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Atrium Ljungberg widens its financing base

(ATRLJ-B.ST, NASDAQ Stockholm) Atrium Ljungberg is widening its financing base by issuing its first bonds on the Norwegian capital market, and through direct financing with Allianz Real Estate and Brunswick Real Estate. The volume of financing totals more than SEK 2 billion with a maturity of approximately ten years.

Atrium Ljungberg is a long-term property owner with a strong financial position. Its loan portfolio is almost equally divided between capital market financing and bank financing.

To widen this financing base even further, bonds of NOK 500 million were issued at the end of October with a maturity of ten years. These bonds will be listed on NASDAQ OMX as part of Atrium Ljungberg's MTN programme. The company also took out a credit facility of SEK 1,560 million, using Gränbystaden Galleria as security. This is a direct financing facility with Allianz Real Estate and Brunswick Real Estate as the counterparties and a maturity of approximately ten years.

"As part of our work to widen our financing base and gain access to a longer capital commitment, we've supplemented our MTN programme, allowing us to issue Norwegian krona. Norwegian investors showed a lot of interest and we're happy with the company's first bond issue outside Sweden. At the same time, we also secured direct financing, which is a good complement to the bank financing we already have in place. This gives us access to a longer capital commitment than the banks can normally offer," says Martin Lindqvist, CFO at Atrium Ljungberg.

Following these transactions, the company's average interest rate stands at 1.6 per cent with an average capital commitment of 4.0 years and an average fixed interest period of 4.4 years.

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Atrium Ljungberg is one of Sweden's biggest listed property companies. We own, develop and manage properties in growth markets in Stockholm, Gothenburg, Malmö and Uppsala. Our focus is on developing attractive urban environments for offices and retail, supplemented with residential, culture, service and education. The total letting area is approximately one million square metres, distributed among around fifty properties and valued at SEK 43 billion. Our retail hubs draw 60 million visitors on an annual basis and our areas include more than 30,000 workers and students as well as 1,000 residents. Our project portfolio will enable us to invest the equivalent of just over SEK 14 billion in the future. Atrium Ljungberg is listed as ATRLJ-B.ST on the NASDAQ Stockholm Large Cap list. Find out more at www.al.se