

Press release

## John Mattson sells property in Alvik

John Mattson has signed an agreement for the sale of the Fulufjället 1 property in Alvik in Stockholm. The price is based on an underlying property value of SEK 93 million before deduction for latent tax. The buyer is SEFAB Stockholms enskilda fastighetsägare AB.

Fulufjället 1 comprises 27 apartments with a total lettable area of approximately 1,600 square metres that is exclusively housing.

The price is based on an underlying property value of SEK 93 million before deduction for latent tax, which is SEK 4.2 million above the property's carrying amount as of the fourth quarter of 2023. The estimated earnings impact from the transaction amounts to about SEK -0.6 million after deduction for latent tax and transaction costs as well as the reversal of recognised deferred tax. A realised change in value will be recognised for the second quarter 2024.

The sale will take place via a corporate wrapper.

“Our strategy includes continuously evaluating the composition of our property portfolio and making selective divestments with the aim of optimising the use of capital while concurrently strengthening the company's capacity to manage higher interest rates,” says Per Nilsson, CEO of John Mattson.

The agreement is unconditional and John Mattson will transfer ownership of the property on 12 April 2024.

Wigge & Partners have acted as transaction advisors for the vendor.

Lidingö, 10 April 2024

**John Mattson Fastighetsföretagen AB (publ)**

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**About John Mattson Fastighetsföretagen AB (publ)**

John Mattson is a residential property company with 4,300 rental apartments as well as commercial premises in the Stockholm region: Lidingö, Sollentuna, Stockholm, Nacka and Upplands Väsby. As of 31 December 2023, the property value was SEK 13.6 billion. The focus of the company's strategy is on property management, adding value, densification and acquisitions. Our vision is to create great neighbourhoods across generations. This means we make daily life easier for everyone through a holistic management perspective and close tenant contact, as well as by developing safe and attractive neighbourhoods and local communities. John Mattson's share is listed under the symbol JOMA on Nasdaq Stockholm, Mid Cap. Read more at: [johnmattson.se/in-english](https://johnmattson.se/in-english).