

PROJECT PORTFOLIO



Extensive project portfolio

	Remaining investment SEK m
Ongoing projects	1,700
Potential project starts in 2017	2,000
Potential projects after 2017	9,000
	12,700



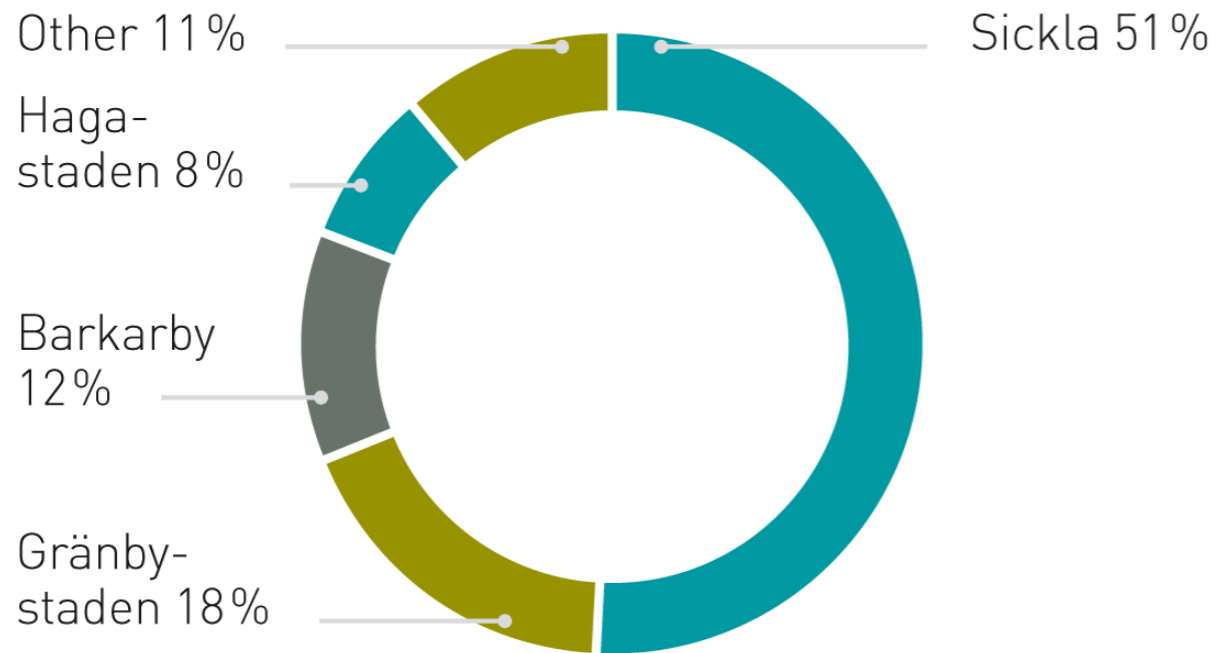
Ongoing projects

	Total investment , SEK m	Remaining investment SEK m	Book value, SEK m
New builds and extensions	2,280	1,480	964
Reconstruction	260	210	558
	2,540	1,690	1,522

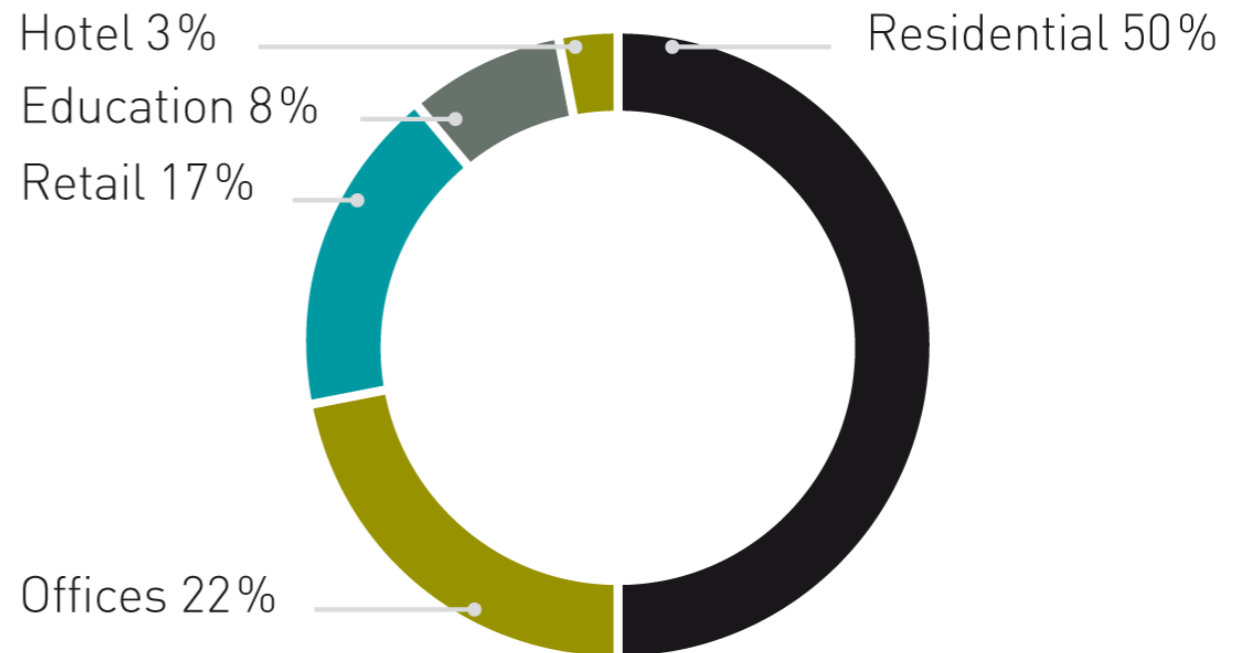


Attractive and diversified project portfolio

Potential projects by area



Potential projects by premises type



Potential of project portfolio

Residentials

- 215,000 m² GFA
- 18% within detailed development plan, 95% own land, 75% in Sickla
- Book value approx. SEK 4,000/m² estimated GFA

Commercial

- 214,000 m² GFA
- 58% within detailed development plan, 53% own land
- Book value approx. SEK 2,000/m² estimated GFA







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MODE & INREDNINGS-
KVARTEREN

FRAMTIDENS
MODE
FRAMTIDENS
HANTVERK



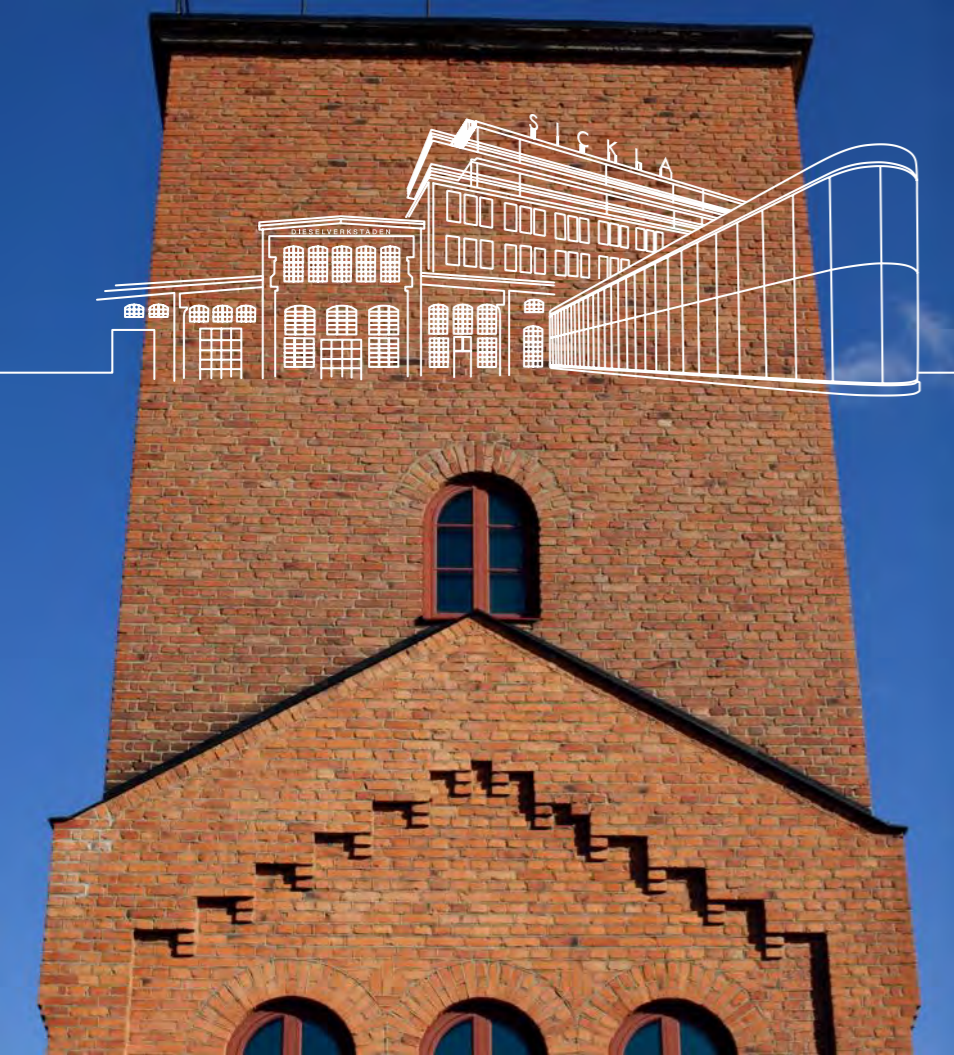
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FRÅN HISTORISKA LOKALER TILL FUTURISTISKT MODERNT



VISION SICKLA
 SICKLA IS THE HUB IN A NEW PART OF STOCKHOLM.
 WE ARE DEVELOPING A VARIED AND EXCITING CITY DISTRICT
 WHERE URBAN, STRONG DESTINATIONS ARE LOCATED RIGHT
 NEXT TO EACH OTHER.
 SICKLA IS A PLACE WHICH THRIVES AROUND-THE-CLOCK.

14,000 NEW RESIDENTIALS
 10,000 NEW WORKPLACES
 CROSS-TOWN LIGHT RAIL LINK TO
 SICKLA 2016
 UNDERGROUND TO SICKLA 2025

NOBELBERGET
 - 600 residentials
 - 10,000 m²
 - New streets from Hammarby
 Sjöstad

SICKLA FRONT
 - 11,000 m² offices

UDDVÄGEN
 - 26,000 m² offices

SICKLA STATION
 - 7,500 m² offices and
 service
 - Cross-town light rail
 link
 - Saltsjöbanan
 - Underground

C-HUSET
 - 14 000 m² retail & offices

TAPETFABRIKEN
 - 12,000 m² offices

Residentials at
 Marcusplatsen

New city districts with retail,
 workplaces and residentials

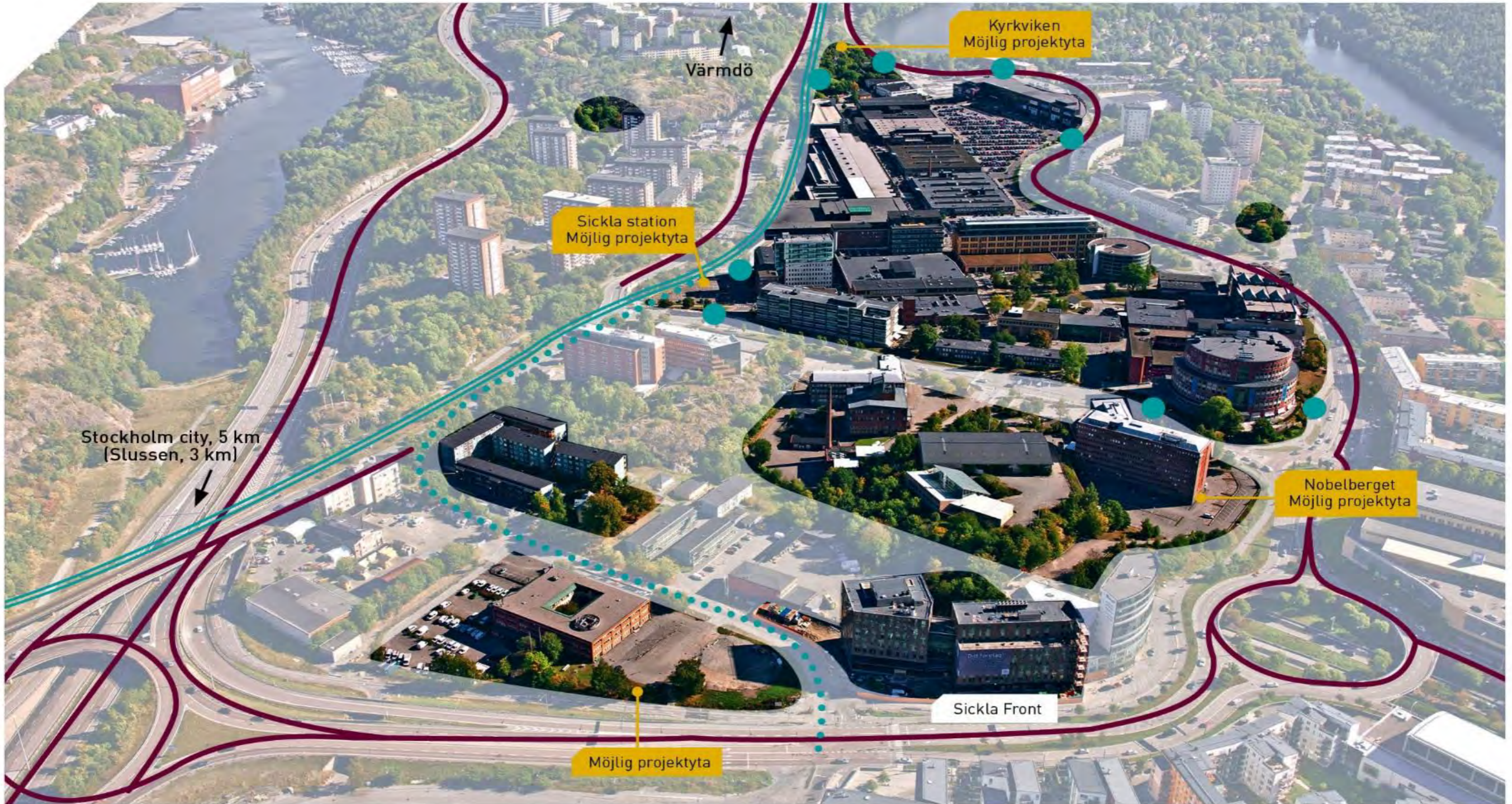
Development area - residentials

Development area
 - residentials
 - development

KYRKVIKEN
 - 700
 residentials



● Busshållplats/Saltsjöbanan station — Saltsjöbanan Planerad sträckning Tvärbanan — Viktiga trafikleder



SICKLA FRONT II

ONGOING PROJECT



TAPETFABRIKEN

POTENTIAL PROJECT IN 2017



HOUSE 1898, JÄRNVÄGSGATAN

POTENTIAL PROJECT IN 2017



alpha

dip

bach

OSKI

COD

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NOBELBERGET

POTENTIAL PROJECT IN 2018



SICKLA STATION

POTENTIAL PROJECT IN 2018



GRÄNBYSTADEN



GRÄNBY ENTRÉ BUILDINGS 1, 2 AND 3

ONGOING PROJECT

GRÄNBY



NORTHERN GRÄNBYSTADEN

ONGOING PROJECT



GRÄNBYSTADEN SHOPPING CENTRE, SOUTH EXTENSION

POTENTIAL PROJECT IN 2017



GRÄNBY PARK

POTENTIAL PROJECT IN 2018



FORUMGALLERIAN

ONGOING PROJECTS



MOBILIA MALMÖ

POTENTIAL PROJECT IN 2017



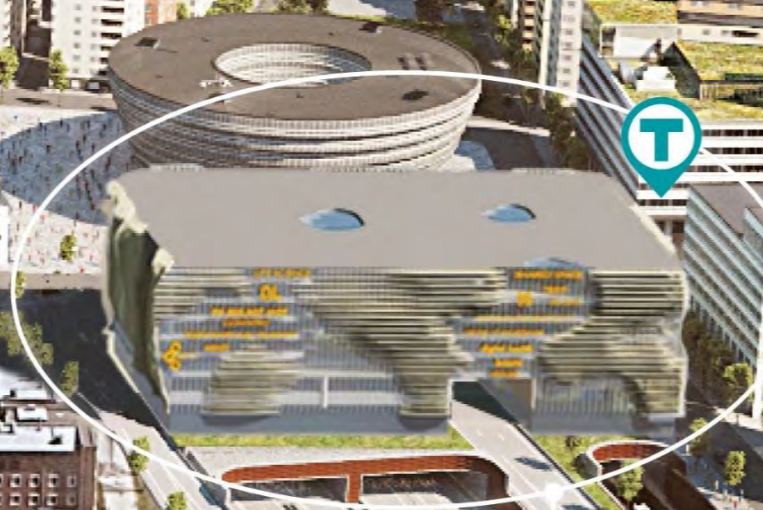
RAS
BAS BARKARBY

POTENTIAL PROJECT IN 2018



LIFE CITY HAGASTADEN

POTENTIAL PROJECT IN 2017



Life City



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Growth and stability

We are in Sweden's
growth areas

Strategy for
residential ready

Higher rate of
investment ahead

Strong financial
position

The background of the image is a dark blue night sky filled with numerous out-of-focus, colorful bokeh lights in shades of yellow, orange, red, and blue, suggesting a city skyline at night.

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