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Media release, 4 June 2021

Ad hoc announcement pursuant to Art. 53 LR

NOVAVEST Real Estate AG plans capital increase to further expand its real estate portfolio

- **Capital increase from the existing authorised capital by issuing up to 642,619 new registered shares with a nominal value of CHF 26.90 each**
- **Official subscription rights trading from 14 June 2021 to 23 June 2021**
- **11 Subscription rights entitle subscription of 1 new registered share (subscription ratio 11:1)**
- **Subscription price fixed at CHF 42.05 per registered share**
- **Subscription period runs from 14 June 2021 to 25 June 2021 (12.00 noon CEST)**

NOVAVEST Real Estate AG (SIX Swiss Exchange: NREN) plans to further expand its existing high-quality real estate portfolio. The company is therefore announcing a capital increase during the period from 14 June 2021 to 25 June 2021 (12.00 noon CEST), with subscription rights for the existing shareholders. The capital increase will be made from the company's existing authorised capital (Art. 3a of the Articles of Association stipulates a total nominal amount of CHF 18,991,400 or a maximum of 706,000 registered shares), which was approved by the General Meeting on 24 March 2021. The reduction in nominal value of CHF 1.65 per registered share to the new nominal value of CHF 26.90 per registered share, which was decided upon during the Annual General Meeting, was completed and entered into the commercial register as of 31 May 2021. The nominal value repayment will be paid out on 8 June 2021.

The subscription ratio is eleven to one (11:1). One (1) subscription right shall be allocated to each existing registered share. Eleven (11) subscription rights entitle the holder to the subscription of one (1) new registered share at the subscription price. Within the scope of the capital increase, up to a maximum of 642,619 new registered shares with a nominal value of CHF 26.90 each will thus be created. The subscription price per new registered share was set by the Board of Directors at CHF 42.05 per registered share.

The subscription rights are tradable on the SIX Swiss Exchange from 14 June 2021 to 23 June 2021. The deadline for the allocation of the subscription rights is 15 June 2021 after close of trading. Assuming that all subscription rights are exercised and the capital increase is implemented in full, the transaction volume will amount to approximately CHF 27 million. The payment of the new registered shares will be on 30 June 2021. The new shares will be fully entitled to dividends for the entire 2021 financial year. The first day of trading in the new registered shares on the SIX Swiss Exchange is planned for the 1 July 2021.

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KEY DATA AND PRELIMINARY TIMETABLE FOR THE CAPITAL INCREASE

Issue volume	Maximum CHF 27 million
Subscription ratio	11:1 (11 subscription rights entitle subscription of 1 new registered share)
Number of existing registered shares	7,068,815
Number of new registered shares	Maximum 642,619
Issue price per registered share	CHF 42.05
Allocation of subscription rights	16 June 2021
Subscription rights trading	14 June 2021 – 23 June 2021
Subscription period	14 June 2021 – 25 June 2021, 12.00 noon CEST
Publication of number of newly issued registered shares	25 June 2021
Payment date	30 June 2021
First trading day for new registered shares	01 July 2021 on SIX Swiss Exchange
Existing registered shares	
Valor number / ISIN / Symbol	21 218 624 / CH0212186248 / NREN
Subscription rights	
Valor number / ISIN / Symbol	111 739 870 / CH01117398706 / NREN1

NOVAVEST Real Estate AG

www.novavest.ch

NOVAVEST Real Estate AG is a Swiss real estate company based in Zurich. It focuses its activities on the management and development of properties with purely residential use (rental income share from residential use at least 50% of total rental income) and with office and commercial use, as well as on new construction projects in these segments. The real estate portfolio is concentrated on properties located in the area of the centers of Zurich, Basel, Berne, Winterthur, Lucerne, St. Gallen and Aarau as well as on their axes, each with good accessibility by public transport or motorized private transport. The registered shares of the company are listed on the SIX Swiss Exchange (Ticker NREN, Valor 21218624, ISIN CH0212186248).

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