

CONSOLIDATED FINANCIAL STATEMENTS INFORMATION FOR 1st SEMESTER 2005

(according to law 2190/1920, art.135 and the regulation 17/336/21.04.2005 of the Capital Market Commission)

The figures presented below provide information about the financial position of Piraeus Bank Group. We recommend the reader, prior to making any investment decision or other transaction concerning the Group, to visit the Group's web site www.piraeusbank.gr, where the financial statements of the 1st semester of 2005 in accordance with International Financial Reporting Standards are posted.

COMPANY'S PROFILE

Company name: PIRAEUS BANK S.A.
Companies registration number: 6065/06/B/04
Head office: 20, Amalias Ave. & 5, Souri str., 105 57 Athens - Greece
Certified Auditor: Constantininos I. Michalatos
Auditing Company: PriceWaterhouseCoopers S.A.
Type of review report: Unqualified

CONSOLIDATED BALANCE SHEET INFORMATION
 Amounts in thousand euros

	30 June 2005	31 December 2004
ASSETS		
Cash and balances with central banks	984,781	1,158,567
Treasury bills and other eligible bills	261,117	150,943
Loans and advances to credit institutions	409,998	245,413
Derivative financial instruments	28,825	5,891
Trading securities	1,037,932	1,150,340
Other financial instruments at fair value through profit or loss	241,335	282,353
Loans and advances to customers (net of provisions)		
Loans and advances to customers	14,298,921	12,168,306
Less: Provisions for losses on loans & advances	(471,769)	(463,093)
Investment Securities		
Available for Sale Securities	585,186	472,332
Held to maturity	83,816	18,156
Investments in associated undertakings	669,002	490,488
Intangible fixed assets	61,906	45,587
Goodwill	148,720	96,897
Other Intangible	24,115	23,195
Property, plant and equipment	172,835	120,092
Held for Sale	761,042	754,473
Other assets	10,945	0
Deferred tax assets	103,171	112,502
Inventories - Property	166,087	169,725
Other assets	492,220	454,691
TOTAL ASSETS	19,228,448	16,846,278
LIABILITIES		
Due to credit institutions	1,674,985	1,687,787
Derivative financial instruments	63,083	43,701
Due to customers	12,066,394	10,867,932
Debt securities in issue	2,810,835	1,649,510
Other borrowed funds		
Hybrid capital (Tier I)	201,220	193,572
Subordinated debt capital (Tier II)	404,804	392,799
Other Liabilities	606,024	586,371
Retirement benefit obligations	147,904	150,223
Deferred tax liabilities	28,412	29,490
Other provisions	21,774	78,316
Other Liabilities	517,516	483,504
Total Liabilities	17,936,927	15,576,834
Shareholders' Equity		
Share Capital	831,067	831,067
Share premium	365,733	365,733
Less: Treasury shares	(69,801)	(25,267)
Other reserves	100,843	75,134
Retained earnings	(336,753)	(344,462)
Piraeus Bank shareholders' total equity	891,289	902,205
Minority interest in equity	400,232	367,239
Total Shareholders' Equity	1,291,521	1,269,444
TOTAL LIABILITIES AND SHAREHOLDERS' EQUITY	19,228,448	16,846,278

CONSOLIDATED INCOME STATEMENT INFORMATION
 Amounts in thousand euros

	1 Jan - 30 Jun 2005	1 Jan - 30 Jun 2004	1 April - 30 Jun 2005	1 April - 30 Jun 2004
Interest and similar income	471,943	368,595	258,707	190,998
Interest expenses and similar charges	(216,098)	(151,266)	(122,476)	(75,453)
Net Interest Income	255,845	217,329	136,231	115,545
Fee and commission income	76,748	62,927	39,183	32,162
Fee and commission expense	(11,585)	(10,668)	(5,722)	(5,149)
Net Fee and Commission Income	65,163	52,259	33,461	27,013
Dividend income	15,855	11,026	12,107	8,166
Net Trading Income	34,409	32,230	15,381	(579)
Gains less Losses from Inv. Securities	2,488	(2,456)	2,486	(4,057)
Other Operating income	31,572	40,726	15,073	23,463
Total Net Income	405,332	351,114	214,739	169,551
Staff Costs	(124,007)	(118,969)	(65,981)	(63,068)
Administrative expenses	(86,530)	(78,207)	(47,930)	(42,698)
Gains / (losses) from sale of property plant and equipmer	3,040	11,527	1,632	10,845
Depreciation	(19,599)	(19,635)	(10,521)	(10,534)
Impairment losses on loans and advances	(44,065)	(37,854)	(23,224)	(18,789)
Total operating expenses	(271,161)	(243,138)	(146,024)	(124,244)
Share of profit of associates	266	(64)	111	62
Profit Before Tax	134,437	107,912	68,826	45,369
Tax expense	(23,496)	(27,203)	(8,370)	(14,292)
Profit After Tax	110,941	80,709	60,456	31,077
Share in minority profit after tax	(24,496)	(23,787)	(16,772)	(5,148)
Profit after tax attributable to Piraeus Bank shareholders	86,455	56,922	43,684	25,929
Earnings per share (in Euros)				
- Basic	0.44	0.29	0.22	0.13
- Diluted	0.44	0.29	0.22	0.13

CONSOLIDATED CASH FLOW STATEMENT INFORMATION
 Amounts in thousand euros

	1 Jan - 30 Jun 2005	1 Jan - 30 Jun 2004
Total inflows / (outflows) from operating activities	(277,064)	195,616
Total inflows / (outflows) from investing activities	(251,815)	(192,843)
Total inflows / (outflows) from financing activities	1,056,161	245,704
Net increase / (decrease) in cash and cash equivalents	527,282	248,477
Effect of exchange rate changes on cash and cash equivalents	(1,349)	(1,561)
Cash and cash equivalents at the beginning of the period	1,307,033	881,868
Cash and cash equivalents at the end of the period	1,832,966	1,128,784

The companies listed below have been fully consolidated on 30 June 2005 :

	% holding		% holding
1.Marathon Banking Corporation (U.S.A.)	82.52%	28.Picar S.A. (Greece)	100.00%
2.Tirana Bank I.B.C. (Albania)	88.72%	29.Piraeus Real Estate Investment Property S.A. (Greece)	66.98%
3.Piraeus Bank Romania S.A. (Romania)	99.99%	30.Piraeus Multiconstruction S.A. (Greece)	100.00%
4.Atlas Banka A.D. (Serbia)	80.00%	31.Bulfinia S.A. (Bulgaria)	100.00%
5.Eurobank A.D. (Bulgaria)	99.66%	32.Piraeus NNT S.A. (Greece)	40.00%
6.Egyptian Commercial Bank S.A.E. (Egypt)	69.30%	33.General Construction and Development Co. S.A. (Greece)	66.70%
7.Piraeus Asset Management EUROPE S.A. (Luxemburg)	99.94%	34.Piraeus Best Leasing S.A. (Greece)	41.14%
8.Piraeus Leasing S.A. (Greece)	85.56%	35.Piraeus Direct Services S.A. (Greece)	100.00%
9.Piraeus Leasing Romania SRL (Romania)	100.00%	36.Exodus S.A. (Greece)	50.10%
10.Piraeus Insurance Agency S.A. (Greece)	99.08%	37.Electra S.A. (Greece)	100.00%
11.Tirana Leasing S.A. (Albania)	100.00%	38.Electra Industrial S.A. (Greece)	87.58%
12.Piraeus Sigma Devletoglou Securities S.A. (Greece)	80.00%	39.Komotini Real Estate Development S.A. (Greece)	100.00%
13.Piraeus Group Capital LTD (United Kingdom)	100.00%	40.Diagonis S.A. (Greece)	100.00%
14.Piraeus Leasing Bulgaria (Bulgaria)	100.00%	41.ND Development S.A. (Greece)	100.00%
15.Auto Leasing Bulgaria (Bulgaria)	100.00%	42.Property Horizon S.A. (Greece)	100.00%
16.Piraeus Enterprises 1 LTD (Cyprus)	100.00%	43.Hellenic Investment Company S.A. (Greece)	48.17%
17.Piraeus Enterprises 2 LTD (Cyprus)	100.00%	44.ETBA Industrial Estates S.A. (Greece)	65.00%
18.Piraeus Enterprises 3 LTD (Cyprus)	100.00%	45.Piraeus Property S.A. (Greece)	100.00%
19.Piraeus Enterprises 4 LTD (Cyprus)	100.00%	46.Piraeus Development S.A. (Greece)	100.00%
20.Piraeus Group Finance P.L.C. (United Kingdom)	100.00%	47.Piraeus Constructions S.A. (Greece)	100.00%
21.Multicollection S.A. (Greece)	51.00%	48.Piraeus Commercial Property S.A. (Greece)	100.00%
22.Piraeus Factoring S.A. (Greece)	100.00%	49.Piraeus Buildings S.A. (Greece)	100.00%
23.Piraeus Multifin S.A. (Greece)	87.50%	50.Piraeus Developer S.A. (Greece)	100.00%
24.ETBA Finance S.A. (Greece)	100.00%	51.Piraeus Fixed Assets S.A. (Greece)	100.00%
25.E-Vision S.A. (Greece)	100.00%	52.Estia Mortgage Finance P.L.C. (United Kingdom)	100.00%
26.Solvency International S.A.of Investm. and Partic. Interests (Greece)	87.58%	53.P - Parking S.A. (Greece)	98.93%
27.Piraeus Botfin S.A. (Greece)	98.93%		

The companies numbered 4-6, 11, 13-19 and 45-53 were consolidated for the first time on 30/6/2005 and they were not included in the consolidation as at 30/6/2004. Of the companies consolidated on 30/6/2004, the following have been excluded from consolidation on 30/6/2005: a) Piraeus Financial Economic Research S.A., b) Piraeus Finance S.A., c) Piraeus Equities Holding S.A., d) Piraeus Investment Consulting S.A., e) ETBA Insurance Agency S.A., f) Piraeus Prodefin Holding S.A., g) Piraeus Redfin S.A., h) Interattica S.A. and i) ABC Professional Services S.A.

The companies below have been consolidated with the method of "Equity accounting" on 30 June 2005:

	% holding		% holding
1.ING Piraeus Mutual Funds S.A. (Greece)	49.94%	13.Project on Line S.A. (Greece)	40.00%
2.Euroinvestm & Finance LTD (Cyprus)	32.94%	14.Monastriou Technical Develop. Co. S.A. (Greece)	33.35%
3.ING Piraeus Life Insurance (Greece)	49.90%	15.Lakkos Mikelli Real Estate LTD (Cyprus)	40.00%
4."Viotiki" Regional Development & Investment Co. S.A (Greece)	37.00%	16.El-Eywon Hospital (Egypt)	19.36%
5.Crete Scientific & Techn. Park Manag. & Develop. Co. S.A.(Greece)	30.45%	17.Alexandria for Development and Investment (Egypt)	15.25%
6."Evros" Development Company S.A. (Greece)	30.00%	18.Nile Shoes Company (Egypt)	27.23%
7.Hellenic Steel Company S.A. (Greece)	30.83%	19.Egyptian Commercial Insurance Co. (Egypt)	27.72%
8.Etanal S.A. (Greece)	25.00%	20.Egyptian Integrated Storage Co. (Greece)	27.72%
9.Stalko S.A. (Greece)	25.00%	21.Rebikat (Greece)	16.67%
10.P. Manesis Bros. S.A. (Greece)	24.83%	22.Abies (Greece)	16.67%
11.Greek Leather Processing Industry S.A. (Greece)	43.79%	23.Euroterra (Greece)	16.67%
12.Iliou Group-Commercial S.A. (Greece)	24.48%		

The companies numbered 16-23 were consolidated for the first time on 30/6/2005 and they were not included in the consolidation as at 30/6/2004. Of the companies consolidated on 30/6/2004, the following have been excluded from consolidation on 30/6/2005: a) ING Piraeus Asset Management S.A., b) Global Capital LTD, c) Electra Imports S.A. and d) Inotrigia S.A.

CONSOLIDATED STATEMENT OF CHANGES IN EQUITY INFORMATION
 Amounts in thousand euros

	1 Jan - 30 Jun 2005	1 Jul - 31 Dec 2004	1 Jan - 30 Jun 2004
Equity at the beginning of the period	1,269,444	1,176,386	1,229,408
Issue of share capital	0	22,207	0
Purchases / (disposals) of treasury shares	(37,848)	1,337	(1,523)
Available for sale reserve	21,709	5,654	(592)
Profit after tax	110,941	95,249	80,709
Prior year dividends	(92,343)	0	(66,768)
Acquisitions and movement in subsidiaries holding	27,328	(41,015)	(60,361)
Distribution of reserves	(11,166)	0	0
Currency translations differences and other adjustments	3,456	9,626	(4,487)
Equity at the end of the period	1,291,521	1,269,444	1,176,386

RECONCILIATION OF EQUITY AT THE BEGINNING OF THE PERIOD BETWEEN GREEK AND INTERNATIONAL FINANCIAL REPORTING STANDARDS
 Amounts in thousand euros

	1st January 2005	1st January 2004
Equity at the beginning of the period (Greek Accounting Standards)	1,214,933	1,342,199
Provision for retirement benefit obligations	(136,838)	(136,838)
Adjustments due to revaluation of fixed assets	618	(38,059)
Derecognition of intangible assets	(29,043)	(29,043)
Impairment of investments	(59,834)	(86,475)
Impairment of available for sale securities	(52,329)	(52,329)
Adjustment for loan provisions according to IAS 39	(63,530)	(100,650)
Adjustment for loan commission income according to IAS 39	(25,363)	(25,363)
Adjustment for the recognition of finance leases	7,114	7,114
Adjustment for dividends	(36,931)	65,636
Provision for tax liabilities	(14,503)	(16,000)
Recognition of deferred tax assets / (liabilities)	87,983	87,983
Increase / (decrease) of available for sale securities reserve	5,351	(2,064)
Total goodwill from acquisitions in 2004	97,893	0
Negative goodwill for companies consolidated first time under IFRS	19,559	19,559
Mirotly interests of companies consolidated first time under IFRS	72,218	90,726
Profit after tax according to IFRS	175,960	0
Valuation of trading securities at fair values	4,101	4,101
Recognition of derivative financial instruments and other adjustments	2,085	22,793
Equity at the beginning of the period (IFRS)	1,269,444	1,229,408

Notes:

- The accounting policies, adopted by the Group according to the International Financial Reporting Standards (IFRS), have been applied.
- Tax authorities have audited Piraeus Bank's tax position for the years up to and including 2003. It is noted that the tax audit of the absorbed ETBA bank for the years from 1999 up to and including 2002 is currently under progress. Piraeus Bank is liable only for the period from 31/3/2002 to 31/12/2002. For the unaudited tax years a provision has been raised according to International Financial Reporting Standards (IFRS).
- Property, plant and equipment are free of any liens or encumbrances.
- All disputes under litigation or arbitration, as well as the pending court decisions have no significant effect on the financial position of the Group.
- The number of staff employed by the Group as at 30 June 2005 was 7,767.
- The balances of loans to and deposits from related parties, as defined in IAS 24, amount to € 107 millions and € 164 millions respectively, as at 30 June 2005.

Athens, August 10th 2005

CHAIRMAN OF THE BOARD OF DIRECTORS
and MANAGING DIRECTOR

VICE-CHAIRMAN OF THE BOARD OF DIRECTORS
and DEPUTY MANAGING DIRECTOR

FINANCE DIRECTOR

MICHALIS G. SALLAS

THEODORE N. PANTALAKIS

CONSTANTINOS I. LIAPIS