

Diös leases 4,100 sq.m to AcadeMedia in Falun

Diös and AcadeMedia have signed a 10-year lease agreement for approximately 4,100 sq.m on Åsgatan in Falun's city center. The investment means that the upper secondary school, named Hagströmska Gymnasiet, will occupy two floors within a centrally located shopping center, known as Bergströms Galleria. Occupancy is expected to take place during summer of 2026.

Diös is converting vacant retail and office space into modern educational facilities in the property Holmen 8. To facilitate the development of the new school, Diös is also building a new 1,200 sq.m store for the sport retailer Stadium on the ground floor. The total investment in the property amounts to SEK 117 million, and the economic occupancy rate for Diös' portfolio in Falun increases by 1 percentage point through the lease. The Income from Property Management is expected to increase by approximately 0.7 percent at company level.

"We are very pleased to enter into a long-term collaboration with AcadeMedia. By converting less attractive retail and office spaces into state-of-the-art educational environments, we are increasing both the property's return and the attractiveness of one of the city center's most central areas. In the redevelopment, we will make use of existing premises—for example, by transforming a former restaurant into a school canteen—to create environments that are both modern and sustainable," says Henrik Rapp, Business Manager, Diös Dalarna.

Hagströmska Gymnasiet will have its entrance from Åsgatan, with a reception, café, library, and lounge area on the ground floor. The second floor will house modern classrooms designed for future-oriented learning. The school, which recruits students nationally and has a strong sports profile, welcomes over 850 students and staff daily. This autumn, Hagströmska Gymnasiet will merge with Drottning Blankas Gymnasieskola in Falun, which is already a tenant of Diös with approximately 1,500 sqm.

"At Hagströmska, students from across the Nordics gather, united by a passion for sports, alongside students from the local region. AcadeMedia is now making a significant investment to further develop Sweden's leading sports-focused upper secondary school here in Falun," says Joakim Molander, Director of Education at AcadeMedia.



Press release

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Diös and AcadeMedia have signed a green lease agreement, meaning that both parties will plan the premises together with the goal of reducing environmental impact and energy consumption.

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Diös Fastigheter owns and develops commercial and residential properties in cities with growth potential. With a property value of SEK 31,6 billion, a portfolio of 323 properties and a lettable area of 1,580 thousand sq.m. Our vision is to create Sweden's most inspiring cities. The market extends from Borlänge to Luleå, and the company's head office is in Östersund. Since it started in 2005, the company has had continuous growth in the value of its property portfolio and its shares are listed on NASDAQ OMX Stockholm, Mid Cap. Find out more about Diös at www.dios.se

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Image Attachments

[Holmen 8_Falun](#)