

## **The Board of Directors' report pursuant to Chapter 20, Section 13 of the Swedish Companies Act**

With reference to the Board of Directors' proposal to the 2026 annual general meeting of John Mattson Fastighetsföretagen AB (publ) regarding the reduction of the share capital through cancellation of repurchased shares and increase of the share capital through bonus issue without issue of new shares, the Board of Directors hereby submits the following report pursuant to Chapter 20, Section 13 of the Swedish Companies Act (2005:551).

The resolution on reduction of the share capital through cancellation of repurchased shares can be implemented without authorisation from the Swedish Companies Registration Office or a court of general jurisdiction since the company is simultaneously carrying out a bonus issue meaning that neither the company's restricted equity nor share capital will decrease.

The effect of the Board of Directors' proposal to reduce the share capital by cancellation of repurchased shares (item 15(A) on the proposed agenda) is that the Company's restricted equity and share capital will be reduced by SEK 261,767.000484. The effect of the Board of Directors' proposal to increase the share capital through bonus issue without issue of new shares (item 15(B) on the proposed agenda) is that the Company's restricted equity and share capital will increase by SEK 261,767.000484 through a bonus issue and will thus be equivalent to the share capital before the reduction.

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Lidingö in March 2026

**John Mattson Fastighetsföretagen AB (publ)**

*The Board of Directors*