



Fabege AB (publ)

PRESS RELEASE

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ICA signs new agreement with Fabege

ICA Gruppen AB has signed a new 12-year agreement for slightly more than 23,000 sqm of floor space, excluding garage facilities, in Arenastaden. The total annual rental value including parking facilities amounts to about SEK 68m. The office will be built on the Signalen 3 property and occupancy is scheduled for the third quarter of 2018.

ICA Gruppen currently has a number of offices in Solna and Sundbyberg, which it will now vacate to consolidate the operations. One of the buildings that the company will vacate is Fabege's premises in Solna Business Park. However, the ICA store that is currently located in the building will remain.

The new agreement will take the form of a Green Lease, entailing an ambition by both parties to identify resource-efficient and environmentally smart operating solutions, and the building will be environmentally certified according to the BREEAM Excellent standard.

"Today, we have three different offices in the Solna and Sundbyberg area. For some time now, our aim has been to consolidate our employees in Stockholm into a single office. We have now found a solution with which we are very satisfied. We can remain in the area, will be able to more effectively consolidate our employees and will gain modern and environmentally certified office premises. We look forward to continuing our long cooperation with Fabege," says Petra Albuschus, HR Manager for ICA Gruppen.

Signalen 3 is located by the Signalbron bridge, close to the Mall of Scandinavia, Friends Arena and the commuter-train station, Solna Station.

"We are really pleased to be able to continue to develop our long and valued relationship with ICA. The company has been an important and strong profile in Solna Business Park for many years and we have now found a solution that allows ICA's offices and brand to form a welcoming feature at the entrance to Arenastaden, at the same time as the ICA Maxi store with its wide range of services will remain in Solna Business Park," says Klaus Hansen Vikström, Deputy CEO and Director of Business Development at Fabege.

The estimated investment in the project amounts to slightly more than SEK 1bn and ICA will lease about 80 per cent of the total lettable area. The new contract with ICA Gruppen will generate an increase in net lettings of approximately SEK 23m.

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This constitutes information that Fabege AB (publ) may be legally obliged to publish under the Securities Market Act and/or the Financial Instruments Trading Act. The information was released for publication on 31 August 2015 at 07:50 am CET.

Fabege AB (publ) is one of Sweden's leading property companies focusing mainly on letting and managing office premises and property development. The carrying amount of the company's property portfolio is approximately SEK 36.4bn. The portfolio is concentrated in the Stockholm region and has an annualised rental value of SEK 2.2bn and a lettable area of 1.1m sqm. Fabege's shares are listed on Nasdaq Stockholm, Large Cap segment.