

**Oikos Housing d.o.o.**  
Miklavška cesta 67  
2311 Hoče, Slovenija

*Addressed to:*

**Oikos Resorts d.o.o.**  
Ulica Krešimira Filića 36  
42000 Varaždin

December 19, 2024

**Subject:** Termination of Real Estate Lease Agreement

To Whom It May Concern,

We are writing to formally notify you that, effective December 19, 2024, Oikos Housing d.o.o., is terminating the Real Estate Lease Agreement concluded on March 7, 2024 for the property located on the island of Pag, cadastral municipality Novalja-Nova, cadastral plots 4058/3, 4058/4, 4058/5, 4088/9, 4088/10, 4088/2, 4085/2, 4084, 4086, 4088/1, 4088/6, 4088/7, 4088/8, 4081, 4085/1, due to non-payment of rent and inability to perform the obligations under the Real Estate Lease Agreement.

As of today, the rent payment due on October 8, 2024, remains unpaid, which constitutes a breach of the Real Estate Lease Agreement. Furthermore, considering the currently revealed financial condition of the company Oikos Resorts d.o.o., it is evident that the company is permanently unable to fulfill its obligations under the respective agreement, as well as under other agreements concluded by the company Oikos Resorts with third parties.

In accordance with the terms of our lease and applicable laws, Oikos Resorts d.o.o. is required to vacate the property within 90 days. Please ensure that the property is returned in fully functional condition, in accordance with the relevant provisions of the Real Estate Lease Agreement.

Thank you for your attention to this matter.

Sincerely,

Oikos Housing d.o.o.,  
represented by Pēteris Kadišs

