

Progress report

Issuer: T.Andreasson Fastighetsaktiebolag (publ)

Progress report period: Q2, 2021

Info:	Volume (frame): SEK 136m (SEK 300m) Maturity (36 months)																							
Status permit/agreements:	<ul style="list-style-type: none"> • Zoning plan: No • Building permit: No • Contractor agreement: Ongoing <p>Zoning plan for Södra Stockholm B,C & D is scheduled to be approved in Q3 2021 and Project Södra Stockholm A in Q1 2022. Comments: Note that the zoning plans for Södra Stockholm A, B, C and D has been pushed forward by a quarter.</p>																							
Status financials:	<ul style="list-style-type: none"> • Construction loan: No • Advance payments: No <p>Comments: Ongoing dialog with our bank regarding construction loan for Huddinge B,C & D.</p>																							
Project timeline: Actual vs plan	<p>Project: Södra Stockholm B, C & D</p> <table border="1"> <thead> <tr> <th>Actual Plan</th> <th>Deviation</th> <th>New Plan</th> </tr> </thead> <tbody> <tr> <td>Milestone 1 2021-06-22</td> <td>+2 months</td> <td>2021-08-28</td> </tr> <tr> <td>Milestone 2 2021-12-22</td> <td>+2 months</td> <td>2022-02-01</td> </tr> <tr> <td>Milestone 3 2021-12-22</td> <td>+2 months</td> <td>2022-02-15</td> </tr> <tr> <td>Milestone 4 2021-12-22</td> <td>+2 months</td> <td>2022-02-15</td> </tr> <tr> <td>Milestone 5 2022-06-01</td> <td>+2 months</td> <td>2022-08-15</td> </tr> <tr> <td>Milestone 6 2023-12-11</td> <td>+4 months</td> <td>2024-04-01</td> </tr> </tbody> </table> <p>Milestone 1 – Approved Zoning Plan Milestone 2 – Access Milestone 3 – Building permit Milestone 4 – Construction start Milestone 5 – Foundation completed Milestone 6 – Finalized Building</p>			Actual Plan	Deviation	New Plan	Milestone 1 2021-06-22	+2 months	2021-08-28	Milestone 2 2021-12-22	+2 months	2022-02-01	Milestone 3 2021-12-22	+2 months	2022-02-15	Milestone 4 2021-12-22	+2 months	2022-02-15	Milestone 5 2022-06-01	+2 months	2022-08-15	Milestone 6 2023-12-11	+4 months	2024-04-01
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Project costs: Actual vs budget	<p>Actual Budget Deviation. Until this date all projects are following the scheduled budget.</p> <p>Comments to deviations: The delay in the zoning plan process of Project Södra Stockholm B, C and D has been positive for the liquidity of the company. The access payment for the project has been delayed because it's linked to the zoning plan approval.</p>														
Significant events	<p>CFO The former Chief Financial Officer Christoph Svahn has been relieved of his duties and has been replaced by the current Chief Financial Officer Lobke Blom.</p> <p>Chairman The former Chairman Christian Hahne has been relieved of his duties and has been replaced by the current Chairman Kimberly Hero.</p> <p>Profit Sharing Agreement – FFAB TAFAB and FFAB has come to an agreement that TAFAB will sell its entire stake in two of its projects according to the Profit Sharing Agreement. FFAB will make a partial payment in the amount of 8 500 000 (eight million five hundred thousand) SEK to TAFAB:s deposit account, empowered by Intertrust. The partial payment will be made in the third quarter of 2021.</p>														

