

**Information on investment real property
located in Łódź at ul. Piotrkowska 293/305**

“Geyer's Gardens”

In 2015, Monnari Trade S.A. purchased a majority shareholding in a historical factory complex of Ludwik Geyer, located between Piotrkowska and Wólczańska street in Łódź, of the total area of 10.5 hectares. The real property includes undeveloped investment areas and buildings of historical character (19).

Currently, the Company is analysing potential functions of the property, including a number of ideas embracing business, exhibition, logistics, housing, services and commercial functions.

Monnari Trade S.A. will prepare a concept but will not act as a comprehensive investor.

The Company has started revitalization works in two buildings, in accordance with permits obtained. The plans for this year also include the commencement of works in yet another building.

The original function of historical post-industrial facilities is useless for modern economy. Therefore Monnari Trade S.A. looks for other functions that they can serve in the modern world. The project under consideration will give them a chance to keep or come back to their previous glory. Furthermore, the project will generate income to cover the real property costs.

The goal of the Company is to increase the value of the property by preparing it for further development, partly for our own needs, but predominantly in cooperation with other partners.

Given its central location (Piotrkowska street is the main city axis) and its size, the area may become an important venue for economic and cultural events. The investment will be a spectacular example of comprehensive revitalization operations, organized and carried out by a public company, which will have a considerable impact on:

- the substantive and spatial look of Łódź; the investment may constitute an important element of the process of returning shabby and tarnished fragments of the city back to the local communities and therefore work as part of the idea of spatial revitalization; Geyer's Gardens have been registered in the Communal Revitalization Programme;
- the economic area – innovation venue for business; creation of a positive image of Łódź for investors; creating conditions for the development of entrepreneurship; and
- the cultural and social area.

If carried out comprehensively, the “Geyer's Garden” project may become an impulse for the development of that area of Łódź.