Press release 3 September 2026

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Nivika successfully issues SEK 600 million of new bonds and announces the result of the tender offer

Nivika Fastigheter AB (publ) (the "**Company**") has successfully issued senior unsecured green bonds in an amount of SEK 600 million (the "**New Bonds**") under a total framework amount of SEK 800 million. The New Bonds have a tenor of four years and carry a floating interest rate of three months STIBOR plus 2.50 per cent.

The Company further announces the result of the tender offer (the "**Tender Offer**") announced by the Company on 31 August 2026 in respect of the Company's outstanding senior unsecured green bonds with ISIN SE0023261771 (the "**Existing Bonds**"). The New Bonds are intended to be admitted to trading on Nasdaq Stockholm's sustainable bond list.

In accordance with the terms and conditions of the Tender Offer, holders of the Existing Bonds have accepted to tender Existing Bonds corresponding to a total nominal amount of SEK 277.5 million and the Company has decided to accept all such Existing Bonds for purchase at a price of 101.4 per cent. of the nominal amount.

The Company will complete the Tender Offer in accordance with the terms and conditions of the Tender Offer.

The settlement date for the New Bonds and the Tender Offer is expected to occur on 9 September 2026.

Danske Bank A/S, Danmark, Sverige Filial and SB1 Markets, filial i Sverige have acted as arrangers and joint bookrunners in connection with the issuance of the New Bonds and as dealer managers in connection with the Tender Offer. Advokatfirman Cederquist KB has acted as legal advisor to the Company.

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About Nivika

Nivika Fastigheter AB (publ) is a property company that owns, manages and develops properties in southern Sweden, with a focus on Småland and the West Swedish Triangle. The property portfolio primarily comprises commercial properties in the industrial, warehouse, office, retail and community-service segments, complemented by residential properties and the Nivika Mitt Lager self-storage business.