

Press release 8 July 2022

Interim Report January – June 2022

Strong net letting for the first half year but continued uncertainty in the world around us. Many property deals have been made at high levels in our subsidiary markets, which is reflected in our valuation. With stable property operations and project profits, we deliver a profit after tax of SEK 4.9 billion, says Annica Änäs, CEO of Atrium Ljungberg.

- **Rental income** amounted to SEK 1,218 million (SEK 1,137 m), with an increase in comparable portfolios of 2.3% (0.1%).
- **The operating surplus** amounted to SEK 818 million (SEK 764 m), of which comparable portfolios increased by 1.3 % (0.1%).
- **Net sales for project and construction work** amounted to SEK 105 million (SEK 609 m) while gross profit totalled SEK -19 million (SEK 125 m).
- **Profit before changes in value** amounted to SEK 550 million (SEK 683 m) corresponding to SEK 4.35/share (SEK 5.38/share).
- **Unrealised changes in the value of properties** amounted to SEK 4,051 million (SEK 1,131 m) which included project returns of SEK 1,243 million (SEK 389 m).
- **Profit for the period** amounted to SEK 4,873 million (SEK 1,691 m), corresponding to SEK 38.58/share (SEK 13.32/share).
- **Net letting** for the period amounted to SEK 96 million (SEK 7 m) of which the company itself terminated SEK -28 million (SEK -24 m) to pave the way for future projects.
- **Investment for the period** amounted to SEK 4,710 million (SEK 1,068 m) of which SEK 3,728 million (SEK 25 m) was for acquisitions.
- **The net asset value** amounted to SEK 277.14/share, which is an increase of 14.9%, adjusted for the dividend, compared with the start of the year.

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Atrium Ljungberg AB (publ)

For additional information, please contact:

Annica Änäs, CEO, Atrium Ljungberg, Tel + 46 (0) 703 41 53 37 annica.anas@al.se

Ulrika Danielsson, CFO, Atrium Ljungberg, Tel + (0) 706 47 12 61 ulrika.danielsson@al.se

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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 1 million m² valued at SEK 60 billion. 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 approximately SEK 39 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