

SUPPLEMENTARY INFORMATION TO THE PROSPECTUS DATED 7 NOVEMBER 2007

for the public offer

as well as for admission to trading on the Second Regulated Market (*Geregelter Freiverkehr*)
of the Vienna Stock Exchange

in the total amount of up to EUR 70,000,000

"Offering of EUR 50,000,000 Perpetual Junior Subordinated Fixed to Floating Rate Bonds" of Swietelsky Baugesellschaft m.b.H. ISIN AT0000A07LU5

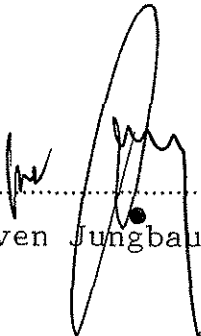
According to sec 7 para 5 Austrian Capital Market Act (*Kapitalmarktgesetz*) the following
supplementary information is provided with regard to the Prospectus dated 29 October 2007
and the supplement to the Prospectus dated 2 November 2007 for the "Offering of EUR
50.000.000 Undated Subordinated Notes of 2007" of Swietelsky Baugesellschaft m.b.H.:

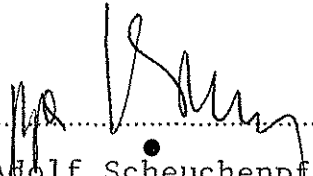
Issue Price/Emissionspreis:	101.956%
Fixed Remuneration Rate/Festvergütungssatz:	7.75% p.a.
Floating Remuneration Rate/Variabler Vergütungssatz:	3-months-EURIBOR plus 5.85% p.a.
Margin/Marge:	5.85% p.a.
Adjusted Yield/Angepasste Rendite:	Bund plus 0.75%

The volume of the offering has been increased to a total amount of EUR 70,000,000.

Issuer:

Swietelsky Baugesellschaft m.b.H.


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Sven Jungbauer


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Adolf Scheuchenpflug