

PRESS RELEASE

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Faberge acquires HagaHuset and develops a concept building for our era

HagaHuset was acquired with the aim of developing a Live-Work-Play concept building that will further boost Faberge's business and meet the varying needs of tenants over time. The location of the building at the entrance of Haga National City Park reinforces the connection between city and park. The purchase price of Fortet 2 (HagaHuset) is SEK 172 million and Faberge will gain access as of 1 February 2017.

HagaHuset, which is being sold by AFA Fastigheter, currently offers 6,400 sqm of office space plus Restaurang Haga, divided into a low section with five floors and a high section with eleven floors and views extending for miles. The high section has borrowed its shape from the Pirelli building in Milan.

- "HagaHuset is an excellent fit for our urban development in Solna in terms of timing. The building has almost been emptied and we say great potential for creating new values," says Klaus Hansen Vikström, Vice President and Director of Business Development at Faberge.

The Live-Work-Play concept has emerged in the majority of metropolises around the world, but is still relatively unexplored in Sweden. It is based on a concept that brings together living, workplaces, social spaces and recreation in the same building. The increasing demand for this type of solution can be linked to the global labour market, with a high level of mobility, the sharing economy and the need for new forms of creative meeting places that lead to new ideas and cross-pollination between companies and individuals.

- "We have long been attracted by the building's location, its shape, its wealth of details and, not least, the artistic thoughtfulness in the little park. It offers unique opportunities to create an attractive concept that many of our major tenants are asking for to meet the needs of their employees and partners who are a long way from home," says Carl Michael Augustsson, Director of Urban Development at Faberge.
- "HagaHuset is a development property that is better suited with a project-oriented owner like Faberge", says Anna Berfenstam Transaction Manager at AFA Fastigheter.

Faberge AB (publ)

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Faberge AB (publ) is one of Sweden's leading real estate companies focusing on letting and managing office premises as well as city district development. Faberge owns properties with a total carrying amount of SEK 44.7 bn. The property portfolio, which is concentrated in the Stockholm region, has a rental value on an annualised basis amounting to SEK 2.3 bn and a lettable area of 1.1 million m². Faberge's shares are listed on Nasdaq Stockholm, in the Large Cap segment. For further information, visit www.faberge.se