



Current Report: 38/2022
Date: 2022-12-06
Name of the Issuer: FERRUM S.A.
Title: Update on information on the preliminary land real property sale agreement
Legal basis: Art. 17 item 1 MAR – inside information

Content of the Report:

With reference to the current report no. 18/2022 on the conclusion of a preliminary sale agreement for the right of perpetual usufruct of the Issuer's investment properties located in Katowice at Porcelanowa and Murckowska Street [Land Real Property], with a total area of approx. 7,5 ha [Preliminary Agreement], the Management Board of FERRUM S.A. [Company, Issuer, Seller] hereby informs, that on the 6th of December 2022, the Company concluded with DL INVEST GROUP XXXV Sp. z o. o. with its registered seat in Katowice [the Buyer] an annex to the Preliminary Agreement.

In accordance with the terms of the concluded annex, the promised conditional land real property sale agreement [Conditional Agreement] shall be concluded by the 18th of January 2023 (during this period, the Buyer also has the right to withdraw from the Preliminary Agreement in the cases indicated in the above mentioned current report), and the agreement transferring rights to perpetual usufruct of the Land Real Property [Promised Agreement] shall be concluded within 14 days from the declaration submission on not exercising the right of pre-emption by the Municipality of Katowice or from the expiry of a deadline for submitting such a declaration, no later than the end of February 2023.

Moreover, the agreement on transferring the rights of perpetual usufruct of the Land Real Property (Promissory Agreement) shall be concluded up to 14 days after Borough Katowice submits its statement on not using the pre-emption right or after the deadline on submitting such a statement, until the end of January 2023 latest.

The remaining terms and conditions of the Preliminary Agreement have not changed significantly.

SIGNATURES OF PERSONS REPRESENTING THE COMPANY

Date	Position	First name and surname
2022-12-06	President of the Management Board	Krzysztof Kasprzycki
2022-12-06	Vice President of the Management Board	Honorata Szlachetka