

## Nyfosa acquires property in Finland for MSEK 123

**Nyfosa has acquired an office property that is under construction in the Finnish regional city of Kuopio. The acquisition price amounts to MEUR 11.9, corresponding to approximately MSEK 123, with an annual rental value of MEUR 1.05, corresponding to approximately MSEK 10.8. Seller and developer of the property is Lapti.**

Upon completion, the property will be part of a new landmark in the regional city of Kuopio, strategically and centrally located next to the railway station and travel center. The future tenant base will mainly consist of offices and grocery retail, with the largest tenant being Finland's most dominant grocery chain Kesko. The property will have a leasable area of approximately 4.5 thousand square meters. To date, approximately 76 percent of the area is leased with an average remaining contract period of 9.4 years and a contract structure where the tenants bear most of the running costs. The property will be certified according to LEED Gold. The property will be accessed upon completion, which is estimated for March/April 2022.

"We are acquiring a completely newly produced property in Kuopio, a strong regional city with university in eastern Finland. This is a high-quality addition to Nyfosa's portfolio in Finland," comments Stina Lindh Hök, CEO of Nyfosa.

### For more information, please contact:

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### About Nyfosa

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Nyfosa is a transaction-intensive real estate company that creates value by building sustainable cash flows and constantly evaluating new business opportunities. With our opportunistic strategy, we invest in properties in different geographies and categories. We are currently active on the Swedish and Finnish markets with a focus on commercial properties in high-growth municipalities. We manage and develop our properties in close collaboration with tenants and the surrounding community, with the perspective that sustainability and profitability go hand in hand. As of September 30, 2021, Nyfosa's property value amounted to approximately SEK 34.5 billion. Nyfosa's share has been listed on Nasdaq Stockholm Large Cap since 2018. Read more at [www.nyfosa.se](http://www.nyfosa.se).

Press Release  
11 January 2022 07:30:00 CET

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## Attachments

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