

PRESS RELEASE
10 February 2023

Fastighets AB Balder's year-end report January-December 2022

- **Profit from property management attributable to parent company shareholders amounted to SEK 6,139m (5,543), corresponding to an increase per share by 11 % to SEK 5.48 (4.95)**
- **Long term net asset value amounted to SEK 92.10 per share (83.96)**
- **Rental income amounted to SEK 10,521m (8,956)**
- **Profit after tax attributable to parent company shareholders amounted to SEK 10,175m (18,508) corresponding to SEK 9.09 per share (16.54)**

Profit from property management for the year amounted to SEK 6,659m (6,129). Profit from property management attributable to parent company shareholders amounted to SEK 6,139m (5,543), which corresponds to an increase per share of 11 % to SEK 5.48 (4.95). Profit from property management includes SEK 1,929m (1,327) in respect of associated companies.

Net profit after tax for the year amounted to SEK 10,989m (19,584). Net profit after tax for the year attributable to parent company shareholders amounted to SEK 10,175m (18,508), corresponding to SEK 9.09 per share (16.54). Profit before tax was affected by unrealised changes in value in respect of investment properties of SEK 5,419m (12,990), realised changes in value in respect of investment properties of SEK 111m (121), profit from sales of development properties SEK 110m (225), changes in value of interest rate derivatives of SEK 1,617m (511) and profit from participations in associated companies of SEK 1,002m (3,521).

- Despite a turbulent world, operations performed very well for us in 2022. The projects we chose to complete went largely according to plan, and property management delivered in a commendable way, says CEO Erik Selin.

Presentation of Balder's year-end report 2022

On February 10th 2023 at 08:45 (CET) CEO Erik Selin and CFO Ewa Wassberg will be hosting an online presentation and conference call. The presentation will be held in English and during the teleconference representatives from the financial market have the opportunity to ask questions. Questions from the media are referred to press@balder.se.

Follow the audiocast: <https://ir.financialhearings.com/balder-q4-2022>

Register to participate in the teleconference: <https://financialhearings.com/event/46482>

The recorded presentation and conference call will subsequently be made available [here](#).

For further information, please contact

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This is information that Fastighets AB Balder is obliged to make public pursuant to the EU Market Abuse Regulation. The information was submitted for publication, through the agency of the contact person set out above, at 08.00 CET on February 10, 2023.

[Fastighets AB Balder](#) is a listed property company that owns, manages and develops residential and commercial properties in Sweden, Denmark, Finland, Norway, Germany and the United Kingdom. The head office is located in Gothenburg. As of 31 December 2022, the property portfolio had a value of SEK 217.4 billion. The Balder share is listed on Nasdaq Stockholm, Large Cap.