

**Information Notice
of the State Property Fund of Ukraine
on the Sale through an Electronic Auction with Conditions
of a Large-Scale Privatization Asset
– a state-owned block of shares representing 99.5667% of the authorized capital
of a Joint Stock Company “Odesa Portside Plant”
(USREOU (Unified State Register of Enterprises and Organizations of Ukraine)
Code 00206539)**

1. INFORMATION ON THE PRIVATIZATION ASSET

1.1. Name of the privatization asset: a state-owned block of shares representing 99.5667% of the authorized capital of a Joint Stock Company “Odesa Portside Plant” (USREOU Code 00206539) (hereinafter referred to as JSC “OPP” or the Company).

1.2. Registered address: 3 Zavodska Street, Pivdenne, Odesa Region, 65481, Ukraine.

1.3. USREOU Code: 00206539.

1.4. Authorized capital of the Company: UAH 798,544,000.00.

1.5. Number of shares offered for sale: 795,083,903 registered ordinary shares, representing 99.5667% of the authorized share capital of JSC “OPP”.

1.6. Main business activity of the Company: Manufacture of fertilizers and nitrogen compounds (Classification of Types of Economic Activities (KVED) Code: 20.15).

1.7. Average number of employees: 1,135 (as of 31 March 2026).

1.8. Production volume and main product (works/services) portfolio*:

No.	Products (Works, Services)	2023		2024		2025		Q1 2026	
		Sales Volume, UAH thousand	Revenue, UAH thousand	Sales Volume, UAH thousand	Revenue, UAH thousand	Sales Volume, UAH thousand	Revenue, UAH thousand	Sales Volume, UAH thousand	Revenue, UAH thousand
1	Production of industrial gases (nitrogen,	2,644	19,667	2,265	17,708	1,649	13,265	356	2,916
2	Sale of process-generated urea residues	2,456	19,240	–	–	–	–	–	–
3	Sale of process-generated ammonia residues	–	–	812	14,540	–	–	–	–
4	Manufacture of fertilizers and nitrogen compounds (ammonia)	–	–	15,950	314,173	908	19,175	–	–

5	Cargo handling services (ammonia transshipment)	19,044	175,338	13,237	4,260	–	–	–	–
6	Cargo handling services (grain transshipment)	293,490	115,552	918,006	360,686	636,770	146,577	281,042	55,561
7	Cargo handling services (ilmenite transshipment)	–	–	29,834	8,610	9,882	2,852	–	–
8	Other income	–	115,460	–	158,186	–	146,818	–	47,916
Total		317,634	445,257	980,104	878,163	648,209	328,687	281,398	106,393

* During the period from 2023 through 31 March 2026, the Company did not export any products or provide any works or services for export.

1.9. Key Financial and Operating Indicators of the Company for the Last Three Years and the Latest Reporting Period:

No.	Indicator	Unit	2023	2024	2025	Q1 2026
1	Total assets (Form No. 1, line 1300)	UAH thousand	4,781,134	4,566,796	4,366,196	4,327,025
2	Property, plant and equipment (line 1010)	UAH thousand	4,243,321	4,122,611	3,899,116	3,845,035
3	Long-term financial investments	UAH thousand	0	0	0	0
4	Current assets, including:	UAH thousand	303,348	297,436	322,052	337,039
4.1	Inventories (line 1100)	UAH thousand	195,584	186,048	169,225	168,862
4.2	Trade and other receivables (Form No. 1, sum of lines 1040, 1125, 1130, 1135, 1140, 1145, 1155)	UAH thousand	38,112	11,376	24,456	25,153
4.3	Cash and cash equivalents (line 1165)	UAH thousand	10,605	23,483	9,284	11,043
4.4	Other current assets (line 1190)	UAH thousand	59,047	76,529	119,087	131,981
5	Equity	UAH thousand	-11,572,664	-13,413,391	-14,071,253	-14,681,546
5.1	Registered (share) capital (line 1400)	UAH thousand	798,544	798,544	798,544	798,544
5.2	Revaluation surplus (line 1405)	UAH thousand	2,845,299	2,703,215	2,566,498	2,533,971
5.3	Additional paid-in capital (line 1410)	UAH thousand	1,011,055	1,009,664	1,008,108	1,007,735
5.4	Reserve capital (line 1415)	UAH thousand	21,144	21,144	21,144	21,144
5.5	Retained earnings (accumulated losses) (line 1420)	UAH thousand	-16,248,706	-17,945,958	-18,465,547	-19,042,940
6	Long-term commitments and provisions, including:	UAH thousand	557,987	514,958	485,930	479,009
6.1	Deferred tax liabilities (line 1500)	UAH thousand	527,987	494,958	465,930	459,009
6.2	Targeted financing (line 1525)	UAH thousand	30,000	20,000	20,000	20,000
7	Current liabilities and provisions, including:	UAH thousand	15,795,811	17,465,229	17,951,519	18,529,562

7.1	Short-term bank loans (line 1600)	UAH thousand	46,426	34,136	34,136	34,136
7.2	Current accounts payable, including:	UAH thousand	9,699,178	10,846,016	11,256,513	11,614,315
7.2.1	Payables for goods, works and services (line 1615)	UAH thousand	9,416,449	10,466,582	10,551,988	10,856,206
7.2.2	Taxes payable (line 1620)	UAH thousand	81,812	129,585	230,629	250,331
7.2.3	Social insurance payables (line 1625)	UAH thousand	80,342	116,633	211,472	225,453
7.2.4	Payroll liabilities (line 1630)	UAH thousand	112,029	102,927	251,163	266,471
7.2.5	Advances received (line 1635)	UAH thousand	8,488	30,231	11,203	15,796
7.2.6	Payables to shareholders (line 1640)	UAH thousand	58	58	58	58
7.3	Current provisions (line 1660) and other current liabilities (line 1690)	UAH thousand	6,050,207	6,585,077	6,660,870	6,881,111
8	Total income (Form No. 2), including:	UAH thousand	494,574	944,219	470,647	136,513
8.1	Net revenue from sales of products (goods, works and services) (line 2000)	UAH thousand	445,257	878,163	328,687	106,393
8.2	Other operating income (line 2120)	UAH thousand	21,235	21,689	109,147	23,034
8.3	Other financial income (line 2220) and other income (line 2240)	UAH thousand	427	11,338	3,785	165
8.4	Income tax benefit (line 2300)	UAH thousand	27,655	33,029	29,028	6,921
9	Total expenses, including:	UAH thousand	1,589,149	2,783,519	1,278,006	745,765
9.1	Cost of sales (products, goods, works and services) (line 2050)	UAH thousand	361,155	698,319	325,105	125,003
9.2	Administrative expenses (line 2130)	UAH thousand	140,740	150,832	151,308	37,115
9.3	Selling expenses (line 2150)	UAH thousand	2,897	2,773	3,297	796
9.4	Other operating expenses (line 2180)	UAH thousand	600,059	1,439,361	315,629	468,166
9.5	Finance costs (line 2250) and other expenses (line 2270)	UAH thousand	484,298	492,234	482,667	114,685
10	Net profit (loss)	UAH thousand	-1,094,575	-1,839,300	-807,359	-609,252
11	Average number of employees	persons	1,860	1,513	1,316	1,135
12	Payroll fund	UAH thousand	292,010	307,396	286,278	57,135
13	Average monthly salary	UAH	13,083	16,931	18,128	16,779

As of 31 March 2026, the Company had the following outstanding liabilities:

- Payroll liabilities: UAH 266,471,000;
- Liabilities to the State Budget (tax and other mandatory payments): UAH 475,784,000;
- Overdue accounts payable: UAH 17,566,187,000.

1.10. Data on real estate objects (buildings, structures, non-residential premises)*:

No.	Name	Area, sq. m	Location	Functional use	Legal basis for the use of real estate
1	Ammonia production complex	11,495.5	Odesa region, Pivdenne city, 3-Ж Zavodska St.	For carrying out economic activity. Ammonia production.	Certificate of ownership of real estate No. 688 dated 26.12.2005. Extract on registration of ownership of real estate No. 9422864 dated 26.12.2005
2	Building 700 - liquid carbon dioxide department of the urea production shop****	4,415.4	Odesa region, Pivdenne city, 3-Г Zavodska St.	For carrying out economic activity. Liquid carbon dioxide production.	Certificate of ownership of real estate No. 640 dated 14.05.2005. Extract on registration of ownership of real estate No. 7244587 dated 16.05.2005
3	Urea transshipment complex****	43,661.3	Odesa region, Pivdenne city, 3/1 Zavodska St.	For carrying out economic activity. Transportation, transshipment and storage of urea.	Certificate of ownership of real estate No. 1590 dated 07.10.2010. Extract on state registration of rights No. 27606361 dated 12.10.2010
4	Ammonia transshipment complex****	9,728.8	Odesa region, Pivdenne city, 3/2 Zavodska St.	For carrying out economic activity. Transportation and transshipment of ammonia.	Certificate of ownership of real estate No. 1591 dated 11.10.2010. Extract on state registration of rights No. 27606790 dated 12.10.2010
5	Methanol and urea-ammonia mixture transshipment complex****	6,605.2	Odesa region, Pivdenne city, 3/3 Zavodska St.	For carrying out economic activity. Ensuring conditions for safe storage of methanol.	Certificate of ownership of real estate No. 1592 dated 11.10.2010. Extract on state registration of rights No. 27607372 dated 12.10.2010
6	Building 155 Chemical Main Step-Down Substation	2,878.1	Odesa region, Pivdenne city, 3-Д Zavodska St.	For carrying out economic activity. Reception, conversion and distribution of electricity.	Certificate of ownership of real estate No. 641 dated 14.05.2005. Extract on registration of ownership of real estate No. 7244818 dated 16.05.2005
7	Two-story building of the communications shop	1,101.1	Odesa region, Pivdenne city, 3-Б Zavodska St.	For carrying out economic activity. Organization of communications.	Certificate of ownership of real estate No. 614 dated 14.10.2004. Extract on registration of ownership of real estate No. 5064539 dated 14.10.2004
8	Administrative and amenity complex and repair base of building 201/1 of the equipment and materials supply shop	4,230.5	Odesa region, Pivdenne city, 3/201/1 Zavodska St.	For carrying out economic activity. Storage, organization and carrying out of repair works in the structural subdivisions of the plant.	Certificate of ownership of real estate No. 2069 dated 14.08.2012. Extract on state registration of rights No. 35178263 dated 15.08.2012
9	Building of the central warehouse of building 507 of the equipment and materials supply shop	5,607.1	Odesa region, Pivdenne city, 3/507 Zavodska St.	For carrying out economic activity. Storage, organization and carrying out of repair works in the structural subdivisions of the plant.	Certificate of ownership of real estate No. 2070 dated 14.08.2012. Extract on state registration of rights No. 35178337 dated 15.08.2012
10	Building of the imported equipment warehouse of building 506 of the equipment and materials supply shop	6,729.3	Odesa region, Pivdenne city, 3/506 Zavodska St.	For carrying out economic activity. Storage, organization and carrying out of repair works in the structural subdivisions of the plant.	Certificate of ownership of real estate No. 2091 dated 25.09.2012. Extract on state registration of rights No. 35627916 dated 26.09.2012

11	Transformer substation 6/0.4 kV with power switchboard unit Shield Powerplant-4.4 kV of the chalk warehouse	24.8	Odesa region, Pivdenne city, 1-a Odesko-Mykolaivske Highway	For carrying out economic activity. Transformer substation.	Certificate of ownership of real estate No. 1017 dated 17.12.2007. Extract on registration of ownership of real estate No. 17823778 dated 21.02.2008
12	Building of the administrative and amenity building 130 of the water treatment shop	4,063.6	Odesa region, Pivdenne city, 3/130 Zavodska St.	For carrying out economic activity. Water treatment.	Certificate of ownership of real estate No. 2068 dated 14.08.2012. Extract on state registration of rights No. 35178398 dated 15.08.2012
13	Demineralized water building 501	4,948.7	Odesa region, Pivdenne city, 3/501 Zavodska St.	For carrying out economic activity. Water demineralization.	Certificate of ownership of real estate No. 12470845 dated 08.11.2013. Extract from the State Register of Property Rights to Real Estate on the registration of ownership No. 12474584 dated 08.11.2013
14	Reagent pump station building (building 136-1) with an alkali warehouse and an acid warehouse	202.5	Odesa region, Pivdenne city, 3/136-1 Zavodska St.	For carrying out economic activity. Water treatment.	Certificate of ownership of real estate No. 12502172 dated 09.11.2013. Extract from the State Register of Property Rights to Real Estate on the registration of ownership No. 12502324 dated 09.11.2013
15	Biochemical treatment complex OPP	7,343.7	Odesa region, Pivdenne city, 5 Odesko-Mykolaivske Highway	For carrying out economic activity. For the placement and operation of principal, subsidiary and auxiliary buildings and structures of technical infrastructure (production and distribution of gas, supply of steam and hot water, collection, purification and distribution of water).	Extract from the State Register of Property Rights to Real Estate on the registration of ownership No. 74981079 dated 06.12.2016
16	Building 102 (Department of automatic control systems)	3,177.8	Odesa region, Pivdenne city, 3-B Zavodska St.	For carrying out economic activity. Automation of control systems.	Certificate of ownership of real estate No. 937 dated 13.08.2007. Extract on registration of ownership of real estate No. 15598969 dated 15.08.2007
17	Covered parking building 174/1	635.8	Odesa region, Pivdenne city, 3-174/1 Zavodska St.	For carrying out economic activity. Parking and storage of vehicles.	Certificate of ownership of real estate No. 12492854 dated 08.11.2013. Extract from the State Register of Property Rights to Real Estate on the registration of ownership No. 12493403 dated 08.11.2013
18	Building 160 "Medical and health center"	5,436.1	Odesa region, Pivdenne city, 3-M Zavodska St.	For carrying out economic activity. Provision of medical services to plant employees.	Certificate of ownership of real estate No. 848 dated 24.10.2006. Extract on registration of ownership of real estate No. 12339979 dated 31.10.2006
19	Production complex – "Greenhouse and vegetable plant"	4,087.1	Odesa region, Pivdenne city, 3-JI Zavodska St.	For carrying out economic activity. Plant cultivation.	Certificate of ownership of real estate No. 1675 dated 04.08.2011. Extract on state registration of rights No. 30936427 dated 11.08.2011

20	Building 161 "Training and course center"	3,352.0	Odesa region, Pivdenne city, 3-E Zavodska St.	For carrying out economic activity. Vocational training of personnel in production.	Certificate of ownership of real estate No. 689 dated 26.12.2005. Extract on registration of ownership of real estate No. 9423723 dated 26.12.2005
21	Production complex – "Repair and construction shop"****	4,593.9**	Odesa region, Pivdenne city, 3-K Zavodska St.	For carrying out economic activity. General production purpose.	Certificate of ownership of real estate No. 863 dated 30.11.2006. Extract on registration of ownership of real estate No. 13043030 dated 25.12.2006
22	Urea production shop	31,087.6	Odesa region, Pivdenne city, 3 Zavodska St.	For carrying out economic activity. Urea production.	Act of acceptance-transfer of real estate into the authorized capital of JSC "OPP" dated 16.06.2004 (items No. 86, 88-109, 111-115, 117). Ownership is not registered.
	The object includes:				
	Urea production shop (Urea 1):				
	Administrative and amenity complex building 530/2, Letter A	2,621.7			
	Urea-formaldehyde resin dosing station building 537/1, Letter B	205.8			
	Prilling tower building 533, Letter B	2,322.0			
	Urea-formaldehyde concentrate dosing unloading station building 536, Letter Г	133.0			
	Low-pressure pump station building 532/2, Cable lines with cable structures, Letter Д	1,167.4			
	CO2 compression building 531, Letter E	3,502.3			
	Central control room building 530/1, Letter Є	2,313.5			
	High-pressure pump station building 532/3, Letter X	1,571.7			
	Maintenance rack-platform building 532/1, Letter 1	–			
	Underground reservoir V-500 m3 building 534/1, Letter 2	–			
	Gazebo, Letter 3	–			
	Urea production shop (Urea 2):				
	CO2 compression building 541, Letter Ж	3,653.0			
	Central control room building with a substation building 540, Cable lines with cable structures, Letter 3	2,306.4			
	Water cooling building 546/1, Letter И	681.2			
	Gas blowing station building 546/3, Letter I	660.4			
	Prilling tower building 543, Letter K	2,322.0			
	Additive department building 547, Letter Й	205.8			
	Low-pressure pump station building 542/2, Letter M	1,166.7			
	High-pressure pump station building 542/3, Letter H	1,577.8			
	CO2 purification building 546/2, Letter 4	–			
	Maintenance rack-platform building 542/1, Letter 5	–			
	Underground reservoir V-500 m3 building 544/1, Letter 6	–			
	Urea production shop (General part):				
	Fire extinguishing station building 141, Letter O, Fire extinguishing reservoir, Letter 12	321.5			
	Cooling tower with a pump house building 141/1, Letter П	655.7			
	Cooling tower with a pump house building 141/2, Letter Р	654.0			
	Air compression building 147, Letter С	1,359.7			
	Welding post building 147/1, Letter Т	49.8			

	Liquid carbon dioxide compression building 701, Letter Y	1,636.2			
	Conveyor gallery bldg. 205/4.5, Letter 7	–			
	Conveyor gallery building 205/5, Letter 8	–			
	Trestle No. 1 pipe platform for steam pipelines, Letter 9	–			
	Trestle No. 2 pipe platform for steam pipelines, Letter 10	–			
	Liquid ammonia tank V16 m3, Letter 11	–			
	Built-in pump house reservoir, Letter 13	–			
	CO2 tank item E-101"L", Letter 14	–			
23	Electrical shop	10,025.4	Odesa Region, Pivdenne, 3-H Zavodska Street	For conducting business activities. Reception, transformation, and distribution of electricity.	Act of Acceptance and Transfer of Real Estate to the Charter Capital of JSC "OPP" dated 16 June 2004 (items 119–123, 125). Ownership title has not been registered.
	The object includes:				
	Building of the Main Step-Down Substation -Urea building 112/2, Letter A****	2,368.7			
	Building of the Distribution Substation- 4 building 118/3, Letter B	349.5			
	Building of the Main Step-Down Substation-Ammonia building 112/1, Letter B	2,370.4			
	Building of the electrical repair department building 165, Letter Г	4,174.8			
	Building of the electrical installation section building 129, Letter Д	696.7			
	Building of the Distribution Substation 13 of 6 kV, Letter E	65.3			
	Cable gallery of the Liquid Ammonia Production Shop, Letter 1	–			
	Cable gallery of the chemical products transshipment shops, Letter 2	–			
	Gazebo, Letter 3	–			
24	Boiler shop	9,101.5	Odesa region, Pivdenne city, 3-H Zavodska Street	For carrying out economic activity. Reception, conversion and distribution of electricity.	Act of acceptance-transfer of real estate into the authorized capital of the Joint-Stock Company "Odesa Port Plant" dated 16.06.2004 (items No. 119-123, 125). Ownership is not registered.
	The object includes:				
	Boiler house building 121, Letter A****	2,321.9			
	Boiler house building 121-1, Letter B	576.0			
	Smoke pipe H-80m, Letter B	187.8			
	Fuel oil pump house building 250, Letter Г	637.2			
	Boiler house building 121-2, Letter Д	4,314.6			
	Reinforced concrete pipe position building 121-3, Letter E	118.4			
	Gas regulation point building 118, Letter E	18.7			
	Building of the Gas Regulation Point building 145, Letter Ж	50.9			
	Sea water filtration building 252, Letter 3	721.4			
	Boiler room building 254, Letter И	129.5			
	Paint warehouse building, Letter I	25.1			
25	Communications shop (Garage building for cars No. 1 building 166, Letter A)	101.5	Odesa region, Pivdenne city, 3/160 Zavodska Street	For carrying out economic activity. Organization of communications.	Act of acceptance-transfer of real estate into the authorized capital of the Joint-Stock Company "Odesa Port Plant" dated 16.06.2004 (item No. 148). Ownership is not registered.
26	Repair and construction shop	9,166.3	Odesa region, Pivdenne city, 3 Zavodska Street	For carrying out economic activity. Organization and carrying out of repair works in the structural subdivisions of the plant.	Act of acceptance-transfer of real estate into the authorized capital of the Joint-Stock Company "Odesa Port Plant" dated 16.06.2004 (items No. 172, 180). Ownership is not registered.
	The object includes:				
	Repair and construction shop building 131, Letter A	1,399.1			
	Garage for 2 boxes building 131/1, Letter B	104.9			
	Warehouse for storing materials building 131/2, Letter B	210.4			
Building 106/1, Letter Г	99.4				

	Building 168, Installation section building 168/1, Letter Д****	7,191.8			
	Garage building for 4 boxes position 7 building 168, Letter E	160.7			
27	Equipment and materials supply shop	10,089.7	Odesa region, Pivdenne city, 3/111 Zavodska Street	For carrying out economic activity. Storage, organization and carrying out of repair works in the structural subdivisions of the plant.	Act of acceptance-transfer of real estate into the authorized capital of the Joint-Stock Company "Odesa Port Plant" dated 16.06.2004 (items No. 31, 32, 34-36, 38, 41, 42). Ownership is not registered.
	The object includes:				
	Equipment warehouse building 111, Letter A****	6,477.1			
	Control room building 114/7, Letter Б	61.1			
	Metal house, Letter B	17.6			
	Guard house, Letter Г	7.9			
	Hangar No. 2, Letter Д	340.2			
	Hangar No. 1, Letter E	340.2			
	Workshops building 123, Letter Є	184.4			
	Workshops building 201/2, Letter Ж	1,354.4			
	Central warehouse building 507/1, Letter З	1,306.8			
28	Water treatment shop****	18,129.8	Odesa region, Pivdenne city, 3/122 Zavodska Street	For carrying out economic activity. Water treatment.	Act of acceptance-transfer of real estate into the authorized capital of the Joint-Stock Company "Odesa Port Plant" dated 16.06.2004 (items No. 187-189, 191-193, 195-197, 198, 201, 202, 204, 212, 221-223, 225-228, 232, 233, 236-239, 240-242, 274-276, 279-283, 288, 290-298). Ownership is not registered.
	The object includes:				
	Pump station building 148, Garage building 148/3,4, Letter A	924.6			
	Water pre-treatment building 146, Letter Б	2 938.8			
	Air separation building 158, Letter B	414.2			
	Oxygen cylinder station building 133/1, Letter Г	293.6			
	Pump house building 124/4, Letter Д	62.5			
	Warehouse building 511, Letter E	658.3			
	Garage of the Water Supply and Sewerage shop, Letter Є	96.1			
	Building of the 1st stage of water desalination building 504, Letter Ж	2,756.6			
	Pump station building 134, Letter З	484.5			
	Filter chamber of building 134, Letter И	17.5			
	Warehouse building 128, Letter И	302.3			
	Liquid oxygen station building 710, Letter К	148.2			
	Locksmith workshop building 140, Garage building 140, Letter Л	340.2			
	Demineralization building 122, Letter М	2,977.4			
	Reagent dosing 501/1, Letter Н	37.3			
	Lime warehouse building 127, Letter О	1,737.9			
	Sludge pump house building 125-2, Letter П	49.7			
	Salt warehouse building 132, Letter Р	746.0			
	Warehouse building 152, Letter С	545.0			
	Sludge thickening station building 126, Letter Т	1,277.3			
	Pump station building 109, Letter У	318.6			
	Pavilion building for purified water distribution building 166/1, Letter Ф	20.8			
	Fecal water building 116, Letter Х	513.0			
	Structure of the Sewage sludge dewatering unit , Letter Ч	422.0			
	Welding workshop, Letter И	47.4			
	Warehouse-canopy building 512, Letter 1	–			
	Warehouse-canopy building 134/4, Letter 2	–			
	Industrial water reservoir position E-149/1. Letter 3	–			

Industrial water reservoir position E-149/2, Letter 4	—			
Industrial water reservoir position E-148/2, Letter 5	—			
Industrial water reservoir position E-148/1, Letter 6	—			
Sea water reservoir with piping position E-124/3, Letter 7	—			
Industrial water reservoir position 124/1, Letter 8	—			
Industrial water reservoir position 124/2, Letter 9	—			
Ammonia water collector position E-3 building 512, Liquid ammonia tank position E-7a building 512, Liquid ammonia tank position E-7b building 512, Pallet with chemical protection building 512, Metal platform building 512, Letter 10	—			
Cooling tower building 134/2, Letter 11	—			
Cooling tower of the water circulation cycle building 501 position 2010, Letter 12	—			
Chilled water cooling tower position 2001, Letter 13	—			
Equalizer tank building 125/1, Equalizer tank building 125/6, Letter 14	—			
Settling tanks building 125-4-5, Letter 15	—			
Settling tank building 125/3, Letter 16	—			
Discharge trestle building 136/4, Letter 17	—			
Tank with piping Volume V1000 m3 building 146 position E-4A, Letter 19	—			
Tank with piping Volume V1000 m3 building 146 position E-4B, Letter 20	—			
Tank with piping Volume V1000 m3 building 146 position E-4B, Letter 21	—			
Tank with piping V400 m3 building 122 position E-139A, Letter 22	—			
Tank with piping V200 m3 building 122 position E-127, Letter 23	—			
Tank with piping V200 m3 building 122 position E-139B, Letter 24	—			
Tank with piping V200 m3 building 122 position E-34A, Letter 25	—			
Tank with piping V200 m3 building 122 position E-5003A, Letter 26	—			
Tank with piping V200 m3 building 122 position E-5003B, Letter 27	—			
Tank with piping V400 m3 building 122 position E-5001A, Letter 28	—			
Tank with piping V400 m3 building 122 position E-5001B, Letter 29	—			
Tank with piping V400 m3 building 122 position E-5002, Letter 30	—			
Feed water tank building 501 position 2005 F, Letter 31	—			
Purified water tank position 2003 F, Letter 32	—			
Purified water tank position 2004 F, Letter 33	—			
Saline wastewater reservoir building 501 position E 2002, Letter 34	—			
Fire-fighting and household water reservoir position E-109-1, Letter 35	—			
Fire-fighting and household water reservoir position E-109-2, Letter 36	—			
Fire-fighting and household water reservoir position E-109-3, Letter 37	—			
Fire-fighting and household water reservoir position E 109/4, Letter 38	—			
Fire-fighting and household water reservoir position E 109/5, Letter 39	—			

	Stormwater runoff reservoir position E-116-1, Letter 41	–			
	Reservoir building 137/8, Letter 42	–			
	Reservoir building 137/10, Letter 43	–			
29	Control and Measuring Instruments and Automation shop	3,607.2	Odesa region, Pivdenne city, 3-II Zavodska Street	For carrying out economic activity. Activity on adjustment, repair and metrological support of Control and Measuring Instruments and Automation means.	Act of acceptance-transfer of real estate into the authorized capital of the Joint-Stock Company "Odesa Port Plant" dated 16.06.2004 (item No. 301). Ownership is not registered.
	The object includes:				
	Building of the Control and Measuring Instruments and Automation shop 113, Letter A	3,515.0			
	Reference gas mixture preparation unit building 168/2, Letter Б****	92.2			
30	Automated Environmental Pollution Monitoring System building 137/8 of the Production Automated Management System, Letter A	49.6	Odesa region, Pivdenne city, 3 Zavodska Street	For carrying out economic activity. Automation of control systems.	Act of acceptance-transfer of real estate into the authorized capital of the Joint-Stock Company "Odesa Port Plant" dated 16.06.2004 (item No. 304). Ownership is not registered.
31	Gas smoke chamber building 101/3 Militarized gas rescue detachment, Letter A	155.7	Odesa region, Pivdenne city, 3 Zavodska Street	For carrying out economic activity. Ensuring safety.	Act of acceptance-transfer of real estate into the authorized capital of the Joint-Stock Company "Odesa Port Plant" dated 16.06.2004 (item No. 2). Ownership is not registered. .
32	Building of the Department of Technical Supervision and Diagnostics building 554, Letter A	2,297.3	Odesa region, Pivdenne city, 3 Zavodska Street	For carrying out economic activity. Execution of technical diagnostics and tests.	Ownership is not registered.
33	Non-residential buildings and structures of the internal plant security detachment	309.8	Odesa region, Pivdenne city, 3 Zavodska Street	For carrying out economic activity. Organization and round-the-clock security of the plant's facilities.	Act of acceptance-transfer of real estate into the authorized capital of the Joint-Stock Company "Odesa Port Plant" dated 16.06.2004 (items No. 6, 7, 10, 11). Ownership is not registered.
	The object includes:				
	Checkpoint No. 15 building 114/2, Letter A	5.5			
	Checkpoint No. 30 building 114/6, Letter B	181.5			
	Checkpoint No. 36 building 114/5, Letter Г	8.6			
	Checkpoint No. 3 building 114/3, Letter Д	91.1			
	Checkpoint (KPP) No. 2 building 114/4, Letter E	9.1			
	Modular block-post of Checkpoint No. 17, Letter Є	14.0			
34	Railway shop	6,122.0	Odesa region, Pivdenne city, 3-O Zavodska Street	For carrying out economic activity. Loading and unloading from railway transport.	Act of acceptance-transfer of real estate into the authorized capital of the Joint-Stock Company "Odesa Port Plant" dated 16.06.2004 (items No. 401, 403-408, 410, 412-414). Ownership is not registered.
	The object includes:				
	Administrative and amenity complex building 406, Letter A	1,370.0			
	Electrical interlocking post building 400, Letter Б	748.0			
	Track fitters' district building 404, Letter В	413.9			
	Equipping point building 403, Letter Г	83.2			
	Spare parts and materials warehouse building 403/3, Letter Д	206.8			
	Building T1, T2, Switchgear-0.4kV building 409, Letter E	64.6			
	Locomotive depot building 401, Letter Є	1,511.8			
	Railcar and locomotive depot building 402, Letter Ж	1,552.0			
	Garage for vehicles building 120, Letter З	133.5			
	Warehouse for storing details of the upper track structure building 403/2, Letter И	21.5			
	Weighing building 405, Letter I	16.7			
	Upper track structure, Letter 1	–			

	Artificial structures, Letter 2	–			
	Overpass at Promyslova station, Letter 4	–			
	Underground passage beneath the railroad tracks, Letter 5	–			
	Roads, passages, and pavements, Letter I	–			
	Railway subgrade, Letter II	–			
35	Vehicle maintenance shop	7,152.8	Odesa region, Pivdenne city, 3/115 Zavodska Street	For carrying out economic activity. Organization of passenger and freight transportation, carrying out repair works of motor vehicles, ensuring safe conditions for storing petroleum products.	Act of acceptance-transfer of real estate into the authorized capital of the Joint-Stock Company "Odesa Port Plant" dated 16.06.2004 (items No. 306, 308-310, 313-318). Ownership is not registered.
	The object includes:				
	Administrative and amenity complex building 115, Letter A	1,514.8			
	Checkpoint building 115, Letter B	34.9			
	Special vehicles garage building 174/8, Letter B	1,532.4			
	Complex car wash building 174/9, Letter Γ	272.2			
	Repair workshops and storerooms building 174/3, Letter Д	846.5			
	Repair workshops building 174/2, Letter E	855.1			
	Building of the central console of the oil dispensing building 176 with a canopy, Letter E	146.3			
	Transformer substation-150 building 174/10, Letter Ж	36.4			
	Paint and varnish materials storage warehouse building 2, Letter 3	17.4			
	Chemical substances storage warehouse, Letter И	17.3			
	Administrative and amenity complex building 174/6, Letter I	1,879.5			
	Canopy, Letter 1	–			
	Gazebo, Letter 2	–			
	Settling tank of the complex car wash for motor vehicles building 174/9, Letter 3	–			
	Underground tanks, Letter 4	–			
Gas station building 177, Letter 5	–				
Metal gates, Letter 6	–				
36	Inpatient department of the medical and health center, Letter A	237.8	Odesa region, Pivdenne city, 21/4 Myru Avenue	For carrying out economic activity. Provision of medical services to plant employees.	Ownership is not registered.
37	Public catering and trade complex	5,597.0	Odesa region, Pivdenne city, 3-A/4 Zavodska Street (vulytsia)	For carrying out economic activity. Organization of public catering and trade.	Act of acceptance-transfer of real estate into the authorized capital of the Joint-Stock Company "Odesa Port Plant" dated 16.06.2004 (items No. 337-340). Ownership is not registered.
	The object includes:				
	Canteen No. 1 building 103/1, Letter A	2,440.8			
	Base-store building 103/4, Letter B	1,991.6			
	Freon installation building 117, Letter B	442.4			
	Container warehouse building of the milk point, Letter Γ	53.9			
	Shop building 168/10, Letter Д	133.2			
	Shop No. 2 building, Letter E	480.1			
	Container storage warehouse building of shop No. 2, Letter E	55.0			
38	Territory maintenance and landscaping shop	1,877.0	Odesa region, Pivdenne city, 3 Zavodska Street	For carrying out economic activity. Territory maintenance.	Act of acceptance-transfer of real estate into the authorized capital of the Joint-Stock Company "Odesa Port Plant" dated 16.06.2004 (items No. 3, 5, 8). Ownership is not registered.
	The object includes:				
	Administrative and amenity complex building 164, Letter A	685.0			
	Building 164/1, Letter B	98.4			
	Building 164/2, Letter B	161.5			
	Administrative and amenity complex building 108, Letter Γ	793.2			

	Checkpoint with an amenity room, Letter Д	60.8			
	Garage with a canopy, Letter E	78.1			
	Canopy, Letter 1	–			
	Canopy, Letter 2	–			
	Reinforced concrete fence, Letter 3	–			
	Gates, Letter 4	–			
	Metal gates, Letter 6	–			
	Metal fence on concrete pillars, Letter 7	–			
	Pavement, Letter I	–			
	Paving slabs, Letter II	–			
39	Educational and training sports water-rowing base	765.4	Odesa region, Pivdenne city, 16 Budivelnkyiv Street	For carrying out economic activity. Educational and training water-rowing base.	Act of acceptance-transfer of real estate into the authorized capital of the Joint-Stock Company "Odesa Port Plant" dated 16.06.2004 (item No. 424). Ownership is not registered.
	The object includes:				
	Gym, Letter A	105.4			
	Boathouse for storing boats, Letter B	295.2			
	Amenity building, Letter B	182.7			
	Repair module, Letter Г	182.1			
	Platform of the educational and training building, Letter I	–			
	Platform at the boathouses with a descent to the water ¹ , Letter II	–			
	Platform of the amenity building with a descent to the water, Letter III	–			
40	Platform of the repair module, Letter IV	–	Odesa region, Pivdenne city, 3 Zavodska Street	For carrying out economic activity. Ensuring fire safety.	Act of acceptance-transfer of real estate into the authorized capital of the Joint-Stock Company "Odesa Port Plant" dated 16.06.2004 (item No. 46). Ownership is not registered.
	Buildings for the placement of the State Fire and Rescue Detachment	3,061.9			
	The object includes:				
	Building for the placement of the State Fire and Rescue Detachment building 105, Letter A	2,233.4			
	Building for the placement of the Volunteer Fire and Rescue Brigade 108, Letter B	828.5			
41	Production maintenance shop	7,535.9	Odesa region, Pivdenne city, 3-A/3 Zavodska Street	For carrying out economic activity. Production maintenance, plant administration.	Act of acceptance-transfer of real estate into the authorized capital of the Joint-Stock Company "Odesa Port Plant" dated 16.06.2004 (items No. 182-185, 186). Ownership is not registered.
	The object includes:				
	Plant administration building 100, Letter A	4,203.5			
	Administrative and amenity complex building 101-1, Letter B	1,524.6			
	Meeting hall building 101-2, Letter B	1,673.2			
	Garage building for 6 boxes, Letter Г	134.6			
	Large fountain, Letter 1	–			
	Round fountain, Letter 2	–			
	Oval fountain, Letter 3	–			
	Pavement with stairs, Letter I	–			
42	Repair shop	14,610.2	Odesa region, Pivdenne city, 3-P Zavodska Street	For carrying out economic activity. Storage, organization and carrying out of repair works in the structural subdivisions of the plant.	Act of acceptance-transfer of real estate into the authorized capital of the Joint-Stock Company "Odesa Port Plant" dated 16.06.2004 (items No. 150-170, 303). Ownership is not registered.
	The object includes:				
	Administrative and amenity complex building 119/2, Letter A****	1,531.1			
	Production building 119/1, Letter B****	3,607.5			
	Repair section building 107, Letter B	6,678.0			
	Administrative and amenity complex building 106, Letter Г	1,661.5			
	Building 119/3, Letter Д	170.9			
	Building 119/4, Letter E	214.0			
	Boxes for storing motor vehicles, Letter C	587.1			

	Boxes for storing motor vehicles, Letter Ж	93.3			
	Elevator duty service building 114/2, Letter З	43.0			
	Propane warehouse building, Letter И	23.8			
43	Non-residential building, dormitory building***	724.1	Ivano-Frankivsk region, Yaremche city, 6a Ivana Petrasha Street, building 1	Activities of hotels and similar temporary accommodation facilities.	Certificate of ownership of real estate series SAE No. 293643 dated 21.11.2012
44	Non-residential building, dormitory building***	840.1	Ivano-Frankivsk region, Yaremche city, 6a Ivana Petrasha Street (vulytsia), building (budynok) 2	Activities of hotels and similar temporary accommodation facilities.	Certificate of ownership of real estate series SAE No. 293646 dated 21.11.2012
45	Non-residential buildings of the boarding house "Karpatski zori"****	8,485.1	Ivano-Frankivsk region, Yaremche city, Ivana Petrasha Street, building 6a	Activities of hotels and similar temporary accommodation facilities; preparation and serving of food; provision of premises for conferences, seminars and other business events; provision of SPA services.	Certificate of ownership of real estate series SAE No. 293641 dated 21.11.2012
	The object includes:				
	Building No. 2, Letter А	750.9			
	Administrative building, Letter Б	1,567.3			
	Restaurant, Letter В	3,551.2			
	Building No. 3, Letter Г	1,400.8			
	Water treatment complex (pool), Letter Д	1,11.2			
Transformer substation, Letter Ж	96.7				

*Information is provided by the Joint-Stock Company "Odesa Port Plant". Information regarding real estate objects is specified according to the technical passports, title documents, and project documentation available at the Company. The data may be clarified in case of a technical inventory.

**In the Certificate of ownership of real estate No. 863 dated 30.11.2006, the description of the object indicates "Warehouse of the Concrete Mixing Unit 190/8" (Letter Б, area 130.7 square meters (sq. m)), which was excluded from the register on 18.07.2013.

***Joint activity objects under the Joint Activity Agreement without the creation of a legal entity without number dated 05.03.2003, concluded between the Joint-Stock Company "Odesa Port Plant" (JSC "OPP" / AT "OPP") and the Limited Liability Company "Boarding house 'Karpatski zori'" (code of the Unified State Register of Enterprises and Organizations of Ukraine (USREOU) 32356201).

****Objects damaged during enemy shellings by the Russian Federation (criminal proceedings are open).

1.11. Information on Land Plots:

No.	Land Plot Area (ha)	Cadastral Number (if available)	Location	Designated Purpose	Holder of Ownership or Land Use Rights	Legal Basis for Land Use	Encumbrances
1	234.2050	5111700000:02:002:0009	3 Zavodska St., Pivdenne, Odesa Region	11.02 – For the placement and operation of principal, ancillary and auxiliary buildings and structures of processing, engineering and other industrial enterprises	JSC "OPP" – permanent land use right	State Act on the Right of Permanent Land Use, Series ЯЯ No. 205434, dated 20 March 2008; Extract from the State Register of Proprietary Rights to Immovable Property on the registration of another proprietary right No. 22237401, dated 28 May 2014	Easements exist*
2	8.9216	5111700000:02:001:0002	3 Zavodska St., Pivdenne, Odesa Region	11.02 – For the placement and operation of principal, ancillary and auxiliary buildings and structures of processing, engineering and other industrial enterprises	JSC "OPP" – permanent land use right	State Act on the Right of Permanent Land Use, Series ЯЯ No. 205433, dated 20 March 2008; Extract from the State Register of Proprietary Rights to Immovable Property on the registration of another proprietary right No. 42883287, dated 27 August 2015	None
3	2.2525	5111700000:02:001:0005	3 Zavodska St., Pivdenne, Odesa Region	11.04 – For the placement and operation of principal, ancillary and auxiliary buildings and structures of technical infrastructure (gas production and distribution, steam and hot water supply, water	JSC "OPP" – permanent land use right	Extract from the State Register of Proprietary Rights to Immovable Property on the registration of another proprietary right No. 25431975, dated 11 August 2014	None

				collection, treatment and distribution)			
4	5.9982	5122755400:01:002:0018	Novobiliarska Settlement Council, Lyman District, Odesa Region	11.02 – For the construction and operation of a solid waste disposal facility	JSC «OPP» – permanent land use right	State Act on the Right of Permanent Land Use, Series ЯЯ No. 205276, dated 17 April 2007; Extract from the State Register of Proprietary Rights to Immovable Property on the registration of another proprietary right No. 295819623, dated 21 January 2022	None
5	0.0099	5122755400:01:001:0117	Novobiliarska Settlement Council, Lyman District, Odesa Region	11.02 – For the placement and operation of principal, ancillary and auxiliary buildings and structures of processing, engineering and other industrial enterprises	JSC «OPP» – permanent land use right	State Act on the Right of Permanent Land Use, Series ЯЯ No. 205989, dated 13 May 2010; Extract from the State Register of Proprietary Rights to Immovable Property on the registration of another proprietary right No. 44820088, dated 30 September 2015	None
6	0.0031	5122755400:01:001:0120	Novobiliarska Settlement Council, Lyman District, Odesa Region	11.02 – For the placement and operation of principal, ancillary and auxiliary buildings and structures of processing, engineering and other industrial enterprises	JSC «OPP» – permanent land use right	State Act on the Right of Permanent Land Use, Series ЯЯ No. 205989, dated 13 May 2010; Extract from the State Register of Proprietary Rights to Immovable Property on the registration of another proprietary right No. 44745728, dated 29 September 2015	None
7	0.0016	5122755400:01:001:0119	Novobiliarska Settlement Council, Lyman District, Odesa Region	11.02 – For the placement and operation of principal, ancillary and auxiliary buildings and structures of processing, engineering and other industrial enterprises	JSC «OPP» – permanent land use right		
8	0.0009	5122755400:01:001:0115	Novobiliarska Settlement Council, Lyman District, Odesa Region	11.02 – For the placement and operation of principal, ancillary and auxiliary buildings and structures of processing, engineering and other industrial enterprises	JSC «OPP» – permanent land use right	State Act on the Right of Permanent Land Use, Series ЯЯ No. 205989, dated 13 May 2010; Extract from the State Register of Proprietary Rights to Immovable Property on the registration of another proprietary right No. 44935295, dated 1 October 2015	None
9	0.0079	5122755400:01:001:0118	Novobiliarska Settlement Council, Lyman District, Odesa Region	11.02 – For the placement and operation of principal, ancillary and auxiliary buildings and structures of processing, engineering and other industrial enterprises	JSC «OPP» – permanent land use right	State Act on the Right of Permanent Land Use, Series ЯЯ No. 205989, dated 13 May 2010; Extract from the State Register of Proprietary Rights to Immovable Property on the registration of another proprietary right No. 44568642, dated 25 September 2015	None
10	0.0095	5122755400:01:001:0114	Novobiliarska Settlement Council, Lyman District, Odesa Region	11.02 – For the placement and operation of principal, ancillary and auxiliary buildings and structures of processing, engineering and other industrial enterprises	JSC «OPP» – permanent land use right	State Act on the Right of Permanent Land Use, Series ЯЯ No. 205989, dated 13 May 2010; Extract from the State Register of Proprietary Rights to Immovable Property on the registration of another proprietary right No. 45094317, dated 5 October 2015	None
11	0.0057	5122755400:01:001:0116	Novobiliarska Settlement Council, Lyman District, Odesa Region	11.02 – For the placement and operation of principal, ancillary and auxiliary buildings and structures of processing,	JSC «OPP» – permanent land use right	State Act on the Right of Permanent Land Use, Series ЯЯ No. 205989, dated 13 May 2010; Extract from the State Register of Proprietary Rights to Immovable Property on the registration of	None

				engineering and other industrial enterprises		another proprietary right No. 44761373, dated 29 September 2015	
12	0.0009	5122755400:01:001:0097	Novobiliarska Settlement Council, Lyman District, Odesa Region	11.02 – For the placement and operation of principal, ancillary and auxiliary buildings and structures of processing, engineering and other industrial enterprises	JSC “OPP” – permanent land use right	State Act on the Right of Permanent Land Use, Series ЯЯ No. 205989, dated 13 May 2010; Extract from the State Register of Proprietary Rights to Immovable Property on the registration of another proprietary right No. 45355178, dated 8 October 2015	None
13	0.0442	5122755400:01:001:0108	Novobiliarska Settlement Council, Lyman District, Odesa Region	11.02 – For the placement and operation of principal, ancillary and auxiliary buildings and structures of processing, engineering and other industrial enterprises	JSC “OPP” – permanent land use right	State Act on the Right of Permanent Land Use, Series ЯЯ No. 205989, dated 13 May 2010; Extract from the State Register of Proprietary Rights to Immovable Property on the registration of another proprietary right No. 45848439, dated 19 October 2015	None
14	0.0091	5122755400:01:001:0113	Novobiliarska Settlement Council, Lyman District, Odesa Region	11.02 – For the placement and operation of principal, ancillary and auxiliary buildings and structures of processing, engineering and other industrial enterprises	JSC “OPP” – permanent land use right	State Act on the Right of Permanent Land Use, Series ЯЯ No. 205989, dated 13 May 2010; Extract from the State Register of Proprietary Rights to Immovable Property on the registration of another proprietary right No. 45343657, dated 8 October 2015	None
15	0.0009	5122755400:01:001:0098	Novobiliarska Settlement Council, Lyman District, Odesa Region	11.02 – For the placement and operation of principal, ancillary and auxiliary buildings and structures of processing, engineering and other industrial enterprises	JSC “OPP” – permanent land use right	State Act on the Right of Permanent Land Use, Series ЯЯ No. 205989, dated 13 May 2010; Extract from the State Register of Proprietary Rights to Immovable Property on the registration of another proprietary right No. 45347622, dated 8 October 2015	None
16	0.0059	5122755400:01:001:0112	Novobiliarska Settlement Council, Lyman District, Odesa Region	11.02 – For the placement and operation of principal, ancillary and auxiliary buildings and structures of processing, engineering and other industrial enterprises	JSC “OPP” – permanent land use right	State Act on the Right of Permanent Land Use, Series ЯЯ No. 205989, dated 13 May 2010; Extract from the State Register of Proprietary Rights to Immovable Property on the registration of another proprietary right No. 45351007, dated 8 October 2015	None
17	0.0100	5122755400:01:001:0111	Novobiliarska Settlement Council, Lyman District, Odesa Region	11.02 – For the placement and operation of principal, ancillary and auxiliary buildings and structures of processing, engineering and other industrial enterprises	JSC “OPP” – permanent land use right		None
18	0.0009	5122755400:01:001:0107	Novobiliarska Settlement Council, Lyman District, Odesa Region	11.02 – For the placement and operation of principal, ancillary and auxiliary buildings and structures of processing, engineering and other industrial enterprises	JSC “OPP” – permanent land use right	State Act on the Right of Permanent Land Use, Series ЯЯ No. 205989, dated 13 May 2010; Extract from the State Register of Proprietary Rights to Immovable Property on the registration of another proprietary right No. 46324012, dated 26 October 2015	None
19	0.8913	5122755400:01:001:0106	Novobiliarska Settlement Council, Lyman District, Odesa Region	11.02 – For the placement and operation of principal, ancillary and auxiliary buildings and structures of	JSC “OPP” – permanent land use right	State Act on the Right of Permanent Land Use, Series ЯЯ No. 205989, dated 13 May 2010; Extract from the State Register of Proprietary Rights to Immovable	None

				processing, engineering and other industrial enterprises		Property on the registration of another proprietary right No. 46300091, dated 26 October 2015	
20	0.0092	5122755400:01:001:0096	Novobiliarska Settlement Council, Lyman District, Odesa Region	11.02 – For the placement and operation of principal, ancillary and auxiliary buildings and structures of processing, engineering and other industrial enterprises	JSC “OPP” – permanent land use right	State Act on the Right of Permanent Land Use, Series ЯЯ No. 205989, dated 13 May 2010; Extract from the State Register of Proprietary Rights to Immovable Property on the registration of another proprietary right No. 46528434, dated 29 October 2015	None
21	0.0033	5122780500:01:004:0042	Vyzirska Rural Council, Lyman District, Odesa Region	11.02 – For the placement and operation of principal, ancillary and auxiliary buildings and structures of processing, engineering and other industrial enterprises	JSC “OPP” – permanent land use right	State Act on the Right of Permanent Land Use, Series ЯЯ No. 205988, dated 13 May 2010; Extract from the State Register of Proprietary Rights to Immovable Property on the registration of another proprietary right No. 48048804, dated 20 November 2015	None
22	0.0017	5122780500:01:004:0043	Vyzirska Rural Council, Lyman District, Odesa Region	11.02 – For the placement and operation of principal, ancillary and auxiliary buildings and structures of processing, engineering and other industrial enterprises	JSC “OPP” – permanent land use right	State Act on the Right of Permanent Land Use, Series ЯЯ No. 205988, dated 13 May 2010; Extract from the State Register of Proprietary Rights to Immovable Property on the registration of another proprietary right No. 48090082, dated 20 November 2015	None
23	0.0155	5122780500:01:004:0044	Vyzirska Rural Council, Lyman District, Odesa Region	11.02 – For the placement and operation of principal, ancillary and auxiliary buildings and structures of processing, engineering and other industrial enterprises	JSC “OPP” – permanent land use right	State Act on the Right of Permanent Land Use, Series ЯЯ No. 205988, dated 13 May 2010; Extract from the State Register of Proprietary Rights to Immovable Property on the registration of another proprietary right No. 48211803, dated 23 November 2015	None
24	0.0033	5122780500:01:004:0041	Vyzirska Rural Council, Lyman District, Odesa Region	11.02 – For the placement and operation of principal, ancillary and auxiliary buildings and structures of processing, engineering and other industrial enterprises	JSC “OPP” – permanent land use right	State Act on the Right of Permanent Land Use, Series ЯЯ No. 205988, dated 13 May 2010; Extract from the State Register of Proprietary Rights to Immovable Property on the registration of another proprietary right No. 48209933, dated 23 November 2015	None
25	1.1000	5111700000:02:007:0059	Pivdenne, Odesa Region	For the construction and maintenance of other public development buildings	JSC “OPP” – leasehold right	Land Lease Agreement dated 6 June 2007, registered under No. 040751100023 on 6 June 2007 (as amended). Lease term: until 6 June 2032. Extract from the State Register of Proprietary Rights to Immovable Property on the registration of another proprietary right No. 90788447, dated 29 June 2017	None
26	1.8252	5111700000:02:006:0428	Residential District II, Pivdenne, Odesa Region	For the construction and maintenance of a multi-apartment residential building	JSC “OPP” – leasehold right	Land Lease Agreement dated 28 March 2008, registered under No. 040851100039 on 1 April 2008 (as amended). Lease term: until 1 April 2027. Extract from the State Register of Proprietary Rights to Immovable Property on the registration of another proprietary right No. 167057843, dated 17 May 2019; Extract from the State	None
27	0.4304	5111700000:02:006:0427	Residential District II, Pivdenne, Odesa Region	For the construction and maintenance of a multi-apartment residential building			

						Register of Proprietary Rights No. 395911720, dated 20 September 2024 Covered by the Land Lease Agreement referred to in Item 26	
28	1.0978	5111700000:02:006:0045	Residential District II, Pivdenne, Odesa Region (Land Plot No. 3)	For the construction and maintenance of a multi-apartment residential building	JSC "OPP" – leasehold right	Land Lease Agreement dated 28 March 2008, registered under No. 040851100041 on 1 April 2008 (as amended). Lease term: until 1 April 2027. Extract from the State Register of Proprietary Rights No. 395913093, dated 20 September 2024	None
29	0.2360	5111700000:02:006:0130	Pivdenne, Odesa Region	For the construction and maintenance of other public development buildings	JSC "OPP" – leasehold right	Land Lease Agreement dated 17 December 2013, registered under No. 3910210 (as amended). Lease term: until 1 April 2027. Extract from the State Register of Proprietary Rights No. 395909782, dated 20 September 2024	None
30	0.2234	5111700000:02:002:0006	5 Zavodska St., Pivdenne, Odesa Region	For the placement of an ultra-high-purity gases production facility	JSC "OPP" – land easement right	Land Lease Agreement dated 4 April 2007 (as amended). Term: until 4 April 2056. Extract from the State Register of Proprietary Rights to Immovable Property on the registration of another proprietary right No. 106436164, dated 6 December 2017	None
31	5.5820	5111700000:02:002:0005	Pivdenne, Odesa Region	For the placement and operation of maritime transport buildings and structures	JSC "OPP" – land easement right	Land Easement Agreement No. 133-31/8, dated 16 July 2012 (as amended). Term: until 31 December 2061. Extract from the State Register of Proprietary Rights to Immovable Property on the registration of another proprietary right No. 45114309, dated 5 October 2015	None
32	0.0285	5111700000:02:003:0019	Pivdenne, Odesa Region (Land Plot No. 8)	Right of pedestrian access and bicycle passage; right of vehicular access along the existing route for servicing the Automated Environmental Monitoring System Station (AEMS-3) of JSC "OPP"	JSC "OPP" – land easement right	Agreement on the Establishment of a Fixed-Term Paid Land Easement No. YII-43/24n, dated 14 June 2024 (as amended). Term: until 31 December 2029. Extract from the State Register of Proprietary Rights No. 395837070, dated 20 September 2024	None

* Note: The Company has concluded land easement agreements covering a total area of 4.66041 hectares.

1.12. Information on Lease Agreements Concluded in Respect of the Company or Any Part Thereof:

No.	Lessee	Leased Property	Leased Area (sq. m)	Monthly Rent (UAH, excl. VAT)	Lease Expiry Date
1	MigTrans LLC	Part of the premises of Administrative and Utility Building No. 190/2, located at 3-K Zavodska St., Pivdenne, Odesa Region	288	8,466.10	17 August 2026

1.13. Information on Assets Excluded from the Company's Share Capital and Not Subject to Privatization:

No.	Asset	Area (sq. m)	Location	Functional Use
1	Building No. 623 – Control Room Building at Berth No. 4 (Buildings A1, A2)	144.2	3/3 Zavodska St., Pivdenne, Odesa Region	Used for the Company's business operations. Houses equipment for loading methanol onto vessels.
2	Process Area at Berth No. 4 (Structure No. 2)	486	3/3 Zavodska St., Pivdenne, Odesa Region	Used for the Company's business operations.
3	Protective Structure, Building No. 554 (Registration No. 57507)	706.4	3 Zavodska St., Pivdenne, Odesa Region	Civil protection shelter.
4	Protective Structure, Building No. 133 (Registration No. 57555)	654.3	3 Zavodska St., Pivdenne, Odesa Region	Civil protection shelter.
5	Protective Structure, Building No. 164 (Registration No. 57508)	681.3	3 Zavodska St., Pivdenne, Odesa Region	Civil protection shelter.
6	Industrial Site, Building No. 133	–	3 Zavodska St., Pivdenne, Odesa Region	Used for the Company's business operations. Adjacent to Building No. 133.
7	Shore Protection Structures	–	3 Zavodska St., Pivdenne, Odesa Region	Used for the Company's business operations. Hydraulic engineering structures located near the settlement of Hryhorivka.
8	Dam across the Adzhalyk Estuary	–	3 Zavodska St., Pivdenne, Odesa Region	Used for the Company's business operations. Hydraulic engineering structure located on the Stara Mykolaivska Road.
9	Deep-Water Marine Outfall	–	3 Zavodska St., Pivdenne, Odesa Region	Used for the Company's business operations. Hydraulic engineering structure located near the settlement of Hryhorivka.
10	Access Road from the Main Entrance to the Port	–	3 Zavodska St., Pivdenne, Odesa Region	Used for the Company's business operations. Road connecting the main entrance with the port.
11	Access Road from Novi Biliary to the Port	–	3 Zavodska St., Pivdenne, Odesa Region	Used for the Company's business operations. Road connecting the settlement of Novi Biliary with the port.
12	Firefighting Vehicles (5 units)	–	3 Zavodska St., Pivdenne, Odesa Region	Fire protection.
13	Equipment and Instruments (65 units)	–	3 Zavodska St., Pivdenne, Odesa Region	Civil protection purposes.

1.14. Volumes of Pollutant Emissions and Discharges into the Environment, Waste Generation and Disposal, and Information on Environmental Taxes and Charges Paid:

No.	Description	2025		Q1 2026	
		Actual Volume (tonnes)	Environmental Taxes and Charges Paid (UAH thousand)	Actual Volume (tonnes)	Environmental Taxes and Charges Paid (UAH thousand)
1	Emissions and discharges of pollutants into the atmosphere	2,226	74	788	25
2	Discharges of pollutants into water bodies	7,900	623	222	162
3	Waste generation and disposal	1,193	59	246	12
	Total	11,319	756	1,256	199

1.15. Mobilization Assignments

JSC “OPP” has not been assigned any mobilization tasks (orders).

1.16. In accordance with partial mobilization requisition orders issued under the military transport obligation, 52 vehicles (items of equipment) owned by the Company have been mobilized.

2. AUCTION INFORMATION

2.1. Auction format: shall be conducted as an electronic auction with conditions.

For the duration of martial law in Ukraine, repeat auctions with a reduced starting price, auctions using the step-by-step reduction of the starting price followed by the submission of price bids, shall not be conducted in respect of large-scale privatization assets.

2.2. Date and Time of the Auction: auction date: **19 October 2026.**

The exact time of the auction shall be determined automatically by the Electronic Trading System following publication of the Information Notice in the Electronic Trading System.

2.3. Deadline for Submission of Applications for Participation in the Electronic Auction with Conditions (Submission of Bids): the deadline for submitting applications for participation in the electronic auction with conditions (submission of bids) shall be determined automatically by the Electronic Trading System and shall fall within the period from 07:30 p.m. to 08:30 p.m. on the day preceding the auction.

3. TERMS AND CONDITIONS OF THE PRIVATIZATION OF THE ASSET

3.1. Starting Price of the Asset– UAH 4,308,275,796.

3.2. Bid Security Deposit – UAH 215,413,789.80.

3.3. Registration Fee – UAH 86,470.

3.4. Terms and Conditions of the Sale:

Persons eligible to participate in the electronic auction with conditions for the sale of the block of shares of JSC “OPP”, consisting of 795,083,903 (seven hundred ninety-five million eighty-three thousand nine hundred three) registered ordinary shares, representing 99.5667% of the authorized capital of the Company (hereinafter – the “block of shares”), shall be those persons who may act as purchasers of privatization assets in accordance with Part One of Article 8 of the Law of Ukraine “On Privatization of State and Municipal Property”.

Legal entities and individuals specified in Part Two of Article 8 of the Law of Ukraine “On Privatization of State and Municipal Property” may not act as purchasers.

From the date of transfer of ownership of the acquired block of shares, the purchaser shall ensure:

- preservation of the Company’s main business activities;
- implementation of investments in the form of capital expenditures for technical re-equipment and modernization (including energy modernization) of production facilities in a total amount of not less than UAH 500 million;
- repayment, within 12 months from the date of transfer of ownership of the acquired block of shares, of any wage arrears and liabilities to the budget existing as of the date of transfer of ownership of the acquired block of shares;
- repayment of the Company’s overdue accounts payable existing as of the date of transfer of ownership of the acquired block of shares, except for indebtedness to individuals and legal entities subject to special economic and other restrictive measures (sanctions) under the Law of Ukraine “On Sanctions”, and persons affiliated therewith, as well as creditors whose participants (shareholders) include citizens/residents of the Russian Federation and/or the Republic of Belarus;
- prevention, during the period of fulfillment of the purchaser’s obligations, of the alienation or transfer into management of the acquired block of shares, as well as the alienation, lease, transfer for use or management of the Company’s property/assets to individuals and legal entities subject to special economic and other restrictive measures (sanctions) under the Law of Ukraine “On Sanctions”, and persons affiliated therewith, as well as legal entities whose participants (shareholders) or holders of a qualifying holding are, directly or indirectly, citizens/residents of the Russian Federation and/or the Republic of Belarus;
- provision of social guarantees to employees in accordance with labor legislation requirements;
- compliance with environmental legislation requirements and additional environmental restrictions;
- prevention of the occurrence of tax debt;
- prevention of dismissals of the Company’s employees at the initiative of the new owner or an authority authorized by it for a period of six months from the date of transfer of ownership of the acquired block of shares;
- performance of the existing collective bargaining agreement and conclusion

- of a new collective bargaining agreement for subsequent periods following the expiration of the current agreement, as well as employment of redundant employees of the Company in accordance with the law;
- maintenance of civil protection shelters in a state of readiness for their intended use at the Company's own expense;
- proper maintenance and preservation of state property that was not contributed to the Company's authorized capital during its establishment but remained on its balance sheet;
- payment of dividends to the State Budget based on the Company's financial and business activities in 2026 and for the period during which the state, represented by the State Property Fund of Ukraine, owned the state-owned block of shares in 2027 prior to its sale, in accordance with legislative requirements;
- reimbursement to the State Property Fund of Ukraine, within 45 calendar days from the date of transfer of ownership of the acquired block of shares, of the costs of services provided by the adviser, Pericles Global Advisory, LLC, engaged pursuant to the Advisory Services Agreement for the Preparation for Privatization and Sale of the state-owned block of shares representing 99.5667% of the authorized capital of JSC "OPP" dated August 30, 2018 No. 223, and in accordance with Resolution of the Cabinet of Ministers of Ukraine No. 884 dated September 25, 2019 "On the Appointment of an Adviser for the Provision of Services Related to the Preparation for Privatization and Sale of the State-Owned Block of Shares Representing 99.5667% of The Authorized Capital of JSC "OPP" and the Sources of Payment for Such Services" (account No. UA798201720343150002000005357, Treasury, Kyiv, USREOU code 00032945, beneficiary: State Property Fund of Ukraine), in the amount of UAH 16,466,126.41 (including value added tax in the amount of UAH 2,727,541.21).

The period for fulfillment of the purchaser's obligations regarding conditions for which no specific performance period is established shall be five years from the date of transfer of ownership of the acquired block of shares to the purchaser.

4. ADDITIONAL INFORMATION

4.1. Name and USREOU identification code of the payment recipients, and the IBAN numbers of bank and treasury accounts in the national and foreign currencies opened for the remittance by electronic auction platform operators of guarantee deposits (or portions thereof), registration fees of prospective purchasers, and for settlements by auction winners for acquired assets:

The electronic auction platform operator shall transfer the guarantee deposit (less the fee for participation in the electronic auction) and the registration fee, and the auction winner shall make payment for the acquired asset, to the treasury accounts using the following details:

In the national currency (UAH):	Recipient: State Property Fund of Ukraine Account No. UA138201720355559003009005357 (for the transfer of the registration fee, the fee for participation in the electronic auction, and settlement by the auction winner for the acquired asset – a 99.5667% block of shares in the authorized capital of JSC “Odesa Portside Plant”) Account No. UA338201720355269003001005357 (for the transfer of the guarantee deposit (less the fee for participation in the electronic auction)) Recipient Bank: State Treasury Service of Ukraine, Kyiv USREOU Code: 00032945
In foreign currency:	Recipient: State Property Fund of Ukraine Address: 18/9 Henerala Almazova Street, Kyiv, Ukraine Account: UA263223130000025206010023277 Recipient Bank: Joint Stock Company “The State Export-Import Bank of Ukraine” Address: 127 Antonovycha Street, Kyiv, Ukraine SWIFT: EXBSUAUX USREOU Code: 00032945 Purpose of Payment: (the purpose of payment must be specified)

4.2. Prospective Bidders may provide the Bid Security Deposit in the amount of **UAH 215,413,789.80** in the form of a bank guarantee.

The bank guarantee shall comply with the requirements set forth in Article 14 of the Law of Ukraine “On Privatization of State-Owned and Municipal Property” and the Resolution of the Board of the National Bank of Ukraine No. 82 dated 3 August 2021 “On Approval of the Form and Terms of a Bank Guarantee” (as amended).

4.3. The Privatization Asset may be acquired using borrowed (loan) funds. Where the Privatization Asset is acquired using borrowed (loan) funds, the Successful Bidder shall also provide information about the relevant lender together with documentary evidence confirming that such lender is willing to consider providing the required financing. A lender may not be a person or entity that is ineligible to acquire privatization assets pursuant to Part Two of Article 8 of the Law of Ukraine “On Privatization of State-Owned and Municipal Property”.

4.4. The details of the accounts of the electronic auction platform operators, opened for the payment by prospective buyers of guarantee deposits and registration

fees, are available at: <https://prozorro.sale/info/elektronni-majdanchiki-ets-prozorproprodazhi-cbd2>.

4.5. Time and Venue for Inspection of the Asset:

On business days: from 08:00 a.m. to 03:00 p.m.

Address: 3 Zavodska Street, Pivdenne, Odesa Region, Ukraine.

For inquiries: +38 (048) 758-60-09

E-mail: office@opz.odessa.ua

Responsible person: SHABUNIAIEV Kostiantyn Serhiiovych.

4.6. Auction Organizer:

State Property Fund of Ukraine, address: 18/9 Henerala Almazova Street, Kyiv, Ukraine, official websites: <http://www.spfu.gov.ua> , <https://privatization.gov.ua> .

Telephone: +380 (44) 200 31 12, business hours: Monday–Thursday: 09:00 a.m. – 06:00 p.m.; Friday: 09:00 a.m. – 04:45 p.m., e-mail: gordienko@spfu.gov.ua, contact person: HORDIIENKO Oleksii Leonidovych.

4.7. Prospective Bidders shall be granted access to the information package relating to the privatization asset, namely a state-owned block of shares representing 99.5667% of the authorized capital of JSC “OPP”, upon execution of a confidentiality agreement concerning the large-scale privatization asset with the operator of the electronic auction platform.

4.8. Following the publication of this Information Notice, but no later than ten (10) business days prior to the date of the Electronic Auction, Prospective Bidders may submit a request to an Operator of an Electronic Auction Platform to obtain access to the draft Share Purchase Agreement in accordance with the Confidentiality Agreement concluded between them.

The Successful Bidder may submit comments and proposed amendments to the draft Share Purchase Agreement to the privatization authority, provided that such comments and proposals are accompanied by a clear justification of the bidder’s position, within fifteen (15) business days from the date of issuance Protocol on the Results of the Electronic Auction.

4.9. Pursuant to Article 20 of the Law of Ukraine “On Privatization of State-Owned and Municipal Property”, in cases provided for by the legislation on the protection of economic competition, the purchaser shall obtain the approval of the Antimonopoly Committee of Ukraine for the direct or indirect acquisition of ownership of shares (interests) conferring 25% or 50% or more of the voting rights in the supreme governing body of the relevant business entity, as well as for the acquisition of assets constituting an integral property complex or a structural subdivision of a business entity (the Concentration Clearance). The procedure for filing and reviewing an application for Concentration Clearance shall be governed by the legislation of Ukraine on the protection of economic competition.

5. TECHNICAL DETAILS OF THE INFORMATION NOTICE

5.1. Date and Reference Number of the Resolution of the Cabinet of Ministers of Ukraine Approving the Terms and Conditions for the Sale of the Privatization Asset:

Cabinet of Ministers of Ukraine Resolution No. 698-r dated 15 July 2026, “On the Sale of a State-Owned Block of Shares of a Joint Stock Company “Odesa Port Plant” through an Electronic Auction with Conditions”

5.2. Unique Identification Code Assigned to the Privatization Asset upon Publication of the List of Privatization Assets in the Electronic Trading System: RAL001-UA-20230901-44833.

5.3. Auction Bid Increment (Minimum Bid Increment): UAH 43,082,757.96.

5.2. Single Link to the Administrator’s Webpage Containing Links to the Webpages of the Electronic Auction Platform Operators Authorized to Operate the Electronic Auction Platforms and Having Entered into the Relevant Agreement with the Administrator (listed in alphabetical order): <https://prozorro.sale/info/elektronni-majdanchiki-ets-prozorroprodazhi-cbd2> .

5.3. Venue of the Auction: the Auction will be conducted through the PROZORRO.SALE Electronic Trading System (Administrator).