

From: Cibus Nordic Real Estate AB (publ) ("**Cibus**")

To: Nordic Trustee & Agency AB (publ) (the "**Agent**")

Holders of Cibus' senior unsecured floating rate bonds 2020/2023 with ISIN SE0014479366 (the "**Bonds**")

Dated: 23 May 2023

Call Option Notice

Dear Madams and Sirs,

We refer to the terms and conditions of the Bonds, dated 11 June 2020 (the "**Terms and Conditions**"). Terms defined in the Terms and Conditions have the same meaning in this notice unless given a different meaning herein.

We hereby give you notice that Cibus is exercising its right to redeem all outstanding Bonds in full on 19 June 2023 (the "**Redemption Date**"), in accordance with Clause 9.3 (*Voluntary total redemption (call option)*) of the Terms and Conditions.

The redemption amount for each Bond shall be the applicable call option amount (being 100.10 per cent. of the Nominal Amount), plus accrued but unpaid Interest, and the redemption amount will be paid to the Bondholders holding Bonds on the applicable Record Date (being 12 June 2023).

The Bonds will be de-listed from the corporate bond list of Nasdaq Stockholm in connection with the Redemption Date and the last day of trading will occur on or about 7 June 2023.

This notice is irrevocable and shall be governed by Swedish law.

Yours faithfully

Cibus Nordic Real Estate AB (publ)