



NOT FOR RELEASE, PUBLICATION OR DISTRIBUTION (IN WHOLE OR IN PART) IN OR INTO THE UNITED STATES, AUSTRALIA, CANADA OR JAPAN OR ANY OTHER JURISDICTION WHERE TO DO SO WOULD CONSTITUTE A VIOLATION OF THE RELEVANT LAWS OF SUCH JURISDICTION

Swiss Merchant Group AG, 17.11.2017

ISIN CH0323874260, WKN A1817G, VALOR32387426

Corporate News Ad-Hoc

Swiss Merchant Group AG, ISIN CH0323874260, announces an optional warrant interest on Maltese real estate corporation Evan Group PLC.. In combination with this interest, Swiss Merchant Group AG has reserved a block of EUR 125 million unsecured bonds, issued by Evan Group PLC.

The bonds will have a maturity of 5 years, the annual coupon will be at 6%.

The investment in the bonds and in the equity of Evan Group PLC are linked to certain terms and conditions.

Evan Group PLC. is a Maltese corporation and holds a real estate portfolio consisting investment properties, as well as development sites in Germany. The properties amount up to 140'000 sqm rentable residential and commercial space. Valuation of the properties are estimated at EUR 369 million, resulting in a projected annual income of approx. EUR 23.5 million.

The equity of Evan Group PLC. amounts to more than EUR 100 million. The corporation is focused on investment properties and niche development properties such as micro apartments, student homes, workers accommodations and innovative B2B/C estates. Evan Group PLC is mainly active investing in the top 10 locations in Germany.

The management of Evan Group PLC. holds a 30 year successful track record in acquisition, development, management and sales of German real estate.

Axel Kruger, president of the board of Swiss Merchant Group AG comments: „ we are delighted to participate in an asset based investment of Evan Group PLC. and are looking forward to assist in expanding Evan Group’s sustainable portfolio of German real estate properties.

Swiss Merchant Group AG is a Swiss Debt & Equity Investor, focusing on asset based real estate and corporate investments.

The Board

Swiss Merchant Group AG

Bahnhofplatz

CH-6300 Zug

+ 41 41 511 37 00

info@swissmerchantgroup.com

www.swissmerchantgroup.com

Disclaimer

Safe Harbor Statement

No action has been taken that would permit an offering of the securities or possession or distribution of this announcement in any jurisdiction where action for that purpose is required. Persons into whose possession this announcement comes are required to inform themselves about and to observe any such restrictions.

If any statements in this document contain forward-looking statements, such statements do not represent facts and are characterized by the words 'will', 'expect', 'believe', 'estimate', 'intend', 'aim', 'assume' or similar expressions. Such statements express the intentions, opinions or current expectations and assumptions of Swiss Merchant Group AG and the persons acting together with Swiss Merchant Group AG. Such forward-looking statements are based on current plans, estimates and forecasts which Swiss Merchant Group AG and the persons acting together with Swiss Merchant Group AG have made to the best of their knowledge, but which do not claim to be correct in the future. Forward-looking statements are subject to risks and uncertainties that are difficult to predict and usually cannot be influenced by Swiss Merchant Group AG or the persons acting together with Swiss Merchant Group AG. It should be kept in mind that the actual events or consequences may differ materially from those contained in or expressed by such forward-looking statements.

The information contained in this announcement is for background purposes only and does not purport to be full or complete. No reliance may be placed for any purpose on the information contained in this announcement or its accuracy or completeness. The information in this announcement is subject to change.

End of ad hoc announcement