities as revenue) and the time of payment made by the customers.

(XIX) Remunerations to employees and directors

The Company revised its Articles of Incorporation with a resolution passed by the shareholders' meeting on June 27, 2025. According to the revised Articles of Incorporation, if the Company makes a profit in a year, it shall allocate no less than 4% as employee remuneration (of which no less than 5% shall be distributed to entry-level employees) and no more than 4% as directors’ remuneration. However, when the Company still has a cumulative deficit, it shall reserve an amount in advance to compensate it. The subjects for the issuance of remunerations may include employees of a holding or subordinate company satisfy certain criteria, and the board of directors is authorized to specify such criteria.

Employee remuneration estimated by the Company for the three months ended to March 31, 2026 and 2025 was NT$375 thousand and NT$561 thousand, and the director remuneration estimated was NT$0 for both periods. The amount was based on the pre-tax net profit of the period deducted by employee remuneration and director remuneration, and then deducted by accumulated losses, and multiplied by the distribution ratio of employee remuneration and director remuneration as set forth in the Company's Articles of Incorporation, and recognized as operating expenses for the respective periods. If the actual distribution amount differs from the estimated amount in the following year, it will be treated as a change in accounting estimate and the difference will be recognized as gains and losses for the following year.

For 2025 and 2024, the Company's remuneration to employees was NT$1,246 thousand and NT$1,577 thousand, respectively, and remuneration to directors was NT$0 for both years, which is not different from actual distribution.

(XVII) Non-operating Income and expenses

1. Interest income

The consolidated company's interest income is detailed as follows:

	January to March 2026	January to March 2025
Interest on bank deposits	$ 1,178	1,365
Other interest income	267	348
	$ 1,445	**1,713**

2. Other income

The consolidated company's other Income are detailed below:

	January to March 2026	January to March 2025
Management fees income	$ 207	1,251
Other income	1	1
	$ 208	**1,252**

3. Other gains and losses

The consolidated company's other Income and losses are detailed as follows:

	January to March 2026	January to March 2025
Foreign currency exchange gain or loss	$ -	9
Net loss on financial assets at fair value through profit or loss	(15)	(77)
Disposal of investment profits	64	-
Other	(25)	(42)
	$ 24	**(110)**

4. Financial costs

The consolidated company's financial costs are detailed below:

		January to March 2026	January to March 2025
Interest on bank borrowings	$	1,381	3,243
Interest on lease liabilities		8	24
Financial costs		-	826
Less: Capitalized interest		-	(627)
	$	**1,389**	**3,466**
Capitalized interest rate		**-%**	**2.76%**

(XVIII) Financial instruments

1. Credit risk

(1) Maximum exposure to credit risk

The carrying amount of financial assets represents the maximum exposure to credit risk.

(2) Credit concentration risk

The consolidated company has a wide clientele, without trading significantly concentrated with a single customer. Hence, the credit risk of accounts receivable is not significantly concentrated.

(3) Credit risk of receivables and debt securities

Please refer to Note 6 (4) for credit risk exposure of notes receivable and accounts receivable.

Other financial assets measured at amortized cost include other receivables (other financial assets – current). All the aforesaid financial risks have low credit risks and hence the loss allowance is measured with the 12-month expected credit loss. (Please refer to Note 4 (7) of the 2025 consolidated financial statements for how the consolidated company determines low credit risks).

Notes to the consolidated financial statements of Better Life Group Co., LTD. and the Subsidiaries (continued)

2. Liquidity risk

The table below shows the maturity dates of contractual financial liabilities, including estimated interest but excluding the effect of netting arrangement.

	Carrying amount	Contractual cash flows	Within 6 months	6-12 months	1-2 years	2-5 years	More than 5 years
March 31, 2026							
Non-derivative financial liabilities							
Floating-rate instruments	$ 194,380	219,249	2,875	2,875	5,752	207,747	-
Non-interest bearing liabilities	123,032	123,032	123,032	-	-	-	-
Lease liabilities	1,040	1,044	792	252	-	-	-
	$ 318,452	**343,325**	**126,699**	**3,127**	**5,752**	**207,747**	**-**
December 31, 2025							
Non-derivative financial liabilities							
Floating-rate instruments	$ 194,380	220,687	2,875	2,875	5,752	125,493	83,692
Non-interest bearing liabilities	137,700	137,700	137,700	-	-	-	-
Lease liabilities	2,440	2,452	1,467	985	-	-	-
	$ 334,520	**360,839**	**142,042**	**3,860**	**5,752**	**125,493**	**83,692**
March 31, 2025							
Non-derivative financial liabilities							
Floating-rate instruments	$ 194,380	224,993	2,875	2,875	5,750	128,025	85,468
Non-interest bearing liabilities	67,072	67,072	67,072	-	-	-	-
Lease liabilities	3,969	4,027	805	1,491	1,731	-	-
	$ 265,421	**296,092**	**70,752**	**4,366**	**7,481**	**128,025**	**85,468**

The consolidated company does not expect the timing of cash flows to be significantly early or the amount to be significantly different from the maturity analysis.

3. Interest rate risk

Interest rate exposure of the consolidated company's financial assets and financial liabilities is explained in this note on liquidity risk management.

The sensitivity analysis below is based on the exposure of derivative and non-derivative instruments to interest rate risk at the balance sheet date. For floating-rate liabilities, the analysis is based on an assumption that the amount of a liability outstanding at the balance sheet date is outstanding throughout the year. The consolidated company's internal reporting to management regarding interest rates is based on 1% increase or decrease. It also represents the management's assessment of the possible and reasonable range of changes in interest rates.

All other variables being equal, any 1% increase (decrease) in interest rates would result in a decrease (increase) by NT$191 thousand and NT$114 thousand in the consolidating company's earnings before tax for the three months ended to March 31, 2026 and 2025, respectively. This was mainly due to the consolidated company's borrowings and deposits at variable rates.

4. Other price risks

If the price of equity securities changes on the reporting date (the same basis is adopted for the analysis of the two periods with an assumption that other factors remain unchanged), the impact on the comprehensive income items is as follows:

	January to March 2026		**January to March 2025**	
Security price on the reporting date	**Other comprehensive income after tax**	**Income before tax**	**Other comprehensive income after tax**	**Income before tax**
Up by 5%	**$ 1,109**	**11**	**1,127**	**17**
Down by 5%	**$ (1,109)**	**(11)**	**(1,127)**	**(17)**

5. Information on fair value

(1) Types and fair values of financial instruments

The consolidated company measures recurring fair values of the financial assets at fair value through profit or loss and at fair value through other comprehensive income. The carrying amounts and the fair values of all types of financial assets and financial liabilities are listed below (including fair value levels) (It is not necessary to disclose fair value information if the carrying amount of a financial instrument is not measured at fair value is a reasonable approximation of fair value and if it is a lease liability.):

Notes to the consolidated financial statements of Better Life Group Co., LTD. and the Subsidiaries (continued)

	2026.3.31				
		Fair value			
	Carrying amount	Level 1	Level 2	Level 3	Total
Financial assets at fair value through profit or loss					
Non-derivative financial assets at fair value through profit or loss	$ 213	213	-	-	213
Financial assets at fair value through other comprehensive income					
Domestic and foreign unlisted stocks	$ 22,176	-	-	22,176	22,176

	2025.12.31				
		Fair value			
	Carrying amount	Level 1	Level 2	Level 3	Total
Financial assets at fair value through profit or loss					
Non-derivative financial assets at fair value through profit or loss	$ 228	228	-	-	228
Financial assets at fair value through other comprehensive income					
Domestic and foreign unlisted stocks	$ 22,176	-	-	22,176	22,176

	2025.3.31				
		Fair value			
	Carrying amount	Level 1	Level 2	Level 3	Total
Financial assets at fair value through profit or loss					
Non-derivative financial assets at fair value through profit or loss	$ 347	347	-	-	347
Financial assets at fair value through other comprehensive income					
Domestic and foreign unlisted stocks	$ 22,540	-	-	22,540	22,540

(2) Fair value valuation techniques for financial instruments not at fair value

The methods and assumptions used by the consolidated company for the instruments not measured at fair value are as follows:

(2.1) Financial assets and liabilities at amortized cost

If there is information on quoted prices from transactions or market makers, the latest transaction price and quoted price should be adopted as the basis for evaluating the fair value. If there is no information on market prices for reference, the valuation method is adopted for estimation. The estimates and assumptions used in the valuation method are the discounted value of cash flows to estimate the fair value.

(3) Fair value valuation techniques for financial instruments at fair value

(3.1) Non-derivative financial instruments

When a financial instrument is quoted in an active market, the quoted price in the active market is the fair value. Market prices of liquid securities on major exchanges and the prices published by the trading center of central government bonds are the basis for fair values of equity instruments listed on TWSE/TPEx and fixed income instruments with active markets and open quotes.

A financial instrument is deemed to be with quoted prices in the active markets if its quoted prices can be obtained from exchanges, brokers, underwriters, industry associations, pricing services institutions, or competent authorities in a timely and regular manner, and the prices represent the prices in actual fair market transactions that occur frequently. If the above criteria are not met, the market is deemed inactive. Generally speaking, a large bid-ask spread, a significant increase in the bid-ask spread, or a low trading volume are all indicators of an inactive market.

If there is an active market for financial instruments held by the consolidated company, their fair values are determined with reference to the quoted prices in the market.

Except for the above financial instruments with active markets, the fair values of other financial instruments are obtained through valuation techniques or with reference to the quoted prices by counterparties. The fair value obtained through valuation techniques may be calculated and obtained with reference to the present fair value of other financial instruments with substantively similar criteria and characteristics, discounted cash flow method, or other valuation techniques, including the use of models based on market information available at the balance sheet date.

If there is no active market for the financial instruments held by the consolidated company, the asset-based approach is used for the estimation of fair values of equity instruments without open quoted prices according to different categories and characteristics. The primary assumptions are based on the balance sheet of investees. The estimate has been adjusted for the effect of the discount on the control premium and liquidity of the equity securities.

(4) Transfer between Levels 1 and 2: None

(5) Details of changes in Level 3

	At fair value through other comprehensive income
	Equity instruments without quoted prices
January 1, 2026	**$ 22,176**
March 31, 2026	**$ 22,176**
January 1, 2025	**$ 22,540**
March 31, 2025	**$ 22,540**

(6) Quantitative information on measurement of significant unobservable fair value input (Level 3)

The consolidated company's level 3 fair value measurements are primarily for financial assets at fair value through other comprehensive income – equity securities investment.

Most of the fair values classified as level 3 by the consolidated company only contain single, material and unobservable inputs. Only the equity instruments without an active market depend on multiple material and unobservable inputs. Significant unobservable inputs for investments in equity instruments with no active market are independent of each other and therefore do not correlate.

Quantitative information on significant unobservable inputs is listed as follows:

Item	**Valuation technique**	**Significant unobservable input**	**Significant unobservable input and relations with fair value**
Financial assets at fair value through other comprehensive income – investments in equity instruments without active markets	Comparable Listed Company Act	·Liquidity discount (30.00% as of 2026.3.31, 2025.12.31, and 2025.3.31) ·Market price to net asset value ratio (as of 2026.3.31, 2025.12.31, and 2025.3.31 were 3.66, 2.47, and 1.41, respectively).	·The higher the liquidity discount, the lower the fair value ·The higher the multiplier, the higher the fair value.
Financial assets at fair value through other comprehensive income – investments in equity instruments without active markets	Asset method	·Liquidity discount (30.00% as of 2026.3.31, 2025.12.31, and 2025.3.31) ·Non-controlling interest discount (6.63% as of 2026.3.31, 2025.12.31 and 2025.3.31)	·The higher the liquidity discount, the lower the fair value ·The higher the non-controlling interest discount, the lower the fair value

(7) Analysis of sensitivity of Level 3 fair value to reasonably possible alternative assumptions

The consolidated company's fair value measurements of financial instruments are reasonable. However, the use of different valuation models or parameters may result in different valuation outcomes. For financial instruments classified as Level 3, if the valuation parameters change, the effect on the current profit or loss or other comprehensive income is as follows:

	Input	Up/down movements	Changes in fair value reflected in other comprehensive income: Favorable change	Changes in fair value reflected in other comprehensive income: Unfavorable change
March 31, 2026				
Financial assets at fair value through other comprehensive income				
Investment in equity instruments without active markets	Non-controlling interest discount	±10%	1,710	(1,710)
	Liquidity discount	±10%	3,510	(3,510)
	Market price to net asset value ratio	±10%	861	(861)
December 31, 2025				
Financial assets at fair value through other comprehensive income				
Investment in equity instruments without active markets	Non-controlling interest discount	±10%	1,689	(1,689)
	Liquidity discount	±10%	3,168	(3,168)
	Market price to net asset value ratio	±10%	640	(640)
March 31, 2025				
Financial assets at fair value through other comprehensive income				
Investment in equity instruments without active markets	Non-controlling interest discount	±10%	1,783	(1,783)
	Liquidity discount	±10%	2,806	(2,806)
	Market price to net asset value ratio	±10%	299	(299)

The favorable and unfavorable movements referred to by the consolidated company indicate the volatility of fair values. Fair values are calculated with valuation techniques with different levels of unobservable inputs. If the fair value of a financial instrument is affected by more than one input, the above table only reflects the effect of changes in a single input without taking into account the correlation and variability between the inputs

(XIX) Financial risk management

There were no significant changes between the consolidated company's financial risk management objectives and policies and those disclosed in Note 6 (21) of the 2025 Consolidated Financial Statements.

(XX) Capital management

The consolidated company's capital management objectives, policies and procedures are consistent with those disclosed in the 2025 consolidated financial statements, and there are no significant changes between the aggregated quantitative information of the capital management items and those disclosed in the 2025 consolidated financial statements. Please refer to Note 6(22) of the 2025 consolidated financial statements for relevant information.

(XXI) Financing activities with non-cash transactions

The consolidating company's financing activities through non-cash transactions for the three months ended to March 31, 2026 and 2025 are as follows:

1. The reconciliation of liabilities from financing activities is as follows:

			Non-cash movement		
	2026.1.1	**Cash flows**	**Number of impact from**	**Other**	**2026.3.31**
Short-term borrowings	$ 194,380	-	-	-	194,380
Lease liabilities	2,440	(1,400)	-	-	1,040
Total amount of liabilities from financing activities	**$ 196,820**	**(1,400)**	**-**	**-**	**195,420**

			Non-cash movement		
	2025.1.1	**Cash flows**	**Number of impact from**	**Other**	**2025.3.31**
Short-term borrowings	$ 330,980	(136,600)	-	-	194,380
Short-term notes payable	256,206	(258,044)	-	(Note 1)1,838	-
Lease liabilities	5,377	(1,409)	-	1	3,969
Total amount of liabilities from financing activities	**$ 592,563**	**(396,053)**	**-**	**1,839**	**198,349**

Note 1: It is the discounted amortized short-term notes payable.

VII. Related Party Transactions

(I) Name of related party and relations

The related parties who transacted with the consolidated company during the periods covered by these consolidated financial statements are as follows:

Name of related party	Relation with the consolidated company
Puyuan Development Co., Ltd.	The chairman of the company is a director of the Company
Puqun Advertising Co., Ltd.	A director at the company is a member of the key management personnel of the Company
Puyuan Construction Co., Ltd.	A director at the company is a member of the key management personnel of the Company
Puxu Advertising Co., Ltd.	A director at the company is a member of the key management personnel of the Company
Pushi Construction Co., Ltd.	A director at the company is a member of the key management personnel of the Company
Puquan Advertising Co., Ltd.	A director at the Company
Chang Chun-Kuei	A director at the Company
Pucheng Construction Co., Ltd.	Substantive related party
BAO MA ASSET DEVELOPMENT & MANAGEMENT CO., LTD.	Substantive related party

(II) Significant transactions with related parties

1. Purchase of goods from related parties

The consolidated company's purchases from related parties are as follows:

	January to March 2025
Pucheng Construction Co., Ltd.	$ 2,461

The consolidated company's purchase prices from related parties are based on price comparisons and negotiations from both parties and payments according to contract terms and conditions. Please refer to Note 9 for details of construction contracts signed between the consolidated company and related parties.

2. Payables to related parties

Account	Related party category	2026.3.31	2025.12.31	2025.3.31
Notes payable	Pucheng Construction Co., Ltd.	$ -	-	1,975
Accounts payable	Pucheng Construction Co., Ltd.	25,232	28,471	30,175
Accounts payable	Puquan Advertising Co., Ltd.	4	5	5,116
Accounts payable	Puyuan Construction Co., Ltd.	583	583	-
Other payables	Puqun Advertising Co., Ltd.	4,814	-	-
Other payables	Puyuan Construction Co., Ltd.	-	12,333	-
Other payables	Belongs to other related parties	1,702	1,743	1,722
		$ 32,335	43,135	38,988

3. Leases

The consolidated company rented from the related party, Puxu Advertising, in the headquarter office building in November 2021 by signing a five-year lease contract in reference to rentals for offices in the neighborhood area. The interest expenses for the three months ended to March 31, 2026 and 2025 were NT$7 thousand and NT$20 thousand, respectively. As of as of March 31, 2026 and December 31 and March 31, 2025, the balance of lease liabilities was NT$880 thousand, NT$2,197 thousand, and NT$3,483 thousand, respectively In addition, the guarantee deposits paid due to the above leases as of March 31, 2026 and December 31 and March 31, 2025 were all NT$463 thousand.

4. Others

(1) The consolidated company signed real estate agency contracts with Puqun Advertising Co., Ltd. for marketing of development projects as of March 31, 2026 and December 31 and March 31, 2025. The agency service fees were recognized as an operating expense for NT$4,585 thousand, NT$9,868 thousand, and NT$0, respectively. The incremental costs of obtaining the contracts were NT$0, NT$0 and NT$9,868 thousand, respectively.

(2) The consolidating company obtained from Pucheng Construction a guarantee check of NT$28,612 thousand as of as of March 31, 2026 and December 31 and March 31, 2025 for construction and engineering works.

(3) The consolidated company provided the related party Chang Chun-Kuei with interest subsidies of NT$24,719 thousand, NT$23,018 thousand and NT$17,818 thousand (recognized in prepayments), a guarantee deposits and guarantee notes submitted are both NT$24,500 thousand, as of as of March 31, 2026 and December 31 and March 31, 2025, for the joint development and separate sale of the project on the land at Guishan District Hwa Ya.

(4) The consolidated company's joint investment in and joint construction with related parties are as follows:

Project name or land lot	Joint investment and construction counterparties
Meiren Section, Songshan District	Puyuan Construction Co., Ltd.
Zhongli Civil Sports Center Section	Puyuan Development Co., Ltd.
Xinzhoumei Section, Beitou District	Puyuan Development Co., Ltd.
Shitan Section, Neihu District	Puyuan Construction Co., Ltd.
Hwa Ya Section, Guishan District	Puyuan Development Co., Ltd. and Pushi Construction Co., Ltd.

Project name or land lot	Joint-construction partner
Hwa Ya Section, Guishan District	Chang Chun-Kuei
Zhengyi Section, Zhongshan District	BAO MA ASSET DEVELOPMENT & MANAGEMENT CO., LTD.

(III) Transactions with key management personnel

Key management personnel's remuneration includes:

	January to March 2026	January to March 2025
Short-term employee benefits	**$ 2,243**	**2,728**

VIII. Assets Pledged

The carrying amounts of the assets pledged by the consolidated company as collateral are detailed below:

Name of asset	Asset pledged as collateral	2026.3.31	2025.12.31	2025.3.31
Inventory – construction industry	Short-term borrowings and short-term notes payable	$ 770,941	838,024	838,628
Other financial assets - current	Trust account	-	-	27,121
Investment property	Short-term notes payable	202,000	202,000	200,110
		$ 972,941	**1,040,024**	**1,065,859**

IX. Significant Contingent Liabilities and Unrecognized Commitments

(I) Significant unrecognized commitments:

1. The contracts and commitments not recognized by the consolidated company are as follows:

	2026.3.31	2025.12.31	2025.3.31
Signed contracts			
Housing and land sales	$ -	-	191,335
Contracts on solar installations and change of land use and relevant development projects	53,500	56,500	53,500
Proceeds received			
Housing and land sales	-	-	65,180
Contracts on solar installations and change of land use and relevant development projects	15,000	17,400	14,000

2. The contracting by the consolidated company for engineering works of development projects is as follows:

Payables not yet priced as per contract	2025.3.31
Non-related party	$ 15,827
Related party	18,138
	$ 33,965

3. The joint development contracts and joint investment and construction contracts signed by the consolidated company and landowners are as follows:

Project name or land lot	Joint construction method	Joint construction deposits paid (construction deposits paid) 2026.3.31	2025.12.31	2025.3.31
Xinyi Section, Xinyi District	Joint investment in construction and joint construction and allocation of housing units	$ 5,149	5,149	5,149
Meiren Section, Songshan District	Joint investment and construction	-	-	-
Zhongli Civil Sports Center Section	Joint investment and construction	-	-	-
Linyi Section, Linkou District	Jointly-constructed with portions divided	10,000	10,000	10,000
Xinzhoumei Section, Beitou District	Joint investment in construction and joint construction and allocation of housing units	-	-	-
Zhongshan Section, Zhongshan District	Joint investment in construction and joint construction and allocation of housing units	2,765	2,765	-
Shitan Section, Neihu District	Joint investment in construction and joint construction and allocation of housing units	-	-	-
Hwa Ya Section, Guishan District	Joint investment in construction and joint construction and separate sale	24,500	24,500	24,500
Zhengyi Section, Zhongshan District	Jointly-constructed with portions divided	-	-	-
Zhongli Civil Sports Center Section 2	Joint construction and sale	28,000	28,000	-
		$ 70,414	**70,414**	**39,649**

4. The consolidating company provided guarantee checks for NT$44,500 thousand as of March 31, 2026 and December 31 and March 31, 2025 for business requirements.
5. The consolidated company leased a parcel of land in Miaoli to a non-related party on November 25, 2021 to install a solar power system. As per the contract, the consolidated company will charge a special business commission fee of NT$36,000 thousand when the project is completed and will charge a monthly rent at the agreed rate.

X. Major Disaster Loss: None.

XI. Material Events After the Balance Sheet Date: None.

XII. Others

(I)The statement of employee benefits, depreciation, depletion, and amortization expenses of the year by function is as follows:

Function / Nature	January to March 2026			January to March 2025		
	Operating costs	**Operating expenses**	**Total**	**Operating costs**	**Operating expenses**	**Total**
Employee benefit expenses						
Salary and wages	-	8,343	8,343	-	8,594	8,594
Labor and health insurance	-	575	575	-	539	539
Pension	-	285	285	-	284	284
Other employee benefit expenses	-	246	246	-	212	212
Depreciation expense	-	1,024	1,024	-	1,117	1,117
Amortization expense	-	-	-	-	-	-

(II) Seasonality of operation.

The consolidated company's operations are affected by the periodic factors of the timing of the completion and handover of construction projects.

XIII. Additional Disclosures

(I) Information on significant transactions

The material transactions to be disclosed by the consolidating company from January 1 to March 31, 2026 according to the Regulations Governing the Preparation of Financial Reports by Securities Issuers are as follows:

1. Loans to others: None.
2. Endorsements/Guarantees provided to others: None.
3. Significant securities held at the end of the period (excluding investments in subsidiaries, associates and joint ventures):

Unit: NTD thousand

Holding company	Type and name of securities	Relations with holding company	Account	End of period				Remarks
				Number of shares	Carrying amount	Shareholding	Fair value	
The Company	Stock - Eastern Electronics Co., Ltd.	-	Financial assets at fair value through other comprehensive income - non-current	390,921	6,403	0.58%	6,403	
The Company	Stock - Nexcell Battery Co., Ltd.	-	〃	200,000	-	0.20%	-	
The Company	Stock - YAMAY INTERNATIONAL DEVELOPMENT CORP.	-	〃	15	-	-%	-	
The Company	Shares－World Join International Ltd.	-	〃	547,103	12,726	7.50%	12,726	
The Company	Stock -Shin Kong Real Estate Management Co., Ltd.	-	〃	550,000	3,047	1.67%	3,047	
The Company	Stock - Falcon Machine Tools Co., Ltd.	-	Financial assets at fair value through profit or loss -non-current	12,720	213	0.01%	213	

4. Total purchases from or sales to related parties amounting to at least NT$100 million or 20% of the paid-in capital: None.
5. Receivables from related parties amounting to at least NT$100 million or 20% of the paid-in capital: None.
6. Business dealings and major transactions between the parent company and subsidiaries:

No.	Name of the counterparty	Counterparty	Relationship to the counterparty	Q1 2026 transactions			
				Account	Amount	Transaction terms and conditions	As % of total revenues or total assets
0	The Company	Better Life Green Energy Technology Co., Ltd.	1	Accounts payable	4,940	Comparable to the industry level	0.25%
1	Better Life Green Energy Technology Co., Ltd.	The Company	2	Other receivables	4,940	Comparable to the industry level	0.25%

Note 1: indication by numbers
1. 0: the parent company
2. Subsidies numbered from 1

Note 2: indication of the relations with counterparties
1. Parent company to a subsidiary
2. Subsidiary to the parent company
3. Subsidiary to a subsidiary

Note 3: offset for the preparation of consolidated financial statements

Notes to the consolidated financial statements of Better Life Group Co., LTD. and the Subsidiaries (continued)

(II) Information on investees:

The consolidating company's investees (excluding the investees in China) for the three months ended March 31, 2026 were as follows:

Unit: NTD thousand

Name of the investment company	Name of investee	Region	Principal business	Initial investment amount		Holdings at the end of period			Profit or loss on investee for the current period	Profit or loss recognized for the current period	Remarks
				End of the current period	Last year	Number of shares	Percentage	Carrying amount			
The Company	Better Life Green Energy Technology Co., Ltd.	Taiwan	Solar energy applications	91,000	91,000	9,100,000	100.00%	7,970	(147)	(147)	Subsidiaries
The Company	Better Life Real Estate Co., Ltd.	Taiwan	Marketing agency for the sale of real estate	80,000	80,000	8,000,000	100.00%	14,156	(67)	(67)	Subsidiaries
The Company	Better Life Group Travel Service Co., Ltd.	Taiwan	Travel agency	9,000	9,000	-	100.00%	1,681	(6)	(6)	Subsidiaries

Note: offset for the preparation of consolidated financial statements

(III) Information on investments in mainland China

1. The name of the investee in mainland China, principal business, and other relevant information:

Unit: NT$ Thousand / Foreign Currency Thousand

Name of the investee in mainland China	Principal business	Paid-in capital	Investment method	Cumulative investment remitted from Taiwan at the beginning of period	Cumulative amount of investment remitted or recovered in current period		Accumulated amount of remittance from Taiwan to China as of the end of the period	Profit or loss on investee for the current period	Shareholding in direct or indirect investment	Investment gains and losses recognized in the current period	Book value of investment at the end of period	Cumulative repatriation of investment income at the end of current period
					Outward remitted	Repatriated						
Better Life Jinxia (Xiamen) Tourism Management Service Co., Ltd.	Tourism management service and real estate leasing	39,034 (USD1,220)	(Note 1)	39,034 (Note 2) (USD1,220)	-	-	39,034 (Note 2) (USD1,220)	(26) (RMB(6))	- %	(26) (Note 3) (RMB(6))	-	-

Note 1: The investment method used is direct investment in Mainland China.

Note 2: It is translated with the investment amount in subsidiary in the original currency multiplied by the exchange rate at the end of the period.

Note 3: The basis for recognition of investment income and losses is the financial statements reviewed by CPAs appointed by the parent company in Taiwan.

Note 4: offset for the preparation of consolidated financial statements

Note 5: Better Life Jinxia (Xiamen) Tourism Management Service Co., Ltd.: The liquidation and deregistration procedures were completed in February 2026.

2. Maximum investment amount in mainland China:

Company name	Cumulative outward remittance for investment in mainland China at the end of current period	Investment amount authorized by Investment Commission, MOEA	Maximum investment amount stipulated by Investment Commission, MOEA
The Company	39,034 (USD1,220)	293,554 (USD9,175)	987,014 (Note 6)

Note 6: Maximum amount: Net worth of equity for current period × 60% = NT$1,645,024 thousand × 60% = NT$987,014 thousand.

3. Significant transactions with investees in mainland China: None.

XIV. Information on Operating Segments

The information and adjustment of the consolidated company's operating segments are as follows:

	January to March 2026				
	Construction Department	Real Estate Agency Department	Other departments	Adjustment and elimination	Total
Income:					
Income from external customers	$ 103,694	-	-	-	103,694
Inter-department Income	28	-	180	(208)	-
Total income	**$ 103,722**	**-**	**180**	**(208)**	**103,694**
Earnings before tax of reporting segments	**$ 19,809**	**(67)**	**(179)**	**246**	**19,809**

	January to March 2025				
	Construction Department	Real Estate Agency Department	Other departments	Adjustment and elimination	Total
Income:					
Income from external customers	$ 88,670	-	-	-	88,670
Inter-department Income	29	-	180	(209)	-
Total income	**$ 88,699**	**-**	**180**	**(209)**	**88,670**
Earnings before tax of reporting segments	**$ 27,474**	**(112)**	**(195)**	**307**	**27,474**