



To: the Bucharest Stock Exchange

the Financial Supervisory Authority, Financial Instruments and Investments Sector

CURRENT REPORT NO. 25/2024

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:	12.04.2024
Name of the issuer:	One United Properties S.A.
Registered office:	20 Maxim Gorki Street, District 1, Bucharest, Romania
Registration no. 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, Premium Category

Important events to report: Transactions according to Art. 19 MAR

The management of One United Properties S.A. (hereinafter referred to as the "**Company**") informs the market about transactions carried out that fall under Art. 19 of EU Regulation 596/2014 on Market Abuse. Victor Capitanu and Andrei-Liviu Diaconescu, Executive Members of the Board of Directors of the Company, notified the Company, on 10.04.2024, regarding the exercise of the right to receive shares under the Stock Option Plan, as approved by the Ordinary General Meeting of Shareholders of the Company no. 54 dated 19.04.2021, as further amended.

The Company was notified in line with the capital markets law in force. The details can be consulted on the following pages attached to this report.

Chairman of the Board of Directors

Claudio Cisullo



To: Financial Supervisory Authority

Address: 15 Splaiul Independenței
5th District, postal code 050092
Bucharest, Romania

To: One United Properties S.A. (the “Issuer”)

Address: 20 Maxim Gorki Street,
District 1, Bucharest
Romania

Notification of Transactions by Persons Discharging Managerial Responsibilities and Persons Closely Associated with them

(for disclosure of transactions under Article 19 of Regulation (EU) No 596/2014 of the European Parliament and of the Council of 16 April 2014 on market abuse (Market Abuse Regulation) and article 10 para. (2), b) of Delegated Regulation (EU) No 522/2016 supplementing Regulation (EU) no 596/2014)

1 Details of the person discharging managerial responsibilities/person closely associated		
a)	Name	Victor Căpitanu
2 Reason for the notification		
a)	Position/status	Executive member of the board of directors and manager
b)	Initial Notification/ Amendment	This is an initial notification
3 Details of the issuer, emission allowance market participant, auction platform, auctioneer or auction monitor		
a)	Name	One United Properties S.A. (the “Issuer”)
b)	LEI	254900MLAOUFANMAD86
4 Details of the transaction(s): section to be repeated for (i) each type of instrument; (ii) each type of transaction; (iii) each date; and (iv) each place where transactions have been conducted		
a)	Description of the financial	Ordinary shares in the Issuer’s share capital, together with all the rights attached thereto in accordance with the provisions of applicable laws and regulations and the Issuer’s articles of association.



	instrument, type of instrument Identification code	ISIN Code of the shares involved in the transaction: ROJ8YZPDHWW8	
b)	Nature of the transaction	Allocation of shares under the stock option plan approved at the level of the Company.	
c)	Price(s) and volume(s)	Price(s)	Volume(s)
		N/A	15,601,601
d)	Aggregated information - Aggregated volume - Price	- 15,601,601 - N/A	
e)	Date of the transaction	10.04.2024	
f)	Place of the transaction	Outside a trading venue.	
g)	Additional Information	-	

Date: 12.04.2024

VICTOR CĂPITANU



To: Financial Supervisory Authority

Address: 15 Splaiul Independenței
5th District, postal code 050092
Bucharest, Romania

To: One United Properties S.A. (the “Issuer”)

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Notification of Transactions by Persons Discharging Managerial Responsibilities and Persons Closely Associated with them

(for disclosure of transactions under Article 19 of Regulation (EU) No 596/2014 of the European Parliament and of the Council of 16 April 2014 on market abuse (Market Abuse Regulation) and article 10 para. (2), b) of Delegated Regulation (EU) No 522/2016 supplementing Regulation (EU) No 596/2014)

1 Details of the person discharging managerial responsibilities/person closely associated		
a)	Name	Andrei-Liviu Diaconescu
2 Reason for the notification		
a)	Position/status	Executive member of the board of directors and manager
b)	Initial Notification/ Amendment	This is an initial notification
3 Details of the issuer, emission allowance market participant, auction platform, auctioneer or auction monitor		
a)	Name	One United Properties S.A. (the “Issuer”)
b)	LEI	254900MLAOUFANMAD86
4 Details of the transaction(s): section to be repeated for (i) each type of instrument; (ii) each type of transaction; (iii) each date; and (iv) each place where transactions have been conducted		



a)	Description of the financial instrument, type of instrument Identification code	Ordinary shares in the Issuer's share capital, together with all the rights attached thereto in accordance with the provisions of applicable laws and regulations and the Issuer's articles of association. ISIN Code of the shares involved in the transaction: ROJ8YZPDHWW8	
b)	Nature of the transaction	Allocation of shares under the stock option plan approved at the level of the Company.	
c)	Price(s) and volume(s)	Price(s)	Volume(s)
		N/A	15,601,601
d)	Aggregated information - Aggregated volume - Price	- 15,601,601 - N/A	
e)	Date of the transaction	10.04.2024	
f)	Place of the transaction	Outside a trading venue.	
g)	Additional Information	-	

Date: 12.04.2024

ANDREI-LIVIU DIACONESCU
