Press release
13 November 2026 08:00:00 CET

Diös selected to develop new courthouse in Sundsvall

Diös has been awarded the assignment to develop a new courthouse for the Swedish National Courts Administration on Skepparegatan in central Sundsvall following a public procurement process under the Swedish Public Procurement Act (LOU). The planned 15-year lease is subject to government approval before signing. The building will comprise approximately 6,500 square metres on the Noten 10 property, adjacent to Clarion Hotel Sundsvall.

Following a judicial review, the procurement decision has now become final and legally binding. The Swedish National Courts Administration issued a request for tenders for new premises in Sundsvall in autumn 2025. Diös' tender was judged to best meet the evaluation criteria set out in the administration's procurement documents.

The assignment comprises the development and construction of a new courthouse for Sundsvall District Court, the Regional Rent and Tenancy Tribunal and the Swedish Legal Aid Authority. Government approval is now awaited before the lease agreement can be signed and the design phase can commence.

- The new courthouse in Sundsvall is an important step in our efforts to offer both employees and visitors court premises that signal openness and feel safe and welcoming, says Harald Pleijel, Director of Property Management at the Swedish National Courts Administration.

The planned 15-year lease carries an annual rent of SEK 23.2 million. The letting will be recognised in net letting once government approval has been obtained. The building will be designed to allow further development and adaptation as the occupier's operational needs change over time. The project is targeted for environmental certification under Miljöbyggnad 4.1, at Gold level.

– We are delighted and proud to have been awarded the assignment to develop the new courthouse. By being given the opportunity to utilise the building rights at Noten 10, we are helping to strengthen the city's function and attractiveness in a way that creates long-term growth for both us as a company and Sundsvall as a city. The assignment means we will develop a building that will serve a central public function for many years to come, while generating stable and predictable cash flows, says David Carlsson, CEO, Diös.

– The Noten block is a strategically important location in the city, and a modern and dignified courthouse will be an excellent addition. The Swedish National Courts Administration sets high requirements for quality, a long-term approach and the right conditions – and we have succeeded in meeting them with this building at this location. We look forward to taking the next step in developing the site, says Anna Dahlgren, Business Manager, Diös Sundsvall.

For further information, please contact:
Anna Dahlgren, Business Manager, Diös Sundsvall
Phone: +46 60-19 51 00
Email: anna.dahlgren@dios.se

Lena Fakt, Head of Unit,
Swedish National Courts Administration
Phone: +46 36-15 54 54
Email: lena.fakt@dom.se

About Us
Diös Fastigheter owns and develops commercial and residential properties in cities with growth potential. With a property value of SEK 32.9 billion, a portfolio of 307 properties and a lettable area of 1,529 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

Diös Fastigheter AB (publ), Box 188, 831 22 Östersund | Tel: +46 770-33 22 00, info@dios.se, www.dios.se | Org.nr: 556501-1771

Image Attachments
Diös Noten 10
Diös Exteriör Noten 10