ONE UNITED PROPERTIES

To: the Bucharest Stock Exchange

the Financial Supervisory Authority, Financial Instruments and Investments Sector

CURRENT REPORT NO. 47/2026

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:	24.09.2026
Name of the issuer:	One United Properties S.A.
Registered office:	20 Maxim Gorki Street, District 1, Bucharest, Romania
Registration no. Trade Registry:	J2007021705402
Sole registration code:	22767862
Share Capital:	RON 1,095,000,000
Total number of shares:	109,500,000 ordinary shares
Symbol:	ONE
Market where securities are traded:	Bucharest Stock Exchange, Main Segment, Premium Category

Important events to report: Receiving CIIF from FSA

One United Properties S.A. (hereinafter referred to as the "Company") informs the market about receiving from the Romanian Financial Supervisory Authority, the Certificate of the Registration of Financial Instruments (CIIF) no. AC-6031-3/23.09.2026.

The CIIF certifies the decrease of the share capital with 1,000,000 shares as a result of the Company's Extraordinary General Meeting of Shareholders' decision no. 81 dated 29.04.2026. The CIIF is attached to this current report. The Company is finalizing the process, by currently undergoing the registration of the new share capital with the Central Depository.

Following the cancellation of 1,000,000 treasury shares held by the Company, representing approximately 0.905% of the Company's share capital prior to the cancellation, the Company's share capital has been reduced from RON 1,105,000,000 to RON 1,095,000,000.

Following the share capital decrease, the Company's share capital is divided into 109,500,000 nominative shares, each with a nominal value of RON 10.

As the cancelled shares were treasury shares held by the Company, the cancellation does not reduce the number of shares held by existing shareholders and results in a proportionate increase in their percentage ownership of the Company.

Chairman of the Board of Directors

Claudio Cisullo