

17 December 2025

# News Release

## **Ad hoc message pursuant to Art. 53 LR: UBS «Siat»: Capital increase successfully completed**

**From 4 to 12 December 2025, UBS Switzerland AG carried out a capital increase with subscription rights for UBS (CH) Property Fund – Swiss Residential «Siat».**

Basel, 17 December 2025 – The capital increase for UBS (CH) Property Fund – Swiss Residential «Siat» was successfully completed. All new shares were fully subscribed, resulting in the fund receiving new assets amounting to approximately CHF 177 million.

As communicated at the time of the [transaction terms](#), a large portion of the proceeds from the issue will be used for the recently completed redevelopment of the residential property «Tivoli Garten» in Spreitenbach as well as total renovations in Zurich, Basel, Winterthur and Neuchâtel. The remaining proceeds from the capital increase will primarily be used to acquire additional properties, to finance refurbishments and development projects, and to repay debt.

The publication of the issue results will take place on Wednesday, 17 December 2025 after the close of trading at [www.swissfunddata.ch](http://www.swissfunddata.ch).

Further information on the Swiss real estate funds can be found at [www.ubs.com/realestate-switzerland](http://www.ubs.com/realestate-switzerland). The latest information on market prices, premiums and distribution yields can be found at [www.ubs.com/fundgate](http://www.ubs.com/fundgate).

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Prospectuses, key information document, the articles of association or the management regulations as well as annual and semi-annual reports of UBS funds are available in a language required by the local applicable law free of charge from UBS Asset Management Switzerland AG, c/o UBS AG, Bahnhofstrasse 45, 8001 Zürich or from UBS Fund Management (Switzerland) AG, P.O. Box, CH-4002 Basel.

A summary of investor rights in English can be found online at: [ubs.com/funds](https://ubs.com/funds).

More explanations of financial terms can be found at [ubs.com/glossary](https://ubs.com/glossary)

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