Second Supplement dated 4 September 2026
to the Base Prospectus dated 22 May 2026

OTP MORTGAGE BANK LTD.

(OTP JELZÁLOGBANK ZÁRTKÖRŰEN MŰKÖDŐ RÉSZVÉNYTÁRSASÁG)
(incorporated with limited liability in Hungary)

EUR 5,000,000,000
Euro Mortgage Notes Programme for the issuance of Mortgage Notes (*jelzáloglevelek*)

unconditionally and irrevocably guaranteed by

OTP BANK Nyrt.
(incorporated with limited liability in Hungary)

This second supplement (the "**Second Supplement**") to the Base Prospectus dated 22 May 2026 as supplemented by the first supplement dated 10 August 2026 (the "**Base Prospectus**") constitutes a supplement to the Base Prospectus for the purposes of Article 23(1) of the Prospectus Regulation and is prepared in connection with the EUR 5,000,000,000 Euro Mortgage Notes Programme (the "**Programme**") established by OTP Mortgage Bank Ltd. (the "**Issuer**") and guaranteed by OTP Bank Nyrt. (the "**Guarantor**").

Terms defined in the Base Prospectus shall have the same meaning when used in this Second Supplement. When used in this Second Supplement, "**Prospectus Regulation**" means Regulation (EU) 2017/1129, as amended.

This Second Supplement is supplemental to, and should be read in conjunction with, the Base Prospectus.

The Issuer accepts responsibility for the information contained in this Second Supplement. To the best of the knowledge of the Issuer, the information contained in this Second Supplement is in accordance with the facts and does not omit anything likely to affect the import of such information.

By approving this Second Supplement, the *Commission de Surveillance du Secteur Financier* ("**CSSF**") gives no undertaking as to the economic and financial soundness of the operation or the quality or solvency of the Issuer.

Purpose of the Supplement

The purpose of this Second Supplement is (i) to update the "*OVERVIEW OF THE HUNGARIAN MORTGAGE BOND REGULATION*" section included in the Base Prospectus and (ii) to update the Base Prospectus for the most recent financial data and recent developments.

Updates to the Base Prospectus

By virtue of this Second Supplement:

(a) the first paragraph starting with "*As at 31 December 2025, the Issuer's registered capital………*" in the sub-section entitled "*Shareholder Structure*" on page 114 of the Base Prospectus shall be deleted and replaced with the following:

"As at the date of this Second Supplement, the Issuer's registered capital was HUF 82,000,000, divided into 820,000 dematerialised ordinary shares with a nominal value of HUF 100,000 each. The ordinary shares of the Issuer all have the same nominal value and bestow the same rights in respect of the Issuer. The sole shareholder of the Issuer is the Guarantor.

On 28 August 2026, the Board of Directors of the Guarantor resolved to increase the Issuer's registered capital from HUF 82,000,000 to HUF 83,000,000. The financial settlement of the capital increase was completed on 31 August 2026 and the registration thereof with the court of registration is pending as at the date of this Second Supplement."; and

(b) the last sentence of the first paragraph starting with "*Additionally, mortgage bonds shall be subject to an overcollateralization………*" in the sub-section entitled "*1.2 Strictly defined coverage proportions*" on page 224 of the Base Prospectus shall be deleted and replaced with the following:

"Additionally, mortgage bonds shall be subject to an overcollateralization of at least 2 per cent. and it is the intention of the Issuer to maintain a level of overcollateralization in order that the Mortgage Notes will meet the liquid asset eligibility criteria under Article 10, Article 11 or Article 12, as applicable, of Commission Delegated Regulation (EU) 2015/61 of 10 October 2014 to supplement Regulation (EU) No 575/2013 with regard to liquidity coverage requirement for Credit Institutions."

General Information

To the extent that there is any inconsistency between (a) any statement in this Second Supplement and (b) any other statement in or incorporated by reference into the Base Prospectus, the statement in (a) above will prevail.

Save as disclosed in this Second Supplement, there is no other significant new factor, material mistake or material inaccuracy relating to the information included in the Base Prospectus since the publication of the Base Prospectus.