

Nyfosa considers issuance of a green bond and announces a voluntary tender offer for the company's outstanding bonds with ISIN SE0015811385

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Nyfosa AB ("**Nyfosa**" or the "**Company**") has mandated Skandinaviska Enskilda Banken AB (publ) ("**SEB**") and Swedbank AB (publ) ("**Swedbank**") as arrangers and joint bookrunners to explore the possibility to issue a three year, green, senior unsecured floating rate bond with an expected amount of approximately MSEK 500 (the "**New Green Bonds**"). Subject to market conditions, a capital markets transaction may follow.

In conjunction with the contemplated issue of the New Green Bonds, Nyfosa will offer holders of the bonds with ISIN SE0015811385 and maturity in April 2024 (the "**Bonds**") to participate in a tender offer for cash where Nyfosa repurchases the Bonds at a price of 100 percent of the nominal amount plus accrued but unpaid interest (the "**Tender Offer**").

The Tender Offer expires at 12:00 CEST on 11 April 2023 unless extended, re-opened, withdrawn or terminated at the sole discretion of the Company. Settlement of the Tender Offer is expected to occur on or about 14 April 2023 and is expected to, as far as possible, coincide with the settlement of the New Green Bonds. The Tender Offer is conditional upon a successful issue of the New Green Bonds and the conditions described in the Tender Information Document (as defined below). The Tender Offer will be limited to a total nominal amount of the New Green Bonds.

Further information regarding the Tender Offer is available in a document dated 5 April 2023 ("**Tender Information Document**") which is available in English at Nyfosa's webpage, www.nyfosa.se/en.

SEB and Swedbank have been mandated to act as arrangers and joint bookrunners in connection with an issue of New Green Bonds and as dealer managers in connection with the Tender Offer. Advokatfirman Cederquist KB has acted as legal counsel to the Company in connection with the New Green Bonds and the Tender Offer.

Dealer Managers:

SEB: +46 (0)8 506 230 61, SEBLiabilityManagement@seb.se

Swedbank: +46 (0)8 700 90 22, liabilitymanagement@swedbank.se



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About Nyfosa

Nyfosa is a transaction-intensive real estate company that creates value by building sustainable cash flows and constantly evaluating new business opportunities. With our opportunistic strategy, we invest in properties in different geographies and categories. We are currently active on the Swedish, Finnish and Norwegian markets with a focus on commercial properties in high-growth municipalities. We manage and develop our properties in close collaboration with tenants and the surrounding community, with the perspective that sustainability and profitability go hand in hand. As of December 31, 2022, Nyfosa's property value amounted to approximately SEK 40.4 billion. Nyfosa's share has been listed on Nasdaq Stockholm Large Cap since 2018. Read more at www.nyfosa.se.

Attachments

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