

## Current report (EBI) no. 6 / 2023

of 3 June, 2023

### Subject: Issuance of series X bonds

The Management Board of Ronson Development SE (the "**Company**" or the "**Issuer**") announces that on 3 July, 2023 the Company issued 60,000 (sixty thousand) series X bonds ("**Bonds**") with a nominal value and issue price per Bond of PLN 1,000 (*one thousand zlotys*) and the total nominal value and issue price of PLN 60,000,000 (*sixty million zlotys*). The Bonds will be redeemed by paying an amount equal to the nominal value in relation to each Bond on 3 July 2026.

The bonds bear interest at a variable interest rate based on the WIBOR rate for six-month deposits and a margin of 4.2%. Interest payments are semi-annual. The bonds were issued as secured bonds.

Detailed data on the issue of Bonds:

1. Subscription start and end dates:  
The subscription of the Bonds commenced on 2 June, 2023 and ended on 20 June, 2023;
2. Date of allotment of the Bonds:  
The Bonds were allotted on 3 July, 2023;
3. Number of Bonds covered by the subscription:  
As part of the offering, the Issuer offered up to 60,000 (*sixty thousand*) Bonds;
4. Rates of reduction in individual tranches, if at least in one tranche the number of bonds allocated was lower than the number of bonds subscribed for:  
The average reduction rate was 18,93 %;
5. Number of Bonds that were allocated as part of the subscription:  
As a result of the Offering, a total of 60,000 (*sixty thousand*) Bonds were allocated;
6. The price at which the Bonds were purchased (subscribed for):  
The Bonds were purchased (subscribed for) for PLN 1,000 (*one thousand zlotys*) for one Bond;
7. Nominal value of the Bonds:  
The nominal value of one Bond is PLN 1,000 (*one thousand zlotys*);
8. Number of persons who subscribed for the Bonds:  
Subscriptions for the Bonds were submitted by 61 persons (entities);
9. Number of persons to whom the Bonds were allocated:  
The bonds were allocated to 54 persons (entities);

10. Information whether the persons to whom the Bonds have been allocated as part of the subscription are entities related to the Issuer within the meaning of § 4 section 6 of the Alternative Trading System Regulations:

The Issuer allocated 3,774 Bonds to an entity related to the Issuer within the meaning of § 4 section 6 of the Alternative Trading System Regulations, which was an investment company providing the Issuer with the service of offering Bonds;

11. Names (business names) of the underwriters who took up the Bonds in performance of the underwriting agreements, specifying the number of Bonds they subscribed for, together with the actual price of one Bond (issue or sale price, after deduction of consideration for taking up a unit of a financial instrument, in performance of an underwriting agreement acquired by the underwriter):

The bonds were not subscribed for by the underwriter;

12. The total costs included in the costs of the Bonds issue:

The total costs of the Bonds issue amounted to PLN 779,273 (*seven hundred seventy nine thousand two hundred seventy three zlotys*). The costs of the issue consist of the costs of: preparation and implementation of the offer, preparation of the information document, including consultancy costs in the amount of PLN 779,273 (*seven hundred seventy nine thousand two hundred seventy three zlotys*); promotion of the offer in the amount of PLN 0 (*zero zloty*). The Issuer informs that the settlement of these costs in the Issuer's accounts will be settled in time for the period until the date of redemption of the Bonds.

#### Signatures of representatives

Boaz Haim – President of the Management Board

Yaron Shama – Finance Vice-President of the Management Board

#### Legal basis

§ 10 of the Exhibit 4 to the Alternative Trading System Rules “Current and periodic reports presented by issuers of debt financial instruments in the alternative trading system on Catalyst”.