

Notification and public disclosure of transactions by Primary Insiders and their Close Associates

1	Details of the person discharging managerial responsibilities/person closely associated					
a)	Name	MTB Invest AS				
2	Reason for the notification					
a)	Position/status	Close associate of chairman/ CEO Egil Melkevik				
b)	Initial notification/ Amendment	Initial notification				
3	Details of the issuer					
a)	Name	Black Sea Property AS				
b)	LEI	213800HELCJXXWXSP608				
4	Details of the transaction(s): section to be repeated for (i) each type of instrument; (ii) each type of transaction; (iii) each date; and (iv) each place where transactions have been conducted					
a)	Description of the financial instrument, type of instrument Identification code	Shares of Black Sea Property AS ISIN: NO0010755101				
b)	Nature of the transaction	Subscription of shares in private placement				
c)	Price(s) and volume(s)	<table border="1"> <thead> <tr> <th>Price(s)</th> <th>Volume(s)</th> </tr> </thead> <tbody> <tr> <td>0.25</td> <td>560,000</td> </tr> </tbody> </table>	Price(s)	Volume(s)	0.25	560,000
Price(s)	Volume(s)					
0.25	560,000					
d)	Aggregated information - Aggregated volume - Price	A total of 560,000 new shares subscribed at a price per share of NOK 0.25, corresponding to a total subscription amount of NOK 140,000.				
e)	Date of the transaction	17 October 2023				
f)	Place of the transaction	Outside of trading venue MIC: XOFF				