



CLS Holdings plc

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**CLS Holdings plc ("CLS", the "Company" or the "Group")
Sale of The Brix, Essen for €60 million**

CLS is pleased to announce the unconditional exchange of The Brix, Kruppstrasse 16, Essen, a 21,797 sqm (234,621 sq. ft.) office building, for €60.0 million, in line with the 31 December 2025 valuation. Completion is expected in Q2 2026.

The Brix is located in Essen's central business district, approximately 500 metres from Essen Hauptbahnhof, with strong access to local and regional transport networks and major road connections across the Ruhr area.

Following the signing of a new 30-year lease with the City of Essen, CLS has comprehensively refurbished the building. The tenant has occupied the property since October 2025. The asset was acquired by CLS in April 2021 with vacancy of 28%, and the successful leasing and refurbishment have repositioned The Brix as a high-quality, sustainable office building providing long-term, secure income.

The proceeds from the sale will be used to pay down debt.

Fredrik Widlund, Chief Executive Officer of CLS Holdings plc, said:

"Following completion of the lease and refurbishment, we consider this the right time to crystallise the value of our investment through a disposal, improving the geographical focus of our German portfolio and reducing debt. The transformation of the building demonstrates our commitment to active asset management and to delivering high-quality, sustainable offices that meet the needs of long-term occupiers."

-ENDS-

For further information, please contact:

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