

**Information**  
**of the State Property Fund of Ukraine**  
**on sale of Large Privatization Object –state block of shares**  
**of the Joint-Stock Company "First Kyiv Machine-Building Plant"**  
**in the amount of 100.00% of the authorized capital**

**1. INFORMATION ON THE PRIVATIZATION OBJECT**

**1.1. Name of the privatization object:** a block of shares in the amount of 100% of the authorized capital of the Joint-Stock Company "First Kyiv Machine-Building Plant" (JSC "FKMBP").

**Location of the JSC "FKMBP":** legal address: 03680, Kyiv city, 49/2, Peremohy Avenue.

Postal address: 03680, Kyiv city, 49/2, Peremohy Avenue.

**Main activity of the JSC "FKMBP" according to NACE:** 28.99 - Production of other special-purpose machines and equipment.

**1.2. YeDRPOU (USREOU) code:** 14308569

**1.3. Subsidiary enterprises that are part of the JSC "FKMBP":**

1. SE "Plant "Standard" PJSC SIC "Bilshovyk"
2. SE "Zhashkivmash" PJSC SIC "Bilshovyk"
3. SE "Zhashkiv Heavy Machinery Plant" PJSC SIC "Bilshovyk"
4. SE "Canteen Industria" PJSC SIC "Bilshovyk"
5. SE "Zdorovya" PJSC SIC "Bilshovyk"
6. SE "Transyt" PJSC SIC "Bilshovyk"

**1.4. Amount of the authorized capital of the JSC "FKMBP" is:** 11,144, 930.00 UAH (eleven million one hundred forty-four thousand nine hundred and thirty hryvnias)  
The nominal value of the share is 0.25 UAH.

**Offered for sale:** state block of shares of the JSC "FKMBP" in the amount of 44,579,720 shares which is 100.00 % of the authorized capital of the Company.

**1.5. Average staff number of the JSC "FKMBP":** 292 persons (as of 30.06.2021).

**1.6. Volume and basic product (works, services) range:**

Name	2018	2019	2020	I half of 2021
26.62.20.00 Metal processing and coating on metals; machine processing of metal products	3,840	3,381	8,101	867
28.96.20.00 manufacture of parts (except for casting products) to machines for processing rubber or plastics and manufacturing products from these materials	12,340	9,594	11,094	600

28.96.10.00 manufacture of machines for processing rubber or plastics	2,400	0	0	0
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### 1.7. The main indicators of the business activity of the JSC "FKMBP" for the last three years and the I half of 2021

№ 3/п	Indicators	Unit of measure	2018	2019	2020	I half of 2021
<b>1.</b>	<b>Assets</b>	<b>thousand UAH</b>	361, 448	370, 680	380, 611	379, 851
2.	Fixed assets	thousand UAH	272, 554	274, 926	271, 634	269, 096
3.	Long-term financial investments	thousand UAH	-	-	-	-
4.	Current assets, including:	thousand UAH	85, 809	92, 035	105, 285	107, 098
4.1	Inventory	thousand UAH	52, 463	60, 427	49, 239	53, 744
4.2.	Total accounts receivable	thousand UAH	29, 042	27, 705	52, 261	49, 117
4.3.	Money and its equivalents	thousand UAH	1, 615	1, 747	443	740
5.	Equity	thousand UAH	34, 452	14, 118	(16, 109)	(58, 763)
6.	Long-term liabilities and collateral	thousand UAH	608	-	-	-
7.	Current liabilities and collateral	thousand UAH	326, 388	356, 562	396, 720	438, 614
8.	Total income, including:	<b>thousand UAH</b>	100, 691	116, 089	108, 897	40, 300
8.1	Net income from the products sale (goods, works, services)	thousand UAH	96, 049	105, 405	105, 741	39, 618
8.2	Other operating income	thousand UAH	4, 277	10, 594	2, 908	678
8.3	Other financial income	thousand UAH	4	1		
8.4	Other income	thousand UAH	361	89	248	4
9.	<b>Total expenses, including:</b>	<b>thousand UAH</b>	132, 105	136, 476	130, 157	55, 079
9.1	Cost of the products (goods, works, services) sold	thousand UAH	47, 884	46, 609	55, 984	17, 650
9.2	Administrative expenses	thousand UAH	70, 776	70, 034	66, 783	33, 900
9.3	Sales expenses	thousand UAH	201	449	252	1, 283
9.4	Other operating expenses	thousand UAH	5, 120	9, 922	6, 873	2, 245
9.5	Other expenses	thousand UAH	179	-	-	-
9.6	Financial expenses	thousand UAH	7, 641	9, 238	-	-
9.7	Income tax expense	thousand UAH	304	224	265	1
10.	<b>Net profit (loss) +,-</b>	<b>thousand UAH</b>	(31, 414)	(20 260)	(21, 260)	(14, 779)
11.	Average number of all employees	person	364	326	314	292
12.	All employees' wages fund	thousand UAH	23, 950	26, 179	27, 750	15, 552

13.	Average monthly salary	UAH	5, 483	6, 692	7, 365	8, 877
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**As at 30.06.2021:**

overdue accounts payable – UAH 85,075,814.65.

other accounts payable – 362,982,241.70 UAH.

wage arrears – 0 UAH.

wage taxes – UAH 33,600,286.45.

**1.8. Real estate objects of the JSC "FKMBP":**

The Company uses a total of 327 units of the real estate objects (buildings, constructions) with a total area of 207, 946. 52 sq. m.:

- production purpose - 48 units with the area of 186, 217.0 sq. m;
- administrative and auxiliary - 3 units with the area of 9, 658.5 sq. m;
- social and household purpose - 2 units with the area of 1, 056.4 sq. m;
- agricultural purposes - 3 units with an area of 866.2 sq. m;
- others - 53 units with the area of 1, 252.12 sq. m, including residential summer houses, guard houses, checkpoints, security houses, etc.

**1.8.1. Real estate objects of the SE "Canteen Industria":**

- The canteen building with an area of 2,696.7 sq. m (according to the technical passport for non-residential building from 28.04.2014, issued by LLC "Inventory Center").

**1.8.2. Real estate objects of the SE "Zhashkiv Heavy Machinery Plant" of the JSC "FKMBP":** the Company uses 17 real estate objects (buildings, structures) with a total area of 30,838.0 sq. m.

**1.8.3. Real estate object of the SE "Zhashkivmash" PJSC SIC "Bilshovyk":** the Company uses 8 real estate objects (buildings, structures) with a total area of 1983.0 sq. m.

**1.8.4. Real estate object of the SE "Plant "Standard" PJSC SIC "Bilshovyk":** no real estate objects.

**1.8.5. Real estate object of the SE "Zdorovya" PJSC SIC "Bilshovyk":** no real estate objects.

**1.8.6. Real estate object of the SE "Transyt" PJSC SIC "Bilshovyk":** no real estate objects.

**1.9. Information on the land plots**

Asset name	Asset location address	Land plot area (ha)	Cadastral number of a land plot	Intended use of the land plot	Form of ownership, ground for the right to use the land, information on encumbrance
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<b>JSC «FKMBP»</b>					
land plot	21, Chuhuiivskiyi provulok, Kyiv city	0.139029	69:012:015	Industrial lands	Communal property. Ground for the right to use: extract form technical documentation: №10-07592/2007 (monetary valuation -2016). No encumbrances.
land plot	4, Harmatna street, Kyiv city	2.3443	69:051:018	Industrial lands	Communal property. Ground for the right to use: extract form technical documentation: №10-07589/2007 (monetary valuation -2016). No encumbrances.
land plot	49/2, Peremohy Avenue, Kyiv city	6.336334	69:152:006	Industrial lands	Communal property. Ground for the right to use: extract form technical documentation: №10-07585/2007 (monetary valuation -2016). No encumbrances.
land plot	49/2, Peremohy Avenue, Kyiv city	26.610105	69:014:007	Industrial lands	Communal property. Ground for the right to use: extract form technical documentation: №10-07581/2007 (monetary valuation -2016). No encumbrances.
land plot	Cherkasy region, Drabivskiyi district, urban type village Shramkivka	6.48	No documents with the cadastral number of the land plot	Industrial lands	Communal property. Ground for the right to use: extract form the State Register No 181, dated 25.01.2011. No encumbrances.
land plot	Village Lozovyk, Makarivskiyi district, Kyiv region	1.4	No documents with the cadastral number of the land plot	Public lands	Communal property. Ground for the right to use: act No 85160 for the right to use land B 3085843. No encumbrances.
land plot	Trukhaniv island, Kyiv city	1.4772	800000000000, 66/438/0061	Water sports base	Communal property. Ground for the right to use: extract form the technical documentation No IO-05193/2007 (monetary valuation -2007). No encumbrances.
land plot	Nakhimova Street, urban type settlement Mykolaivka, Simferopol district, ARK, Pension "Bilshovyk"	6.2	No documents with the cadastral number of the land plot	land plot is allotted for recreation center	Communal property. Ground for the right to use: Act of land allocation, the State Act No. 014259 of 1986. No encumbrances.
land plot	Village Yevminova, Kozeletskiyi district, Chernihiv region, Recreation center "Desna"	1	No documents with the cadastral number of the land plot	land plot is allotted for recreation center	Communal property. Ground for the right to use: act No192 for the right to use land B 3085843. No encumbrances.
<b>SE "Zdorovya" PJSC SIC "Bilshovyk"</b>					
land plot	5, Prymorska Street, urban type settlement Zatoka B-Dnistrovskiyi district, Odesa region, Recreation center "Albatros"	1.55	No documents with the cadastral number of the land plot	Land for the construction of pension building	Communal property. Ground for the right to use: land lease agreement from 08.08.2002-08.08.2047 NoVAA No453796. No encumbrances.
<b>SE "Canteen Industria"</b>					
land plot	10/37, Hetmana V. Street, Kyiv city	0.2036	8000000000:69 :152:0030	Economic activity	Communal property. Ground for the right to use: extract from the database of the land cadastre No. 69152003. No encumbrances.
<b>SE "Zhashkivvazhmashbud" JSC "FKMBP"</b>					

land plot	3, Maslozavodska Street, Zhashkiv city	3.97	7120910100:02:002:113	Industrial enterprises	Communal property. Ground for the right to use: land lease agreement, dated 27.03.2018 No encumbrances.
<b>SE "Zhashkivmash" PJSC SIC "Bilshovyk"</b>					
land plot	3, Maslozavodska Street, Zhashkiv city	7.23	7120910100:02:002:1134	Industrial enterprises	Communal property. Ground for the right to use: land lease agreement, dated from 28.03.2018 to 28.03.2023. No encumbrances.
<b>SE "Plant "Standard" PJSC SIC "Bilshovyk"</b>					no land plot
<b>SE "Transyt" PJSC SIC "Bilshovyk"</b>					no land plot

## 1.10. Concluded real estate lease agreements

1.10.1. Lease agreements concluded on real estate of the JSC "FKMBP": 96 lease agreements.

№	Counterparty/Tenant	No contract	Contract Date	Expiration Date	Additional agreements	rented area (sq. m)	Amount of payment including VAT (UAH) per month
1	PRJSC "VF Ukraine"	ДО-69/Б-2021	01.07.2021	30.06.2022		13	11,000.00
2	LLC "Medical clinic - Valeriya"	ДО-12/Б-2018	01.04.2018	31.03.2020	ДУ №1 19.03.2019	92	15,640.00
3	LLC "SAVRAS-SERVICE"	684	23.08.2016	23.08.2036		3,100	263,500.00
		ДО-16/Б-2016 (226)	29.03.2016	29.03.2036		598.9	26,950.50
4	LLC "ALIARN"	ДО-13/Б-2016 (222)	29.03.2016	29.03.2036	-	598.8	26,946.00
		683	23.08.2016	23.08.2036	р/д №2 08.06.2017	2,467	259,035.00
5	LLC "ASPERA PROPERTY"	ДО-12/Б-2016 (223)	29.03.2016	29.03.2036	-	558.9	25,150.50
		687	23.08.2016	23.08.2036		1,360	122,400.00
6	LLC "VITSA-MONTAZH"	ДО-15/Б-2016 (225)	29.03.2016	29.03.2036		592.3	65,153.00
		292	08.06.2017	08.06.2037		1,151.2	151,958.40
		686	23.08.2016	23.08.2036	р/д №2 08.06.2017	1,080	102,600.00
7	LLC "SAKHEL"	ДО-17/Б-2016 (227)	29.03.2016	29.03.2036		170.3	7,663.50
						82.2	18,084.00
						210	46,200.00
		685	23.08.2016	23.08.2036	р/д №1 08.06.2017	40	18,000.00
8	LLC "BONTION CAPITAL"	ДО-14/Б-2016 (224)	29.03.2016	29.03.2036	-	156.2	18,744.00
		ДО-28/Б-2016 (508)	16.06.2016	16.06.2036	р/д №1 08.06.2017	35	1,925.00
9	LLC "ARLINE TRADE"	ДО-29/Б-2016 (509)	16.06.2016	16.06.2036		595	38,675.00
10	LLC "AGROMIL DISTRIBUTION"	ДО-27/Б-2016	16.06.2016	16.06.2036	р/д №1 09.06.2017	180	9,900.00
11	LLC TBD "OLDI"	ДО-17/Б-2018	01.07.2018	25.06.2021		1,995	83,790.00
					ДУ №1 09.06.2020	5,453.8	899,877.00
		ДО-15/1	09.06.2020	09.05.2023		980	138,180.00

						914	49,356.00
						5,925.1	278,479.70
12	PE Hasparian M.O.	ДО-13/Б-2019	01.07.2019	29.06.2022		589	35,340.00
						10	1,230.00
13	PP "Company Intelekt-K"	ДО-72/Б-2021	01.08.2021	31.07.2022	ДУ №1 01.08.2021	-	120.00
						874.5	34,980.00
		ДО-10/Б-2019	01.06.2019	30.05.2022		76.5	3,060.00
						360	14,400.00
14	LLC "CONCEPT MEDIA"					200	8,000.00
15	LLC "SAFE PLANET: QUALITY REVOLUTION"	ДО-30/Б-2017	01.11.2017	30.10.2020	ДУ №1 25.10.2018, ДУ №2 15.10.2019	103	6,180.00
16	LLC "MEDIAPOLICE UA"	ДО-11/Б-2019	01.06.2019	30.05.2022	ДУ №1 01.03.2020	1688.5	67,540.00
17	LLC "KT-STAL"	ДО-03/Б-2019	01.01.2019	31.12.2020	ДУ №1 12.12.2019	-	2,500.00
		ДО-01/Б-2021	01.03.2021	28.02.2022		1,010.00	30,300.00
18	LLC "SPETSPIDZEMINZHBU D"	ДО-52/Б-2021	01.06.2021	31.05.2022		-	5,000.00
		ДО-02/Б-2021	01.03.2021	28.02.2022		1,857.4	66,866.40
19	LLC "RENT SERVICE COMPANY"	ДО-03/Б-2021	01.03.2021	31.01.2024	ДУ №1 01.06.2021	88.5	12,478.50
		ДО-04/Б-2021	01.03.2021	28.02.2022		1,013.00	75,975.00
		ДО-58/Б-2021	01.06.2021	31.05.2022		-	2,812.00
20	LLC "Mist Asia"	ДО-59/Б-2021	01.06.2021	31.05.2022		-	4,466.00
		ДО-05/Б-2021	18.03.2021	17.03.2022		497	10,437.00
21	LLC " SAFETY AND SECURITY SERVICE "FENIX"	ДО-25/Б-2021	01.04.2021	31.03.2022		1,895	47,375.00
22	LLC "RIKKO-GROUP"	ДО-06/Б-2021	01.04.2021	31.03.2022		1,206	36,180.00
						302	26,878.00
						767.7	41,455.80
		ДО-07/Б-2021	01.04.2021	31.03.2022		230.4	15,436.80
23	PE Tkach Y.V.	ДО-08/Б-2021	01.04.2021	31.03.2022		250	5,250.00
24	PE Kovalchuk O.V.	ДО-09/Б-2021	01.04.2021	31.03.2022		900	130,500.00
		ДО-10/Б-2021	01.04.2021	31.03.2022		51	7,803.00
25	PE Alyoshina I.M.	ДО-11/Б-2021	01.04.2021	31.03.2022		158.5	22,982.50
		ДО-12/Б-2021	01.04.2021	29.02.2024	ДУ №1 01.06.2021	111	17,094.00
		ДО-13/Б-2021	01.04.2021	29.02.2024	ДУ №1 01.06.2021	109	15,696.00
26	PE Kyrychenko R.Y.	ДО-14/Б-2021	01.04.2021	29.02.2024	ДУ №1 01.06.2021	58.7	9,039.80
		ДО-15/Б-2021	01.04.2021	31.03.2022		40	6,120.00
		ДО-16/Б-2021	01.04.2021	31.03.2022		68	13,192.00
27	LLC "METTIS"	ДО-17/Б-2021	01.04.2021	31.03.2022		10	280.00
28	LLC "DTF AGENCY"	ДО-19/Б-2021	01.04.2021	31.03.2022		453.4	36,272.00
29	LLC "River Sunset"	ДО-20/Б-2021	01.05.2021	30.04.2022		155.7	24,444.90

		ДО-21/Б-2021	01.05.2021	30.04.2022		89.3	14, 555.90
30	LLC "Ukrainski litalni aparaty"	ДО-22/Б-2021	01.05.2021	30.04.2022		155	23, 870.00
		ДО-23/Б-2021	01.05.2021	30.04.2022		48	3, 840.00
31	LLC "Detalprombud"	ДО-60/Б-2021	01.07.2021	30.06.2022		-	500.00
32	PE "Techmashservice"	ДО-24/Б-2021	01.05.2021	30.04.2022		44	3, 520.00
33	LLC "Leonis Marble"	ДО-26/Б-2021	01.05.2021	30.04.2022		38.5	6, 391.00
34	PE Brendak M.M.	ДО-27/Б-2021	01.04.2021	03.03.2022		44.5	7, 120.00
35	JC "BANK "PORTAL"	ДО-28/Б-2021	01.05.2021	30.04.2022		1,000	115, 000.00
36	LLC "ORTC"	ДО-29/Б-2021	01.05.2021	31.03.2024		136	11, 016.00
		ДО-30/Б-2021	01.05.2021	31.03.2024		429.4	35, 210.80
37	TOB "Globalna Struktura"	ДО №12	11.03.2020	10.02.2023		220.3	19, 827.00
						1,103.3	144, 532.30
		ДО-31/Б-2021	01.05.2021	31.03.2024		733.2	41, 792.40
38	LLC "Global ultra service"					162.4	10, 393.60
						1,009	132, 179.00
		ДО-32/Б-2021	01.05.2021	31.03.2024		363.3	26, 520.90
						299.2	17, 054.40
39	LLC "Smart ultra service"					50.5	3, 232.00
40	PE Kuliev S. G.	ДО-33/Б-2021	01.04.2021	31.03.2022		110	4, 950.00
41	LLC " Center for Independent Social Research "OMEGA"	ДО-34/Б-2021	01.05.2021	30.04.2022		149	9, 983.00
		ДО-35/Б-2021	01.05.2021	20.04.2022		24.9	2, 265.90
						93.4	2, 148.20
42	PE Skuridin A.V.					56	1, 736.00
						225	32, 625.00
		ДО-36/Б-2021	01.05.2021	30.04.2022		14.8	2, 072.00
43	LLC "DIFRANO UNION"	ДО-09	28.02.2020	31.01.2023		288	21, 888.00
						180	14, 580.00
44	LLC "NK SERVICE GROUP"	ДО-37/Б-2021	01.06.2021	31.05.2022		131	3, 013.00
45	LLC "YEVROTRANSGROUP"	ДО-38/Б-2021	01.05.2021	30.04.2022		100	5, 000.00
		ДО-39/Б-2021	01.03.2021	28.02.2022		5	10, 300.00
46	LLC "Lifecell"	ДО-40/Б-2021	01.03.2021	28.02.2022		10	9, 600.00
						246.1	65, 177.12
		ДО-41/Б-2021	25.05.2021	24.04.2024		30.5	19, 179.32
						66,8	36, 951.76
						28.4	8, 974.97
47	LLC "Kuba Kemp"						1, 120.39
48	PE Molchanov O.I.	ДО-42/Б-2021	01.06.2021	31.05.2022		25.2	3, 780.00
						71.4	7, 140.00
49	LLC "Production Company "AKVANT"	ДО-43/Б-2021	01.06.2021	31.05.2022		136.3	5, 452.00

50	LLC " TRADING HOUSE "PRESS"	ДО-44/Б-2021	01.06.2021	31.05.2022		472.3	35, 422.50
51	LLC "Ukrspetsekotrade"	ДО-45/Б-2021	01.06.2021	30.04.2024		261	34, 974.00
		ДО-46/Б-2021	01.06.2021	30.04.2024		14	616.00
		ДО-47/Б-2021	01.06.2021	30.04.2024		100	3, 600.00
		ДО-48/Б-2021	01.06.2021	31.05.2022		50	1, 800.00
52	LLC "Kyitekhnо"	ДО-48/Б-2021	01.06.2021	31.05.2022		62.9	5, 346.50
53	PE Yarynovska A. O.	ДО-49/Б-2021	01.06.2021	31.05.2022		21.2	1, 802.00
54	PO "Sports club "Aurum"	ДО-50/Б-2021	01.06.2021	31.05.2022		200	14, 400.00
55	LLC "Budavtotrans LTD"	ДО-51/Б-2021	01.06.2021	31.05.2022		-	2, 200.00
		ДО-56/Б-2021	01.06.2021	31.05.2022		490	37, 730.00
		ДО-71/Б-2021	01.07.2021	30.06.2022		305	25, 925.00
56	LLC "Kavalier Catering Plus"	ДО-53/Б-2021	11.06.2021	30.04.2024		342	43, 776.00
57	PE "Tiger Catering Plus"	ДО-54/Б-2021	11.06.2021	30.04.2024		92	3, 312.00
						32	2, 144.00
						421	53, 888.00
58	LLC "Shato Catering Plus"	ДО-55/Б-2021	11.06.2021	30.04.2024		13.5	1, 647.00
						144	12, 240.00
						16.5	561.00
59	LLC "REALLINE"	ДО-57/Б-2021	01.07.2021	30.06.2022	ДУ №1 01.07.2021	10	1, 570.00
						-	120.00
60	PRJSC "Kyivstar"	ДО-61/Б-2021	01.05.2021	30.04.2022		12	9, 168.00
		ДО-62/Б-2022	01.05.2021	30.04.2022		12	8, 000.00
		ДО-63/Б-2023	01.05.2021	30.04.2022		12	9, 168.00
61	LLC "Stels"	ДО-64/Б-2021	01.07.2021	30.06.2022	ДУ №1 01.07.2021	205	16, 400.00
						20	3, 060.00
						-	120.00
62	PE Borovets V.F.	ДО-65/Б-2021	01.07.2021	30.06.2022		-	2, 781.00
63	LLC "KOSMONOVA"	ДО-66/Б-2021	01.07.2021	30.06.2022		214.2	31, 915.80
64	LLC "BILINK"	ДО-67/Б-2021	01.07.2021	30.06.2022		5	400.00
64	LLC "BILINK"	ДО-68/Б-2021	01.07.2021	30.06.2022		1	500.00

### 1.10.2. Concluded real estate lease agreements

**SE "Canteen Industria JSC "FKMBP" – 13 lease agreements.**

<i>№</i>	<i>Counterparty/Tenant</i>	<i>No contract</i>	<i>Contract Date</i>	Expiration Date	<i>rented area (sq. m)</i>	<i>Amount of payment per month including VAT (UAH)</i>
1	PRJSC "VF Ukraine"	№1-545	31.05.2019	25.05.2022	8.0	11, 008.00
2	LLC "TORGUNIVERSAL-1"	№01/04/2021	01.04.2021	01.04.2024	200.0	27, 000.00
		№02/03/2021	02.03.2021	31.12.2023	398.8	127, 616.00
3	LLC "VIKONCENTR"	№03	15.02.2021	15.02.2023	132.8	22, 576.00
4	PRJSC "KYIVSTAR"	№1-33	04.01.2019	30.11.2021	4.0	9, 801.00
5	PE GARANT-ENERGO	№1-63	01.11.2019	01.11.2021	90.0	8, 976.00



					145.0	10,925.00
6	PE Stretovych L.V.	№1-546	02.06.2021	03.06.2023	10.5	2,096.00
		№1-582	30.06.2021	01.07.2023	12.0	1,638.00
7	PE Bublik. Y.O.	№08	01.11.2020	01.11.2022	26.0	1,352.00
8	LLC "Ukrspetsekotreid"	07/06/2021	07.06.2021	07.05.2024	170.0	25,500.00
9	Surkov Oleksandr Anatoliyovych	№1-0203/20	02.03.2020	02.02.2023	3.06	612.00
		№29/04/2021	29.04.2021	31.03.2024	3.06	612.00
10	PE Prelko O. O.	01/07/2021	01.07.2021	30.06.2023	70.0	29,400.00
11	PE Kovalenko O. V.	01/01/07/2021	01.07.2021	30.06.2023	5.0	6,240.00
12	PE Kovalenko O.I.	01/02/07/2021	01.07.2021	30.06.2023	320.0	64,000.00
13	PE Mozoliov O.M.	№1-0104/20 від 01.04.20	01.04.2021	01.03.2023	3.06	612.00

### 1.10.3. Concluded real estate lease agreements

#### SE "Zhashkiv Heavy Machinery Plant" of the JSC "FKMBP" – 7 lease agreements.

№	Counterparty/Tenant	No contract	Contract Date	Expiration Date	rented area (sq. m)	Amount of payment per month including VAT (UAH)
1	SUMMIT GROUP	No 1-2	02.03.2020	02.03.2022	171	5,224.85
2	SUMMIT GROUP	No 1-3	02.03.2020	02.03.2022	1,080	33,001.55
3	SUMMIT GROUP	No 1-4	02.03.2020	02.03.2022	36	2,015.64
4	SUMMIT GROUP	No 1-5	02.03.2020	02.03.2022	36	1,099.96
5	SUMMIT GROUP	No 1-6	02.03.2020	02.03.2022	1,620	48,850.21
6	PRIDE INDUSTRY LTD	No 1-7	02.03.2020	02.03.2022	140	7,921.58
7	PRIDE INDUSTRY LTD	No 1-8	02.03.2020	02.03.2022	1,080	33,001.55

1.10.4. Real estate object of the SE "Plant "Standard" PJSC SIC "Bilshovyk": no real estate lease agreements.

1.10.5. Real estate object of the SE "Zhashkivmash" PJSC SIC "Bilshovyk": no real estate lease agreements.

1.10.6. Real estate object of the SE "Zdorovya" PJSC SIC "Bilshovyk": no real estate lease agreements.

1.10.7. Real estate object of the SE "Transyt" PJSC SIC "Bilshovyk": no real estate lease agreements.

### 1.11. The volumes of emissions and discharges of pollutants into the environment, waste generation and disposal, information on payment of environmental fees and charges.

As of 30.06.2021 (1st half of 2021):

- actual emissions: 0.123 tons;
- the volume of environmental fees and payments: 92.99 UAH.

## 2. AUCTION INFORMATION

- 2.1. Auction method:** auction with conditions.
- 2.2. Starting price of the Object:** 1,389,017,000 UAH (one billion three hundred and eighty-nine million seventeen thousand UAH, 00 kopecks).
- 2.3. Auction step:** 20,000,000 UAH (twenty million UAH, 00 kopecks).
- 2.4. Auction organizer name:** State Property Fund of Ukraine, Kyiv city, 18/9 Henerala Almazova Street,  
website address: <http://www.spfu.gov.ua>, <http://privatization.gov.ua>.  
For details, call +38 (044) 200-32-50; (044) 200-32-39.  
[dyshlovy@spfu.gov.ua](mailto:dyshlovy@spfu.gov.ua)  
Opening hours of the auction organization service: from 09.00 a.m. to 4.00 p.m.
- 2.5. Date, time and place of the auction:** **October 27, 2021 at 11.00 a.m.** in the premises of the State Property Fund of Ukraine ( 18/9, Henerala Almazova Street, Kyiv city).
- 2.6. Registration of the participants is held on October 27, 2021 from 09.00 a.m. to 10.50 a.m. at the address:** 18/9, Henerala Almazova Street, Kyiv city (the premises of the State Property Fund of Ukraine).
- 2.7. Deadline for the submission of applications for the participation in the auction:** acceptance of the auction documentation (application for participation in the auction and supporting documents) starts from the date of publication of the information on privatization. Acceptance of the auction documentation ends **on October 19, 2021 at 4.00 p.m.**  
The list of documents is determined by the Law of Ukraine "On Privatization of State and Communal Property" and the Procedure for the Sale of Large-Scale Privatization State Property Objects, approved by the Resolution of the Cabinet of Ministers of Ukraine of May 10, 2018 № 386.
- 2.8. Amount of the guarantee fee:** 69,450,850.00 UAH (sixty-nine million four hundred and fifty thousand eight hundred and fifty UAH, 00 kopecks).
- 2.9. Amount of the registration fee:** 60,000.00 UAH (sixty thousand UAH, 00 kopecks).
- 2.10. Bank institution name, address and account numbers opened for making a guarantee fee, a registration fee and settlements for the purchased objects**
- 2.10.1. The details for the payment of the guarantee fee, the registration fee and for the settlements for the Purchased object IN NATIONAL CURRENCY:**

<b>Guarantee fee</b>	Recipient: State Property Fund of Ukraine Account No UA338201720355269003001005357 (for crediting guarantee contributions) Recipient's bank: State Treasury Service of Ukraine, Kyiv YeDRPOU (USREOU) code: 00032945 Purpose of payment: a guarantee fee for participation in the auction for the sale of the shares of JSC "FIRST KYIV MACHINE-BUILDING PLANT"
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<b>Registration fee</b>  <b>Settlements for the purchased object</b>	Recipient: State Property Fund of Ukraine Account No UA138201720355559003009005357 (for crediting registration fees, payment of funds under agreements of sale, fines, penalties, others revenues related to privatization) Recipient' bank – State Treasury Service of Ukraine, Kyiv YeDRPOU (USREOU) code: 00032945 Purpose of payment: registration fee for participation in the auction for the sale of the block of shares of JSC "FIRST KYIV MACHINE-BUILDING PLANT"
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**2.10.2. The details for the payment of the guarantee fee, the registration fee and for the settlement of the Purchased Object in FOREIGN CURRENCY**

<b>Guarantee fee</b>  <b>Registration fee</b>  <b>Settlements for the purchased object</b>	<b>Recipient:</b> The State Property Fund of Ukraine <b>Address:</b> 18/9 Henerala Almazova Street, Kyiv, Ukraine <b>Account:</b> UA263223130000025206010023277 Bank of receiver: Joint-Stock company "State Export Import Bank of Ukraine" <b>Address:</b> 127 Antonovycha Street, Kyiv, Ukraine SWIFT: EXBSUAUX YeDRPOU (USREOU) code: 00032945 <b>Purpose of payment:</b> Registration fee/guarantee fee/settlements for the purchased object for participation in the auction for the sale of the shares of JSC "FIRST KYIV MACHINE-BUILDING PLANT"	<b>Recipient:</b> The State Property Fund of Ukraine <b>Address:</b> 18/9 Henerala Almazova Street, Kyiv, Ukraine <b>Account:</b> UA263223130000025206010023277 Bank of receiver: Joint-Stock company "State Export Import Bank of Ukraine" <b>Address:</b> 127 Antonovycha Street, Kyiv, Ukraine SWIFT: EXBSUAUX YeDRPOU (USREOU) code: 00032945 <b>Purpose of payment:</b> Registration fee/guarantee fee/settlements for the purchased object for participation in the auction for the sale of the shares of JSC "FIRST KYIV MACHINE-BUILDING PLANT"
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**2.11.** The potential Buyer shall be entitled instead of the guarantee fee for the participation in the auction to provide a bank guarantee in the amount of the guarantee fee – UAH 69,450,850.00 UAH (sixty-nine million four hundred and fifty thousand eight hundred and fifty hryvnias, 00 kopecks). The bank guarantee shall be provided in accordance with Article 14 of the Law of Ukraine "On Privatization of State and Communal Property" and Resolution of the National Bank of Ukraine of 03.08.2021 No. 82 "On Approval of the Form and Conditions of the Bank Guarantee".

**2.12. Time and place of acquaintance with the object: daily on weekdays from 09.00 a.m. to 06.00 p.m., at the address: 49/2, Peremohy Avenue, Kyiv city.**

Upon the written request of the potential Buyers who have concluded the Confidentiality Agreement with the Privatization authority, the state privatization authority shall provide the permission to visit the JSC "FKMBP" in accordance with paragraph 15 of the

Procedure for the Sale of Large-scale Privatization State Property Object, approved by the Resolution of the Cabinet of Ministers of Ukraine of May 10, 2018 No.386.

**Name of contact person:** Serhii Dubovyk, Head of the Large-Scale Privatization Division of the Privatization Department of the State Property Fund of Ukraine  
Phone +38 (044) 200-33-24, 200-35-84; dubovyk@spfu.gov.ua

### **3. INFORMATION ON THE CONDITIONS UNDER WHICH THE OBJECT IS PRIVATIZED.**

#### **3.1. The conditions of sale:**

- 3.1.1.** preservation of the main activity of the Company. Preservation of the main activity of the Company, including, will be considered to be the preservation of the Company's activities at the facilities of the Subsidiary Enterprise "Zhashkiv Heavy Machinery Plant" of the JSC "Firs Kyiv Machine-Building Plant" (hereinafter referred to as the SE "Zhashkivvazhmashbud" JSC "FKMBP"). This condition does not deprive the Buyer of the right to keep the main activity of the Company at any other production facilities in Ukraine. The Buyer must provide access to representatives of the state privatization body on the territory of SE "Zhashkivvazhmashbud" JSC "FKMBP" (other production facilities) to check the Buyer's compliance with the terms of the sale and purchase agreement on the preservation of the main type of activity of the Company;
- 3.1.2.** making investments for technical rearmament, modernization of production and energy modernization of SE "Zhashkivvazhmashbud" JSC "FKMBP" in the amount of not less than UAH 57,012,332.00 within 3 (three) years from the date of transfer to the Buyer of ownership of the purchased block of shares. Before reaching the total amount, investments must be at least UAH 15,000,000.00 annually starting from January 2022;
- 3.1.3.** fulfillment of mobilization tasks set for the Company;
- 3.1.4.** payment of wage and budget debts that existed on the date of transfer to the Buyer of ownership of the purchased block of shares no later than the specified terms:
- 3 (three) months from the date of transfer of ownership of the acquired block of shares – debts to pay the Unified Contribution to compulsory state social insurance, pensions on preferential terms and payment of wages (if any);
  - 6 (six) months from the date of transfer of ownership of the acquired block of shares – debts to pay taxes and fees, customs and other payments to the budget.
- Payment of overdue accounts payable of the Company formed on the date of transfer of ownership of the acquired block of shares;
- 3.1.5.** preventing the occurrence of tax debt, the payment of which is overdue for more than 30 (thirty) calendar days;
- 3.1.6.** social guarantees for the employees of the Company in accordance with the requirements of labor legislation;

- 3.1.7.** prohibition of dismissal of employees of a privatized Company at the initiative of the new owner or a body authorized by him within six months from the date of transfer of ownership to him;
- 3.1.8.** execution of collective agreements in force and after the expiration of their validity the conclusion of a new collective agreement with the labor collective of the Company;
- 3.1.9.** compliance with the requirements and additional restrictions of environmental legislation;
- 3.1.10.** in case of detection (from the moment of detection) proper use, maintenance and storage of state property, which in the process of creating the Company was not included in its authorized capital, but remained on its balance;
- 3.1.11.** directing in the legislatively established terms of dividends to the State Budget of Ukraine in accordance with the basic norms of deduction of part of the net profit for the payment of dividends approved by the Cabinet of Ministers of Ukraine, based on the results of the financial and economic activities of the Company in 2021 (for the period that the state, represented by the State Property Fund of Ukraine, owned before its sale in 2021);
- 3.1.12.** within 45 calendar days from the date of transfer of ownership of the block of shares of the Company to pay the State Property Fund expenses for payment of services of an advisor - KPMG-Ukraine Ltd involved to provide advisory services in preparation for privatization and sale of 100 percent of shares of the Joint-Stock Company "First Kyiv Machine-Building Plant" in accordance with agreement dated of October 06, 2020 No 220 and the Order of the Cabinet of Ministers of Ukraine dated of December 16, 2020 No. 1577-p, to the account of the Seller No. UA 798201720343150002000005357, the State Treasury Service of Ukraine, city of Kyiv, YeDRPOU (USREOU) code: 00032945, Recipient of funds: the State Property Fund of Ukraine, in the amount of 1,723,622 UAH (including VAT 287,270.33 UAH) and a variable part of the remuneration in the amount of 1.39 percent of the value of the sold block of shares of the Company;
- 3.1.13.** payment of remuneration to the Head of the Company for promoting privatization in accordance with the terms of the contract within 3 (three) months from the date of transfer of ownership of the acquired block of shares;
- 3.1.14.** transfer in favor of "Ukroboronprop" enterprises of the equipment in accordance with the annex to these conditions (hereinafter referred to as the "Annex").  
The condition becomes invalid if:
  - the enterprise, which is part of the state concern "Ukroboronprom", within 9 (nine) months from the date of transfer to the Buyer of ownership of the acquired block of shares, did not initiated the conclusion of an agreement on the transfer of equipment specified in the Annex by sending a written request to the Company;
  - within 6 (six) months from the date of submission by the Company of the proposal to conclude an agreement (offer), the enterprise, which is part of the state concern "Ukroboronprom", did not take the offer, and the parties did not reach

agreement on the conclusion of the contract on other terms;

- within 6 (six) months from the date of sending the offer by the Company, the enterprise, which is part of the state concern "Ukroboronprom", did not dismantle and export the equipment.

Buyer:

- within 3 (three) calendar months from the date of transfer of ownership of the acquired block of shares, it is obliged to inform the enterprises specified in the Annex about the acquisition of ownership of the acquired block of shares;
- within 1 (one) month from the date of receipt of the relevant application of the enterprise, which is part of the state concern "Ukroboronprom", must ensure the referral to the enterprise that initiated the conclusion of the contract, the proposal to conclude an agreement (offer), the term for acceptance of which is 6 (six) months from the date of its referral, including two copies of the contract signed by the Company.

The transfer must be carried out free of charge.

**3.1.15.** fulfillment of obligations under the agreement on compensation of costs for the maintenance of engineering plumbing networks No. 2113-21 of July 27, 2021;

**3.1.16.** unhindered access for business activities by the State Enterprise "Design Bureau "Artillery Armament" (hereinafter referred to as the "SE DBAA") to the buildings and structures of SE DBAA from the date of transfer of ownership of the acquired block of shares.

The term for the fulfillment of the Buyer's obligations regarding conditions that do not have a specified period for their fulfillment, except for mobilization tasks, is five years from the date of transfer to the Buyer of the ownership of the Company's block of shares.

## 4. OTHER INFORMATION

### 4.1. Information on the advisor: KPMG-Ukraine Ltd

address: 32/2 Moskovska Street, floor 17, Kyiv city, 01010

contact persons:

**Oleh Neplyakh**, partner, Head of Corporate Finance, tel. +38 067 214 64 71

Oleksandr Nesteruk, Head of Financing Department of Limited Liability Company "Corporate Finance BDO", tel. +38 (067) 40 83 842.

E-mail: [oneplyakh@kpmg.com](mailto:oneplyakh@kpmg.com)

**Illia Segeda**, M&A Principal, tel. +38 066 997 85 03

- 4.2.** After the publication of the Information on Privatization, the potential Buyers shall apply to the State Property Fund of Ukraine in written form **not later than on October 04, 2021** to receive an information package and draft agreement for the sale of the block of shares. Obtaining the information package and the draft agreement of sale is possible if the Confidentiality Agreement is concluded.

The potential Buyers submits proposals and comments to the draft agreement



Comments and proposals to the draft agreement for sale are provided in accordance with the Procedure for Providing by Potential Buyers of Large-scale Privatization of Comments and Proposals to the Draft Agreement of Sale, approved by the Fund's order of 21.05.2018 No. 672, registered by the Ministry of Justice of Ukraine on June 7, 2018 No. 687/32139.

The acceptance of proposals and comments from potential Buyers to the draft agreement of sale of the block of shares ends **on October 06, 2021 at 4.00 p.m.**

Deadline for obtaining the potential Buyers the approved final draft agreement of sale, which may not be amended, **not later than on October 11 , 2021.**

**Address of the acceptance of auction documentation, proposals and comments to the draft agreement of sale, receipt of information package, permission to visit the Company and the final draft agreement of sale:** 18/9, Heneralna Almazova Street, Kyiv city, State Property Fund of Ukraine, daily from 9.00 a.m. to 4.00 p.m., on Fridays from 9.00 a.m. to 2.45 p.m. and on pre-holiday days: from 9.00 a.m. to 3.00 p.m.

**Contact persons:**

**Liudmyla Slyva**, Head of the Unit on Objects Preparation for Sale of the Division on Large-Scale Privatization of the Privatization Department, tel. +38 (044) 200-32-39, 200-33-51; [slm@spfu.gov.ua](mailto:slm@spfu.gov.ua).

**Maia Pereverzieva**, Deputy Head of the Division - Head of the Unit for Interaction with Advisors of the Large-scale Privatization of the Privatization Department, tel. +38 (044) 200-33-25, 200-32-21; [maya@spfu.gov.ua](mailto:maya@spfu.gov.ua).

- 4.3.** The Buyer of the state block of shares of the JSC "FKMBP" must comply with the requirements established by Article 8 of the Law of Ukraine "On Privatization of State and Communal Property".

In accordance with the requirements of Article 20 of the Law of Ukraine "On Privatization of State and Communal Property" in cases stipulated by the legislation on the protection of economic competition, the Buyer is obliged to obtain permission from the Antimonopoly Committee of Ukraine for the direct or indirect acquisition of shares in the amount that ensures the achievement or excess of 25 or 50 percent of votes in the highest governing body of the relevant business entity , as well as assets in the form of a property complex or structural unit of a business entity (hereinafter referred to as the "Merger Permit"). The procedure for submitting and considering an application for the Merger Permit is established by the legislation on the protection of economic competition.

**Annex**  
**to the Information on sale of Large Privatization Object –**  
**state block of shares of the Joint-Stock Company**  
**"First Kyiv Machine-Building Plant"**

**List of equipment transferred in favor of enterprises that are part of the state concern "Ukroboronprom"**

№	Name of equipment	Inventory number
<b>SE "45 Experimental Mechanical Plant"(YeDRPOU (USREOU) code 08341806)</b>		
1	Lathing and screw-cutting station TC-70	№7418
2	Lathing and screw-cutting station 16K20	№ 5256
3	Lathing and screw-cutting station 16K20	№ 5899
4	Lathing and screw-cutting station 1K62	№ 6509
5	Lathing and screw-cutting station 1K625	№ 3115
6	Vertical drilling machine 2H125	№ 5416
7	Vertical drilling machine 2H125	№ 5792
8	Vertical milling machine	№ 5958
9	Welding plate	№ 98004009
<b>SE "Design Bureau of Artillery Armament"( YeDRPOU (USREOU) code 34297075)</b>		
1	Lathing and screw-cutting station16K40Φ101	№ 7073
2	Universal milling machine 67K25ΠΦ2	№ 6779
3	Universal milling machine 67K25ΠΦ20	№ 6797
4	Electrotelfer (lifting mechanism, harvesting site)	№ 6528
5	Styloscope stationary "SPECTR"	№ 17408
6	Stationary solid tester TC2M	№ 16112
7	Stationary solid tester TK2M	№ 16040
8	Tooling on the machine PT601 (workshop № 3)	
9	Profilometer	№ 7571
<b>SE Scientific and Technical Complex "Plant of Precision Mechanics" ( YeDRPOU (USREOU) code 23831376)</b>		
1	Flat-grinding machine 3Л722В	№ 6530
2	Lathing station ИЖ 2504ТВ	№ 6532
3	Lathing station ИЖ 240 TC	№ 7254
4	Hydro-press	№ 3941
5	Microscope NEOPHOT 32	№ 17665
6	Styloscope «SPECTR»	№ 17408
7	Solid tester	№ 16112
8	Solid tester	№ 16040
9	Lathing station	№ 5899
<b>SE "Radiovymiryvach" ( YeDRPOU (USREOU) code 14308109)</b>		
1	Rotary lathe machine, type 1516Φ1, for boring of dimensional details	№ 6229
2	Gearing machine, type 5B150, for the manufacture of dimensional gears	№ 2565
<b>SE "Zhytomyr Armored Plant" ( YeDRPOU (USREOU) code 07620094)</b>		
1	Universal milling machine FU 400	№ 7323
2	Universal milling machine ΦУ-321	№ 6643