

Press release, 1 April 2020

Fitch assigns first-time rating “A” to Hemsö

Fitch Ratings assigns a long-term rating of “A” with stable outlook to Hemsö. Fitch has also assigned the short-term rating of F1+.

Hemsö continues to grow in Sweden, Finland and Germany why the company has diversified its financing with funding on the international capital markets. To increase transparency and accommodate some investors’ requirements has Hemsö chosen to add Fitch Ratings as rating agency. It aims to contribute to a better understanding of the company’s business model and financial risk profile. Hemsö has now two rating agencies that evaluate the company’s credit profile.

Rating Agency	Long-term Rating	Short-term Rating	Reporting date
Fitch Ratings	A	F1+	2020-04-01
Standard and Poor’s	A-	A-2	2020-03-25

“Due to our unique business model and public ownership Hemsö differs from a traditional commercial real estate company. This is illustrated in a good way with both S&P and Fitch Ratings having applied an analytical approach that fits Hemsö’s business model and ownership. With two well regarded rating agencies, both providing strong rating levels, we now hope more investors will support us when we continue to build the social infrastructure of the future that is so much needed for the public sector in Sweden, Finland and Germany,” says Rutger Källén, Deputy CEO and CFO at Hemsö.

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This information is information that Hemsö Fastighets AB is obliged to make public pursuant to the EU Market Abuse Regulation and the Securities Markets Act. The information was submitted for publication, through the agency of the contact person set out above, at 13:45 CET on 1 April 2020.

Hemsö is Sweden’s leading private owner of properties for public use. The business is based on sustainably owning, managing and developing properties for nursing home, education, health care and the judicial system. Hemsö has properties in Sweden, Germany and Finland. Our vision is to be the best property company for public services. The hallmarks of Hemsö’s business are long-term leases and stable tenants. The Third Swedish National Pension Fund (AP3) is the majority owner. The total value of Hemsö’s property portfolio is SEK 55.0 billion. Hemsö has a credit rating of A- from Standard & Poor’s since March 2015. More information can be found at: www.hemso.