

PRESS RELEASE
27 October 2023

Fastighets AB Balder Interim report January-September 2023

- **Profit from property management attributable to parent company shareholders amounted to SEK 4,683m (4,601), corresponding to a decrease per share by 1% to SEK 4.06 (4.11)**
- **Long term net asset value amounted to SEK 89.74 per share (92.84)**
- **Rental income amounted to SEK 8,855m (7,716m)**
- **Profit after tax attributable to parent company shareholders amounted to SEK -1,978m (9,329) corresponding to SEK -1.71 per share (8.34)**

Profit from property management for the period amounted to SEK 5,009m (5,030). Profit from property management attributable to parent company shareholders amounted to SEK 4,683m (4,601), which corresponds to a decrease per share of 1% to SEK 4.06 (4.11). Profit from property management includes SEK 1,425m (1,453) in respect of associated companies.

Net profit after tax for the period amounted to SEK -2,486m (10,277). Net profit after tax for the period attributable to parent company shareholders amounted to SEK -1,978m (9,329), corresponding to SEK -1.71 per share (8.34). Profit before tax was affected by unrealised changes in value in respect of investment properties of SEK -5,995m (6,213), realised changes in value in respect of investment properties of SEK 6m (58), profit from sales of development properties SEK 337m (69), changes in value of interest rate derivatives and option component convertible of SEK 212m (1,334) and profit from participations in associated companies of SEK -989m (873).

Presentation of Balder's Interim report

On 27 October at 08:45 (CET), Balder's CEO Erik Selin and CFO Ewa Wassberg will be holding an online presentation and telephone conference. The presentation will be held in English, and during the telephone conference there will be an opportunity for representatives from the financial market to ask questions.

Follow the webcast at <https://ir.financialhearings.com/fastighets-balder-q3-2023>.

Please register [here](#) to be able to ask questions during the conference call. Once you have registered, you will be sent a phone number and a conference ID. Questions from the media are referred to Media relations at press@balder.se.

The recorded presentation and telephone conference will subsequently be made available [here](#).

For further information, please contact:

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This is information that Fastighets AB Balder is obliged to make public pursuant to the EU Market Abuse Regulation. The information was submitted for publication, through the agency of the contact persons set out above, at 08.00 CET on October 27, 2023.

[Fastighets AB Balder](#) is a listed property company that owns, manages and develops residential and commercial properties in Sweden, Denmark, Finland, Norway, Germany and the United Kingdom. The head office is located in Gothenburg. As of 30 September 2023, the property portfolio had a value of SEK 218.6 billion. The Balder share is listed on Nasdaq Stockholm, Large Cap.