

INSIDE INFORMATION

according to Appendix No. 4 to Art. 12, para. 1, item 1, art. 14 and Art. 21, item 3, letter "a" and item 4, letter "a" of Ordinance No. 2 of 9.11.2021 on initial and subsequent disclosure of information during public offering of securities and admission of securities to trading on regulated market

for the period 01.01.2023 – 30.06.2023

"Intercapital Property Development" REIT

I. Information according to Appendix No. 4 of Regulation No. 2

1. Change of persons exercising control over the company

Through no such circumstance occurred during the reporting period.

2. Opening of insolvency proceedings for the company or its subsidiary and all material stages related to the proceedings

Through no such circumstance occurred during the reporting period.

3. Entering into or performance of material transactions.

On 20.03.2023, the Company signed an agreement with "BI GI IMO" AD, by virtue of which it transferred to "BI GI IMO" AD the right to acquire the right of ownership of leased objects under a Real Estate Financial Lease Agreement, under which contract the Company is the lessee. "BI GI IMO" AD acquires the right for the sum of BGN 8,069,527.13 (eight million sixty-nine thousand five hundred twenty-seven BGN and thirteen cents).

In this connection, a set-off of counterclaims of "BI GI IMO" EAD to the Company in the amount of BGN 6,669,527.13 (six million six hundred sixty-nine thousand five hundred twenty-seven BGN and thirteen cents) was made, as a result of which the remaining claim of INTERCAPITAL PROPERTY DEVELOPMENT REIT to BI IMO EAD is in the amount of BGN 1,400,000 (one million four hundred thousand BGN).

4. Decision on the conclusion, termination and annulment of a joint venture agreement

No decision has been taken to enter into, terminate and cancel a joint venture agreement.

5. Change of auditors of the company and reasons for the change

No such circumstance occurred.

6. Formation or termination of a court or arbitration case involving the company or its subsidiary, with a claim cost of at least 10 percent of the company's net assets

No such circumstance occurred.

7. **Purchase, sale or pledge of shares in commercial companies by the issuer or its subsidiary**

No such circumstance occurred .

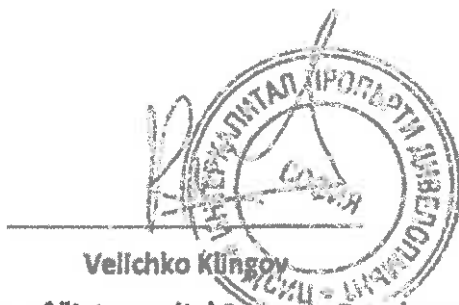
8. **Other circumstances that the company believes could be relevant to investors in making a decision to acquire, sell or continue to hold publicly offered securities**

There are none.

II. Information under Art. 12, para. 1, item 2 of Ordinance No. 2

The internal information under Art. 7 of Regulation (EU) No. 596/2014 , published by "Intercapital Property Development" REIT, may to be found in the company's profile in x3News: <http://www.x3news.com/?page=Company&BULSTAT=131397743> , as well as on the company's website: <http://www.icpd.bg/index.php?request = documents> .

Date: 28 . 07.2023



Velichko Klingov
Executive Director of "Intercapital Property Development" REIT