

Nyfosa issues a green bond of MSEK 850

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Nyfosa AB ("**Nyfosa**" or the "**Company**") has issued a three-year, green, senior unsecured floating rate bond of MSEK 850 with an interest rate of three-month STIBOR + 550 basis points (the "**New Green Bonds**"). Nyfosa intends to list the New Green Bonds at Nasdaq Stockholm's sustainable bond list. An amount corresponding to the proceeds will be used in accordance with Company's previously established green financing framework and to a partial tender of Nyfosa's outstanding bonds with ISIN SE0015811385.

In conjunction with the issue of the New Green Bonds, Nyfosa has offered holders of the bonds with ISIN SE0015811385 and maturity in April 2024 (the "**Bonds**") to participate in a tender offer for cash where Nyfosa repurchases the Bonds at a price of 100 percent of the nominal amount plus accrued but unpaid interest (the "**Tender Offer**").

The Tender Offer expires at 12:00 CEST on 11 April 2023 unless extended, re-opened, withdrawn or terminated at the sole discretion of the Company.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 about 14 April 2023 and is expected to, as far as possible, coincide with the settlement of the New Green Bonds. The Tender Offer is conditional upon a successful issue of the New Green Bonds and the conditions described in the Tender Information Document (as defined below). The Tender Offer will be limited to a total nominal amount of the New Green Bonds.

Further information regarding the Tender Offer is available in a document dated 5 April 2023 ("**Tender Information Document**") which is available in English at Nyfosa's webpage, www.nyfosa.se/en.

Skandinaviska Enskilda Banken AB (publ) and Swedbank AB (publ) have acted as arrangers and joint bookrunners in connection with an issue of the New Green Bonds and as dealer managers in connection with the Tender Offer. Advokatfirman Cederquist KB has acted as legal counsel to the Company in connection with the New Green Bonds and the Tender Offer.

Dealer Managers:

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About Nyfosa

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, Finnish and Norwegian 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 December 31, 2022, Nyfosa's property value amounted to approximately SEK 40.4 billion. Nyfosa's share has been listed on Nasdaq Stockholm Large Cap since 2018. Read more at www.nyfosa.se.

Attachments

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