Ad hoc announcement according to Art. 53 LR

DOMINICÉ SWISS PROPERTY FUND
CAPITAL INCREASE : INFORMATION AND ISSUANCE PROSPECTUS

(ISIN CH0215751527)

Morges, October 10, 2024

We are pleased to announce the details of the new capital increase of CHF 57.35 million for the Dominicé Swiss Property Fund. This operation aims to support the growth of the fund and the development of its existing portfolio. The capital raised will be allocated to:

- The acquisition of two residential buildings, one in Versoix and one in Lausanne, estimated at CHF 39 million.
- Seven upcoming construction and renovation projects, with an estimated investment volume of CHF 21 million and a return on investment (ROI) of 4.70% in the medium term.
- A reduction of the targeted debt ratio to 27-29% to support the continuous growth of the fund.

Conditions of the Capital Increase

Official Trading of Subscription Rights	SIX Swiss Exchange
Subscription Period	From October 21 to October 30, 2024, at 12:00 PM
Subscription Ratio	1 new unit for every 8 existing units
Issue Price	CHF 124.00 net per new unit
Release / Listing	November 6, 2024
Potential Number of New units	Up to 462,500 new units
Amount of Capital Increase	CHF 57.35 million
Fund Management Company	Solutions & Funds SA, Morges
Depository Bank	Banque Cantonale Vaudoise, Lausanne
Type of Issuance	The issuance is conducted on a “best effort” basis, meaning that unsold shares will not be issued and the total issuance amount will be adjusted accordingly.

Name, Security Number, and ISIN

	Fund Shares	Subscription Rights
Name	DSPF	DSPF1
Security Number	21 575 152	138 613 245
ISIN	CH0215751527	CH1386132455

Information on the Dominicé Swiss Property Fund is available on the Fund Management website: www.solutionsandfunds.ch

Contact

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