

Akelius Residential Property AB (publ)
interim report 2018, January to March

profit before tax EUR 220 million

Rental income rose to EUR 119 million,
the like-for-like increase was 3.7 percent.

Net operating income increased to EUR 62,
the like-for-like increase was 5.9 percent.

The value of the property portfolio increased by EUR 198
million,
equivalent to 1.9 percent.

Property purchases amounted to EUR 283 million.
Properties were sold for EUR 6 million.
At the end of March, the market value of the property
portfolio was EUR 11 billion.

The equity ratio was 45 percent and the loan-to-value 45
percent.

The secured loan-to-value was 19 percent.
Liquidity amounted to EUR 778 million.

CEO Pål Ahlsén:

Akelius now reports in euro.

It is a natural step as we grow outside Sweden.

Forty percent of our properties are located in the euro
countries Germany and France,

thirty percent are located in Sweden.

Akelius' financing is mainly in euro.

Reporting in euro facilitates access to new capital.

Stockholm, 2018-04-27

Pål Ahlsén

CEO

+46 768 07 97 02

pal.ahlsen@akelius.se



Akelius Residential Property AB's preference shares are listed on Nasdaq First North. Avanza Bank is the Certified Adviser of the company.