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Press release  
2 September 2024

## **Stendörren Fastigheter AB (publ) contemplates issuance of green senior unsecured notes and announces a tender offer of the outstanding senior unsecured 2021/2025 notes**

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Stendörren Fastigheter AB (publ) ("**Stendörren**" or the "**Company**") has mandated Nordea Bank Abp, Skandinaviska Enskilda Banken AB (publ) and Swedbank AB (publ) as arrangers and joint bookrunners to arrange a series of fixed income investor meetings starting on 2 September 2024, to explore the possibility of issuing green senior unsecured notes under a framework of up to SEK 1,200,000,000 and a tenor of 3.25 years (the "**New Notes**"). Subject to prevailing market conditions, a capital markets transaction will follow.

In conjunction with the contemplated issue of the New Notes, Stendörren has announced an invitation to holders of its SEK 600,000,000 senior unsecured notes due in August 2025 with ISIN SE0017084676 (the "**Notes**"), to tender any and all of their Notes for purchase by the Company for cash at a price of 101.560 per cent of the nominal amount plus accrued and unpaid interest (the "**Tender Offer**"). The Notes will be repurchased subject to the terms described in the tender information document dated 2 September 2024 which is available on the Company's webpage via the link below (the "**Tender Information Document**").

The Tender Offer expires at 12:00 CEST on 5 September 2024, unless extended, re-opened, withdrawn or terminated at the sole discretion of the Company. Settlement of the Tender Offer is expected to occur on or around 12 September 2024. Stendörren's repurchase of any Notes is conditional upon a successful issue of the New Notes and subject to the terms in the Tender Information Document. Stendörren will, in connection with the allocation of the New Notes, consider, among other factors, whether or not the relevant investor seeking an allocation of the New Notes has, prior to such allocation, validly tendered Notes pursuant to the Tender Offer, subject to the terms in the Tender Information Document.

In case of an issue of New Notes in volumes satisfactory for such purpose, Stendörren, in its own discretion, contemplates to exercise its right to make a voluntary early redemption of the Notes not being tendered in the Tender Offer, in accordance with the terms and conditions in respect of the Notes. The Notes will in such an early redemption event be redeemed at a price equal to 101.560 per cent of the nominal amount together with any accrued and unpaid interest.

The Tender Information Document is available on Stendörren's website, via the following link:  
<https://www.stendorren.se/en/investors/bonds/>

Nordea Bank Abp, Skandinaviska Enskilda Banken AB (publ) and Swedbank AB (publ) have been mandated to act as arrangers and joint bookrunners in connection with an issue of the New Notes and dealer managers in connection with the Tender Offer. Vinge acts as legal counsel to the Company in connection with the New Notes and the Tender Offer.

**Dealer Managers:**

**Nordea Bank Abp:** +45 6136 0379, [NordeaLiabilityManagement@nordea.com](mailto:NordeaLiabilityManagement@nordea.com)  
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*This information is information that the Company is obliged to make public pursuant to the EU Market Abuse Regulation. The information was submitted for publication, through the agency of the contact person set out above, at 08:00 CEST on 2 September 2024.*

**Stendörren Fastigheter AB (publ)**

*Stendörren Fastigheter AB (publ) is an expansive property company listed on Nasdaq Stockholm Mid Cap. Our business concept is to create profitable growth in net asset value by managing, developing and acquiring properties and building rights within logistics, warehouse and light industry in Nordic growth regions. When commercially viable, we rezone such existing properties and thereby create residential building rights for further development and management, mainly in Greater Stockholm and the rest of the Mälardalen region.*

For more information about Stendörren Fastigheter AB (publ), see: [www.stendorren.se/en/](http://www.stendorren.se/en/).