Current report no. 30/2025
Date: 2025-10-27
ERBUD S.A.

Subject:
Signing of a Significant Contract with a value of PLN 43.9 million for the construction of a multi-family residential building including an underground car park, land development and technical infrastructure at Kopernika Street in Gdynia

Legal basis:
Article 17(1) of the MAR Regulation – confidential information

Report content:
The Management Board of Erbud SA (the Issuer) hereby announces that on October 27, 2025, it signed a Significant Contract for construction works for the erection of a multi-family residential building with an underground car park, land development and technical infrastructure at Kopernika Street in Gdynia, on the terms and conditions described below:

1. Conclusion date: October 27, 2025
2. Investor (full name and registered office): Develia S.A., ul. Gen. Romualda Traugutta 45, 50-416 Wrocław
3. Net Contract value: PLN 43,874,338.71
4. Subject matter of the Contract: Construction of a multi-family residential building including an underground car park and landscaping (pavement layout, including an elevated footbridge, rain gardens, retaining walls, palisade) as well as technical infrastructure (connections: water, storm water drainage, installations: water, sanitary and storm water drainage, electrical, area lighting, telecommunications) at Kopernika Street in Gdynia
5. Place of Contract performance: 71 Kopernika Street, Gdynia
6. Completion dates:
    - Transfer of the construction site: within 14 days of signing the Contract.
    - Completion of works: January 20, 2027
7. Terms of payment: Do not deviate from market standards.
8. Performance bond (value, term): 10% of the net Remuneration in the form of a bank or insurance guarantee
9. Retention bond (value, term): 5% of the net Remuneration in the form of a bank or insurance guarantee
10. Other guarantees (type of guarantee, value, duration): Do not deviate from market standards, basic guarantee 66 months
11. Penalties: Penalties do not differ from market standards for this type of contracts.
12. Notes: Construction implemented by the Toruń Branch.