

## Logistri takes possession of three properties and updates current earnings capacity

**Logistri Fastighets AB (publ) ("Logistri") today announces that the company has taken possession of three properties out of a total of five properties included in the previously communicated transaction with Torngrund. The underlying agreed property value amounts to a total of SEK 175 million, before customary deduction of deferred tax, which corresponds to half of the total value of the transaction of SEK 350 million. The properties have a total leasable area of 12,200 m<sup>2</sup>. Annual rental income amounts to SEK 15.1 million with a remaining average contract length of 9 years. Logistri also communicates an updated current earnings capacity due to the now acquired properties. Profit from property management per share increased by 6% compared to the current earnings capacity as of 1 January 2025 and amounted to SEK 12.5 (11.8) per share.**

The properties that have been taken possession of are Smedjebacken Bokbindaren 1, Nyköping Fargo 6 and Karlstad Västra Torp 1:93. The acquisitions have been financed with existing cash.

In the year-end report 2024, Logistri reported a current earnings capacity, based on the property portfolio owned by the company as of January 1, 2025. After today's closing, the current earnings capacity amounts to;

- Rental income SEK 172.7 (158.9) million, an increase of 9%,
- Net operating income SEK 159.3 (146.6) million, an increase corresponding to 9%,
- Profit from property management of SEK 91.7 (86.5) million, an increase corresponding to 6%
- Profit from property management per share of SEK 12.5 (11.8), an increase corresponding to 6%

To read more about assumptions and a description of current earnings capacity, the company refers to the year-end report 2024.

"We are very pleased to announce that we have today taken possession of three modern and high-quality properties with a remaining contract period of nine years. The proceeds from our bond issue are now almost fully invested, and we see a positive effect on our profitability as well as growth in rental income, net operating income and profit from property management. We look forward to continuing to develop these properties in close collaboration with our tenants." says David Träff, CEO of Logistri.

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**About Logistri**

*Logistri Fastighets AB (publ) is a real estate company that invests in commercial properties primarily in the light industrial, warehousing and logistics segments. The vision is to be a stable and long-term partner to companies that demand business-adapted and sustainable premises. The company's overall objective is to generate a stable cash flow and a high risk-adjusted return with high customer confidence. Our tenants are active in various industries, most of which are Swedish and international industrial and engineering companies. The properties are located in Stockholm, Gothenburg and in southern and central Sweden, in close proximity to strategic infrastructure such as major roads, railways and ports. The company is headquartered in Stockholm. The company's share was listed on the Spotlight Stock Market in 2017. Logistri is included in the MSCI Global Micro Cap index. For more information regarding Logistri Fastighets AB, please visit [www.logistri.se](http://www.logistri.se).*