

Current report no. 28/2020

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Abbreviated name of the Issuer: DEKPOL S.A.

Subject: Information about sales of apartments in 3Q 2020 and an update of sales targets for 2020

Legal basis: Article 17 Section 1 MAR (Market Abuse Regulation) – inside information.

Content of report:

Management Board of DEKPOL S.A. („Company”) presents initial information about business activities of the DEKPOL Capital Group in property development segment in 3Q 2020:

- number of apartments sold: 22 comparing to 87 apartments sold in 3Q 2019 (on the basis of reservation, property development and preliminary agreements concluded).

- number of apartments, which will be recognized in financial result of the Group: 134 apartments comparing to 163 apartments recognized in 3Q 2019.

In the period of three quarters of 2020, the Group performed sales of 75 apartments compared to 314 apartments sold in the corresponding period of the previous year and recognized 571 apartments in financial result compared to 372 apartments in the same period of the previous year.

As at 30th of September 2020 the total number of apartments offered by the Group for sales amounted 194 units.

In the period of three quarters of 2020, final use permits were issued for the following investments:

- 9 multifamily residential buildings (139 apartments) forming investment project called "Nowe Rokitki V,VI" in Rokitki near Tczew, sales of the investment (in the meaning of reservation, property development and preliminary agreements concluded) as at 30th of September 2020 amounted 85%,

- complex of residential and commercial buildings (284 units) forming investment project called "Grano Residence" in Gdańsk, sales of the investment as at 30th of September 2020 amounted above 98%,

- 5 multifamily residential buildings (157 apartments) forming investment project called "Foresta" in Gdańsk, sales of the investment as at 30th of September 2020 amounted above 94%,

- 1 multifamily residential building (42 apartments) forming investment project called „Osiedle Zielone III” in Gdańsk, sales of the investment as at 30th of September 2020 amounted above 76%.

At the same time, taking into account situation related to the COVID-19 pandemic and the sales results achieved in three quarters of 2020, as well as schedule of units handover in 2020, construction permits owned and - in relation to sales of apartments recognized in financial result - already signed reservation, property development and preliminary agreements, the Issuer presents an update of sales targets for 2020:

- sales on the basis of reservation, property development and preliminary agreements: 150 apartments of the value of PLN 75 million,

- sales of apartments recognized in financial result of the Group: 630 apartments of the value of PLN 290 million, at gross sales margin on the level of above 20%.

Management Board of DEKPOL S.A. stipulates, that none of the above described information referring to the future can be understood or interpreted as granting any guarantee or assurance by the Company or entities belonging to the Capital Group that such events will occur and that sales targets set out above will definitely be achieved.