



Faberge AB (publ)

PRESS RELEASE

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Sharp decline in vacancies in Norrtull

CA Software and Basefarm have concluded leases for a total of 1,900 m² in the Getingen 15 property at Sveavägen 159 in the Norrtull area of Stockholm. This means that the occupancy rate has increased from 50 to 90 per cent since Faberge acquired the property in early 2008.

Wenner-Gren Center in the same area also continues to attract new tenants. Offices covering a total of 1,300 m² have been let to Axel Johnson International, Studentconsulting and Avantime. After these lets, the occupancy rate now stands at 95 per cent. When the property was acquired in 2006 it was 35 per cent.

“Faberge owns five properties with a total lettable floor area of 77,000 m² in the Norrtull area. Things have moved fast since we bought the properties, which at the time had very high vacancies,” Christian Hermelin, Faberge’s CEO, says.

“There has been a steady increase in interest in the Norrtull/Norra Station area, thanks to its strategic and attractive location at the gateway to the inner city. The reshaping and renewal of the area that is taking place is also helping to generate a positive attitude and trend,” Christian Hermelin adds.

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This constitutes information that Faberge AB (publ) may be legally obliged to publish under the Securities Market Act and/or the Financial Instruments Trading Act. The information was released for publication at 14:00 on April 27, 2009.

Faberge AB (publ) is one of Sweden's leading property companies focusing on commercial premises. The book value of the company's property portfolio is approximately SEK 29.5bn. The portfolio is concentrated to the Stockholm region and has an annualised rental value of SEK 2.4bn and a lettable area of 1.5m square metres. Faberge's shares are listed on the Stockholm Stock Exchange, Large Cap segment.