



PROPERTY LIST, 31/12/2019

Atrium Ljungbergs ownership interest is 100 percent in all of the properties listed below.

Municipality/ Property name	Address/Description	Lease- hold	Year of construction/ reconstruction	Land area, m²	Possession	Letting area, m²					Rateable value, SEK m	Rental value, SEK m	Letting rate, %	
						Retail	Offices	Residential	Garage	Other ¹⁾				Total
STOCKHOLM														
1 Adam & Eva 17	Drottninggatan 68		1929/2006	1,777	Before 2007	3,304	4,507			137	7,948	606	53	97
2 Blästern 11 ¹⁾	Hälsingegatan 43-45		1930/2006	11,584	Before 2007	1,557	39,521		9,632	4,562	55,272	966	151	91
3 Borgarfjord 3 ¹⁾	Kista +, Kistagången 6		1984/2010	5,204	2016/04/20	561	11,102			563	12,226	220	34	91
4 Borgarnäs 1 ¹⁾	Nod, Borgarfjordsgatan 12	L	2014	7,945	2012/02-06	948	13,453		6,700	10,805	31,906		73	98
5 Borgmästaren 1 ¹⁾	Glashuset Slussen, Katarinavägen 15	L	1974/2006	4,487	Before 2007	92	22,718		2,886	319	26,015	938	119	89
6 Fatburen 1	Söderhallarna		1991	4,643	Before 2007	4,912	13,047		4,923	4,950	27,832	731	72	97
7 Fatburssjön 8	Magnus Ladulåsgatan 63		1930/2006	1,396	Before 2007		6,643			1,231	7,874	265	29	100
8 Härden 14	S:t Eriksgatan 113		1932/1957	1,134	2012/12/19	807	6,258		1,800	241	9,106	191	26	100
9 Kolding 3 ¹⁾	Kista Front	L	1993	13,676	Before 2007	954	16,113	1,256	6,848	820	25,991	258	45	92
10 Kolding 4 ¹⁾	Kista Front	L	1993/2001	24,332	Before 2007	251	24,034		8,067	1,050	33,402	336	46	63
11 Kylfacket 3 ²⁾	Hallmästarvägen 2		1936	3,384	2018/06/01		2,060			2,451	4,511	19	3	53
12 Kythuset 4 ²⁾	Hallvägen 1-5, Stora Skorstensgatan 1	L		2,190	2019/06/11	949	380			403	1,732	8	2	98
13 Kythuset 15	Livdjursgatan 2-6, Palmfelts- vägen 19-21, Slakthusplan 2-4,8	L		12,865	2019/06/11	482	12,345			352	13,179	137	29	100
14 Kythuset 16 ²⁾	Boskapsvägen 15-17, Fällan 13, 6-10, Livdjursgatan 5-7	L		1,939	2019/06/11		1,138			953	2,091	16	3	92
15 Kythuset 22 ²⁾	Fällan 1, Hallvägen 14-16, Kylhusgatan 2	L		1,676	2019/06/11		1,708			35	1,743	21	4	100
16 Kythuset 23 ²⁾	Palmfeltsvägen 13-15, Slakthusplan 1-3	L		1,865	2019/06/11	618	1,642			638	2,898	27	5	98
17 Kythuset 24 ²⁾	Slakthusplan 9	L		140	2019/06/11	20	265				285	3		100
18 Kythuset 25 ²⁾	Hallvägen 4-6, 10	L		1,719	2019/06/11		865			1,177	2,042	8	3	100
19 Kythuset 26 ²⁾	Hallgränd 1-9, etc.	L		16,999	2019/06/11	347	1,040			16,041	17,428	88	28	90
20 Kythuset 27 ²⁾	Fällan 3-7, 11, Kylhusgatan 8-12	L		4,275	2019/06/11		296			3,463	3,759	20	5	81
21 Molekylen ²⁾	Life City			5,592	2018/09/07							434		
22 Proppen 6	Textilgatan 31		1937/2008	2,607	Before 2007	490	11,561			732	12,783	303	35	97
23 Sandhagen 2 ²⁾	Rökerigatan 5-9	L		3,150	2019/06/11		254			2,962	3,216	18	3	63
24 Sandhagen 12	Rökerigatan 15, Styckmästar- gatan 10	L		1,328	2019/06/11	870					870	4	2	100
25 Sandhagen 13 ²⁾	Rökerigatan 11-13, Styckmästar- gatan 11-13	L		1,258	2019/06/11					1,013	1,013	4	1	76
26 Sandhagen 14 ²⁾	Rökerigatan 10, Slakthusgatan 1, Styckmästargatan 8	L		916	2019/06/11					1,219	1,219	5		
27 Skotten 6	Drottninggatan 63		1959/2008	1,485	Before 2007	5,293	5,092			2,174	12,559	962	78	97
28 Stora Katrineberg 16 ¹⁾	Katrinebergsvägen 4-12, Liljeholmsvägen 14-18	L	1750/1945/1988	24,383	2015/02/02	3,381	35,881		12,400	3,038	54,700	962	117	99
29 Storö 15	Farsta Centrum	L	1961/1998	558	Before 2007	220				1,315	1,535		4	100
30 Storö 2	Farsta Centrum	L	1961/2006	6,175	Before 2007	5,032	4,418			2,277	11,727	188	34	91
31 Storö 21	Farsta Centrum	L	1961/2010	36,374	Before 2007	42,232	24,482		13,692	10,019	90,425	390	240	94
32 Storö 23	Farsta Centrum	L	1961/1998	2,814	Before 2007	1,098	2,497		1,470	3,144	8,209		18	93
33 Storö 24	Farsta Centrum		2014	6,309	Before 2007	3,384					3,384	101	10	100
34 Styckmästaren 3 ²⁾	Charkmästargatan 6, Rökerigatan 22, Slakthusgatan 13	L		1,900	2019/06/11		379			1,325	1,704	10	2	98
35 Tranbodarne 11 ²⁾	Katarinahuset, Stadsgården 6-12		1912/1965	3,587	2018/11/01	2,489	16,895			2,182	21,566	769	73	77
36 Tranbodarne 13	Sjömansinstitutet		1929/1998	502	2017/03/30	116	2,723	435			3,274	115	13	81
Total Stockholm				222,168		80,406	283,317	1,691	68,418	81,591	515,423	9,123	1,360	92

¹⁾ All or part of the property is BREEAM or Miljöbyggnad certified.

²⁾ All or part of the property classified as a project property as per 31/12/2019.

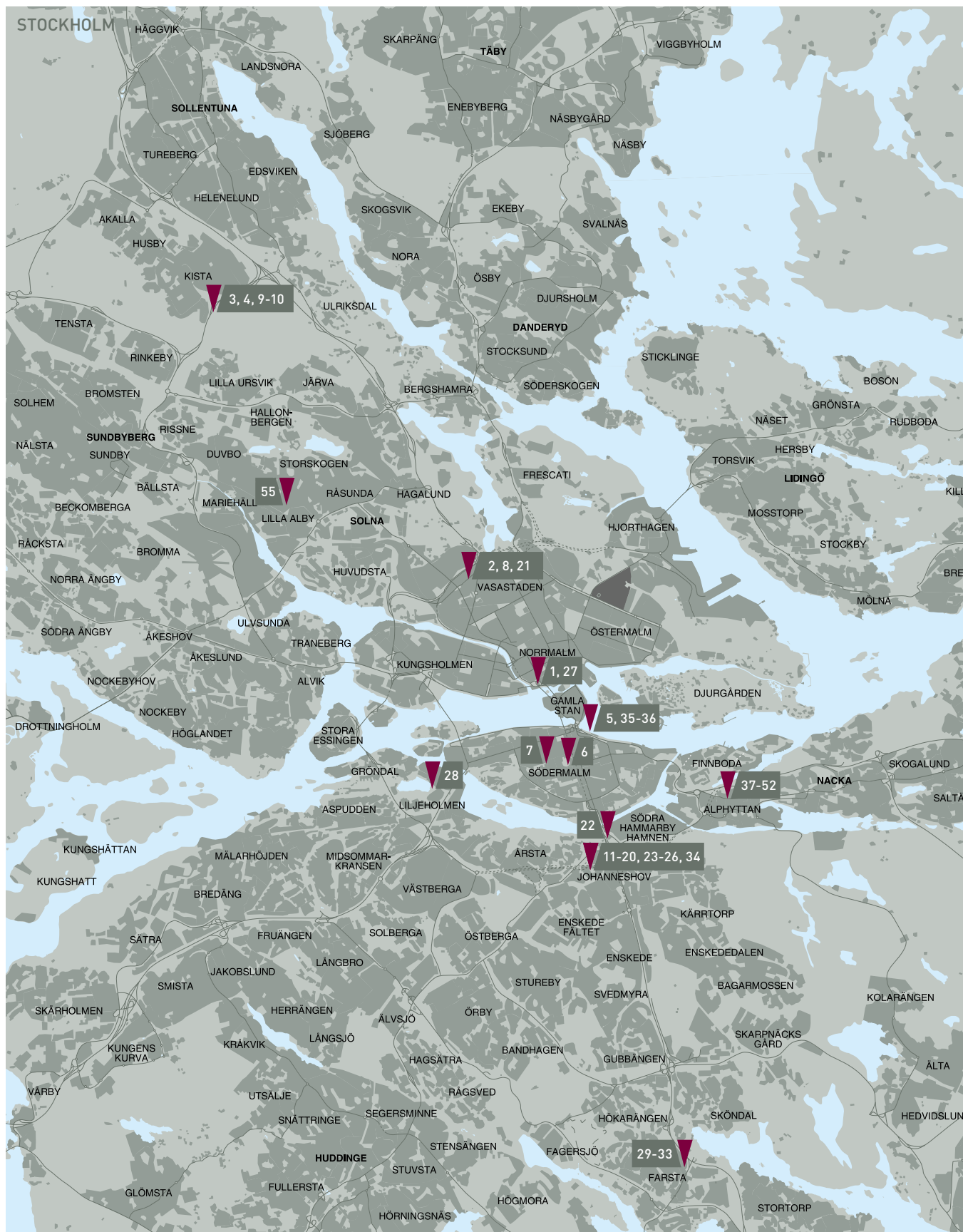
PROPERTY LIST 31/12/2019, Stockholm cont.

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Municipality/ Property name	Address/Description	Lease- hold	Year of construction/ reconstruction	Land area, m²	Possession	Letting area, m²					Rateable value, SEK m	Rental value, SEK m	Letting rate, %	
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NACKA														
37 Sicklaön 83:22 ^{1) 2)}	Sickla Köp- och Affärskvarter		1898/2012	168,913	Before 2007	66,612	50,844		47,470	32,572	197,498	688	459	96
38 Sicklaön 83:32 ¹⁾	Uddvägen 1, Sickla Front I		2014	12,268	Before 2007		9,915			585	10,500	182	30	95
39 Sicklaön 83:33 ²⁾	Sickla industriväg 4-6			29,743	2014/02/27							19		
40 Sicklaön 83:39 ²⁾	Nobelberget			1,268	2014/02/27		1,878			206	2,084		4	45
41 Sicklaön 83:41 ²⁾	Nobelberget			1,479	2014/02/27									
42 Sicklaön 83:42 ²⁾	Sickla industriväg 1, Sickla stationshus			1,771	Before 2007							15		
43 Sicklaön 83:43 ²⁾	Nobelberget			2,666										
44 Sicklaön 83:45 ²⁾	Nobelberget													
45 Sicklaön 87:1	Alphyddevägen 4		1962	11,006	Before 2007	87				2,476	2,563		3	100
46 Sicklaön 115:1	Planiavägen 1		1929	2,249	Before 2007		370				370	3		100
47 Sicklaön 115:4	Sjötörpsvägen 3-14			9,375	2011/06/15			921			921	40	1	100
48 Sicklaön 117:1	Planiavägen 3		1967	2,823	2010/11/26	2,592	100			435	3,127	15	1	100
49 Sicklaön 117:2	Sjötörpsvägen 6		1909	1,368	2010/11/26									
50 Sicklaön 117:17	Planiavägen 5-7		1978	10,175	Before 2007					1,629	1,629		3	100
51 Sicklaön 265:5	Atlasvägen 2			2,029	Before 2007									
52 Sicklaön 346:1 ¹⁾	Uddvägen 7, Sickla Front II		2018	10,524	Before 2007		25,071		11,900	203	37,174	262	70	67
Total Nacka				267,657		69,291	88,178	921	59,370	38,106	255,866	1,223	572	92
JÄRFÄLLA														
53 Barkarby 2:64 ²⁾	BAS Barkarby			6,325	2019/04/01									
Total Järfälla				6,325										
HANINGE														
54 Västnora 4:26	Västnora			2,084	Before 2007									
Total Haninge				2,084										
SUNDBYBERG														
55 Eken 6 ¹⁾	Löfströms Allé 5		1916/1997	12,382	2019/09/15	117	25,718		19,000	2,527	47,362	544	80	92
Total Sundbyberg				12,382		117	25,718		19,000	2,527	47,362	544	80	92
NYNÄSHAMN														
56 Ribban 16	Backluravägen			1,308	Before 2007									
Total Nynäshamn				1,308										

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UPPSALA														
57	Brillinge 9:1 ¹⁾		2013-2017	25,965	2011/04/05	5,892				50	5,942	53	14	99
58	Brillinge 8:1 ¹⁾		2013-2017	71,556	2011/04/05	26,342	159			132	26,633	282	37	99
59	Dragarbrunn 27:2 ²⁾		1902/2005	6,714	Before 2007	5,863	7,577	1,420	1,191	891	16,942	381	56	94
60	Gränby 21:4		1971/2018	108,177	Before 2007	46,259	1170		11,500	5,308	64,237	1,104	205	94
61	Gränby 21:5 ^{1) 2)}		2017/2018	1,813	2017/04/05	2,763	3,098	9,846		1,393	17,100	323	44	91
62	Gränby 25:1 ²⁾													
Total Uppsala				214,225		87,119	12,004	11,266	12,691	7,774	130,854	2,143	357	95
MALMÖ														
63	Bohus 7		1966/2010	12,023	2008/02/01	5,998	183	11,248	6,680	35	24,144	305	29	98
64	Bohus 8 ^{1) 2)}		1968/2013	76,745	Before 2007	46,571	1,722		37,800	4,750	90,843	925	167	87
65	Bohus 9		2014	979	Before 2007			4,103			4,103	87	7	100
66	Dimman 11 ¹⁾		1940/2014	4,278	2014/04/29		5,150			10,849	15,999	30		100
67	Malmen 12 ¹⁾		1971	2,464	2016/05/02		3,490		1,900	4,021	9,411	10		100
Total Malmö				96,489		52,569	10,545	15,351	46,380	19,655	144,500	1,317	244	91
GÖTEBORG														
68	Lundbyvassen 4:7		1989	6,414	2016/09/30		15,709			177	15,886	281	34	100
69	Lundbyvassen 4:13													
			1957/2007	12,205	2016/09/30	750	15,518		10,050	2,903	29,221	367	44	100
70	Lindholmen 30:1		2002	13,647	2017/03/29		37,035				37,035	799	86	100
Total Göteborg				32,266		750	68,262		10,050	3,080	82,142	1,447	163	100
Total Sverige				854,904		290,251	488,024	29,229	215,909	152,733	1,176,146	15,798	2,775	93

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CHANGES IN THE PROPERTY PORTFOLIO 2019

ACQUIRED PROPERTIES

Property name	Municipality	Letting area, m ²	Period ¹⁾	Date of possession
Kylhuset 4	Stockholm	1,732	Q2 2019	2019/06/11
Kylhuset 15	Stockholm	13,195	Q2 2019	2019/06/11
Kylhuset 16	Stockholm	2,091	Q2 2019	2019/06/11
Kylhuset 22	Stockholm	1,743	Q2 2019	2019/06/11
Kylhuset 23	Stockholm	2,898	Q2 2019	2019/06/11
Kylhuset 24	Stockholm	285	Q2 2019	2019/06/11
Kylhuset 25	Stockholm	2,042	Q2 2019	2019/06/11
Kylhuset 26	Stockholm	15,597	Q2 2019	2019/06/11
Kylhuset 27	Stockholm	2,789	Q2 2019	2019/06/11
Sandhagen 2	Stockholm	3,981	Q2 2019	2019/06/11
Sandhagen 12	Stockholm	870	Q2 2019	2019/06/11
Sandhagen 13	Stockholm	1,013	Q2 2019	2019/06/11
Sandhagen 14	Stockholm	1,185	Q2 2019	2019/06/11
Styckmästaren 3	Stockholm	1,704	Q2 2019	2019/06/11
Barkarby 2:64	Järfälla		Q2 2019	2019/06/11

SOLD PROPERTIES

Property name	Municipality	Letting area, m ²	Period ¹⁾	Date vacated
Kolding 1	Stockholm	19,016	Q3 2019	2019/09/30
Kolding 2	Stockholm	23,596	Q3 2019	2019/09/30

¹⁾ Result period of reported acquisition/sale.





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