

**Current Report No.:** 40/2024

**Release date:** 25/04/2024

**Subject:** Conclusion of a letter of intent regarding the terms of the transaction of sale of real property unrelated to the Issuer's core business

**Legal basis:** Art. 17(1) of MAR – public disclosure of inside information

**Text of the report:**

With reference to current report No. 91/2023 of October 4, 2023 regarding the decision to sell real estate unrelated to the Issuer's core business, the Management Board of ACTION S.A. ("*Company*", "*Issuer*") informs that the Company has signed a letter of intent with the participation of an entity interested in purchasing the Issuer's real estate located in Zamienie at ul. Arakowa, constituting the subject of the right of perpetual usufruct, marked as registration plot no. 23/9 (land and mortgage register no. WA5M/00428871/4) with a total land area of 4,960 sq m, after its separation from the registration plot no. 23/2 ("*Real Property*").

The above letter of intent is a document specifying the basic conditions of the Real Property sale transaction and the activities required to make a decision on concluding such a transaction. The letter of intent in particular includes a proposal for the purchase price of the Real Property in the amount of PLN 5.32 million. (increased by VAT). The letter of intent also specifies the rules for the person interested in purchasing the Real Property to carry out verification activities, during which the Company will not enter into negotiations regarding the sale of the Real Property with other entities.

The letter of intent does not constitute an offer or obligation to conclude any contract, and the conditions set out therein are not binding. If the parties decide to implement the transaction after the above-mentioned verification activities, the referenced document will be the basis for further work and arrangements aimed at agreeing on the final terms of concluding the Real Property sale transaction.

The Issuer also informs that the sale of the Real Property is also dependent on obtaining the consent of the Supervisory Board in accordance with the Issuer's Articles of Association.

In the opinion of the Company's Management Board, the planned sale of the Real Property will not have a negative impact on the Company's operational activities. The property was not used commercially by the Company. The Issuer's Management Board also assumes that the funds obtained from the sale of the described properties can be used for the further development of the Company and its Capital Group, including the planned acquisition activities of the Company.