Current report no. 2/2025
Date: 2025-01-13
ERBUD S.A.

Subject:
Signing of a Significant Contract with a net value of PLN 32.4 million for the implementation of Stage II of the Development Project at Portowa Street in Kraków.

Legal basis:
Article 17(1) MAR - confidential information

Report content:
The Management Board of Erbud S.A. (Issuer) hereby announces that on 13.01.2025 it signed a Significant Contract with a net value of PLN 32.4 million for the implementation of Stage II of the Development Project at Portowa Street in Kraków, under the conditions described below:

1. Contract date: CONSTRUCTION WORKS CONTRACT signed on 13.01.2025
2. Investor (exact name and registered office): Casa Feliz Portowa Sp. z o.o. with its registered office in Kraków, 3/7 Garncarska Street, 31-115 Kraków.
3. Net Contract value: PLN 32,419,555.35
4. Subject of the Contract: Execution of Stage II of the Development Project, i.e. the construction of a B1 multi-family building partly with five and partly with four above-ground storeys and one underground storey, with a multi-car garage and with a multi-car garage on the ground floor, including landscaping and technical infrastructure
5. Place of Contract performance: Kraków, 14 Portowa Street
6. Implementation deadlines:
    a. Work commencement date: 13.01.2025
    b. Deadline: 09.08.2026
7. Terms of payment: monthly invoicing payable within 30 days
8. Performance bond (value, duration): 5% of the net remuneration in the form of a bank guarantee, i.e. PLN 1,620,977.77 for the period of the Contract; 4% of the net remuneration in the form of retentions from VAT invoices
9. Retention bond (value, duration): 5% of the net remuneration in the form of a bank guarantee i.e. PLN 1,620,977.77 for a period of 6 years
10. Other guarantees (type of guarantee, value, duration): none
11. Penalties: The penalties do not deviate from the market conditions for this type of contract. Limit of contractual penalties to 10% of the net remuneration for both parties
12. Notes: Upon signing the Contact referred to in this Current Report, the total value of the contracts concluded with Casa Feliz Portowa Sp. z o.o. in the last 12 months amounts to PLN 64,757,293.64