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# INVESTOR PRESENTATION

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May 2024

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and disagreements with partners, investors and other counterparties that could reduce our right to cash flows generated by our projects; our ability to comply with tax laws of various jurisdictions in which we currently operate as well as the tax laws in jurisdictions in which we intend to operate in the future; the unknown effect of the dual listing of our ordinary shares on the price of our ordinary shares; various risks related to our incorporation and location in Israel; the costs and requirements of being a public company, including the diversion of management's attention with respect to such requirements; certain provisions in our Articles of Association and certain applicable regulations that may delay or prevent a change of control; and; and the other risk factors set forth in the section titled "Risk factors" in our Annual Report on Form 20-F for the fiscal year ended December 31, 2022 filed with the Securities and Exchange Commission (the "SEC") and our other documents filed with or furnished to the SEC.

These statements reflect management's current expectations regarding future events and operating performance and speak only as of the date of this presentation. You should not put undue reliance on any forward-looking statements. Although we believe that the expectations reflected in the forward-looking statements are reasonable, we cannot guarantee that future results, levels of activity, performance and events and circumstances reflected in the forward-looking statements will be achieved or will occur. Except as required by applicable law, we undertake no obligation to update or revise publicly any forward-looking statements, whether as a result of new information, future events or otherwise, after the date on which the statements are made or to reflect the occurrence of unanticipated events.

## Non-IFRS Financial Metrics

This presentation presents Adjusted EBITDA, a non-IFRS financial metric, which is provided as a complement to the results provided in accordance with the International Financial Reporting Standards as issued by the International Accounting Standards Board ("IFRS"). A reconciliation between Adjusted EBITDA and Net Income, its most directly comparable IFRS financial measure, is contained in the tables below. The Company is unable to provide a reconciliation of Adjusted EBITDA to Net Income on a forward-looking basis without unreasonable effort because items that impact this IFRS financial measure are not within the Company's control and/or cannot be reasonably predicted. These items may include, but are not limited to, forward-looking depreciation and amortization, share based compensation, U.S. acquisition expense, other income, finance income, finance expenses, share of losses of equity accounted investees and taxes on income. Such information may have a significant, and potentially unpredictable, impact on the Company's future financial results.

Unless otherwise indicated, information contained in this presentation concerning the industry, competitive position and the markets in which the Company operates is based on information from independent industry and research organizations, other third-party sources and management estimates. Management estimates are derived from publicly available information released by independent industry analysts and other third-party sources, as well as data from the Company's internal research, and are based on assumptions made by the Company upon reviewing such data, and the Company's experience in, and knowledge of, such industry and markets, which the Company believes to be reasonable. In addition, projections, assumptions and estimates of the future performance of the industry in which the Company operates and the Company's future performance are necessarily subject to uncertainty and risk due to a variety of factors, including those described above. These and other factors could cause results to differ materially from those expressed in the estimates made by independent parties and by the Company. Industry publications, research, surveys and studies generally state that the information they contain has been obtained from sources believed to be reliable, but that the accuracy and completeness of such information is not guaranteed. Forecasts and other forward-looking information obtained from these sources are subject to the same qualifications and uncertainties as the other forward-looking statements in this presentation.

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The Company is an "emerging growth company" within the meaning of the Jumpstart Our Business Startups Act.

# Enlight at a glance

## Next generation global renewable energy platform



### Greenfield developer and IPP

Control over entire project life cycle



### Global platform

Growing activity across  
U.S., Europe and Israel



### Wind, solar and energy storage

Expertise across main renewable  
technologies



### Extensive track record

71% CAGR revenues<sup>1</sup>  
50% CAGR Mature Project capacity<sup>1,2</sup>



### Large and diverse portfolio

20.6 GW + 32.8 GWh portfolio  
5.4 GW + 5.7 GWh Mature Projects<sup>2</sup>



### First pure-play listed developer

First pure-play to list on a national  
exchange in the U.S.

# Enlight represents a differentiated investment opportunity

- ✓ Control over entire project lifecycle from greenfield development to power generation maximizes project returns
- ✓ Global platform with operational infrastructure in the largest renewable energy markets across the U.S. and Europe
- ✓ Diversified portfolio across geography, technology and revenue structure designed as internal hedge with reduced exposure to volatility
- ✓ Successful track record with 4.2 GW + 1.9 GWh successfully developed<sup>1</sup> and strong profitability
- ✓ Deep access to capital from a variety of source: debt, equity, tax partnerships



<sup>1</sup>Includes projects that are yielding, under construction, developed and sold by Enlight and Clenera

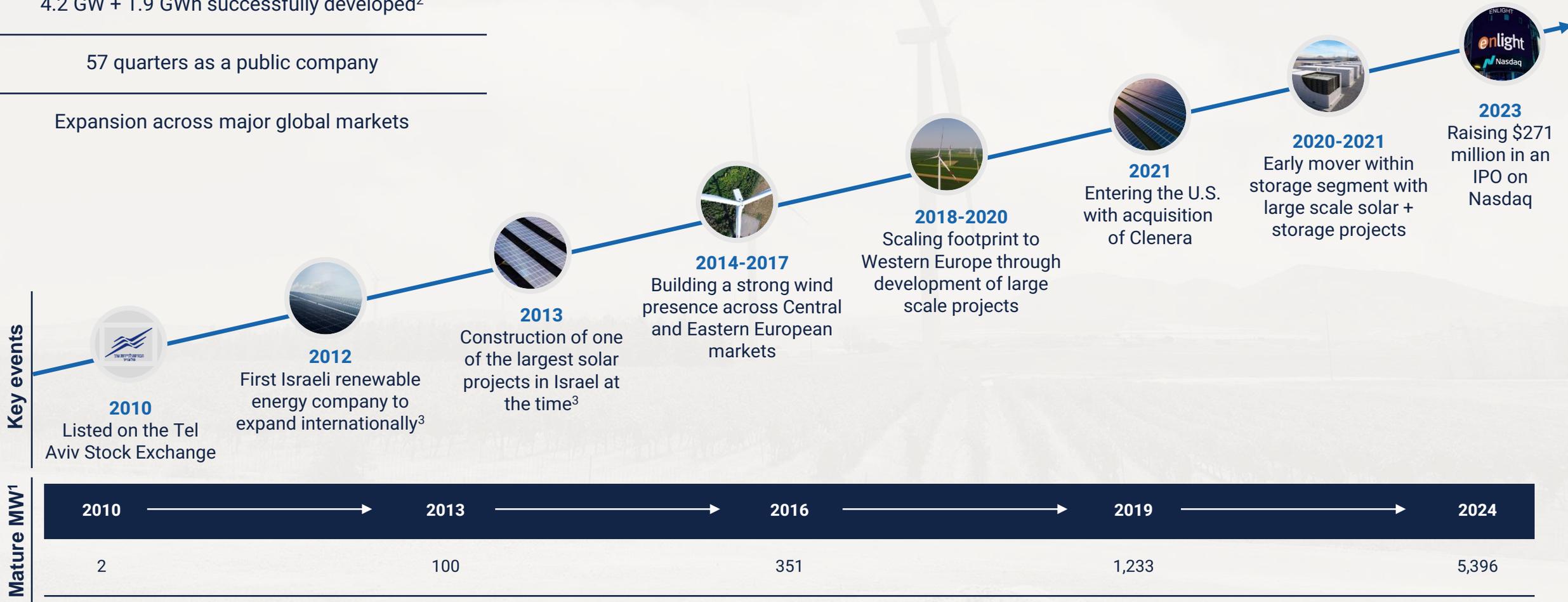
# Achieving ~3X growth every 3 years in the past decade

Founder mentality, market innovation and business discipline

4.2 GW + 1.9 GWh successfully developed<sup>2</sup>

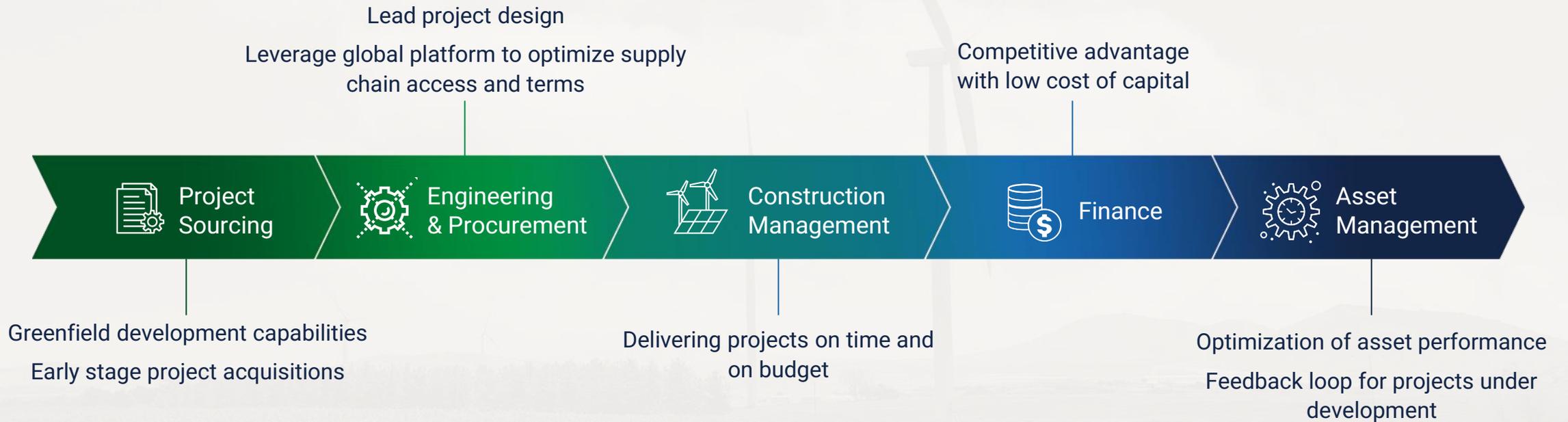
57 quarters as a public company

Expansion across major global markets



<sup>1</sup>Mature projects include projects that are operational, under construction, or in pre-construction (meaning, that they are expected to commence construction within 12 months of the Approval Date) or have a signed PPA; <sup>2</sup> represents yielding, under construction, developed and sold projects by Enlight and Clenera; <sup>3</sup> To the company's knowledge

# Control over entire project lifecycle as both a greenfield developer and IPP



**Control over the development, construction, financing and operations of our projects enables us to identify and deliver differentiated projects**

# Our combined developer & IPP model: 5.4 GW and 5.6 GWh Mature Projects

 Generation, MW | 
  Storage, MWh | 
  Graph, scale

## Portfolio definitions

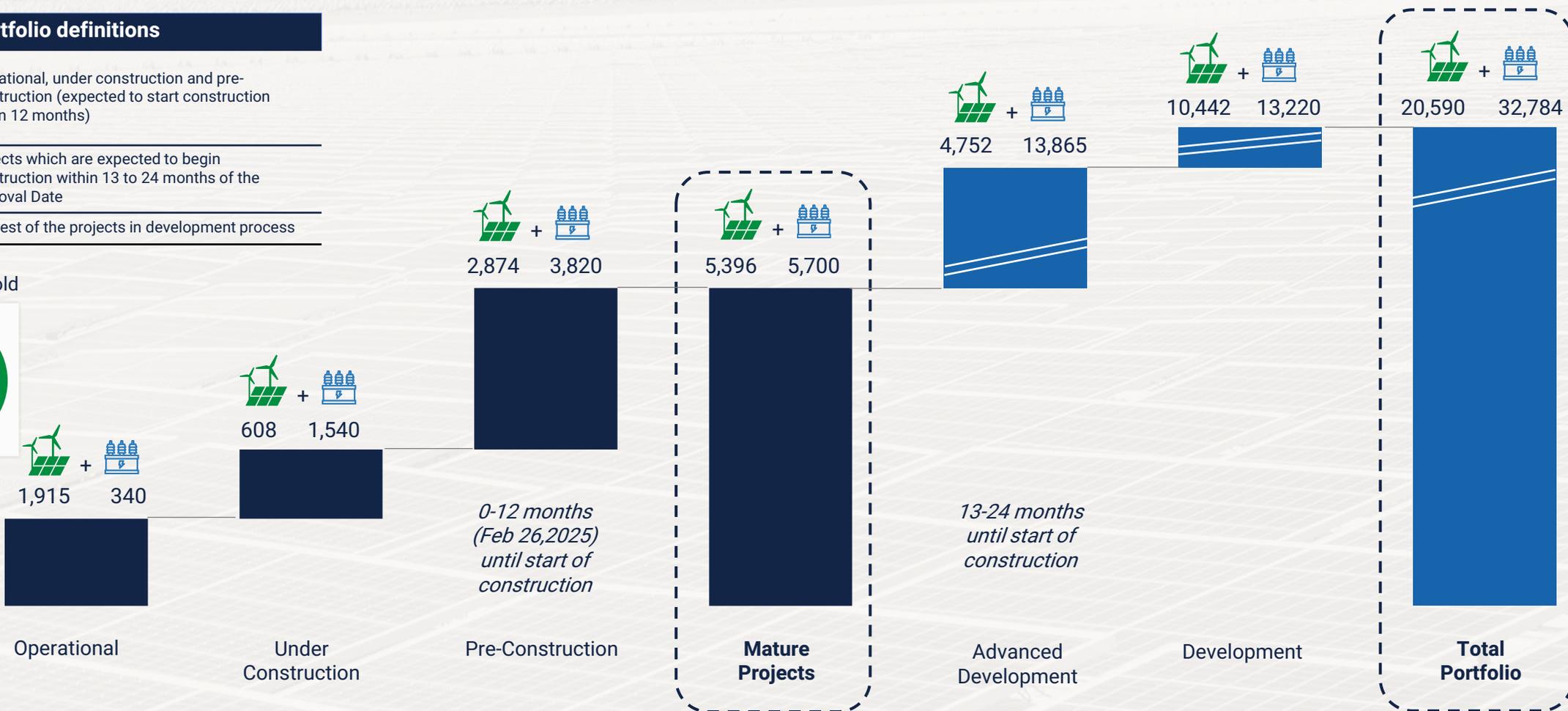
**Mature** Operational, under construction and pre-construction (expected to start construction within 12 months)

**Advanced development** Projects which are expected to begin construction within 13 to 24 months of the Approval Date

**Development** The rest of the projects in development process

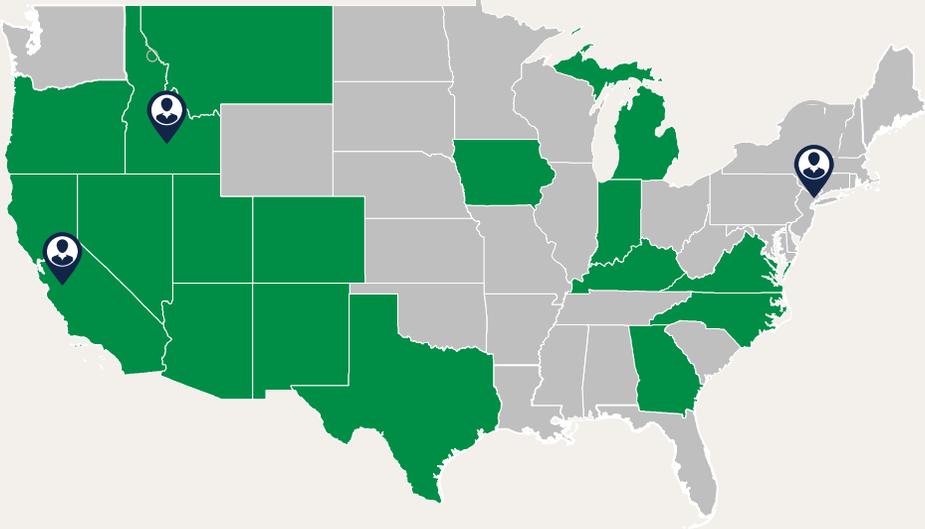
Operational projects sold

 **1.7 GW**  
 1.7 GW still under the company's operational management



Note: Portfolio information as of the Approval Date; Projects that are not consolidated in our financial statements are reflected at their proportional share

# Global renewable platform in the right markets at the right time



## United States



**Renewables just getting started**  
Solar and storage focus



**IRA a game changer**  
~68% of U.S. portfolio (MW) in West, where PTC is superior



**Portfolio of scale**  
15.6 GW + 20.9 GWh portfolio; average project size of 260 MW



**3.1 GW + 4.1 GWh mature projects**  
Almost all with secured long term PPAs



## Europe



**Regional energy crisis**  
Renewables the key to energy security



**Pan European footprint**  
3.4 GW + 2.7 GWh across 9 European countries



**Near term upside**  
1.6 GW + 0.7 of mature projects



**Local presence of Enlight employees**

## Israel



**Energy island**  
Growing demand; potential for regional grid connection

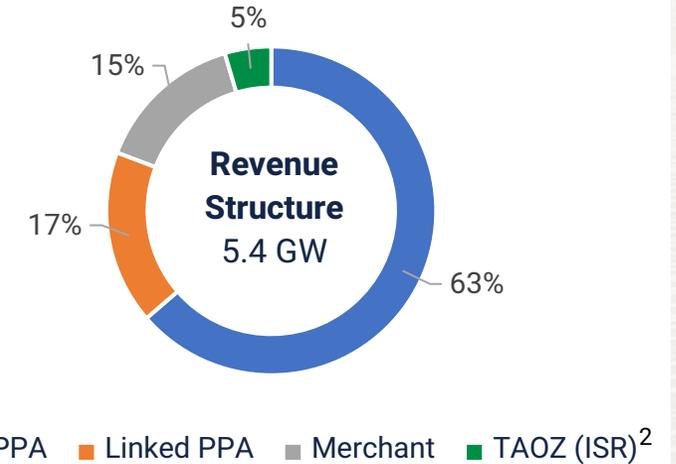
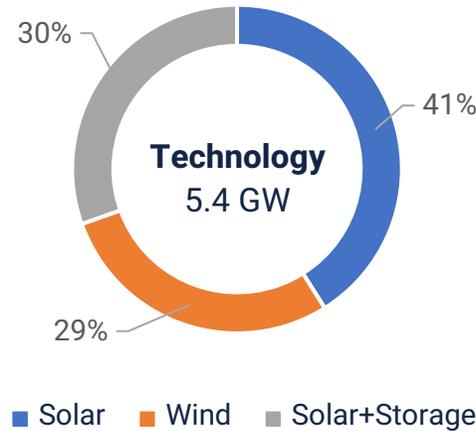
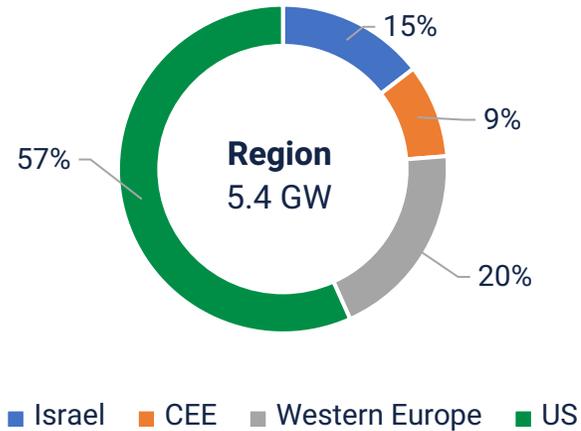


**Key local player**  
0.8 GW + 1 GWh of mature projects with leadership in wind segment<sup>1</sup>

Note: Portfolio information as of the Approval Date; <sup>1</sup> To the company's knowledge

# Diversified mature portfolio reduces exposure to volatility

## Diversity across technology, geography and revenue structure



## ...that has been strategically de-risked

### Diverse geographic footprint

Limiting market specific regulatory risk

### Balanced technology exposure

Limiting production variability across seasons of the year

### ~32% of capacity inflation-linked

Providing upside in an inflationary environment

# Creating long term growth through “land and expand” development strategy

Addressing transmission scarcity by leveraging existing large-scale interconnection assets to fuel expansion

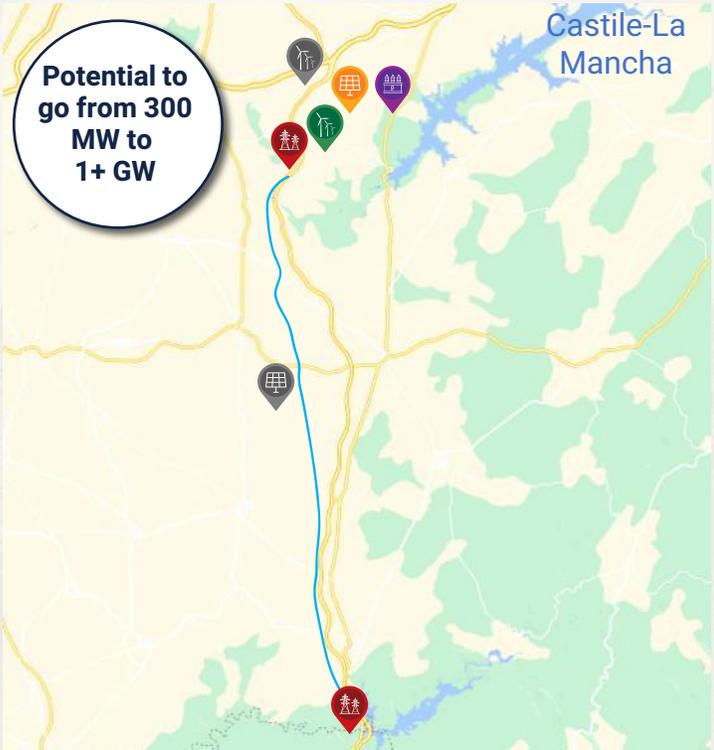
## U.S.: CO Bar

1.2 GW interconnection position in Arizona



## Europe: Gecama

Leveraging Enlight owned transmission in Spain to develop a wide range of projects



## Israel: Genesis Wind

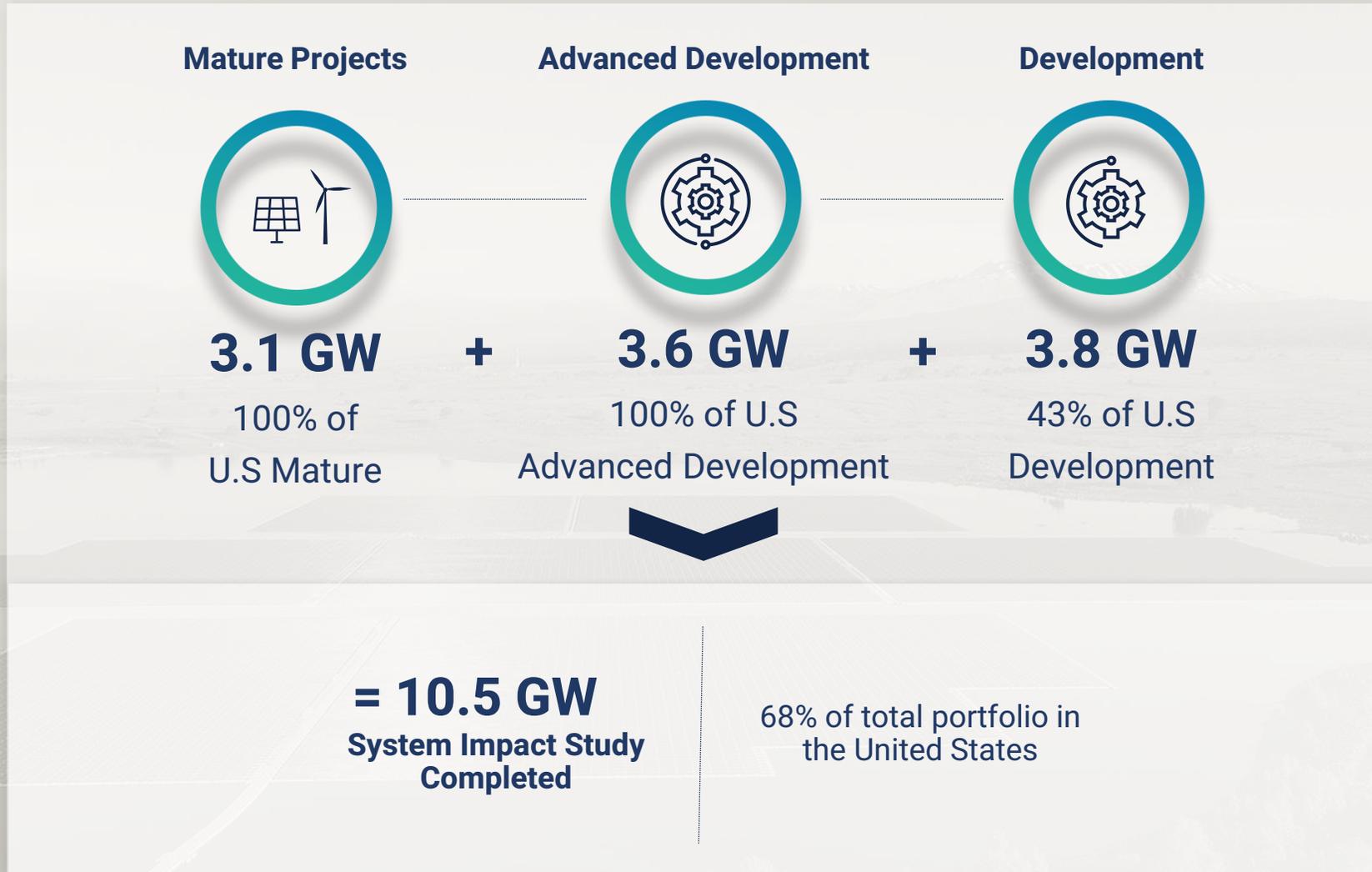
Introducing transmission to the most renewable energy rich region in Israel





# Medium term picture: unique leadership position across interconnection

Transmission infrastructure is the principal constraint for renewable energy today





# Case study: delivery of PJM portfolio

## 1.4 GW and 2.2 GWh of energy storage fast tracked to final interconnection agreements

1 PJM portfolio carries minimal network upgrade costs

2 Fast track process & interconnect agreements expected by YE 2024

3 Data centers driving demand for power in PJM; significant need for renewables

4 Portfolio uniquely positioned to capture the demand given interconnection success



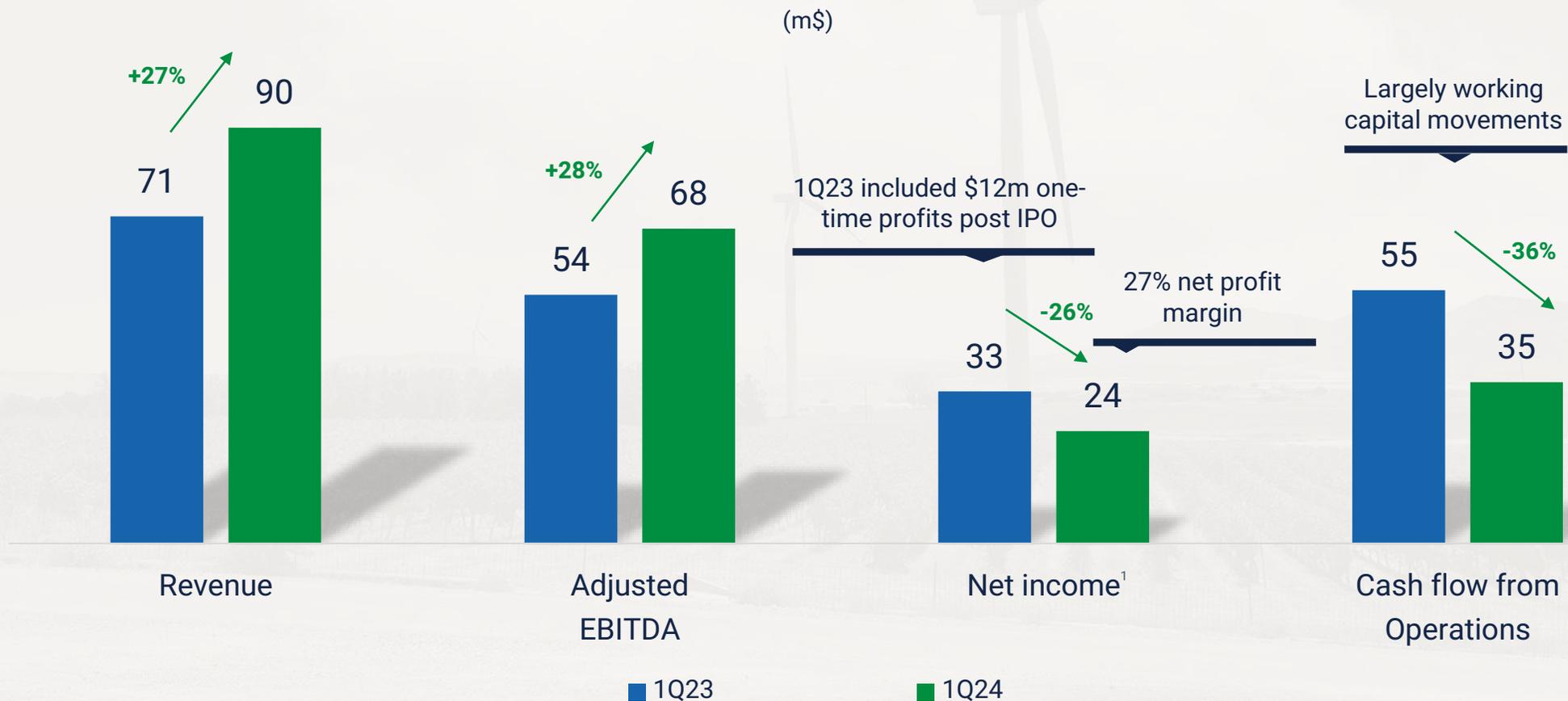
Clear value potential from development pipeline

Project Name	Status	Generation (MW)	Storage (MWh)	State
Gemstone	Near Construction	185	-	Michigan
Blackwater	Advanced Development	720	1,200	Virginia
Horsepen Branch	Advanced Development	25	-	Virginia
Blackwater B	Early-Stage Development	240	400	Virginia
Reedy Creek	Early-Stage Development	23	-	Virginia
Bear Island	Early-Stage Development	105	320	Virginia
Swift Creek	Early-Stage Development	120	320	North Carolina
<b>Total</b>		<b>1,418</b>	<b>2,240</b>	

# Record quarterly results and rapid growth

## Growth driven by new operational projects and healthy production levels

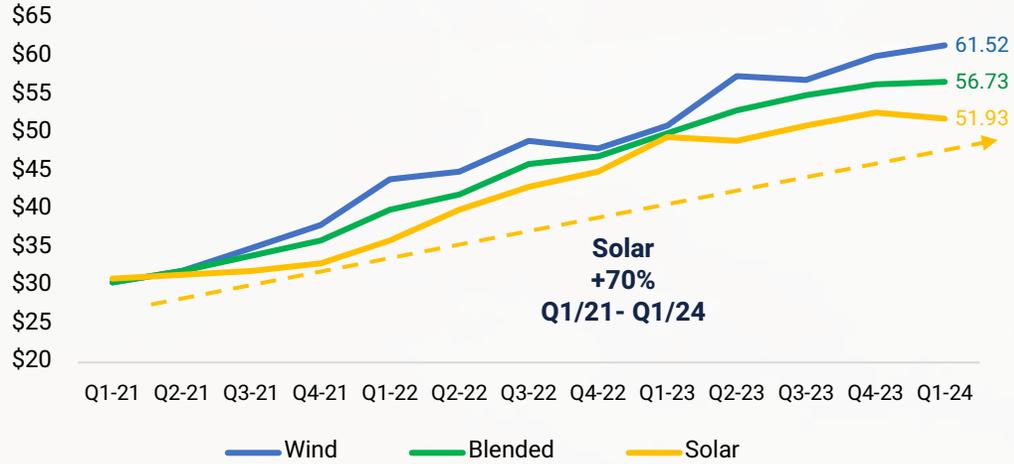
Q1 2024 versus Q1 2023



<sup>1</sup>Adjusted EBITDA is a non-IFRS measure. Please see the appendix of this presentation for a reconciliation to Net Income

# Moving into 2024: improving fundamentals

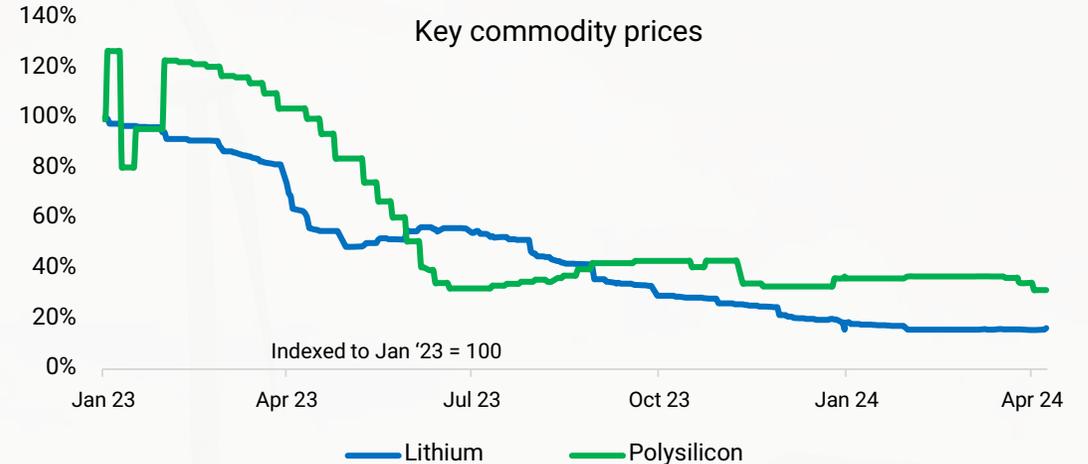
## Supply and demand imbalance pushing PPA pricing higher ...



- ✓ U.S. demand for power increasing
- ✓ Scarcity of projects driving PPA pricing higher
- ✓ Enlight raised prices +25% on 1.8 GW of signed PPAs during past two years

■ **PPA pricing remains high despite lower equipment costs** ■

## ... While equipment prices continue to fall



- ✓ U.S. panel prices now in 25 cent range, 35% below the start of 2023
- ✓ In Europe, panel prices under 12 cents
- ✓ U.S. battery prices in the \$170 range, 30% lower than at the start of 2023

■ **Lower equipment costs driving unlevered returns higher** ■

# Project returns: mid-teens levered returns expected for 2024-26 CODs

Overlaying a 10.5% unlevered return with a 5.75%-6.25% cost of debt

## Global Portfolio of 2024-26 CODs<sup>1</sup>



3.4 GW



5.1 GWh



\$347-364m Estimated First Full Year EBITDA<sup>2</sup>



\$3.4bn Estimated Net Project Costs<sup>3</sup>



**10.5%  
Unlevered Ratio**



10.5%

**Unlevered  
Ratio**

5.75%-  
6.25%  
Project  
Finance

**+50 bps  
above 4Q23**



**Mid-teens %**



**Equity  
IRR**

<sup>1</sup>Does not include the remaining Israel PV Storage projects— Cluster projects are mostly operational; <sup>2</sup> EBITDA is a non-IFRS financial measure. The Company is unable to provide a reconciliation of EBITDA to Net Income on a forward-looking basis without unreasonable effort because items that impact this IFRS financial measure are not within the Company's control and/or cannot be reasonably predicted. <sup>3</sup>Construction costs for our U.S. projects assume receipt of certain ITC and PTC credits under the IRA and are net of the estimated value of these credits. For projects under the PTC track, the credit value is based on the project's expected production and a yearly CPI indexation of 2%, discounted by 8% to COD. For ITC projects, the credit value is 30% to 40% of project costs, depending on whether facility qualifies for energy community adder. The net cost does not reflect the full tax equity investment, only the estimated value of the tax credits

# Growth in 2024: Starting on three new flagship projects, Atrisco reaches COD

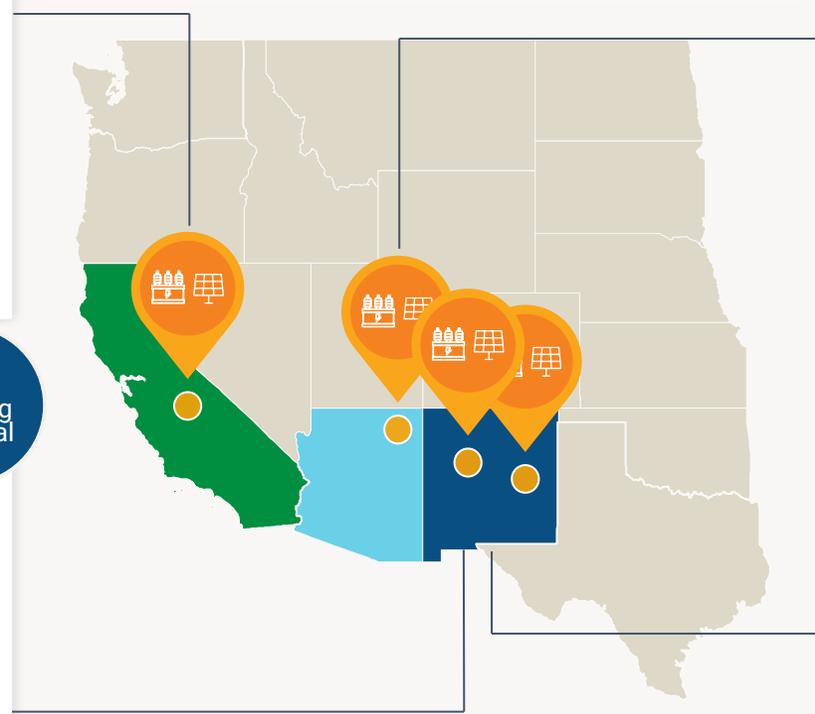
## Combination of large-scale projects at high returns

**Country Acres**


<b>Location</b>	California
<b>Capacity</b>	392 MW + 688 MWh
<b>Status</b>	Construction starts 2H24
<b>First Year Revenues / EBITDA<sup>1</sup></b>	\$58-61m / \$47-50m
<b>Unlevered Ratio</b>	9.7%-10.3% <sup>2</sup>

**Atrisco**


<b>Location</b>	New Mexico
<b>Capacity</b>	364 MW + 1,200 MWh
<b>Status</b>	Under Construction
<b>First Year Revenues / EBITDA<sup>1</sup></b>	\$51-54m / \$41-44m
<b>Unlevered Ratio</b>	9.7%-10.4% <sup>2</sup>



**Roadrunner**

<b>Location</b>	Arizona
<b>Capacity</b>	290 MW + 940 MWh
<b>Status</b>	Construction starts 2H24
<b>First Year Revenues / EBITDA<sup>1</sup></b>	\$48-52m / \$39-41m
<b>Unlevered Ratio</b>	12.2%-12.9% <sup>2</sup>

**Quail Ranch**

<b>Location</b>	New Mexico
<b>Capacity</b>	128 MW + 400 MWh
<b>Status</b>	Construction starts 2H24
<b>First Year Revenues / EBITDA<sup>1</sup></b>	\$22-24m / \$18-20m
<b>Unlevered Ratio</b>	12.9%-14.3% <sup>2</sup>

<sup>1</sup>EBITDA is a non-IFRS financial measure. The Company is unable to provide a reconciliation of EBITDA to Net Income on a forward-looking basis without unreasonable effort because items that impact this IFRS financial measure are not within the Company's control and/or cannot be reasonably predicted. <sup>2</sup>Construction costs assume receipt of certain ITC and PTC credits under the IRA and are net of the estimated value of these credits. For solar and storage, 40% ITC is assumed, given brownfield qualification. The net cost does not reflect the full tax equity investment, only the estimated value of the tax credits



# Growth in 2024: Diverse mix of new wind, solar and battery projects

Continuing to expand presence across EU and Israel with high projected project returns

Gecama Hybrid	
<b>Location</b>	Solar, Spain
<b>Capacity</b>	225 MW + 220 MWh
<b>Status</b>	Near Construction
<b>First Year Revenues / EBITDA<sup>1</sup></b>	\$38-40m / \$29-31m
<b>Unlevered Ratio</b>	13.7%-14.4%



Pupin	
<b>Location</b>	Wind, Serbia
<b>Capacity</b>	94 MW
<b>Status</b>	Under Construction
<b>First Year Revenues / EBITDA<sup>1</sup></b>	\$22-23m / \$15.5-16.5m
<b>Unlevered Ratio</b>	10.4%-10.9%



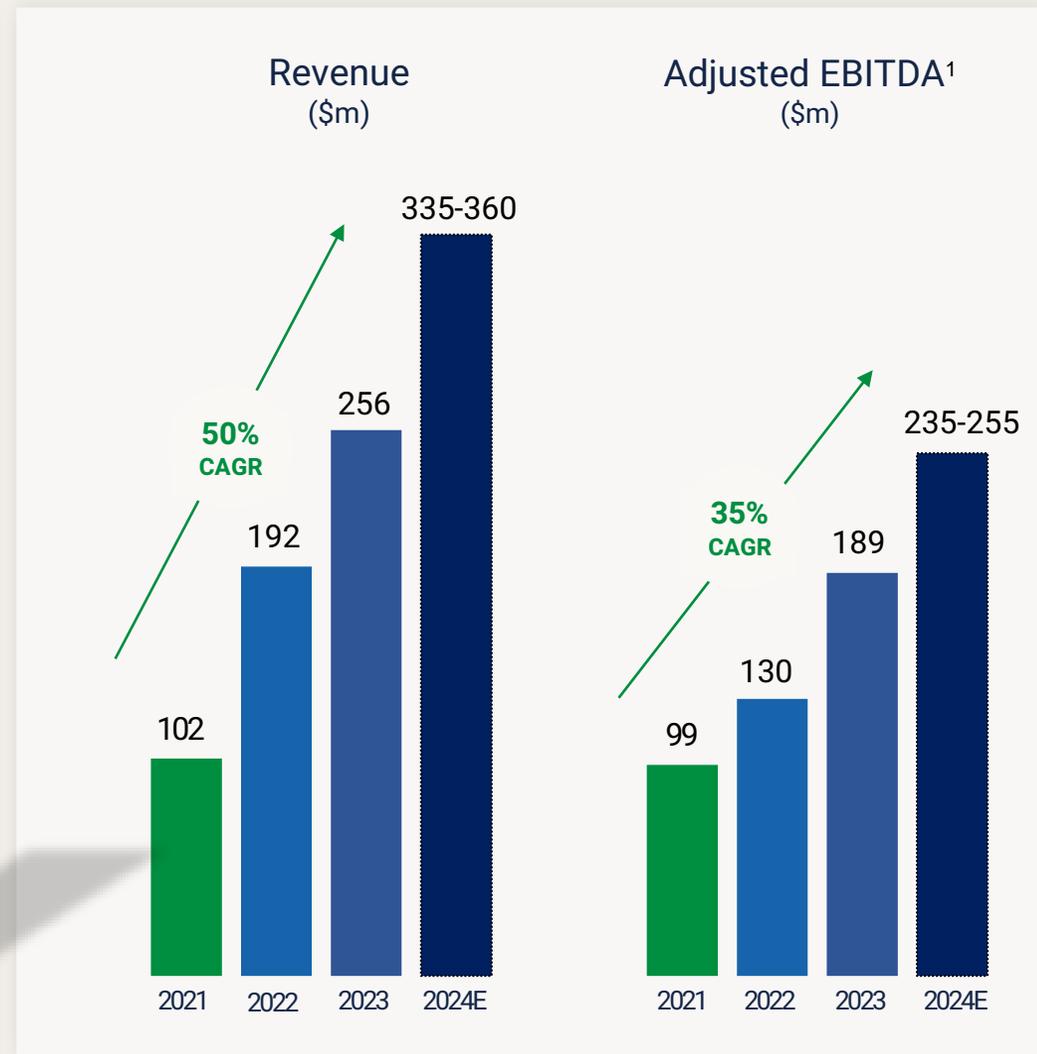
Solar + Storage <sup>2</sup> & SA Storage in Israel & Italy	
<b>Location</b>	Israel & Italy
<b>Capacity</b>	71 MW + 1 GWh
<b>Status</b>	Under Construction (Solar + Storage) & Near Construction (SA Storage, Nardo)
<b>First Year Revenues / EBITDA<sup>1</sup></b>	\$54-56m / \$27-29m
<b>Unlevered Ratio</b>	9.6%-10.1%



# 2024 Guidance – Revenues of \$335-360m and Adjusted EBITDA<sup>1</sup> of \$235-255m

## Key Assumptions

- 90% of generation sold at fixed prices through hedges or PPAs
- FX assumptions of 3.8 for USD/ILS and 1.05 for EUR/USD
- Forecasted Revenues: 40% in ILS; 55% in EUR and 5% in USD



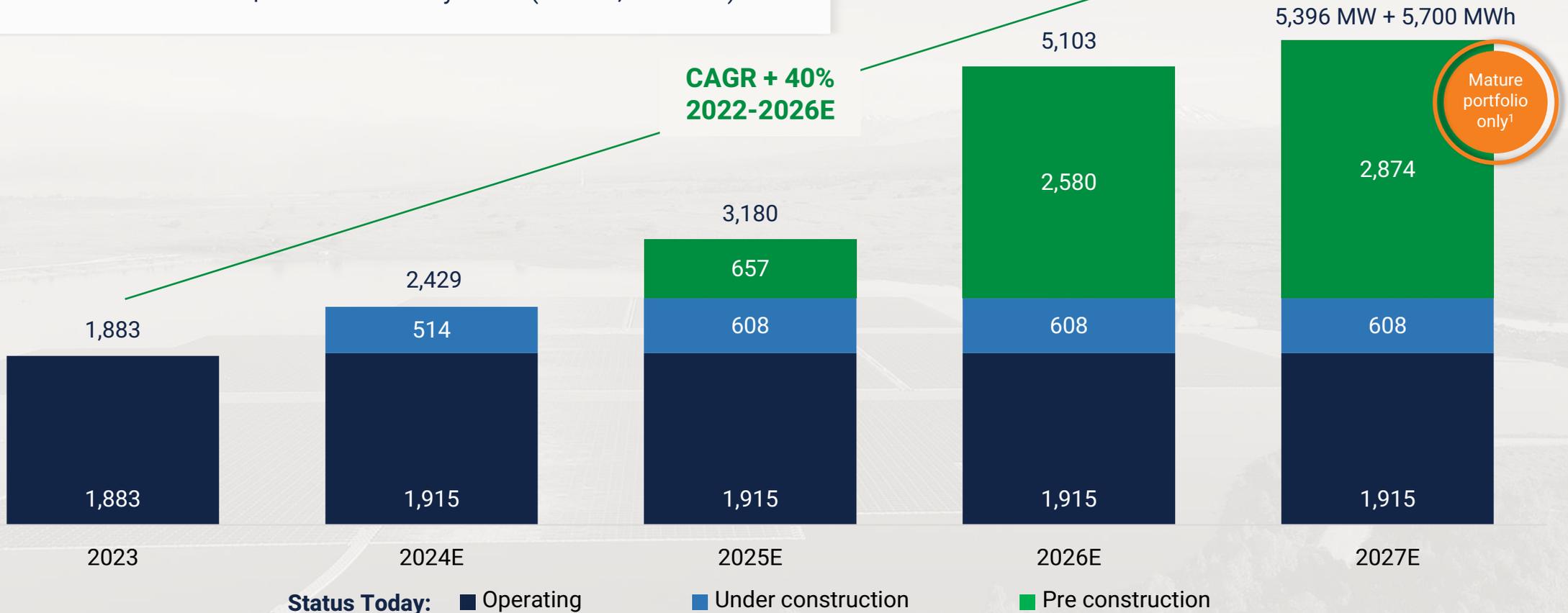
<sup>1</sup>Adjusted EBITDA is a non-IFRS measure. Please see the appendix of this presentation for a reconciliation to Net Income. The Company is unable to provide a reconciliation of Adjusted EBITDA to Net Income on a forward-looking basis without unreasonable effort because items that impact this IFRS financial measure are not within the Company's control and/or cannot be reasonably predicted

# Expected growth to continue apace in the coming years

Massive growth into middle of decade: operational capacity expected to triple to 5.4 GW and 5.7 GWh by the end of 2027

## Major Expected CODs

- 2024 | Atrisco (364 MW, 1.2 GWh)
- 2025 | Gecama & Roadrunner (515 MW, 1.2 GWh)
- 2026 | CO Bar & Country Acres (1.6 GW, 1.5 GWh)



<sup>1</sup> We expect additional projects currently grouped in the Advanced Development portfolio to reach COD by 2027, however these are not included in these forecasts.

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# APPENDIX

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## Reconciliation between Net Income to Adjusted EBITDA

(\$ thousands)	For the three months ended	
	March 31, 2024	March 31, 2023
<b>Net Income (loss)</b>	24,354	33,276
Depreciation and amortization	25,603	13,140
Share based compensation	3,117	1,389
Finance income	(8,065)	(20,377)
Finance expenses	19,660	16,363
Non-recurring other income (*)	(3,263)	-
Share of losses of equity accounted investees	144	205
Taxes on income	6,795	9,581
<b>Adjusted EBITDA</b>	<b>68,345</b>	<b>53,577</b>

\* Non-recurring other income comprised the recognition of income related to reduced earnout payments expected to be incurred for the acquisition of Clenera for early-stage projects and other income recognized in relation to tax credits for projects in the United States