WALLENSTAM

Press release

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Sergelskrapan's new look takes shape – 1960s architecture meets the premium offices of the future

The development of Sergelskrapan in Stockholm is entering the next phase. The installation of the new façade is scheduled to begin in January next year, while 18 floors of office space are being developed into premium-segment office environments. Occupation is planned for the first quarter of 2028.

"Our ambition is clear: Sergelskrapan shall be one of Stockholm's leading office properties. That is why we are placing great emphasis on the quality of every part, from the façade and the entrance to the new office environments. For companies establishing themselves here, both the address and the workplace should offer something exceptional," says Mathias Aronsson, Vice CEO and Regional Director of Wallenstam in Stockholm.

Panoramic views over Stockholm, the large floor-to-ceiling windows, and the location in the heart of the city set the tone for the premium offices of the future. Each office floor comprises approximately 620 square meters and is designed to offer flexibility for a range of businesses and needs, featuring materials, details, and architecture that together create a well-conceived overall concept.

The new façade is a central part of the refurbishment work. In a full-scale façade section, a so-called mock-up, various elements such as the glass, profiles, colors, proportions, and material junctions have been tested and quality-assured. The building's original 1960s color scheme and façade lighting are also being recreated here, which will become part of Sergelskrapan's future look.

Careful attention to materials and details also extends to what is already in the property. Kitchens, textile flooring, and glass partitions are some examples of materials that, through reuse, have been made available for continued use elsewhere. Efforts to ensure a good working environment during the renovation have also been recognized. The team behind Sergelskrapan has been nominated for Betongvärlden's Work Environment Award 2026 for its efforts to create a safe and healthy construction site, where requirements for contractors and suppliers are combined with ongoing monitoring and regular on-site inspections.

"Sergelskrapan is a property where every detail counts. This applies both to the final result and to how we work at every stage. We make use of materials and components that can be reused, while maintaining high work environment standards throughout the entire project. The nomination is a fitting recognition of this work," says Mathias Aronsson, Vice CEO and Regional Director of Wallenstam in Stockholm.




In a mock-up, a scaled-up section of Sergelskrapan's future façade, materials, colors, and details have been tested and quality-assured in preparation for the façade work.




Large floor-to-ceiling windows, abundant natural light, and views over Stockholm set the tone for the future premium offices in Sergelskrapan.



Sergelskrapan is being developed with respect for the building's history and with an eye to the future. The new façade will bring the building closer to its original character while the property is being developed into modern offices in the premium segment.

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Wallenstam is a property company that manages, builds and develops properties for sustainable living and enterprise in Gothenburg, Stockholm and Uppsala. The property holdings are valued at around SEK 73 billion and the customer base consists of around 13 000 households and 1,000 enterprises. The total lettable area is about 1.5 million sq m. The company's B shares have been listed on Nasdaq Stockholm since 1984.