

1. DECLARATIONS

1.1. Declaration on annual financial report

Zsuzsa László and **László Péter Pusztai** as the managing directors of **Futureal Development Holding Ingatlanforgalmazó Korlátolt Felelősségű Társaság** (registered seat: 1082 Budapest, Futó utca 47-53. VII. em.; company registration number: 01-09-903759; tax identification number: 14434459-2-42; registered with the Court of Registry of the Metropolitan Regional Court of Hungary; “**Company**”), hereby

d e c l a r e

that the annual financial statements being part of the Company’s annual report, which financial statements has been prepared in accordance with the provisions of Act C of 2000 on Accounting (“Accounting Act”) and during the preparation of which the Company acted in accordance with the best of its knowledge, provides true and reliable overview as to the Company’s assets, liabilities, financial situation, and profit and loss.

1.2. Declaration on management report

Zsuzsa László and **László Péter Pusztai** as the managing directors of the Company, hereby

d e c l a r e

that the management report being part of the Company’s annual report, provides reliable overview as to the Company’s situation, development, and performance, presenting the main risks and uncertainties.

Date: Budapest, 29 April 2025