

Q2 2021

Projects not yet production started - projects for sale

The information refers to all residential units in each project, including projects being developed in JVs. Magnolia Bostad's share of earnings amounts to 92% unless otherwise stated.

Name	Municipality	Area	Category	Estimated number of building rights	Estimated GFA/MUA/UFA (sqm)	Zoning plan status	Planned buyer
Bredängshöjden ²	Stockholm	Bredäng	A	700	35 000	●○○○○	Heimstaden framework agreement, part of project
Bro Mälarstrand* ³	Upplands Bro	Bro	A	954	69 250	●●●●●	
Brogårdstaden, småhus ⁵	Upplands Bro	Bro	A	105	12 000	●●●●●	Heimstaden framework agreement
Bunkeflostrand ²	Malmö	Limhamn	A	240	19 800	●●○○○	
Bävern 4 & 5 ⁶	Tyresö	Bollmora	A	144	6 378	●●●○○	
Edvinshem 3	Ystad	Edvinshem	A	200	9 500	●●○○○	
Enköping Lillsidan - norra	Enköping	Lillsidan	A	52	2 500	●●●●●	
Enköping Lillsidan - södra	Enköping	Lillsidan	A	137	6 300	●●●●●	Heimstaden framework agreement
Erstavik ³	Stockholm	Erstavik	CSP	72	5 180	●○○○○	
Finnkajen ⁴	Sundsvall	Stensidan	H	270	10 500	●●●●●	
Frihamnen H ⁴	Göteborg	Lundbyvassen	H	300	11 000	●●○○○	
Gnesta	Gnesta	Gnesta	A	210	11 300	●●○○○	
Hagby Park ²	Österåker	Åkersberga	A	195	10 300	●●○○○	Heimstaden framework agreement
Hede ⁵	Kungsbacka	Hede	A	700	33 000	●●○○○	
Håbo Våppeby 7:15, 7:16 ⁶	Håbo	Bålsta	A	97	5 192	●●●●●	Heimstaden framework agreement
Kajkvarteren ²	Sundsvall	Norra Kajen	A	500	24 600	●●●●●	
Liggunderlaget 1 ⁶	Luleå	Kronandalen	A	116	5 000	●●●●●	Heimstaden framework agreement
Linnefabriken*	Göteborg	Majorna	A, CSP	120	7 000	●●●●●	
Linneförrådet*	Göteborg	Majorna	A	250	12 300	●●●●●	Heimstaden framework agreement
Lotsen	Ystad	Edvinshem	A	385	18 000	●●○○○	
Lotsen förskola	Ystad	Edvinshem	CSP	-	-	●●○○○	Heimstaden framework agreement
Mejeriet ²	Helsingborg	Filborna	A	540	30 000	●○○○○	
Nykvarn ³	Nykvarn	Centrala Nykvarn	A	290	13 000	●●●●●	Heimstaden framework agreement
Näsängen, småhus ⁵	Österåker	Åkersberga	A	230	26 000	●●○○○	
Nätverket ²	Österåker	Åkersberga	A	335	9 600	●●○○○	
Oktaven	Stockholm	Skärholmen	A	110	5 830	●●○○○	
Orminge Hus 2	Nacka	Orminge Centrum	CSP	75	5 130	●●○○○	
Rödhaken 6 & 7	Östersund	Tegelplan	A	187	11 500	●●●●●	Heimstaden framework agreement
Senapsfabriken ²	Uppsala	Centrala Uppsala	A	700	29 000	●○○○○	
Skarpnäcksgård 1:1	Stockholm	Skarpnäck	A	90	4 200	●●●●○	Heimstaden framework agreement
Solfjädern	Örebro	Tamarinden, Örebro	A	180	7 900	●●●●●	
Sundbyberg 2:187 ⁶	Sundbyberg	Ursvik	A	180	14 300	●●●●●	Heimstaden framework agreement
Södercentrum 8, 9 & 10	Kungsbacka	Lindens torg	A, CSP	350	16 500	●●●●●	
Södra Häggviks Gårdar ¹	Sollentuna	Stinsen, Häggvik	A, CSP	1 500	94 000	●●○○○	Heimstaden framework agreement
Södra Årby ³	Strängnäs	Läggsta	A	485	49 000	●●●●●	
Torgkvarteren ²	Håbo	Centrala Bålsta	A	310	15 700	●●●○○	Heimstaden framework agreement
Vårby Udde ²	Huddinge	Vårby	CSP	80	7 260	●●○○○	
Åkermynatan	Borås	Bergsäter	A	280	18 900	●●●●○	Heimstaden framework agreement
Ångloket ²	Knivsta	Centrala Knivsta	A	415	17 150	●●●●●	
Årstaberg 1	Stockholm	Liljeholmen	A	100	5 500	●○○○○	Heimstaden framework agreement
Årstaberg 2	Stockholm	Årsta	A	120	6 500	●○○○○	
Örnäs, småhus ⁵	Upplands Bro	Bro	A	255	27 000	●○○○○	
Total estimated apartments for sale				12 559	728 070		

¹ Magnolia Bostad owns 45% of the JV. Magnolia Bostad's share of the development profit amounts to 90%.

² Magnolia Bostad's share of the profit amounts to 90%.

³ Part of JV. Magnolia Bostad's share of the profit amounts to 46%.

⁴ Magnolia Bostad's share of the result amounts to 92%.

⁵ Part of JV. Magnolia Bostad's share of the profit amounts to 23%.

⁶ Magnolia Bostad's share of the result amounts to 100%.

A=Apartments (will be RU and/or TO), CSP=Community service property, such as for example, care homes, schools and nurseries, H=Hotel

●●●●● = Zoning plan comes into

●●●●○ = Adoption of zoning plan

●●●○○ = Review

●●○○○ = Plan Assignment

●○○○○ = Early stages

* The project has been renamed, see translation key project name