

NUPEH CZ s.r.o.

**secured bonds with fixed interest rate 5,90 % p.a.
in an expected aggregate nominal amount of up to CZK 700.000.000
with the possibility to increase the total nominal value up to CZK 1.050.000.000
due 2025**

*zajištěné dluhopisy s pevnou úrokovou sazbou 5,90 % p.a.
v předpokládané celkové jmenovité hodnotě 700.000.000 Kč s možností navýšení celkového
objemu emise do výše 1.050.000.000 CZK
splatné v roce 2025*

ISIN: CZ0003524795

(the “Bonds”)
(dále jen „Dluhopisy“)

ANNOUNCEMENT OF RESULTS OF PUBLIC OFFER

OZNÁMENÍ VÝSLEDKŮ VEŘEJNÉ NABÍDKY

The issuer of the Bonds, **NUPEH CZ s.r.o.** (the “Issuer”), announces that the Issuer has issued more Bonds due to strong demand from investors. The total nominal value of the newly issued Bonds is CZK 350.000.000. As of 30.6.2021, the total nominal value of all Bonds is **CZK 1.050.000.000**. The Bonds are listed and traded on the Regulated Market of the Prague Stock Exchange.

*Emitent Dluhopisů, společnost **NUPEH CZ s.r.o.** (dále jen „Emitent“), oznamuje, že Emitent, z důvodu silné poptávky investorů, vydal další Dluhopisy. Celková jmenovitá hodnota vydaných Dluhopisů je 350.000.000 Kč. Ke dni 30.6.2021 je celková jmenovitá hodnota všech vydaných Dluhopisů 1.050.000.000 Kč. Dluhopisy jsou kótovány a obchodovány na Regulovaném trhu Burzy cenných papírů Praha a.s., a.s.*

Information about the Issuer

The Bonds are issued by NUPEH CZ s. r. o., a company founded for the purpose of the Bond issuance, fully owned by the Guarantor of the Bond issue, New Ukraine PE Holding Limited (NUPEH), which conducts business in accordance with the Cyprus law. NUPEH was founded in 2016 and it has the following shareholders: Dragon Capital Investments Limited (21.95%) and Dragon Capital New Ukraine Fund L.P. (35.85%) - both controlled by Tomas Fiala, and Sky Mundi S.À. R.L. (39.64%) and West Street EMS Partners, SLP (2.56%), controlled by US owners. At present, NUPEH holding owns and manages through its fully owned subsidiaries five commercial properties in Kyiv and its surrounding area. They include Piramida shopping centre in Kyiv, logistic sites East Gate Logistic and West Gate Logistic near Kyiv and two modern office buildings Eurasia and Prime in Kyiv’s business centre. The total value of the properties as at 31 December 2020 was determined by CBRE to be USD 172.9m. NUPEH’s source of income comprises income from leasing the mentioned properties. In 2020, Net Operating Income(1) from these properties reached USD 20.4m and as at 31 December 2020, the total occupancy rate was 95% and the total equity of NUPEH was USD 101.6m.

Terms which start with capital letters and which are not defined in this announcement have the meaning that is assigned to them in the Prospect of the Bonds, which is accessible on the website of the Issuer at <http://www.nupeh-cz.com> and on the website of the Lead Manager at www.jtbank.cz in section *Important Information, Issuance of Securities*. The present announcement is published in the same manner as the Prospect and it cannot be read separately, but only together with the Prospect (and its potential appendices).

Pojmy začínající velkými písmeny nedefinované v tomto oznámení mají význam, který je jim přiřazen v Prospektu Dluhopisů, který je k dispozici na webových stránkách Emitenta <http://www.nupeh-cz.com>, a na webových stránkách Hlavního manažera na www.jtbank.cz, v sekci Důležité informace, Emise cenných papírů. Toto oznámení se uveřejňuje stejným způsobem jako Prospekt a nelze jej číst samostatně, ale pouze společně s Prospektem (a jeho případnými dodatky).

V Praze dne / In Prague on 30.6.2021