CASTELLUM

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Castellum's interim report January-March 2012:

9% growth in income from property management

- **Rental income for the period January-March 2012 amounted to SEKm 753 (SEKm 717 corresponding period previous year).**
- **Income from property management amounted to SEKm 273 (250), corresponding to SEK 1.66 (1.52) per share, an increase with 9%.**
- **The changes in value on properties amounted to SEKm 10 (97) and on interest rate derivatives to SEKm 206 (171).**
- **Net income after tax for the period amounted to SEKm 362 (394), corresponding to SEK 2.21 (2.40) per share.**
- **Net investments amounted to SEKm 323 (419) of which SEKm 307 (244) were new constructions, extensions and reconstructions.**

The net leasing during the period amounted to SEKm -8 (21). The gross leasing during the period was SEKm 73 (75), of which SEKm 10 (12) were leases for new constructions, extensions and reconstructions. Notices of termination amounted to SEKm 81 (54), of which bankruptcies were SEKm 6 (4) and SEKm 14 (1) were notices of termination with at least 18 months remaining length of contract.

"We can't be anything but pleased with the growth in property management, even if net leasing shows a downward trend" CEO Håkan Hellström says in a comment. "Leasing volume remains high, but during the past quarters we have noted the tendency of more customers terminating contracts earlier and earlier before they expire - resulting in longer times for leasing to new customers", Hellström adds.

Enclosure: Interim Report January-March 2012

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Castellum is one of the major listed real estate companies in Sweden. The fair value of the real estate portfolio amounts to SEK 34 billion, and comprises premises for office, retail, warehouse and industrial purposes with a total lettable area of 3.4 million sq.m. The real estate portfolio is owned and managed by six wholly owned subsidiaries with strong local roots in five growth regions: Greater Gothenburg, the Öresund Region, Greater Stockholm, Mälardalen and Eastern Götaland.
Castellum is listed on NASDAQ OMX Stockholm AB Large Cap.

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