

Notice to attend the Annual General Meeting of Catena AB (publ)

Welcome to Catena's Annual General Meeting, Monday April 21, 2008, 4:30 p.m. at the Radisson SAS Scandinavia Hotel, Södra Hamngatan 59-65 in Gothenburg, Sweden.

Registration for the Annual General Meeting will commence at 3:30 p.m., when coffee will be served.

Participation

Catena's shareholders' register is maintained by VPC AB. Only owner-registered holdings are listed in the names of the shareholders in the share register. To be entitled to participate in the Annual General Meeting, owners of shares registered in the name of a trustee must have the shares registered in their own names. Shareholders who have trustee-registered shares should request the bank or broker holding the shares to request temporary owner-registration, so-called voting-right registration, several banking days prior to April 15, 2008. Trustees normally charge a fee for this.

Registration

Registration for participation in the Annual General Meeting may be made:

- via a form on Catena's website www.catenafastigheter.se
- by telephone to +46 (0) 31-760 09 39
- in writing to: Catena AB, Box 262, SE-401 24 Gothenburg, Sweden
- by e-mail to: arsstamma@catena.eu

Registration should include name, personal registration number (corporate registration number), address and telephone number. Shareholders who wish to participate in the Meeting must submit notice prior to expiration of the notice period, not later than April 15, 2007, 4:00 p.m.

A shareholder who is not personally present at the Annual General Meeting may exercise his/her voting rights through a representative, who shall have the shareholder's signed proxy. The proxy must not be more than one year old. Legitimacy papers (registration certificate or corresponding) must be enclosed for proxies issued by a legal entity. These documents should be submitted to Catena not later than April 15, 2008. Proxy forms are available at www.catenafastigheter.se. A shareholder or representative may only have at the most two assistants at the Annual General Meeting. If the shareholder wishes to be accompanied by assistants, notification to this effect must be provided as specified above.

Information regarding number of shares and votes

The total number of shares and votes in the company amounts to 11,564,500.

Agenda proposal

1. Opening of the Meeting
2. Election of Chairman of the Meeting
3. Verification and approval of the voting list
4. Election of two minutes-checkers to check the minutes with the Chairman
5. Approval of the agenda

6. Determination whether the Meeting has been duly convened
7. President's account of operations
8. Presentation of Annual Report and Consolidated Accounts and Auditor's Report pertaining to the Parent Company and the Group
9. Adoption of the Income Statement and Balance Sheet and the Consolidated Income Statement and Consolidated Balance Sheet
10. The disposition to be made of the Company's profits in accordance with the adopted Balance Sheet and establishment of the record date
11. The discharge of the members of the Board and of the President from liability pertaining to administration of the Company in fiscal year 2007
12. Determination of the number of members of the Board of Directors to be elected by the Meeting
13. Election of the Board of Directors and Chairman of the Board
14. Election of auditing firm and determination of auditing fees
15. Decision on new instructions for Nomination Committee
16. Determination of fees to be paid to the Board of Directors
17. The Board of Directors proposal for guidelines for the determination of salaries and other remuneration to the President and other senior executives
18. Authorization for the Board of Directors to propose acquisition and transfer of own shares
19. Other matters
20. Close of Annual General Meeting

Decision proposals

Point 2: The Nomination Committee proposes Henry Klotz as Chairman of the Meeting.

Point 10: The Board of Directors proposes to the Annual General Meeting that an ordinary dividend of SEK 5.25 per share be paid for the 2007 fiscal year. April 24, 2008, is proposed as the record date, with payment on April 29, 2008.

Point 12: The Nomination Committee proposes to the Annual General Meeting that the number of Board members elected by the Meeting shall be eight.

Point 13: The Nomination Committee proposes the re-election of all current members: Ingrid Berggren, Peter Hallgren, Henry Klotz, Christer Sandberg, Lennart Schönning, Erik Selin, Per Sjöberg and Svante Wadman. It is proposed that Henry Klotz continue as Chairman of the Company.

Point 14: The Nomination Committee proposes the re-election of the auditing firm KPMG Bohlins AB, with Jan Malm as senior auditor. It is proposed that the fee to KPMG Bohlins AB for auditing assignments carried out be in accordance with approved invoice.

Point 15: The Nomination Committee proposes the following instructions for the Nomination Committee:

The Nomination Committee shall be formed through the four largest shareholders, who wish to participate, at least six months prior to the Annual General Meeting each appointing a representative, with the Company's Chairman included and as convening authority. In the event that one or more shareholders waive such right, the next shareholders based on size shall be offered the corresponding possibility. The names of the four representatives shall be disclosed publicly as soon as appointed. The majority of the Nomination Committee's

members shall not be Board members and the President or any other person in Company management shall not be a member of the Nomination Committee. The Chairman of the Nomination Committee shall, if the members do not agree otherwise, be the member who represents the largest shareholder based on voting rights. However, the Board Chairman or other Board member shall not be the Chairman of the Nomination committee. The mandate of the Nomination Committee is until the next Nomination Committee is appointed. Members shall resign from the Nomination Committee if the shareholder they represent is no longer one of the four largest shareholders. In the event that more than one member leaves the Nomination Committee for the aforementioned reason, the four largest shareholders at that time shall appoint four representatives to the Nomination Committee. However, unless there is a specific reason, no changes shall be made in the composition of the Nomination Committee if only marginal changes in the number of votes occurred or the change occurs later than two months prior to the Annual General Meeting. Shareholders who appoint a representative to the Nomination Committee are entitled to dismiss such a member and appoint a new representative as member of the Nomination Committee. Changes in the composition of the Nomination Committee shall be disclosed publicly as soon as they occur. The Nomination Committee shall prepare a proposal for Chairman of the Meeting, Board of Directors, Board Chairman, Board fees, principles for appointing the Nomination Committee and in appropriate cases auditors and fees to be paid the auditors to be presented to the Annual General Meeting (and in appropriate cases Extraordinary General Meeting) for decision. At the request of the Nomination Committee, the Company shall provide personnel resources such as secretary function in the Nomination Committee to facilitate its work. As needed, the Company shall also assume reasonable costs for external consultants that the Nomination Committees deems necessary for it being able to fulfill its assignment.

Point 16: The Nomination Committee proposes that Board fee to the Chairman shall amount to SEK 210,000 and other Board members who do not receive salaries from the company shall receive SEK 105,000 each.

Point 17: The Board proposes that the Meeting decide to establish the following guidelines for senior executives. The proposal primarily agrees with guidelines applied by the Company during 2007. The Board shall be entitled to deviate from the guidelines if there are special reasons in individual cases.

Remuneration to the President is decided by the Board. Remuneration to other senior executives is decided by the President in accordance with principles established by the Board. Board members who are also included in company management, for example, the President, will not participate in work pertaining to such matters. Remuneration will be paid to the Chairman of the Board and members according to the decision of the Annual General Meeting.

Remuneration to the President

The President will be paid, in addition to fixed monthly salary, a bonus, which will amount to a maximum of SEK 350,000 per year. Notice period for termination of employment by Catena is 12 months and by the President six months. If termination is initiated by the Company, which is not based on serious breach of contract on the part of the President, the President is entitled to severance pay, in addition to his ordinary monthly salary, corresponding to 12 months salary with deduction for remunerations received for other services during the period. Severance pay will also be paid if the prerequisites for the position have changed by one owner or a group of owners acquiring more than 50 percent of the total

voting rights for all shares in the Company. The retirement age for the President is 60 years. Between 60 and 65 years, pension will be paid in the amount of 70 percent of the pensionable final salary on a yearly basis and the average of the President's bonus during the final three years of employment. After the age of 65, the President will receive pension corresponding to the ITP plan. In addition, the President is entitled to pension insurance in a base amount that Catena previously signed with the President as beneficiary. The President is entitled to a company car, free telephone and free daily newspapers.

Remuneration to other senior executives

For other senior executives, notice of termination initiated by Catena is 12 months and by the employee between three and six months. Retirement age for other senior executives is 65 years. There is a pension agreement corresponding to the ITP plan. The Chief Financial Officer can receive bonus, which may amount to a maximum of SEK 80,000 annually, which is based on personal targets. All other senior executives are entitled to company cars.

Point 18: The Board of Directors proposes that the Meeting authorize the Board, if the Board deems appropriate, to make decisions pertaining to acquisition and transfer of own shares. The authorization is aimed at providing the Board with additional freedom of action in its work with the Company's capital structure and if appropriate, to facilitate the acquisition of operations through payment using company shares. Acquisition of own shares may amount to a maximum corresponding to one tenth of the number of shares issued in the company. Remuneration for shares shall be market-based. Transfer of own shares may amount to a maximum of the number, which at the time of transfer, was acquired according to the above and may occur through deviation from shareholders' preferential rights in connection with acquisition of operations, when payment could be made in another form than monetary. The Board shall, on one or more occasions, be able to make such decisions prior to the 2009 Annual General Meeting.

Other

The Annual Report and the Audit Report is available at the Company from March 12, at Catena AB, Box 262, SE-401 24, Gothenburg, Sweden. The following documents are available at the Company from March 18, 2007 and can be forwarded to shareholders upon request.

- The Board of Director's complete decision proposal pertaining to Point 15
- The Board of Director's complete decision proposal pertaining to Points 17 and 18
- The Board of Director's statement concerning the above proposal for allocation of profits (Point 10) and acquisition and transfer of own shares (Point 18).
- The auditor's statements pertaining to compliance with the principles for remuneration to senior executives

The documents will also be available at www.catenafastigheter.se

Gothenburg, March 2008
Catena AB (publ)
Board of Directors