

SITIOS LATINOAMERICA, S.A.B. DE C.V. SECOND QUARTER OF 2025 FINANCIAL AND OPERATING REPORT

MEXICO CITY, JULY 24TH, 2025 – SITIOS LATINOAMÉRICA, S.A.B. DE C.V. (“SITES”) [BMV: LASITE *], ANNOUNCED TODAY ITS FINANCIAL AND OPERATING RESULTS FOR THE SECOND QUARTER OF 2025.

Highlights

On June 30th, 2025, SITES concluded the second quarter of operations in 2025. During the second quarter of the year, we continued to expand our operations in sixteen subsidiaries, registering a portfolio of 37,134 towers across Latin America, while consolidating our position as one of the biggest tower companies in Latin America.

- During the last twelve months, SITES have built **1,356 new sites**, reflecting a solid operational grip, ongoing process optimization, and a successful business development strategy.
- At the end of 2Q25, SITES reported a portfolio of **37,134 sites**, this is an increase of **300 new sites** compared with last quarter.
- Throughout the period, **286 new co-locations** have been achieved in the different regions where we operate.
- At the end of the second quarter of 2025, SITES registered **45,737 individual site agreements and equivalents**, an increase of **2,328 individual agreements** when compared with the same period of last year.
- Consolidated revenues for the quarter totaled **\$4,206 million Mexican pesos** (+14.6% YoY), of which 62.4% corresponded to tower lease revenues.
- Tower lease revenues for the quarter reached **\$2,626 million Mexican pesos** (+15.6% YoY & +3.9% QoQ) demonstrating solid operational performance.
- EBITDAaL for the period was **\$2,364 million Mexican pesos** (+17.5% YoY & +6.1% QoQ), with a **consolidated margin of 90.0%**, this was an expansion of +1.4 percentage points when compared with the same period of last year and +1.9 percentage points compared to the previous quarter.

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SITES LATAM – Stock Fundamentals as of 2Q25

EBITDAaL	2,364
EBITDAaL per share ¹	0.57
AFFO	2,313
AFFO per share ²	0.55
Outstanding shares ³	4,181.2

Figures in million Mexican pesos.

¹ EBITDAaL / Total Outstanding Shares.

² AFFO / Total Outstanding Shares.

³ Millions of shares.

SITES LATAM – Operating Subsidiaries as of June 2025

Country	Company	Business Participation
Argentina	Sitios Argentina S.A.	100%
Brazil	Torres do Brasil S.A.	86.93%
Chile	Sites Chile S.A.	100%
Colombia	SITES LATAM Colombia S.A.S.	100%
Costa Rica	Sites Telecomunicaciones Costa Rica S.A.	100%
Dominican Republic	Towers and Sites Dominicana S.A.S.	100%
Ecuador	Sites Ecuador S.A.S.	100%
El Salvador	Sites El Salvador S.A. de C.V.	100%
Guatemala	Sites Guatemala S.A.	100%
Honduras	Sites Honduras S.A. de C.V.	100%
Nicaragua	Sites Nicaragua S.A.	100%
Panama	Sites Panamá 1, S.A.	100%
Paraguay	Sitios Telecomunicaciones Paraguay S.A.	100%
Peru	Sites del Perú S.A.C.	100%
Puerto Rico	Sites Puerto Rico LLC	100%
Uruguay	Sitios Telecomunicaciones Uruguay S.A.	100%

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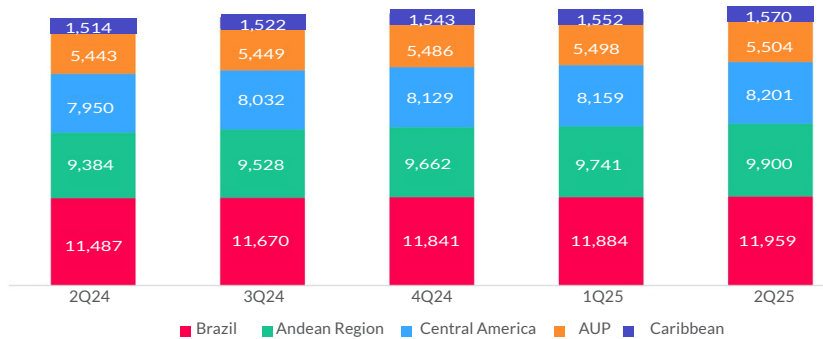
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CONSOLIDATED PERFORMANCE

a. Operating Results

At the end of the second quarter of 2025, SITES reported a consolidated portfolio of 37,134 sites distributed across 16 Latin American countries. These include 11,959 sites in Brazil; 9,900 in Chile, Ecuador, Peru, and Colombia (Andean Region); 8,201 in Costa Rica, El Salvador, Guatemala, Honduras, Nicaragua, and Panama (Central America); 5,504 in Argentina, Uruguay, and Paraguay (AUP); and the remaining 1,570 in Puerto Rico and the Dominican Republic (Caribbean).

Total Sites Portfolio



During the second quarter of 2025, 300 new sites were added to our portfolio, this growth was driven by the Andean region, Brazil and Central America, contributing 159, 75 and 42 new sites, respectively. At the end of the quarter, 265 additional sites were in advanced stages of construction.

During the last twelve months, our portfolio grew by 1,356 sites, with increases in the Andean region, Brazil and Central America, contributing 516, 472 and 251 new sites, respectively, reflecting our commitment to the deployment of passive infrastructure across Latin America.

Brazil continues to be SITES' largest market, contributing with nearly 33% of our total portfolio. The dynamism of the Brazilian market and its high need for connectivity have accelerated the demand for passive infrastructure over the last twelve months, with our operation contributing 472 new sites to its development.

The Andean Region continues to consolidate its position as a key region for SITES growth, contributing with nearly 27% to our total portfolio and by adding 516 new sites during the last twelve months of operation. This solid performance reflects an effective combination of high demand in key markets such as Colombia and Peru, coupled with highly efficient operational execution.

In Central America, we have maintained a solid construction pace, building 251 new sites during the last twelve months of operation. The deployment of 5G technology has been driven by local governments over the last few years, and we expect high demand for passive infrastructure across the region.

In Argentina, Uruguay and Paraguay (AUP), we built 61 new sites during the last twelve months of operation; we believe that the economic and regulatory conditions in the countries of this region present encouraging trends for the following months of the year.

Finally, in the Caribbean, we built 56 new sites during the last year, reflecting steady progress in a smaller operating environment.

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SITES LATAM- Operating Indicators as of 2Q25

Region	Towers	Individual Site Agreements and Equivalents	Tenancy Ratio
Brazil	11,959	15,343	1.28
Andean Region	9,900	11,380	1.15
Central America	8,201	10,383	1.27
AUP	5,504	6,807	1.24
Caribbean	1,570	1,824	1.16
Total	37,134	45,737	1.23

At the end of the second quarter of 2025, SITES accounted for 45,737 individual site agreements and equivalents. Our consolidated tenancy ratio stood at 1.23 tenants per tower.

During the last twelve months, we have observed favorable trends in our occupancy rates. Central America concluded the period with 1.27 tenants per tower, surpassing the 1.23 reported in the previous year, this is the seventh consecutive quarter in which our Central America operation has registered growth in its occupancy rate.

Our operation in Brazil registered a colocation rate of 1.28, this is the fourth consecutive quarter showing an upward occupancy rate, demonstrating the continued efforts of our commercial team; the Andean region achieved a rate of 1.15 tenants per tower, surpassing the 1.12 registered on the same period of the previous year, while the Caribbean closed the quarter with 1.16 tenants per tower and AUP with a rate of 1.24, all regions consistently improving on their past records.

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b. Financial Results

At the end of the second quarter of 2025, total revenues amounted \$4,206 million Mexican pesos, 62.4% of which derived from tower lease revenues. Total revenues increased by +14.6% when compared with the same period of last year, and nearly 1% when compared with the previous quarter, these results were driven by a solid performance of our BTS program.

During the second quarter of 2025, tower lease revenues totaled \$2,626 million Mexican pesos, this represent an increase of +15.6% year over year and +3.9% quarter over quarter. Our steady revenue growth reflects the successful implementation of our commercial strategy and SITES's strong operational capacity.

SITES LATAM- Financial Summary

	2Q25	2Q24	Var.	1Q25	Var.
Total Revenues	4,206,059	3,670,004	14.6%	4,177,532	0.7%
Tower lease revenues	2,626,303	2,271,136	15.6%	2,528,661	3.9%
Land lease revenues	1,579,756	1,398,868	12.9%	1,648,872	(4.2%)
Operating Costs and Expenses	262,686	259,883	1.1%	301,292	(12.8%)
EBITDA	3,943,373	3,410,121	15.6%	3,876,240	1.7%
%	93.8%	92.9%	0.8	92.8%	1.0
EBITDAaL	2,363,617	2,011,253	17.5%	2,227,368	6.1%
%	90.0%	88.6%	1.4	88.1%	1.9

Figures in million Mexican pesos.

Tower lease revenues increased across our regions during the second quarter of the year, with the Andean region registering a +27.5% year over year increase, driven by an excellent performance in Colombia and Peru, as well as a solid and steady performance in Chile and Ecuador; Brazil has maintained a good construction pace reflecting solid revenue generation, increasing its base +7.1% year over year, reflecting excellent execution of our BTS program in the country.

Central America increased its revenues by +1.9% year over year, demonstrating an efficient operating strategy implementation in all countries of the region; the Caribbean increased its revenues by +23.7% year over year, driven by a solid performance in the Dominican Republic; while Argentina, Uruguay and Paraguay (AUP) registered increases of +34.9% year over year and +42.1% quarter over quarter, reaffirming the good performance within the region, and the positive trends mainly within Argentina.

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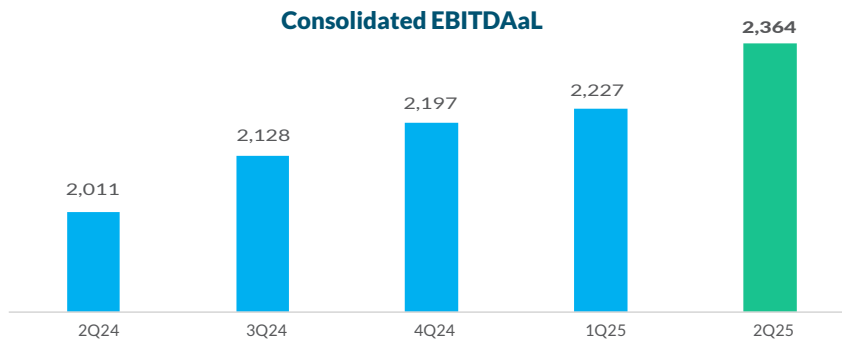
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At the end of the second quarter of 2025, our consolidated EBITDAaL was \$2,364 million Mexican pesos, an increase of +17.5% year over year and +6.1% compared to the previous quarter. Our EBITDAaL margin for the period was 90.0%, an expansion of +1.4 percentage points YoY and +1.9 percentage points QoQ. The stability in our EBITDAaL margin reflects a steady generation of infrastructure rental revenues and an adequate implementation of cost and operating expense control strategies.



Figures in million Mexican pesos.

In Brazil, an EBITDAaL of \$757 million Mexican pesos was achieved during the second quarter, an increase of +9.3% year-over-year and +2.8% quarter-over-quarter. The margin for the quarter was 94.1%, registering expansions of +1.9 percentage points compared to the previous year and +2.4 percentage points compared to the last quarter.

The Andean region achieved EBITDAaL for the quarter of \$525 million Mexican pesos, registering an increase of +27.8% year over year, this was driven by the implementation of strategies to reduce its cost and operating expenses base, and a strong performance of our Built-to-Suit program adding 516 new towers during the last twelve months. The margin at the end of the quarter stood at 89.7%, in line with previous quarters and denoting stability in the operation.

Central America contributed with \$509 million Mexican pesos to the consolidated EBITDAaL of the quarter, in line with the same period of last year; the margin for the region during the second quarter was 90.9%. Argentina, Uruguay and Paraguay (AUP) recorded EBITDAaL of \$477 million Mexican pesos in the second quarter of the year, representing an increase of +45.0% year over year and recording a margin of 90.5% and finally, the Caribbean registered an EBITDAaL of \$136 million Mexican pesos at the end of the quarter, this was a +21.7% growth year over year, and a margin of 90.9% for the period, in line with previous quarters.

We are committed to continuing optimizing our processes and to continuing adding efficiencies that can benefit our operation.

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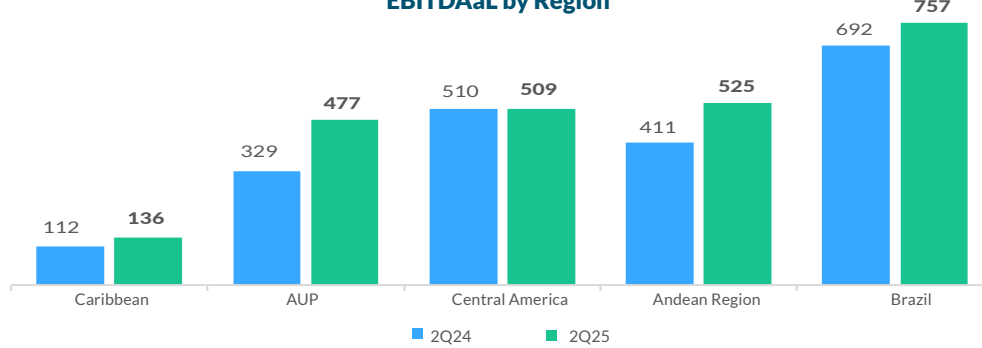
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EBITDAaL by Region



Figures in million Mexican pesos.

The company's financials are indeed reflecting distinct growth trends along with signs of high and stable margins, consistently hovering around the 90% mark. During the second quarter of 2025, all regions consistently remained on this trend, this level of performance and consistency in margins indicates robust operating efficiency and effective cost management in the different regions.

At the end of June, our gross debt stood at \$54,017 million Mexican pesos, our net debt equaled 5.92 times our EBITDAaL¹.

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¹ Net Debt / Last Twelve Months EBITDAaL

SITES LATAM – Income Statement as of 2Q25

	2Q25 MXN	2Q24 MXN	Var. %	1Q25 MXN	Var. %
Revenues:					
Tower lease revenues	2,626,303	2,271,136	15.6%	2,528,661	3.9%
Land lease revenues	1,579,756	1,398,868	12.9%	1,648,872	(4.2%)
	4,206,059	3,670,004	14.6%	4,177,532	0.7%
Operating costs and expenses:					
Cost of service	(47,621)	(37,435)	27.2%	(49,999)	(4.8%)
Operating expenses	(215,065)	(222,448)	(3.3%)	(251,293)	(14.4%)
Depreciation	(855,844)	(925,635)	(7.5%)	(880,834)	(2.8%)
Depreciation of rights of use (IFRS 16)	(1,115,965)	(1,027,191)	8.6%	(1,143,747)	(2.4%)
	(2,234,496)	(2,212,709)	1.0%	(2,325,873)	(3.9%)
Operating profit	1,971,563	1,457,295	35.3%	1,851,659	6.5%
Interest payable	(1,043,658)	(1,168,961)	(10.7%)	(1,123,930)	(7.1%)
Leasing interests	(513,303)	(333,024)	54.1%	(505,025)	1.6%
Gained interests	14,095	59,184	(76.2%)	19,025	(25.9%)
Foreign exchange gain and monetary position	2,008,120	(1,880,362)	(206.8%)	(226,893)	(985.1%)
Other income/expenses	(79,429)	58,817	(235.0%)	(63,726)	24.6%
Profit before income tax	2,357,388	(1,807,050)	(230.5%)	(48,889)	n.m.
Income taxes	(599,735)	(662,434)	(9.5%)	(545,452)	10.0%
Deferred taxes	229,679	243,623	(5.7%)	163,924	40.1%
Other local taxes	(1,520)	(12,886)	(88.2%)	9,389	(116.2%)
Net Income for the Period	1,985,813	(2,238,746)	(188.7%)	(421,029)	(571.7%)
Minority interest	47,345	64,148	(26.2%)	42,538	11.3%
Net Result of the Period	1,938,468	(2,302,894)	(184.2%)	(463,567)	(518.2%)
EBITDA	3,943,373	3,410,121	15.6%	3,876,240	1.7%
EBITDAaL	2,363,617	2,011,253	17.5%	2,227,368	6.1%
% Margin	90.0%	88.6%	1.4	88.1%	1.9

Figures in thousands Mexican pesos.

Note: consolidated results reflect the hyperinflationary scenario of the Argentinean economy, the accounting standards of the country require an estimate of inflation adjustment in most accounts, both in Income Statement and Balance Sheet, this adjustment is also in accordance with IAS 29 to the information that is consolidated at Sitios Latinoamérica S.A.B de C.V. The Income Statement reflects a couple of accounts (depreciation for rights of use, and interest on rights of use) attributable to IFRS 16, that is, they are financial items that do not count towards the estimation of EBITDAaL or cash flow and that do impact on the Operating and Net Result. The methodology used in the sector to determine EBITDAaL is calculated on income from infrastructure rental, discounting the costs and expenses of the operations.

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SITES LATAM – Balance Sheet as of 2Q25

	As of June 30 st , 2025, MXN	As of December 31 st , 2024, MXN
Current Assets:		
Cash	1,248,827	1,345,759
Accounts receivable	1,922,822	1,920,443
Income taxes	2,315,527	2,596,453
Other current assets	363,716	261,963
Total Current Assets	5,850,892	6,124,618
Non-current assets:		
Property and equipment, net	85,716,599	86,212,047
Rights of use	23,536,847	23,757,704
Other non-current assets	25,923	26,600
Deferred Tax Assets	1,677,885	1,262,895
Total Non-current Assets	110,957,254	111,259,246
Total Assets	116,808,146	117,383,864
Current liabilities:		
Short-term debt and current portion of long-term debt	1,683,650	1,610,564
Liabilities related to short-term rights of use	3,533,122	3,555,262
Accounts payable	3,209,736	3,198,461
Taxes payable	401,016	730,263
Total Current Liabilities	8,827,524	9,094,550
Non-current liabilities:		
Long-term debt	52,809,994	55,120,870
Liabilities related to long-term rights of use	20,900,428	21,256,911
Deferred income taxes	15,873,861	15,663,501
Obligations for the withdrawal of assets and others	5,352,377	5,343,379
Total non-current Liabilities	94,936,660	97,384,661
Total Liabilities	103,764,184	106,479,211
Equity:		
Capital Stock	4,001,572	4,001,572
Conversion effect, surplus and other capital accounts	6,699,066	10,327,257
Minority interest	868,423	736,243
Profit for the period	1,474,901	(4,160,419)
Total Equity	13,043,962	10,904,652
Total Liabilities and Equity	116,808,146	117,383,864

Figures in thousands Mexican pesos.

In some cases, the quarterly reports and any other written material of SITES may contain forecasts or projections that reflect the current vision or expectations of SITES and its management regarding its performance, business, and future events. Forecasts include, without limitation, any statement that may predict, indicate, or imply future results, performance, or achievements and may contain words such as "believe", "anticipate", "expect", "in our view", "likely to result", or some other word or phrase with similar meaning. Such statements are subject to certain risks, contingencies, and assumptions. We caution that several important factors could cause actual results to differ materially from the plans, objectives, expectations, estimates, and intentions expressed in this report. In no event, neither SITES, nor any of its subsidiaries, affiliates, directors, executives, agents, or employees may be liable to third parties (including investors) for any investment, decision, or action taken concerning the information contained in this document or for any special or similar consequential damage.

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ENVIRONMENTAL, SOCIAL AND GOVERNANCE (ESG)

During the second quarter of 2025, we published our 2024 Sustainability Report in both English and Spanish, in alignment with international standards from the Sustainability Accounting Standards Board (SASB) and the Global Reporting Initiative (GRI). This report incorporates the findings of physical and transition risk assessments conducted in a representative country from each region in which we operate, strengthening our climate analysis and strategic risk management.

In terms of emissions, we updated our emission factors for Scope 1 and 2, using internationally recognized methodologies approved by the Intergovernmental Panel on Climate Change (IPCC). This adjustment enhances the accuracy of our measurements and reinforces our commitment to transparent, science-based climate management.

Regarding our 10 ESG strategic objectives, all those with an annual horizon were fully achieved, while our medium-term objectives are progressing steadily toward successful completion. These results reflect the strength of our management approach and our continued commitment to creating responsible value across all areas in which we operate.

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SITES LATAM – Financial Results per Country/Region as of 2Q25

	2Q25	2Q24	Var.%	1Q25	Var.%
Brazil					
Total Revenues	1,425,331	1,313,182	8.5%	1,420,782	0.3%
Tower Lease Revenues	804,344	751,099	7.1%	802,892	0.2%
Land Lease Revenues	620,987	562,083	10.5%	617,890	0.5%
EBITDAaL	756,763	692,494	9.3%	735,929	2.8%
% Tower Lease Revenues	94.1%	92.2%	1.9	91.7%	2.4
Andean Region					
Total Revenues	1,000,005	810,894	23.3%	1,012,546	(1.2%)
Tower Lease Revenues	585,204	458,813	27.5%	592,366	(1.2%)
Land Lease Revenues	414,800	352,081	17.8%	420,180	(1.3%)
EBITDAaL	525,201	411,098	27.8%	535,046	(1.8%)
% Tower Lease Revenues	89.7%	89.6%	0.1	90.3%	-0.6
Central America					
Total Revenues	902,177	859,844	4.9%	934,290	(3.4%)
Tower Lease Revenues	560,220	549,717	1.9%	580,805	(3.5%)
Land Lease Revenues	341,957	310,127	10.3%	353,485	(3.3%)
EBITDAaL	509,130	510,512	(0.3%)	530,327	(4.0%)
% Tower Lease Revenues	90.9%	92.9%	-2.0	91.3%	-0.4
AUP					
Total Revenues	642,013	480,659	33.6%	522,925	22.8%
Tower Lease Revenues	527,004	390,580	34.9%	370,942	42.1%
Land Lease Revenues	115,009	90,079	27.7%	151,983	(24.3%)
EBITDAaL	477,134	329,132	45.0%	299,141	59.5%
% Tower Lease Revenues	90.5%	84.3%	6.3	80.6%	9.9
Caribbean					
Total Revenues	236,533	205,426	15.1%	286,989	(17.6%)
Tower Lease Revenues	149,530	120,927	23.7%	181,655	(17.7%)
Land Lease Revenues	87,003	84,499	3.0%	105,333	(17.4%)
EBITDAaL	135,924	111,668	21.7%	164,572	(17.4%)
% Tower Lease Revenues	90.9%	92.3%	-1.4	90.6%	0.3

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Figures in thousands Mexican pesos.

FINANCIAL DEBT

SITES LATAM – Financial Debt as of 2Q25 (Millions)

Amount MXN	Amount USD	Currency	Rates	Maturity
4,636.4	245.4	PEN	9.13%	21-sept-33
18,892.8	1,000	USD	5.38%	04-apr-32
17,092.8	904.7	MXN	TIIE 28d + 1.25%	18-mar-27
12,187.9	645.3	USD	6.00%	25-nov-29
954.2	50.5	PEN	7.30%	01-dec-25
58	3.1	COP	IBR 3m + 2.65%	01-jul-25
98.6	5.2	COP	12.18%	14-nov-25
96	5.1	COP	12.39%	14-nov-25
54,017	2,859	Average interest rate USD equivalent: 5.78%		

Exchange rate as of June 30th, 2025.

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SITES LATAM – Exchange Rates Local Currency Units per US Dollar

Country	Currency	2Q25	2Q24	Var.%
Argentina	Argentinian Peso	1,205.0000	912.0000	32.1%
Brazil	Brazilian Reais	5.6691	5.2120	8.8%
Chile	Chilean Peso	947.6857	935.1232	1.3%
Colombia	Colombian Peso	4,199.1603	3,919.9377	7.1%
Costa Rica	Colones	508.6335	515.9855	(1.4%)
Dominican Republic	Dominican Peso	59.6926	59.1132	1.0%
Ecuador	Dollars	1.0000	1.0000	0.0%
El Salvador	Dollars	1.0000	1.0000	0.0%
Guatemala	Quetzals	7.6866	7.7703	(1.1%)
Honduras	Lempiras	26.0092	24.8117	4.8%
Nicaragua	Cordobas	36.6243	36.6243	0.0%
Panama	Dollars	1.0000	1.0000	0.0%
Paraguay	Guaraní	7,987.0722	7,484.6706	6.7%
Peru	Peruvian Sol	3.6614	3.7460	(2.3%)
Puerto Rico	Dollars	1.0000	1.0000	0.0%
Uruguay	Uruguayan Peso	41.6263	38.7339	7.5%
Mexico	Mexican Peso	19.5633	17.1884	13.8%

Average exchange rate of the period.

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SITES LATAM – Exchange Rates Local Currency Units per Mexican Peso

Country	Currency	2Q25	2Q24	Var.%
Argentina	Argentinian Peso	0.0157	0.0200	(21.6%)
Brazil	Brazilian Reais	3.4509	3.2971	4.7%
Chile	Chilean Peso	0.0206	0.0184	12.2%
Colombia	Colombian Peso	0.0047	0.0044	5.9%
Costa Rica	Colones	0.0385	0.0333	15.5%
Dominican Republic	Dominican Peso	0.3277	0.2908	12.7%
Ecuador	Dollars	19.5633	17.1844	13.8%
El Salvador	Dollars	19.5633	17.1844	13.8%
Guatemala	Quetzals	2.5450	2.2121	15.1%
Honduras	Lempiras	0.7523	0.6927	8.6%
Nicaragua	Cordobas	0.5342	0.4693	13.8%
Panama	Dollars	19.5633	17.1844	13.8%
Paraguay	Guaraní	0.0024	0.0023	6.5%
Peru	Peruvian Sol	5.3425	4.5875	16.5%
Puerto Rico	Dollars	19.5633	17.1844	13.8%
Uruguay	Uruguayan Peso	0.4699	0.4437	5.9%
Mexico	Mexican Peso	1.0000	1.0000	0.0%

Average exchange rate of the period.

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Active Infrastructure	Means the components of telecommunications or broadcasting networks that store, emit, process, receive, or transmit writing, images, sounds, signals, signs, or information of any nature.
AFFO	<i>Adjusted Funds From Operation.</i>
BMV	Bolsa Mexicana de Valores (Mexican Stock Exchange).
Build- to- Suit (BTS)	Build-to-Suit means those new site construction commitments that have been contracted.
EBITDA	Means Earnings Before Interest, Taxes, Depreciation & Amortization.
EBITDAaL	Means Earnings Before Interest, Taxes, Depreciation & Amortization, less income received from the rental of real estate where the Passive Infrastructure is located, charged to customers of the operating subsidiaries.
EBITDAaL margin	The ratio of EBITDAaL to total income received from the rent of Passive infrastructure.
ESG	Environmental, Sustainability and Corporate Governance.
Individual Site Agreement and Equivalents	Lease agreement for space in the tower to place Active Infrastructure. Equivalents means the extension of such agreement to place additional equipment outside the original agreed space.
Net debt	Total short and long term debt minus cash and marketable securities.
Net Debt / EBITDAaL	The ratio of total short and long term debt minus cash and securities to trailing 12-month income before interest, taxes, depreciation, and amortization less income received from the rental of real estate where the passive infrastructure is located, charged to customers of the operating subsidiaries.
Passive Infrastructure	Means the non-electronic elements of telecommunications networks composed of: (i) physical spaces in real estate (or fractions thereof) owned under any legal title; (ii) the towers, masts and other structures that provide support to radio communication antennas and other Active Infrastructure; and (iii) the civil works, as well as the pipes, racks, ducts, elements to delimit and restrict access, as well as other additions and other physical elements that the site has that are useful for the installation, support, and operation of equipment, radiofrequency and other active infrastructure.
Site	Wireless communications infrastructure, including tower structures, rooftops, and other structures that support antennas used for wireless communications, which we collectively refer to as "towers" or "sites".
SOFR	The Secured Overnight Financing Rate (SOFR) is a broad measure of the cost of borrowing cash overnight collateralized by Treasury securities.
The company	SITES, with its affiliated companies.
TIIE	TIIE (Spanish: Tasa de Interés Interbancaria de Equilibrio, English: Interbank Equilibrium Interest Rate) is a reference rate for the currency Mexican peso. The TIIE is a representative rate of credit operations between banks and is calculated by the Bank of Mexico.

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[210000] Estado de situación financiera, circulante/no circulante

Concepto	Cierre Trimestre Actual 2025-06-30	Cierre Ejercicio Anterior 2024-12-31
Estado de situación financiera [sinopsis]		
Activos [sinopsis]		
Activos circulantes[sinopsis]		
Efectivo y equivalentes de efectivo	1,248,827,000	1,345,759,000
Clientes y otras cuentas por cobrar	2,286,538,000	2,182,406,000
Impuestos por recuperar	2,315,527,000	2,596,453,000
Otros activos financieros	0	0
Inventarios	0	0
Activos biológicos	0	0
Otros activos no financieros	0	0
Total activos circulantes distintos de los activos no circulantes o grupo de activos para su disposición clasificados como mantenidos para la venta	5,850,892,000	6,124,618,000
Activos mantenidos para la venta	0	0
Total de activos circulantes	5,850,892,000	6,124,618,000
Activos no circulantes [sinopsis]		
Clientes y otras cuentas por cobrar no circulantes	0	0
Impuestos por recuperar no circulantes	0	0
Inventarios no circulantes	0	0
Activos biológicos no circulantes	0	0
Otros activos financieros no circulantes	25,923,000	26,600,000
Inversiones registradas por método de participación	0	0
Inversiones en subsidiarias, negocios conjuntos y asociadas	0	0
Propiedades, planta y equipo	85,716,599,000	86,212,047,000
Propiedades de inversión	0	0
Activos por derechos de uso	23,536,847,000	23,757,704,000
Crédito mercantil	0	0
Activos intangibles distintos al crédito mercantil	0	0
Activos por impuestos diferidos	1,677,885,000	1,262,895,000
Otros activos no financieros no circulantes	0	0
Total de activos no circulantes	110,957,254,000	111,259,246,000
Total de activos	116,808,146,000	117,383,864,000
Capital Contable y Pasivos [sinopsis]		
Pasivos [sinopsis]		
Pasivos Circulantes [sinopsis]		
Proveedores y otras cuentas por pagar a corto plazo	3,209,736,000	3,198,461,000
Impuestos por pagar a corto plazo	401,016,000	730,263,000
Otros pasivos financieros a corto plazo	1,683,650,000	1,610,564,000
Pasivos por arrendamientos a corto plazo	3,533,122,000	3,555,262,000
Otros pasivos no financieros a corto plazo	0	0
Provisiones circulantes [sinopsis]		
Provisiones por beneficios a los empleados a corto plazo	0	0
Otras provisiones a corto plazo	0	0
Total provisiones circulantes	0	0
Total de pasivos circulantes distintos de los pasivos atribuibles a activos mantenidos para la venta	8,827,524,000	9,094,550,000
Pasivos atribuibles a activos mantenidos para la venta	0	0
Total de pasivos circulantes	8,827,524,000	9,094,550,000
Pasivos a largo plazo [sinopsis]		
Proveedores y otras cuentas por pagar a largo plazo	0	0
Impuestos por pagar a largo plazo	0	0

Concepto	Cierre Trimestre Actual 2025-06-30	Cierre Ejercicio Anterior 2024-12-31
Otros pasivos financieros a largo plazo	52,809,994,000	55,120,870,000
Pasivos por arrendamientos a largo plazo	20,900,428,000	21,256,911,000
Otros pasivos no financieros a largo plazo	0	0
Provisiones a largo plazo [sinopsis]		
Provisiones por beneficios a los empleados a Largo plazo	0	0
Otras provisiones a largo plazo	5,352,377,000	5,343,380,000
Total provisiones a largo plazo	5,352,377,000	5,343,380,000
Pasivo por impuestos diferidos	15,873,861,000	15,663,501,000
Total de pasivos a Largo plazo	94,936,660,000	97,384,662,000
Total pasivos	103,764,184,000	106,479,212,000
Capital Contable [sinopsis]		
Capital social	4,001,572,000	4,001,572,000
Prima en emisión de acciones	0	0
Acciones en tesorería	0	0
Utilidades acumuladas	(29,645,299,000)	(31,494,012,000)
Otros resultados integrales acumulados	37,819,266,000	37,660,849,000
Total de la participación controladora	12,175,539,000	10,168,409,000
Participación no controladora	868,423,000	736,243,000
Total de capital contable	13,043,962,000	10,904,652,000
Total de capital contable y pasivos	116,808,146,000	117,383,864,000

[310000] Estado de resultados, resultado del periodo, por función de gasto

Concepto	Acumulado Año Actual 2025-01-01 - 2025-06-30	Acumulado Año Anterior 2024-01-01 - 2024-06-30	Trimestre Año Actual 2025-04-01 - 2025-06-30	Trimestre Año Anterior 2024-04-01 - 2024-06-30
Resultado de periodo [sinopsis]				
Utilidad (pérdida) [sinopsis]				
Ingresos	8,383,592,000	7,088,418,000	4,206,059,000	3,670,004,000
Costo de ventas	4,094,011,000	4,121,049,000	2,019,431,000	1,990,261,000
Utilidad bruta	4,289,581,000	2,967,369,000	2,186,628,000	1,679,743,000
Gastos de venta	0	0	0	0
Gastos de administración	466,358,000	414,174,000	215,065,000	222,448,000
Otros ingresos	0	0	0	0
Otros gastos	0	0	0	0
Utilidad (pérdida) de operación	3,823,223,000	2,553,195,000	1,971,563,000	1,457,295,000
Ingresos financieros	1,814,346,000	1,960,526,000	2,022,215,000	746,424,000
Gastos financieros	3,329,070,000	5,339,434,000	1,636,390,000	4,010,769,000
Participación en la utilidad (pérdida) de asociadas y negocios conjuntos	0	0	0	0
Utilidad (pérdida) antes de impuestos	2,308,499,000	(825,713,000)	2,357,388,000	(1,807,050,000)
Impuestos a la utilidad	743,715,000	871,791,000	371,575,000	431,696,000
Utilidad (pérdida) de operaciones continuas	1,564,784,000	(1,697,504,000)	1,985,813,000	(2,238,746,000)
Utilidad (pérdida) de operaciones discontinuadas	0	0	0	0
Utilidad (pérdida) neta	1,564,784,000	(1,697,504,000)	1,985,813,000	(2,238,746,000)
Utilidad (pérdida), atribuible a [sinopsis]				
Utilidad (pérdida) atribuible a la participación controladora	1,474,901,000	(1,826,172,000)	1,938,468,000	(2,302,894,000)
Utilidad (pérdida) atribuible a la participación no controladora	89,883,000	128,668,000	47,345,000	64,148,000
Utilidad por acción [bloque de texto]	0.35	-0.57	0.46	-0.72
Utilidad por acción [sinopsis]				
Utilidad por acción [partidas]				
Utilidad por acción básica [sinopsis]				
Utilidad (pérdida) básica por acción en operaciones continuas	0.35	(0.57)	0.46	(0.72)
Utilidad (pérdida) básica por acción en operaciones discontinuadas	0	0	0	0
Total utilidad (pérdida) básica por acción	0.35	(0.57)	0.46	(0.72)
Utilidad por acción diluida [sinopsis]				
Utilidad (pérdida) básica por acción diluida en operaciones continuas	0.35	(0.57)	0.46	(0.72)
Utilidad (pérdida) básica por acción diluida en operaciones discontinuadas	0	0	0	0
Total utilidad (pérdida) básica por acción diluida	0.35	(0.57)	0.46	(0.72)

[410000] Estado del resultado integral, componentes ORI presentados netos de impuestos

Concepto	Acumulado Año Actual 2025-01-01 - 2025-06-30	Acumulado Año Anterior 2024-01-01 - 2024-06-30	Trimestre Año Actual 2025-04-01 - 2025-06-30	Trimestre Año Anterior 2024-04-01 - 2024-06-30
Estado del resultado integral [sinopsis]				
Utilidad (pérdida) neta	1,564,784,000	(1,697,504,000)	1,985,813,000	(2,238,746,000)
Otro resultado integral [sinopsis]				
Componentes de otro resultado integral que no se reclasificarán a resultados, neto de impuestos [sinopsis]				
Otro resultado integral, neto de impuestos, utilidad (pérdida) de inversiones en instrumentos de capital	0	0	0	0
Otro resultado integral, neto de impuestos, utilidad (pérdida) por revaluación	0	(855,397,000)	0	(546,794,000)
Otro resultado integral, neto de impuestos, utilidad (pérdida) por nuevas mediciones de planes de beneficios definidos	0	0	0	0
Otro resultado integral, neto de impuestos, cambio en el valor razonable de pasivos financieros atribuible a cambios en el riesgo de crédito del pasivo	0	0	0	0
Otro resultado integral, neto de impuestos, utilidad (pérdida) en instrumentos de cobertura que cubren inversiones en instrumentos de capital	0	0	0	0
Participación de otro resultado integral de asociadas y negocios conjuntos que no se reclasificará a resultados, neto de impuestos	0	0	0	0
Total otro resultado integral que no se reclasificará a resultados, neto de impuestos	0	(855,397,000)	0	(546,794,000)
Componentes de otro resultado integral que se reclasificarán a resultados, neto de impuestos [sinopsis]				
Efecto por conversión [sinopsis]				
Utilidad (pérdida) de efecto por conversión, neta de impuestos	574,526,000	1,202,867,000	300,922,000	1,332,969,000
Reclasificación de efecto por conversión, neto de impuestos	0	0	0	0
Efecto por conversión, neto de impuestos	574,526,000	1,202,867,000	300,922,000	1,332,969,000
Activos financieros disponibles para la venta [sinopsis]				
Utilidad (pérdida) por cambios en valor razonable de activos financieros disponibles para la venta, neta de impuestos	0	0	0	0
Reclasificación de la utilidad (pérdida) por cambios en valor razonable de activos financieros disponibles para la venta, neta de impuestos	0	0	0	0
Cambios en valor razonable de activos financieros disponibles para la venta, neto de impuestos	0	0	0	0
Coberturas de flujos de efectivo [sinopsis]				
Utilidad (pérdida) por coberturas de flujos de efectivo, neta de impuestos	0	0	0	0
Reclasificación de la utilidad (pérdida) por coberturas de flujos de efectivo, neta de impuestos	0	0	0	0
Importes eliminados del capital incluidos en el valor contable de activos (pasivos) no financieros que se hayan adquirido o incurrido mediante una transacción prevista de cobertura altamente probable, neto de impuestos	0	0	0	0
Coberturas de flujos de efectivo, neto de impuestos	0	0	0	0
Coberturas de inversiones netas en negocios en el extranjero [sinopsis]				
Utilidad (pérdida) por coberturas de inversiones netas en negocios en el extranjero, neto de impuestos	0	0	0	0
Reclasificación por coberturas de inversiones netas en negocios en el extranjero, neto de impuestos	0	0	0	0
Coberturas de inversiones netas en negocios en el extranjero, neto de impuestos	0	0	0	0
Cambios en el valor temporal de las opciones [sinopsis]				
Utilidad (pérdida) por cambios en el valor temporal de las opciones, neta de impuestos	0	0	0	0
Reclasificación de cambios en el valor temporal de las opciones, neto de impuestos	0	0	0	0
Cambios en el valor temporal de las opciones, neto de impuestos	0	0	0	0
Cambios en el valor de contratos a futuro [sinopsis]				
Utilidad (pérdida) por cambios en el valor de contratos a futuro, neta de impuestos	0	0	0	0
Reclasificación de cambios en el valor de contratos a futuro, neto de impuestos	0	0	0	0

Concepto	Acumulado Año Actual 2025-01-01 - 2025-06-30	Acumulado Año Anterior 2024-01-01 - 2024-06-30	Trimestre Año Actual 2025-04-01 - 2025-06-30	Trimestre Año Anterior 2024-04-01 - 2024-06-30
Cambios en el valor de contratos a futuro, neto de impuestos	0	0	0	0
Cambios en el valor de márgenes con base en moneda extranjera [sinopsis]				
Utilidad (pérdida) por cambios en el valor de márgenes con base en moneda extranjera, neta de impuestos	0	0	0	0
Reclasificación de cambios en el valor de márgenes con base en moneda extranjera, neto de impuestos	0	0	0	0
Cambios en el valor de márgenes con base en moneda extranjera, neto de impuestos	0	0	0	0
Activos financieros a valor razonable a través del ORI [sinopsis]				
Utilidad (pérdida) en activos financieros a valor razonable a través del ORI, neto de impuestos	0	0	0	0
Ajustes por reclasificación de activos financieros a valor razonable a través del ORI, neto de impuestos	0	0	0	0
Monto del capital eliminado o ajustado contra el valor razonable de activos financieros reclasificados a través del ORI, neto de impuestos	0	0	0	0
ORI, neto de impuestos, de activos financieros a valor razonable a través del ORI	0	0	0	0
Participación de otro resultado integral de asociadas y negocios conjuntos que se reclasificará a resultados, neto de impuestos	0	0	0	0
Total otro resultado integral que se reclasificará al resultado del periodo, neto de impuestos	574,526,000	1,202,867,000	300,922,000	1,332,969,000
Total otro resultado integral	574,526,000	347,470,000	300,922,000	786,175,000
Resultado integral total	2,139,310,000	(1,350,034,000)	2,286,735,000	(1,452,571,000)
Resultado integral atribuible a [sinopsis]				
Resultado integral atribuible a la participación controladora	2,007,130,000	(1,478,702,000)	2,224,944,000	(1,488,187,000)
Resultado integral atribuible a la participación no controladora	132,180,000	128,668,000	61,791,000	35,616,000

[520000] Estado de flujos de efectivo, método indirecto

Concepto	Acumulado Año Actual 2025-01-01 - 2025-06-30	Acumulado Año Anterior 2024-01-01 - 2024-06-30
Estado de flujos de efectivo [sinopsis]		
Flujos de efectivo procedentes de (utilizados en) actividades de operación [sinopsis]		
Utilidad (pérdida) neta	1,564,784,000	(1,697,504,000)
Ajustes para conciliar la utilidad (pérdida) [sinopsis]		
+ Operaciones discontinuas	0	0
+ Impuestos a la utilidad	743,715,000	871,791,000
+ (-) Ingresos y gastos financieros, neto	1,514,724,000	3,378,908,000
+ Gastos de depreciación y amortización	3,996,391,000	4,039,457,000
+ Deterioro de valor (reversiones de pérdidas por deterioro de valor) reconocidas en el resultado del periodo	0	0
+ Provisiones	0	0
+ (-) Pérdida (utilidad) de moneda extranjera no realizadas	0	0
+ Pagos basados en acciones	0	0
+ (-) Pérdida (utilidad) del valor razonable	0	0
- Utilidades no distribuidas de asociadas	0	0
+ (-) Pérdida (utilidad) por la disposición de activos no circulantes	0	0
+ Participación en asociadas y negocios conjuntos	0	0
+ (-) Disminuciones (incrementos) en los inventarios	0	0
+ (-) Disminución (incremento) de clientes	(104,132,000)	825,836,000
+ (-) Disminuciones (incrementos) en otras cuentas por cobrar derivadas de las actividades de operación	(460,950,000)	(1,268,661,000)
+ (-) Incremento (disminución) de proveedores	11,275,000	206,648,000
+ (-) Incrementos (disminuciones) en otras cuentas por pagar derivadas de las actividades de operación	(1,176,641,000)	601,328,000
+ Otras partidas distintas al efectivo	0	0
+ Otros ajustes para los que los efectos sobre el efectivo son flujos de efectivo de inversión o financiamiento	0	0
+ Ajuste lineal de ingresos por arrendamientos	0	0
+ Amortización de comisiones por arrendamiento	0	0
+ Ajuste por valor de las propiedades	0	0
+ (-) Otros ajustes para conciliar la utilidad (pérdida)	0	0
+ (-) Total ajustes para conciliar la utilidad (pérdida)	4,524,382,000	8,655,307,000
Flujos de efectivo netos procedentes (utilizados en) operaciones	6,089,166,000	6,957,803,000
- Dividendos pagados	0	0
+ Dividendos recibidos	0	0
- Intereses pagados	0	0
+ Intereses recibidos	0	0
+ (-) Impuestos a las utilidades reembolsados (pagados)	0	0
+ (-) Otras entradas (salidas) de efectivo	0	0
Flujos de efectivo netos procedentes de (utilizados en) actividades de operación	6,089,166,000	6,957,803,000
Flujos de efectivo procedentes de (utilizados en) actividades de inversión [sinopsis]		
+ Flujos de efectivo procedentes de la pérdida de control de subsidiarias u otros negocios	0	0
- Flujos de efectivo utilizados para obtener el control de subsidiarias u otros negocios	0	0
+ Otros cobros por la venta de capital o instrumentos de deuda de otras entidades	0	0
- Otros pagos para adquirir capital o instrumentos de deuda de otras entidades	0	0
+ Otros cobros por la venta de participaciones en negocios conjuntos	0	0
- Otros pagos para adquirir participaciones en negocios conjuntos	0	0
+ Importes procedentes de la venta de propiedades, planta y equipo	0	0
- Compras de propiedades, planta y equipo	1,002,856,000	734,126,000
+ Importes procedentes de ventas de activos intangibles	0	0
- Compras de activos intangibles	0	0
+ Recursos por ventas de otros activos a largo plazo	0	0
- Compras de otros activos a largo plazo	0	0

Concepto	Acumulado Año Actual 2025-01-01 - 2025-06-30	Acumulado Año Anterior 2024-01-01 - 2024-06-30
+ Importes procedentes de subvenciones del gobierno	0	0
- Anticipos de efectivo y préstamos concedidos a terceros	0	0
+ Cobros procedentes del reembolso de anticipos y préstamos concedidos a terceros	0	0
- Pagos derivados de contratos de futuro, a término, de opciones y de permuta financiera	0	0
+ Cobros procedentes de contratos de futuro, a término, de opciones y de permuta financiera	0	0
+ Dividendos recibidos	0	0
- Intereses pagados	0	0
+ Intereses cobrados	33,120,000	139,905,000
+ (-) Impuestos a la utilidad reembolsados (pagados)	0	0
+ (-) Otras entradas (salidas) de efectivo	0	0
Flujos de efectivo netos procedentes de (utilizados en) actividades de inversión	(969,736,000)	(594,221,000)
Flujos de efectivo procedentes de (utilizados en) actividades de financiamiento[sinopsis]		
+ Importes procedentes por cambios en las participaciones en la propiedad en subsidiarias que no dan lugar a la pérdida de control	0	0
- Pagos por cambios en las participaciones en la propiedad en subsidiarias que no dan lugar a la pérdida de control	0	0
+ Importes procedentes de la emisión de acciones	0	0
+ Importes procedentes de la emisión de otros instrumentos de capital	0	0
- Pagos por adquirir o rescatar las acciones de la entidad	0	0
- Pagos por otras aportaciones en el capital	0	0
+ Importes procedentes de préstamos	0	0
- Reembolsos de préstamos	0	0
- Pagos de pasivos por arrendamientos financieros	0	0
- Pagos de pasivos por arrendamientos	3,086,636,000	2,679,804,000
+ Importes procedentes de subvenciones del gobierno	0	0
- Dividendos pagados	0	0
- Intereses pagados	1,620,515,384	2,286,614,000
+ (-) Impuestos a las ganancias reembolsados (pagados)	0	0
+ (-) Otras entradas (salidas) de efectivo	0	0
Flujos de efectivo netos procedentes de (utilizados en) actividades de financiamiento	(4,707,151,384)	(4,966,418,000)
Incremento (disminución) neto de efectivo y equivalentes al efectivo, antes del efecto de los cambios en la tasa de cambio	412,278,616	1,397,164,000
Efectos de la variación en la tasa de cambio sobre el efectivo y equivalentes al efectivo [sinopsis]		
Efectos de la variación en la tasa de cambio sobre el efectivo y equivalentes al efectivo	(509,210,616)	(1,226,355,000)
Incremento (disminución) neto de efectivo y equivalentes de efectivo	(96,932,000)	170,809,000
Efectivo y equivalentes de efectivo al principio del periodo	1,345,759,000	1,567,346,000
Efectivo y equivalentes de efectivo al final del periodo	1,248,827,000	1,738,155,000