



**PROXY FOR GENERAL MEETING
FOR AN EMPLOYEE OF THE COMPANY**

I, the undersigned

NAME/COMPANY NAME:
 ADDRESS/SEAT:
 EMAIL:

For legal persons: acting on their behalf

NAME:
 ADDRESS:
 MOTHER'S NAME:
 EMAIL:

acting as a shareholder of Graphisoft Park SE Real Estate Development European Company Limited by Shares (1031 Budapest, Záhony utca 7., company registration number: 01-20-000002, hereinafter referred to as: **Company**) **registered in the Register of Shares, hereby**

authorize

the employee of the Company, **Ágnes Bodócsy** (mother's name at birth: Mária Illés, address: 25 Bezdán utca, 1116 Budapest) or **Anita Dérczy-Szabó** (mother's name at birth: Jolán Palcsok, address: 17 Vízmosság lejtő, 1037 Budapest) to act as my proxy at the General Meeting convened at the registered office of the Company on **29 April 2026**, as follows, by casting the following votes on my behalf. This proxy is inure to the benefit of the proxies, any of whom is entitled to act.



"OPTION A"
general authorization

I to hereby give a general, summary power of attorney to the authorized representative. The proxy shall cast the following votes for each resolution:

YES /in respect of agenda item 4, the proxy is entitled to vote 'yes' on the decision on the payment of dividends exclusively in accordance with the motion for resolution/	YES /In respect of agenda item 4, the proxy is entitled to vote 'yes' on the decision regarding the payment of dividends with dividend amounts different from those set out in the motion for resolution/	NO	ABSTENTION
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End of option "A"





OPTION "B"
a separate mandate for each decision

I do not intend to give a general, summary power of attorney to the authorized representative. I indicate separately how to vote on each resolution.

Item no. 1 of the agenda: Approval of the report made by the Board of Directors about the management, financial situation and business policies of the Company.

Motion for resolution:

The General Meeting hereby approves the report made by the Board of Directors about the management, financial situation, and business policies of the Company.

Voting instructions given to the proxy:		
YES	NO	ABSTENTION

Item no. 2 of the agenda: Approval of the report prepared by the Audit Committee and the report prepared by the auditor on the (individual) annual financial statements of the Company for the year 2025 prepared in accordance with the IFRS, on the consolidated annual financial statements prepared in accordance with the IFRS, and on the allocation of the profit after taxation

Motion for resolution:

The General Meeting hereby approves the report prepared by the Audit Committee on the (individual) annual financial statements of the Company for year 2025, prepared according to the IFRS, the consolidated annual financial statements prepared according to the IFRS, and the allocation of the profit after taxation.

Voting instructions given to the proxy:		
YES	NO	ABSTENTION

Motion for resolution:

The General Meeting hereby approves the audit report prepared by Ernst & Young Könyvvizsgáló Korlátolt Felelősségű Társaság, acting as the auditor of the Company, on the (individual) annual financial statements of the Company for year 2025, prepared according to the IFRS, the consolidated annual financial statements prepared according to the IFRS, and the allocation of the profit after taxation.

Voting instructions given to the proxy:		
YES	NO	ABSTENTION

Item no. 3 of the agenda: Approval of the report on the (individual) annual financial statements of the Company for year 2025 prepared in accordance with the IFRS, the consolidated annual financial statements prepared in accordance with the IFRS

Motion for resolution:

The General Meeting hereby accepts and approves the (individual) annual financial statements of the Company for year 2025 prepared in accordance with the International Financial Reporting Standards (IFRS), audited by Ernst & Young Könyvvizsgáló Korlátolt Felelősségű Társaság, with the balance sheet total of EUR 25,265,220 and the profit after taxation of EUR 20,478,262 (profit).

Voting instructions given to the proxy:		
YES	NO	ABSTENTION



Motion for resolution:

The General Meeting hereby accepts and approves the consolidated annual financial statements of the Company for year 2025, prepared in accordance with the International Financial Reporting Standards (IFRS) audited by Ernst & Young Könyvvizsgáló Korlátolt Felelősségű Társaság, with the balance sheet total of EUR 236,323 thousand and the profit after taxation of EUR 12,888 thousand (profit).

Voting instructions given to the proxy:		
YES	NO	ABSTENTION

Item no. 4 of the agenda: The Board of Directors’ proposal regarding the allocation of the profit after taxation, decision on the allocation of the profit after taxation

Motion for resolution:

The Company pays dividend out of the profit after taxation for year 2025, taking into account the available liquid funds. The Company pays dividend in the amount of 1,83 EUR, that is one euro and eighty-three eurocents for each of the outstanding 10,082,598 “A” series ordinary shares. The dividend shall be paid in EUR.

The Company will pay a dividend of EUR 0.915, that is ninety-one and a half eurocents per share on the series “B” employee shares.

The dividend due for shares owned by the Company (treasury shares) shall not be paid. The Company shall regard the dividend that is payable on treasury shares as dividend to be distributed among the Company’s shareholders being entitled to dividend, in the proportion of their shares’ nominal values.

Dividend payment shall be performed according to the provisions of the Articles of Association effective at the time the present General Meeting is convened, and this Resolution is passed.

The Company shall publish its detailed announcement regarding the dividend payment until 15th May 2026.

Those shareholders shall be entitled to receive dividend who own the respective share on the date of the shareholder identification procedure held pursuant to the currently effective Articles of Association.

Dividend will be paid within 30 trading days.

	Voting instructions given to the proxy:		
YES /the proxy is entitled to vote 'yes' on the decision on the payment of dividends exclusively in accordance with the motion for resolution/	YES /the proxy is also entitled to vote 'yes' on the decision regarding the payment of dividends with dividend amounts different from those set out in the motion for resolution/	NO	ABSTENTION

Item no. 5 of the agenda: Decision on granting discharge of liability to the members of the Board of Directors and the CEO

Motion for resolution:



*The General Meeting resolves that the Company grants discharge of liability as per Article 3:117 (1) of Act V of 2013 to **Gábor Zoltán Bojár** for the year 2025, pursuant to the authorisation granted under Sections 9(n) and 10(d) of the Articles of Association of the Company. By granting the discharge of liability, the General Meeting verifies that the named person performed his work during the evaluated period always with a view to the best interests of the Company. The Company can file a compensation claim against the executive officers for breach of his managing duties, if the facts or data underlying the granting of the discharge of liability were false or insufficient.*

Voting instructions given to the proxy:		
YES	NO	ABSTENTION

Motion for resolution:

*The General Meeting resolves that the Company grants discharge of liability as per Article 3:117 (1) of Act V of 2013 to **János Kocsány** for the year 2025, pursuant to the authorisation granted under Sections 9(n) and 10(d) of the Articles of Association of the Company. The discharge of liability also includes the discharge of the CEO from liability for labour law. By granting the discharge of liability, the General Meeting verifies that the named person performed his work during the evaluated period always with a view to the best interests of the Company. The Company can file a compensation claim against the executive officers for breach of his managing duties, if the facts or data underlying the granting of the discharge of liability were false or insufficient.*

Voting instructions given to the proxy:		
YES	NO	ABSTENTION

Motion for resolution:

*The General Meeting resolves that the Company grants discharge of liability as per Article 3:117 (1) of Act V of 2013 to **Dr. János Kálmán** for the year 2025, pursuant to the authorisation granted under Sections 9(n) and 10(d) of the Articles of Association of the Company. By granting the discharge of liability, the General Meeting verifies that the named person performed his work during the evaluated period always with a view to the best interests of the Company. The Company can file a compensation claim against the executive officers for breach of his managing duties, if the facts or data underlying the granting of the discharge of liability were false or insufficient.*

Voting instructions given to the proxy:		
YES	NO	ABSTENTION

Motion for resolution:

*The General Meeting resolves that the Company grants discharge of liability as per Article 3:117 (1) of Act V of 2013 to **András Szigeti** for the year 2025, pursuant to the authorisation granted under Sections 9(n) and 10(d) of the Articles of Association of the Company. By granting the discharge of liability, the General Meeting verifies that the named person performed his work during the evaluated period always with a view to the best interests of the Company. The Company can file a compensation claim against the executive officers for breach of his managing duties, if the facts or data underlying the granting of the discharge of liability were false or insufficient.*

Voting instructions given to the proxy:		
YES	NO	ABSTENTION

Motion for resolution:



The General Meeting resolves that the Company grants discharge of liability as per Article 3:117 (1) of Act V of 2013 to **Péter József Hornung** for the year 2025, pursuant to the authorisation granted under Sections 9(n) and 10(d) of the Articles of Association of the Company. By granting the discharge of liability, the General Meeting verifies that the named person performed his work during the evaluated period always with a view to the best interests of the Company. The Company can file a compensation claim against the executive officers for breach of his managing duties, if the facts or data underlying the granting of the discharge of liability were false or insufficient.

Voting instructions given to the proxy:		
YES	NO	ABSTENTION

Motion for resolution:

The General Meeting resolves that the Company grants discharge of liability as per Article 3:117 (1) of Act V of 2013 to **Dr. György Martin-Hajdu** for the year 2025, pursuant to the authorisation granted under Sections 9(n) and 10(d) of the Articles of Association of the Company. By granting the discharge of liability, the General Meeting verifies that the named person performed his work during the evaluated period always with a view to the best interests of the Company. The Company can file a compensation claim against the executive officers for breach of his managing duties, if the facts or data underlying the granting of the discharge of liability were false or insufficient.

Voting instructions given to the proxy:		
YES	NO	ABSTENTION

Motion for resolution:

The General Meeting resolves that the Company grants discharge of liability as per Article 3:117 (1) of Act V of 2013 to **Ildikó Mária Farkas** for the year 2025, pursuant to the authorisation granted under Sections 9(n) and 10(d) of the Articles of Association of the Company. By granting the discharge of liability, the General Meeting verifies that the named person performed his work during the evaluated period always with a view to the best interests of the Company. The Company can file a compensation claim against the executive officers for breach of his managing duties, if the facts or data underlying the granting of the discharge of liability were false or insufficient.

Voting instructions given to the proxy:		
YES	NO	ABSTENTION

Motion for resolution:

The General Meeting resolves that the Company grants discharge of liability as per Article 3:117 (1) of Act V of 2013 to **Tünde Bognár**, Chief Executive Officer (CEO) for the year 2025, pursuant to the authorisation granted under Sections 9(n) and 10(d) of the Articles of Association of the Company. The discharge shall also extend to the release of the CEO from liability under employment law. By granting the discharge of liability, the General Meeting verifies that the named person performed her work during the evaluated period always with a view to the best interests of the Company. The Company can file a compensation claim against the executive officers for breach of his managing duties, if the facts or data underlying the granting of the discharge of liability were false or insufficient.

Voting instructions given to the proxy:		
YES	NO	ABSTENTION



Item no. 6 of the agenda: Decision on approval of the Company’s report on corporate governance

Motion for resolution:

The General Meeting hereby approves the report of the Board of Directors on corporate governance, with the contents as per the proposal.

Voting instructions given to the proxy:		
YES	NO	ABSTENTION

Item no. 7 of the agenda: Opinion vote on the remuneration report of the Company pursuant to Act LXVII of 2019 on the promotion of long-term shareholder involvement and the amendment of certain Acts for the purposes of legal harmonisation

Motion for Resolution:

The General Meeting hereby approves the Remuneration Report of the Company for the financial year 2025 pursuant to Act LXVII of 2019, with the content as per the proposal.

Voting instructions given to the proxy:		
YES	NO	ABSTENTION

Item no. 8 of the agenda: Election of members of the Board of Directors and the Audit Committee and determination of their remuneration

Motion for Resolution:

The General Meeting elects Gábor Bojár as a member of the Board of Directors effective today until May 31, 2030, or, if the 2030 Annual General Meeting is held earlier, until the date of that meeting. The General Meeting sets Gábor Bojár’s remuneration at a gross monthly amount of EUR 1,000, or, if the member is elected as Chairman of the Board of Directors, at a gross monthly amount of EUR 2,000.

Voting instructions given to the proxy:		
YES	NO	ABSTENTION

Motion for Resolution:

The General Meeting elects János Kocsány as a member of the Board of Directors from today until May 31, 2030, or, if the 2030 Annual General Meeting is held earlier, until the date of that meeting. The General Meeting sets János Kocsány’s remuneration at a gross monthly amount of EUR 2,000.

Voting instructions given to the proxy:		
YES	NO	ABSTENTION

Motion for Resolution:

The General Meeting elects András Szigeti as a member of the Board of Directors from today until May 31, 2030, or, if the 2030 Annual General Meeting is held earlier, until the date of that meeting. The General Meeting sets András Szigeti’s remuneration at a gross monthly amount of EUR 1,000, or, if the member is elected as Chairman of the Board of Directors, at a gross monthly amount of EUR 2,000.



Voting instructions given to the proxy:		
YES	NO	ABSTENTION

Motion for Resolution:

The General Meeting elects Péter Hornung as a member of the Board of Directors and the Audit Committee effective today until May 31, 2030, or, if the 2030 Annual General Meeting is held earlier, until the date of that meeting. The General Meeting sets Péter Hornung’s remuneration at a gross monthly amount of EUR 1,000, or, if the member is elected as the Chairman of the Board of Directors, at a gross monthly amount of EUR 2,000.

Voting instructions given to the proxy:		
YES	NO	ABSTENTION

Motion for Resolution:

The General Meeting elects Dr. János Kálmán as a member of the Board of Directors and the Audit Committee from today until May 31, 2030, or, if the 2030 Annual General Meeting is held earlier, until the date of that meeting. The General Meeting sets Dr. János Kálmán’s remuneration at a gross monthly amount of EUR 2,000.

Voting instructions given to the proxy:		
YES	NO	ABSTENTION

Motion for Resolution:

The General Meeting elects Dr. György Martin-Hajdu as a member of the Board of Directors and the Audit Committee from today until May 31, 2030, or, if the 2030 Annual General Meeting is held earlier, until the date of that meeting. The General Meeting sets Dr. György Martin-Hajdu’s remuneration at a gross monthly amount of EUR 1,000, or, if the member is elected as the Chairman of the Board of Directors, at a gross monthly amount of EUR 2,000.

Voting instructions given to the proxy:		
YES	NO	ABSTENTION

Motion for Resolution:

The General Meeting elects Ildikó Mária Farkas as a member of the Board of Directors from today until May 31, 2030, or, if the 2030 Annual General Meeting is held earlier, until the date of that meeting. The General Meeting sets the remuneration of Ildikó Mária Farkas at a gross monthly amount of EUR 1,000, or, if the member is elected Chair of the Board of Directors, at a gross monthly amount of EUR 2,000.

Voting instructions given to the proxy:		
YES	NO	ABSTENTION



Item no. 9 of the agenda: Election of the Company’s auditor and determination of its remuneration.

Motion for Resolution:

Pursuant to the Audit Committee’s recommendation the General Meeting elects Ernst & Young Könyvvizsgáló Kft. (1132 Budapest, Váci út 20., CHA registration no.: 001165), to be the Company’s auditor for the period starting on the day of the General Meeting and ending on May 31, 2028.

The General Meeting proposes to set the auditor's remuneration at EUR 19.500 + VAT for the year 2026 and EUR 19.500 + VAT for the year 2027, increased by the HICP index of 1 January 2027.

Voting instructions given to the proxy:		
YES	NO	ABSTENTION

Item no. 10 of the agenda: Authorisation to acquire own shares

Motion for Resolution:

Pursuant to Article 3:223 (1) of Act V of 2013 (Civil Code), The General Meeting authorises the Board of Directors, for a period of 18 months, to acquire a maximum number of own ordinary shares of Series A (with a nominal value of EUR 0.02), up to a maximum of 25 (twenty-five) % of the registered capital. In the event of acquisition in return for payment, the minimum consideration shall be the nominal value; the maximum consideration shall not exceed the amount which exceeds the market price quoted on the stock exchange at the time of purchase by more than 10 (ten) %.

Voting instructions given to the proxy:		
YES	NO	ABSTENTION

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The proxy is entitled to freely elect the officers of the assembly.

This proxy is valid for the general meeting of the Company to be held on the date indicated above, but also for the continuation of the suspended general meeting and for the general meeting resumed due to the absence of a quorum.

Place and date:

Signature:

In the presence of us, as witnesses (only in case of a proxy submitted on paper)

Witness1.
 Name: _____
 Address: _____
 Signature: _____

Witness2.
 Name: _____
 Address: _____
 Signature: _____



Information

The proxy must be submitted to the Company either in the form of a public deed or a private document providing full probative value, in paper or electronic format.

In the case of natural persons, shareholders must verify their identity with credible proof. For non-natural person shareholders, the representative signing the proxy or acting on behalf of the shareholder at the General Meeting must prove their authorization to represent the entity with a document issued and registered by an official public registry that is not older than 30 days (such as an extract from the company register together with a specimen signature), or with a notarial deed.

For natural persons, electronic signatures made via the DÁP application (the “Digital Citizen” system introduced in Hungary) are also acceptable. For legal entities, the DÁP signature is not valid; representatives of legal entities must use a qualified electronic signature when submitting documents in electronic format.

Documents issued abroad must be presented in an authenticated form in accordance with the laws governing the certification and legalization of documents issued abroad. Documents may be submitted in Hungarian or English; if written in another language, a certified Hungarian or English translation must be attached.

The chairman of the Board of Directors, members of the Board of Directors, and the Company’s auditor may not act as a proxy of a shareholder.

A securities account manager registered in the share register, acting as a shareholder’s nominee, may represent the shareholder in accordance with the provisions of Act CXX of 2001 on the Capital Market.

Revocation of proxy: If you have issued the proxy without a time limitation, please be advised that the Company must be notified of any revocation. If you intend to revoke your proxy less than five business days prior to a corporate event, please ensure that the revocation is also sent directly to the Company’s current investor relations contact electronically. Contact details are available on the Company’s website.