



PRESS RELEASE
20 February 2013

Fastighets AB Balder Year-end report 2012

- Profit from property management before tax amounted to SEK 691m (516) corresponding to SEK 3.73 per ordinary share (3.00)
- Rental income amounted to SEK 1,701m (1,466)
- Profit after tax amounted to SEK 1,162m (812), corresponding to SEK 6.69 per ordinary share (4.87)
- The net asset value amounted to SEK 50.37 per ordinary share (41.83) and the shareholders' equity amounted to SEK 42.15 per ordinary share (35.57)
- Profit from property management before tax for the fourth quarter of 2012 increased by SEK 37m to SEK 183m (146)
- The board proposes that no dividend shall be declared for ordinary shares (-) and that SEK 20 per share (20) shall be paid for preference shares

Profit from property management increased by 34 percent and amounted to SEK 691m (516), which corresponds to SEK 3.73 per ordinary share (3.00). Profit from property management includes SEK 108m (62) in respect of associated companies. Profit after tax amounted to SEK 1,162m (812) corresponding to SEK 6.69 per ordinary share (4.87). Profit before tax was impacted by changes in value in respect of properties of SEK 812m (990), changes in value of interest rate derivatives of SEK -71m (-520) and profit from participations in associated companies of SEK 105m (133).

Calendar

Annual report 2012	April 2013
Annual General Meeting	7 May 2013
Interim report January-March 2013	7 May 2013
Interim report January-June 2013	26 August 2013
Interim report January-September 2013	7 November 2013

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Enclosure: Year-end report 2012

Balder discloses the information provided herein pursuant to the Swedish Securities Markets Act and/or the Swedish Financial Instruments Trading Act. The information was released for publication on 20 February 2013 at 14.00.

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Fastighets AB Balder is a listed real estate company which shall meet the needs of different customer groups for premises and housing through local support. Balder's real estate portfolio had a value of SEK 22.3 billion (17.6) as of 31 December 2012. The Balder share is listed on Nasdaq OMX Stockholm, Mid Cap.