Extraordinary disclosure

Subject: Extraordinary Event – Fire Incident at the BILK Logistics Centre in Soroksár

Zwack Unicum Plc. hereby informs its investors that on the evening of 22 July 2026, a fire broke out at the BILK logistics centre in the warehouse premises leased by the Company. The fire originated from a malfunction in the rooftop solar panel system and was accompanied by water damage caused during firefighting operations. While the fire itself did not directly affect the stored inventory, significant quantities of water entered the warehouse through the damaged roof.

The assessment of warehouse inventory, the quantification of damaged stock, and the overall evaluation of the situation are currently ongoing. In the meantime, the Company is taking all necessary measures to ensure business continuity.
The relevant authorities (NAV) have been duly notified.

The Company confirms that valid property insurance is in place covering this event, and the insurance claims process has been initiated.

Budapest, 23 July 2026

Zwack Unicum Plc.