

Diös leases 1,200 sq.m to Clear Street in central Umeå

Property owner Diös and fintech company Clear Street have signed a seven-year lease agreement for 1,200 square meters in central Umeå. The premises include the former shopping floor of the Saga property, which is being redeveloped into a modern office with its own entrance. Occupancy is expected to take place in the summer of 2026.

Clear Street is a New York-based financial technology company founded in 2018. The company's mission is to provide investors with access to every asset, in every market, through a unified platform built for speed, transparency and scale. Clear Street has a total of 800 employees globally, of which 40 are stationed at the office in Umeå.

In the development of Clear Street's new offices, former retail and restaurant premises in the Saga 3 property, formerly "Sagagallerian", will be converted. The total investment amounts to approximately SEK 28 million with a yield-on-cost of more than 8 percent. Diös and Clear Street have signed a green lease agreement, which means that the parties jointly plan the spaces with the ambition to reduce climate impact and energy use, both during adaptation and the lease period.

Diös is pursuing the vision of transforming the Saga property into a vibrant mixed-use asset. In 2024, a strategic decision was made to relocate retail tenants to the MVG mall, and a key part of the development is the conversion of retail premises into modern offices.

"We are pleased to welcome Clear Street to Saga. It is a building with a rich history that we are now bringing into a new era by transforming the ground floor into one of the city's most attractive offices. This establishment is fully in line with our vision for the site and an important step in the transformation of the property," says David Nygren, Leasing Manager, Diös Umeå.

"We have had a strong start to the autumn, having signed lease agreements with, among others, the Enforcement Authority and AcadeMedia in Gävle, Östersund Municipality and AFRY in Östersund – and now Clear Street in Umeå. In total, these agreements cover approximately 7,300 square meters, the majority of which are currently vacant spaces. This illustrates continued strong leasing activity and solid demand for centrally located premises, where we maintain a leading market position," says David Carlsson, CEO, Diös.

For further information, please contact:

David Nygren, Leasing Manager, Diös Umeå

Phone: 010-470 98 55

E-mail: david.nygren@dios.se



Press release

23 October 2025 14:00:00 CEST

About Us

Diös Fastigheter owns and develops commercial and residential properties in cities with growth potential. With a property value of SEK 32.6 billion, a portfolio of 325 properties and a lettable area of 1,641 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

[Saga Umeå](#)