



To: the Bucharest Stock Exchange
the Romanian Financial Supervisory Authority

CURRENT REPORT NO. 65/2023

Pursuant to Law no. 24/2017 on issuers of financial instruments and market operations and to the Romanian Financial Supervisory Authority Regulation no. 5/2018 on issuers and operations with securities, as subsequently amended and supplemented and the provisions of Article 99 of the Bucharest Stock Exchange Code, Title II, Issuers and Financial Instruments.

Report date:	07.11.2023
Name of the issuer:	One United Properties S.A.
Registered office:	20 Maxim Gorki Street, District 1, Bucharest, Romania
Registration no. with Trade Registry:	J40/21705/2007
Sole registration code:	22767862
Share Capital:	RON 759,530,863
Total number of shares:	3,797,654,315 ordinary shares
Symbol:	ONE
Market where securities are traded:	Bucharest Stock Exchange, Main Segment, Category Premium

Important events to report: Update on One Mircea Eliade development

One United Properties S.A. (hereinafter referred to as the "**Company**") informs the market regarding one claim filed with the Bucharest Court of Appeals regarding the One Mircea Eliade development.

After the issuance of the decision by the Bucharest Court of Appeal which dismissed the second appeal filed by Asociația Salvați Bucureștiul și Asociația S.O.S. Orasul in the File no. 4858/3/2019, wherein the plaintiffs requested, among other things, the annulment of the Zonal Town Plan (in Romanian "*plan urbanistic zonal*" or "*PUZ*") and the cancellation of the first construction authorization obtained for the One Floreasca City development (information included in Current Report no. 22/2022), on November 6, 2023 the Company's subsidiary, One Mircea Eliade Properties S.R.L., received the summons for an extraordinary appeal (in Romanian "*contestație în anulare*") filed by Asociația S.O.S. Orasul. The claim constitutes the subject of the File no. 7047/2/2023.

Upon reviewing the claim, the Company considers this action to be unfounded in light of all the decisions rendered to date by more than 10 judges regarding the matters adjudicated in Case No. 4858/3/2019. In light of the foregoing, the Company is confident in the soundness of the favorable decision issued on second appeal by the Bucharest Court of Appeal in Case No. 4858/3/2019..

The Company will continuously inform the market about the evolution of this file, in accordance with its obligations under the applicable legal provisions.

Co-CEOs and Executive Members of the Board of Directors

Victor Capitanu

Andrei-Liviu Diaconescu