

## EXTRAORDINARY ANNOUNCEMENT

**Appeninn Vagyonkezelő Holding Nyilvánosan Működő Részvénytársaság** (registered seat: 3-5 Bég Street, HU-1022 Budapest, company registration number: 01-10-046538, tax ID.: 11683991-2-41; hereinafter: ‘**Issuer**’) respectfully informs the Market that the Board of Real Estate Property Investment of **Erste Alapkezelő Zártkörűen Működő Részvénytársaság** (registered seat: 9 24-26 Népfürdő Street, HU-1138 Budapest; company registration number: 01-10-044157; tax ID.: 11895336-2-41; hereinafter: **Alapkezelő**) has decided on the approval of the sale and purchase transaction based on which the Issuer would purchase 18 real estate properties currently owned by **ERSTE Nyíltvégű Ingatlan Befektetési Alap** (registration number: 1211-7) and **Erste Nyíltvégű Euro Ingatlan Befektetési Alap** (registration number: 1111-169) – both managed by Alapkezelő.

Based on tenancy, **SPAR Magyarország Kereskedelmi Korlátolt Felelősségű Társaság** (registered seat: land registry No. 0326/1 SPAR Road HU-2060 Bicske; company registration number: 07-09-009192; tax ID: 10485824-2-07) is entitled to rent the real estate properties to be purchased by the Issuer.

The total transactional value of the said purchase is EUR 14 500 000,- namely Fourteen Million, Five Hundred Thousand Euros and the expected total annual rental income after the tenancies is EUR 1 845 475,- namely One Million, Eight Hundred Forty-Five Thousand, Four Hundred Seventy-Five Euros per annum which is a 12,73%-annual return related to the total transactional value.

**Appeninn Vagyonkezelő Holding**  
**Nyilvánosan Működő Részvénytársaság**  
Board of Directors