

Current Report No. 73 / 2019

Report Date: 5 December 2019

Abbreviated name of the issuer: Ronson Development SE

Subject: Conclusion of material agreement for general contracting

The Management Board of Ronson Development SE (the “**Issuer**”) hereby announces that the Issuer’s subsidiary, Ronson Development Partner 2 Spółka z ograniczoną odpowiedzialnością – Miasto Moje Spółka komandytowa (the “**Company**”) concluded on 5 December 2019 with Danya Cebus Poland Sp. z o.o. (the “**Contractor**”) a general construction agreement relating to the execution of Stage IV of the investment Miasto Moje (“**Stage IV**”), which consists of buildings (176 units) together with an underground garage, land development and technical infrastructure for a fee of PLN 37,243 thousand (excluding VAT) (the “**Agreement**”).

Construction works related to the Stage IV will commence within 14 days as of handing over the construction site and its completion is envisaged within twenty months.

In addition, in the Agreement the Contractor granted to the Company an option to mandate the Contractor (“**Option**”) with the execution of Stage V of the Moje Moje investment (“**Stage V**”), which consists of buildings (170 units) with an underground garage, land development and technical infrastructure, for a fee of PLN 34,757 thousand (excluding VAT). The Company can exercise the Option between 6 and 20 months after the start date of Stage IV. The remuneration for Stage IV has been determined on the assumption that the Contractor will also execute the Stage V. Due to that, in the event of exercising the Option after 9 months from the commencement of Stage IV or in the event of resignation of exercising it, the fee for the execution of Stage IV may be increased, however, by no more than PLN 500 thousand in total.

The Agreement contains the Contractor's commitment to provide the Company with a suretyship from Danya Cebus Ltd. (the Contractor's parent entity) for the Contractor's obligations under the Agreement. The suretyship amount is equal to the remuneration due to the Contractor for the execution of Stage IV and Stage V and is valid until 23 December 2023.

The other terms of the Agreement are similar to those commonly applied in agreements of this kind.

Legal basis: Article 17 section 1 of the Regulation (EU) No 596/2014 of the European Parliament and of the Council of 16 April 2014 on market abuse (the market abuse regulation) and repealing Directive 2003/6/EC of the European Parliament and of the Council and Commission Directives 2003/124/EC, 2003/125/EC and 2004/72/EC.