



**PUBLIC DISCLOSURE
WITH RESPECT TO SHAREHOLDER'S NOTIFICATION**

Shopper Park Plus Nyrt. ("SPP"), with reference to Section 55(2) of the Act CXX of 2001 on the capital market, is hereby making a public announcement with respect to a shareholder's notification received from Adventum Penta Co-Invest SCSp on 24 January 2025:

"NOTIFICATION"

The undersigned as the representatives of Penta Co-Investment GP S.a.r.l. (registered seat: LUX, 2411 Luxembourg, 17 Boulevard F.W. Raiffeisen; registration number: B267689, hereinafter: „Company”), on behalf of Adventum Penta Co-Invest SCSp (hereinafter: “Penta Co-Invest”), as shareholder represented by the Company, we hereby

notify

Shopper Park Plus Nyilvánosan Működő Részvénytársaság (registered seat: 1015 Budapest, Batthyány utca 3. Fsz. 1. ajtó.; company registration number: 01-10-140433, hereinafter: „Shopper Park Plus”) with reference to Section 61(1) of Act CXX of 2001 on the capital market (hereinafter: „Capital Market Act”).

On 22 January 2025, Penta Co-Invest has acquired 173,561 pieces of series A ordinary shares issued by Shopper Park Plus with the face value of EUR 0.1 per piece and ISIN code HU0000192786 (hereinafter: “Acquisition of Shares”), consequently, the number of series A ordinary shares with the face value of EUR 0.1 per piece and ISIN code HU0000192786 held by Penta Co-Invest in Shopper Park Plus has increased from 2,176,351 pieces to 2,349,912 pieces.

Prior to the Acquisition of Shares, Penta Co-Invest held 14,5% of shares and voting rights in Shopper Park Plus, not taking into account the multiplying effect (which is effective when electing or withdrawing board members or supervisory board members) of the Series B Preferential Shares with ISIN code HU0000198684 and face value of EUR 0.1. Following the Acquisition of Shares by Penta Co-Invest, the direct stake of Penta Co-Invest has increased to 15,7 % and by such increase it has crossed the notification threshold of 15% as set out in Section 61(3) of the Capital Market Act.

Prior to the Acquisition of Shares, Penta Co-Invest held 7.6% of voting rights in Shopper Park Plus, also taking into account the multiplying effect (which is effective when electing or withdrawing board members or supervisory board members) of the Series B Preferential Shares with ISIN code HU0000198684 and face value of EUR 0.1. Following the Acquisition of Shares by Penta Co-Invest, the voting rights of Penta Co-Invest has increased to 8,2 %, also taking into account the multiplying effect of the Series B Preferential Shares with ISIN code HU0000198684 and face value of EUR 0.1. By such increase it has not crossed any of the notification thresholds as set out in Section 61(3) of the Capital Market Act.”

Budapest, 24 January 2025

Shopper Park Plus Nyrt.