

COMPANY ANNOUNCEMENT

Reference:

AGR 28/2026

Date:

08 October 2026

Capital Markets Rule:

5.16

The following is a Company Announcement issued by Agora Estates p.l.c. (the "Company") pursuant to the Capital Markets Rules issued by the Malta Financial Services Authority in accordance with the provisions of the Financial Markets Act (Chapter 345 of the Laws of Malta), as amended from time to time.

Approval of Prospectus for the issue of €20,000,000 Secured Bonds 2038

Quote

The Board of Directors of the Company hereby announces that a prospectus dated 07 October 2026 (the "**Prospectus**") relating to the issue of a maximum of €20,000,000 5.75% secured bonds redeemable in 2038 of a nominal value of €100 per bond (the "**Bonds**"), has been approved by the Malta Financial Services Authority on the date hereof.

The Prospectus sets out the terms under which the Bonds are to be issued by the Company. All categories of investors may subscribe for the Bonds being issued, under the terms and conditions set out in the Prospectus, subject to the necessary assessment of appropriateness being conducted.

A copy of the Prospectus is available on <https://agora-estates.com/investor-relations/>.

Unquote

By order of the Board of Directors of the Company



Audrey Anne Hughes
Company Secretary