



- Profit before tax was SEK 266 (435) m and net profit was SEK 176 (365) m, equivalent to SEK 1.30 (2.70) per share.
- Net sales reduced by 2 per cent to SEK 620 (630) m.
- In the interim period, 9 properties were divested for SEK 1,053 m generating a deficit of SEK –34 m and profit-related cash flow of SEK –125 m; 16 properties were acquired for SEK 925 m. 156,000 sq.m. of modular properties were also acquired for SEK 1,037 m through the acquisition of Nordic Modular Group for SEK 918 m.
- The holding amounts to 598 (591) properties with a book value of SEK 24,333 (23,106) m.
- Profit for calculating dividends for the period was SEK 9 m. Kungsleden is reiterating its forecast profit for calculating dividends of SEK 1,200 m for the financial year 2007.

CHIEF EXECUTIVE'S STATEMENT

We're experiencing a sustained healthy market for premises and properties, and in this market, the returns on our property portfolio increased from 6.5 per cent to 6.7 per cent in the period. The divestment of low-yielding properties, mainly in Belgium, contributed to the gains. Although the divestments reduced our trading net for the period, it was the right strategic decision to divest them now. The strong market and increased property yields enhance our prospects of continuing to post good profits.

The first quarter featured our exciting new initiatives in modular properties and in Germany. Early in the year, we acquired Nordic Modular Group, which alongside last year's acquisition of Flexihus Rent, has a strong, flexible offering in modular properties. We also kept building on our German retirement homes initiative, with a retirement home operation south of Berlin.

KUNGSLEDEN'S BUSINESS CONCEPT, VISION AND STRATEGY

Kungsleden owns and manages properties, generating high and stable long-term returns.

Kungsleden's vision is that by means of skilled entrepreneurship and a high level of expertise, Kungsleden will become Sweden's most profitable and successful property company.

Kungsleden intends to achieve its objectives by:

- Enhancing a skilled and business-like organisation;
- Pursuing customer satisfaction through the active management and enhancement of its property holding;
- Proceeding from its existing holding, and through acquisitions and divestments, assuring high long-term returns.

Kungsleden pursues the objective of continuously enhancing its portfolio's risk-adjusted returns. The corporation strives to constantly maintain high and stable cash flow from operating

activities. Moreover, Kungsleden minimises operating risk by diversification in terms of property type, geographical market, tenants and by spreading rental contract maturities over time. Kungsleden avoids large development projects, because typically, they imply significant cash flow uncertainty. Kungsleden utilises property trading, which by experience can be successful regardless of general economic conditions, to enhance its portfolio's risk-adjusted returns.

PROFIT Earnings capacity

The continuous realignment of the property holding means that at any given time, the Income Statement does not offer the most accurate impression. Instead, earnings capacity indicates the appearance of the Income Statement as if the properties owned at 31 March 2007 had been owned for the previous 12 months. The intention is to illustrate the impact of changes to the property holding, and to create the most accurate possible impression of the current situation.

Property trading in the period exerted a positive impact on earnings capacity. In terms of sales price, divested properties' property yields were 3.4 per cent, while the estimated property yield of acquired properties was 7.1 per cent.

The divested properties' risk-adjusted returns were lower than, and acquired properties' higher than, the portfolio average risk-adjusted return of 6.7 per cent. At year-end 2006, the average property yield was 6.5 per cent.

Earnings capacity (excl. modular properties)

SEK m	31 Mar '07	SEK/sq.m.	31 Dec '06	SEK/sq.m.
Rental revenues	2,238	760	2,236	761
Operating and maintenance costs	-626	-213	-660	-224
Property tax	-44	-15	-46	-16
Ground rent	-23	-8	-18	-6
Operating net	1,545	524	1,512	515
Book value	23,159		23,106	
Property yield, %	6.7		6.5	
Economic occupancy, %	92.3		90.2	
Profit margin, %	69.0		67.6	
Floor-space, 000 sq.m.	2,944		2,935	

Kungsleden's results

Net profit for the period was SEK 176 m, a SEK 189 m decrease on the previous period. The lower actual is mainly due to a deteriorated trading net.

Return on equity was 7.2 (21.6) per cent. The property yield was 5.6 (5.7) per cent in actual terms and 6.7 (7.0) per cent in terms of earnings capacity.

Gross profit increased by SEK 19 m despite a smaller average holding, because early 2006 also included extensive maintenance projects.

Property trading generated a SEK –34 m deficit, which also included realised value changes of SEK –91 m. This was SEK 146 m lower than the preceding year due to few divested properties and prices being somewhat below book value, primarily properties in Brussels.

Administration costs increased by SEK 9 m to SEK 70 m. In comparative terms, administration costs were reduced since SEK 15 m for the newly acquired operations of Nordic Modular Group are included in the current period.

The net financial position improved by SEK 8 m to SEK –165 m. Lower borrowings offset the effect of somewhat higher interest rates.

Value changes on properties and financial instruments in the period amounted to SEK 150 and SEK 16 m respectively. The valuation of financial instruments was positively affected by a slight increase in interest levels.

The tax cost increased by SEK 21 m to SEK –90 m, mainly due to differing tax effects on property divestments between the periods.

THE PROPERTY HOLDING

As of 31 March 2007, the holding comprised 598 properties with floor-space of 3,126,000 sq.m. and book value of SEK 24,333 m excluding modular properties with a book value of SEK 1,174 m.

The properties were located in 128 municipalities, of which 46 per

cent of book value was located in municipalities with populations of less than 100,000.

Of the 598 properties, 194 (32 per cent) were public properties and 404 (68 per cent) commercial properties. Public Properties are properties where tenant operations are publicly funded.

The three major city regions of Greater Stockholm, Greater Gothenburg and the Öresund region represented 54 per cent of property book value.

Investments in existing properties amounted to SEK 143 m.

PROPERTY TRADING

In the period, 16 properties with floor-space of 134,000 sq.m. were acquired for SEK 925 m. In addition, modular properties with floor-space of 156,000 sq.m. were acquired for SEK 1,037 m.

Of the 16 acquisitions, 6 were Industrial/warehouse properties, 5 were Offices, 3 were Retirement homes and 2 were of the 'Other' type. The acquisitions include a Retirement home property in Werder, Germany, which represents another building-block of Kungsleden's German retirement homes initiative. The 2 'Other' type properties are hotels. These acquisitions were consummated at an estimated property yield of 7.1 per cent.

In the first quarter, 9 properties were divested with floor-space of 121,000 sq.m. Of the divested

properties, 7 were in the Foreign market area, of which 6 were Offices and 1 was of the 'Other' type. The 2 divested commercial properties in Sweden were Offices. After the divestment, Kungsleden no longer owns any properties in Brussels.

The divestments amounted to SEK 1,087 m in terms of book value and SEK 1,178 m in terms of acquisition value.

These divestments were effected at an estimated property yield of 3.4 per cent. The low property yield is due to the divestments being dominated by properties in Brussels, which had lower operating net, and were considered as development properties. The sales price did not differ significantly from internal and external valuations.

The sales value of one of the properties was less than SEK 10 m.

FUNDING

The funding portfolio totalled a nominal SEK 14,221 (12,754) m, and including the market values of financial instruments, was SEK 14,232 (12,781) m. Average interest was 4.4 per cent, against 4.3 per cent as of 1 January. The average interest fixing period is 2.0 years.

SHAREHOLDERS' EQUITY

The closing balance of shareholders' equity was SEK 9,877 (9,700) m or SEK 72 (71) per share, equivalent to an equity ratio of 39 (40) per cent.

Interest fixing period as of 31 March 2007

Maturity	Nom. amt., SEK m	Prop., %	Ave. Int., %
2007	8,415	59.2	3.9
2008	1,006	7.1	5.9
2009	400	2.8	5.4
2010	900	6.3	6.8
2011	800	5.6	5.1
2012	1,100	7.8	3.8
2013	500	3.5	5.2
2014	700	4.9	4.4
2015	400	2.8	3.7
Total, loans	14,221	100.0	4.4
Derivatives	16		
Market valuation other financial instruments	–5		
Total	14,232		

THE SHARE AND SHAREHOLDERS

The closing price on 31 March 2007 was SEK 126. Accordingly, compared to the year-end 2006 closing price of SEK 105, the share had risen by 20 per cent. As of 31 March 2007, Kungsliden had some 21,400 shareholders, an increase of 6 per cent on the previous year-end.

At the end of the period, there were 136,502,064 shares, the same as on 1 January.

HUMAN AND ORGANISATIONAL RESOURCES

The average number of employees was 331. The Nordic modular group division has 219 employees, of which 197 work on producing modules.

In March, Albrecht von Malortie was hired to lead the company's start-up in Germany. Mr. von Malortie joins Kungsliden from construction group Skanska in Germany, where he headed up marketing and Skanska's German development projects. Mr. von Malortie was previously a property consultant at Dresdner bank's real estate operation Dr. Lübke Immobilien and at Jones Lang LaSalle in Germany.

Kungsliden hired Cecilia Gannedahl for the newly created position of HR and Corporate Communications Director of the Kungsliden group. She is currently CEO of corporate communications consulting practice GCI Stockholm AB. Cecilia Gannedahl will be a member of

Kungsliden's group management and takes up her position in early autumn 2007.

In January 2007, Kungsliden acquired Nordic Modular Group, whose two business areas are:

- Letting modules (Temporent and Nordic Modular Leasing);
- Module production (Flexator).

This acquisition complements Kungsliden's offering, primarily to the public sector. As of 2007, Modular Properties is another division alongside Public Properties, Commercial Properties and Foreign.

PARENT COMPANY

The parent company generated a net profit of SEK 26 (-12) m; its sales were SEK 0 (0) m. Assets primarily comprise shares in subsidiaries of SEK 4,293 (3,537) m and cash of SEK 11 (35) m. Funding was mainly through shareholders' equity amounting to SEK 5,264 (5,238) m.

ACCOUNTING PRINCIPLES

Kungsliden observes IFRS (International Financial Reporting Standards) as endorsed by the EU, and their IFRIC interpretations. This Interim Report has been prepared pursuant to IAS 34 Interim Financial Reporting. The accounting principles and calculation methods are identical to the Annual Report for the financial year 2006.

DIVIDEND POLICY

The Board's ambition is for Kungsliden to maintain stable dividends and a high pay-out ratio, which means that Kungsliden will pay out at least of 50 per cent of profit for calculating dividends.

Profit for calculating dividends corresponds to the cash flow statement item cash flow from operating activities.

Kungsliden AB (publ) held its Annual General Meeting on 18th April. The Meeting approved the Board of Directors' proposed dividends of SEK 11.00 per share. The record date was resolved as 23 April, with dividends scheduled for payment from VPC (the Swedish Central Securities Depository & Clearing Organization) on 26 April.

FORECAST FOR 2007

The Board of Directors estimates that profit for calculating dividends will be SEK 1,200 m.

SIGNIFICANT EVENTS AFTER THE END OF THE PERIOD

No significant events have occurred.

Thomas Erséus
Chief Executive

Stockholm, Sweden, 25 April 2007

This Interim Report has not been subject to review by the company's auditors.

FORTHCOMING REPORTS

Interim Report January-June,
15 August 2007

Interim Report January-September,
24 October 2007

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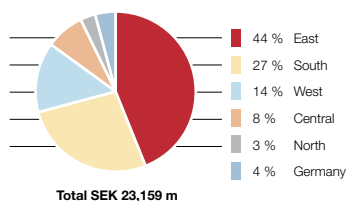
Shareholders as of 31 March 2007

	No. of shares	% of vote and capital
Robur	4,477,421	3.3
JP Morgan Chase Bank	4,461,058	3.3
SSB CL OMNIBUS	4,217,202	3.1
Mellon Omnibus	3,060,052	2.2
Olle Florén	2,850,000	2.1
Kápan Pensioner	2,149,560	1.5
DFA-INTL SML Cap Val Port	1,827,593	1.3
SHB/SPP fonder	1,783,947	1.3
UBS AG London Branch Equities	1,750,660	1.3
Societe Generale Dep Des Services	1,304,500	1.0
Total, 10 largest shareholders	27,881,993	20.4
Board and management	478,290	0.4
Foreign shareholders, other	29,244,343	21.4
Other shareholders	78,897,438	57.8
Total	136,502,064	100.0

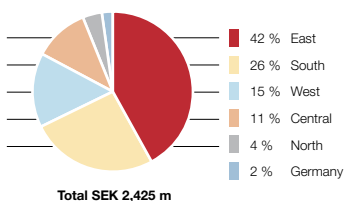
The property holding and earnings capacity

KUNGSLEDEN'S GEOGRAPHICAL PRESENCE

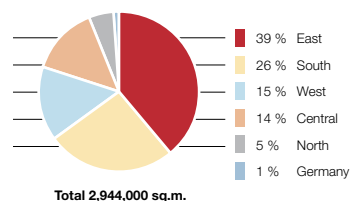
Book value



Rental value

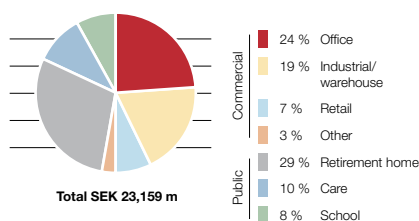


Floor-space

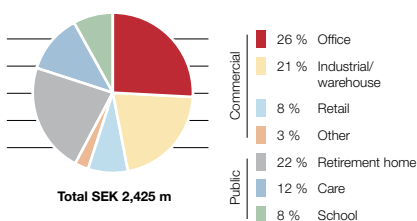


KUNGSLEDEN'S PROPERTY TYPES

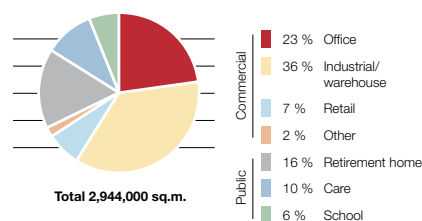
Book value



Rental value

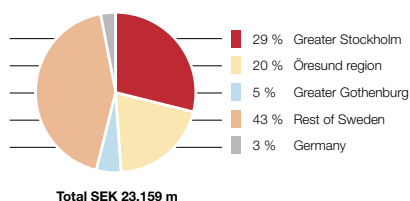


Floor-space



GEOGRAPHICAL PROFILE

Book value



The property holding and earnings capacity in summary (excl. modular properties)

Geographical division	East	South	West	Central	North	Germany	Total
Number	214	171	93	71	39	10	598
Lettable floor-space, 000 sq.m.	1,153	767	444	405	131	44	2,944
Book value, SEK m	10,180	6,131	3,333	1,952	774	789	23,159
Rental value, SEK m	1,013	639	351	269	93	60	2,425
Rental revenues, SEK m	941	575	339	240	84	59	2,238
Operating surplus, SEK m	657	389	232	155	56	56	1,545
Economic occupancy, %	91.7	90.7	96.8	90.4	92.2	99.3	92.3
Property yeald, %	6.5	6.3	7.0	7.9	7.3	7.1	6.7
Profit margin, %	69.8	67.6	68.4	64.6	67.8	94.9	69.0

Category	Retirement home	Office	Industrial/warehouse	Care	Retail	School	Other	Total
Number	98	158	155	56	62	40	29	598
Lettable floor-space, 000 sq.m.	461	667	1,037	286	230	189	74	2,944
Book value, SEK m	6,615	5,508	4,460	2,407	1,600	1,897	672	23,159
Rental value, SEK m	538	640	519	282	182	190	74	2,425
Rental revenues, SEK m	543	540	479	270	154	184	68	2,238
Operating surplus, SEK m	408	340	331	175	108	137	46	1,545
Economic occupancy, %	99.6	85.6	91.7	95.3	85.1	96.9	93.4	92.3
Property yeald, %	6.2	6.2	7.4	7.3	6.8	7.2	6.9	6.7
Profit margin, %	75.1	63.1	69.1	64.8	70.1	73.8	68.0	69.0

Financial Reporting

INCOME STATEMENT

SEK m	Interim period/reporting period		12 mth.	
	2007 Jan–Mar	2006 Jan–Mar	2006/2007 Apr–Mar	2005/2006 Apr–Mar
Rental revenues	539.6	630.4	2,258.4	2,093.2
Sales revenue, modular properties	80.0	–	80.0	–
Net sales	619.6	630.4	2,338.4	2,093.2
Property costs	–177.3	–280.4	–718.0	–702.7
Production costs, modular properties	–73.0	–	–73.0	–
Gross profit	369.3	350.0	1,547.4	1,390.5
Property trading				
Sales revenues, net	1,053.1	2,839.2	10,471.4	5,601.0
<i>Book value</i>				
Acquisition value	–1,178.3	–2,476.7	–6,979.5	–4,865.6
Realised value changes	91.4	–250.7	–2,784.7	–325.2
	–1,086.9	–2,727.4	–9,764.2	–5,190.8
Trading net	–33.8	111.8	707.2	410.2
Sales and administration costs	–70.4	–61.2	–255.4	–173.6
Net financial position	–164.9	–172.4	–673.0	–603.2
Unrealised value changes				
Investment properties	150.1	104.2	1,890.4	1,211.0
Financial instruments	16.0	102.1	189.7	178.7
	166.1	206.3	2,080.1	1,389.7
Profit before tax	266.3	434.5	3,406.3	2,413.6
Tax	–90.0	–69.4	–21.3	–180.3
Net profit	176.3	365.1	3,385.0	2,233.3
Average number of shares	136,502,064	136,502,064	136,502,064	129,597,218
Earnings per share, SEK	1.30	2.70	24.80	17.20

BALANCE SHEET

SEK m	31 Mar 2007	31 Dec 2006	31 Mar 2006
ASSETS			
Properties	24,332.6	23,105.8	23,343.9
Receivables, etc.	608.7	1,048.7	1,621.5
Liquid assets	485.9	107.2	349.0
TOTAL ASSETS	25,427.2	24,261.7	25,314.4
LIABILITIES AND SHAREHOLDERS' EQUITY			
Shareholders' equity	9,877.3	9,700.2	7,003.0
Interest-bearing liabilities	14,232.1	12,781.2	16,904.5
Operating liabilities, etc.	1,317.8	1,780.3	1,406.9
TOTAL LIABILITIES AND SHAREHOLDERS' EQUITY	25,427.2	24,261.7	25,314.4

CHANGE IN SHAREHOLDERS' EQUITY

SEK m	31 Mar 2007	31 Dec 2006	31 Mar 2006
Opening balance	9,700.2	6,649.3	6,649.3
Dividends		-500.5	
Exchange rate differences	0.8	-22.4	-11.4
Net profit	176.3	3,573.8	365.1
Closing balance	9,877.3	9,700.2	7,003.0

CASH FLOW STATEMENT

SEK m	Interim period/reporting period		12 mth.	
	2007 Jan-Mar	2006 Jan-Mar	2006/2007 Apr-Mar	2005/2006 Apr-Mar
Operating activities				
Profit before tax	266.3	434.5	3,406.4	2,419.6
Realised value changes, properties	-91.4	250.7	1,175.6	325.2
Unrealised value changes	-166.1	-206.3	-2,080.1	-1,395.7
Adjustment for items not included in cash flow from operating activities	1.4	0.7	4.2	2.3
Tax paid	-1.0	-1.2	-62.4	-12.0
Cash flow from operating activities	9.2	478.4	2,443.7	1,339.4
Change in working capital	-91.9	256.2	225.4	384.1
Cash flow from operating activities after change in working capital	-82.7	734.6	2,669.1	1,723.5
Cash flow from investment activity	-1,005.4	2,251.4	-444.9	-2,698.5
Cash flow from financing activities	1,466.8	-2,800.8	-2,087.3	1,122.2
Cash flow for the year	378.7	185.2	136.9	147.2
Liquid assets, opening balance	107.2	163.8	349.0	201.8
Liquid assets, closing balance	485.9	349.0	485.9	349.0

Financial Reporting

KEY FIGURES

	Interim period/reporting period		12 mth.	
	2007 Jan-Mar	2006 Jan-Mar	2006/2007 Apr-Mar	2005/2006 Apr-Mar
Property-related				
Earnings capacity				
Property yield, %			6.7	7.0
Economic occupancy, %			92.3	89.6
Profit margin, %			69.0	66.6
Actuals				
Property yield, %	5.6	5.7	6.5	7.1
Economic occupancy, %	91.5	93.9	90.1	91.7
Profit margin, %	65.9	55.5	67.9	66.4
Financial				
Return on total capital, %	4.4	6.0	7.9	7.7
Return on equity, %	7.2	21.6	40.1	40.4
Interest cover, multiple	1.6	2.3	3.0	2.7
Equity ratio, %			38.8	27.6
Gearing, multiple			1.4	2.4
Mortgage ratio, %			58.5	72.4
Data per share				
Share price, SEK			126.00	98.70
Dividend, SEK			11.00	3.70
Total yield, %			31.4	88.8
Dividend yield, %			3.7	4.4
P/E ratio, multiple			14.3	10.6
P/CE ratio, multiple			5.5	9.0
Operating net, SEK	2.70	2.60	11.30	11.00
Profit, SEK	1.30	2.70	24.80	17.60
Cash flow from operating activities, SEK	0.10	3.50	17.90	10.50
Property book value, SEK			178.30	171.60
Shareholders' equity, SEK			72.40	51.30
Outstanding shares/free float	136,502,064	136,502,064	136,502,064	136,502,064
Average number of shares	136,502,064	136,502,064	136,502,064	127,597,218

Definitions

Earnings capacity: properties disposed of as of the balance sheet date are excluded, and properties acquired by no later than the same date are included as if they had been owned for 12 months. Otherwise, the calculation is based on the following assumptions:

- For those properties where 12 months have passed since Kungsleden took possession, actuals for the last 12 months are included;
- For those properties where more than six months but less than 12 months have passed since Kungsleden took possession, actuals are recalculated to 12-month equivalents;
- For properties where less than six months have passed since Kungsleden took possession, data from acquisition calculations are used.

PROPERTY TERMINOLOGY

Accommodation type: floor-space distributed by usage.

Area-based occupancy: let floor-space in relation to total lettable floor-space at the end of the period.

Area-based vacancy: vacant floor-space in relation to total lettable floor-space at the end of the period.

Distribution of floor-space: distribution by accommodation type implies that the floor-space in a property is divided by usage. There is a division between office, industrial/warehouse, retail, retirement home, care, school and other. Distribution by property type means the property is defined by that type of floor-space that represents the greatest proportion of total. Accordingly, a property with 51 per cent of its floor-space used as offices is considered an office property.

Economic occupancy: rental revenue, rental discounts and rental losses in relation to rental value, excluding modular properties.

Economic vacancy: assessed market rent for un-occupied floor-space in relation to rental value, excluding modular properties.

Maintenance: measures intended to maintain the capacity of a property and its technical systems. Relates to planned measures entailing the replacement or renovation of parts of a building or technical systems. Also includes tenant adaptations.

Operation costs: costs for electricity, heating, water, property care, cleaning, insurance and ongoing maintenance less billed supplements for operations and maintenance.

Operating net: rental revenues less operating and maintenance costs, ground rent and property tax.

Property type: the properties' primary usage (see "Distribution of floor-space").

Property yield: operating net in relation to the average book value of properties, excluding modular properties. However, the property yield for the earnings capacity is calculated as earnings capacity in relation to the book value of properties at the end of the period.

Rental revenues: rent invoiced plus remuneration for property tax less rental discounts and rental losses.

Rental value: rental revenues plus assessed market rent for un-let floor-space, rental discounts and rental losses, less other revenue.

FINANCIAL TERMINOLOGY

Beta value: the share's correlation with the market's average performance. A beta value of less than one implies that a share price has fluctuated less than the SAX (Stockholm All-share Index). Beta value is a key component of the CAPM (Capital Asset Pricing Model) used to calculate the market's required rate of return on the share. The CAPM indicates that a low beta value implies a low required rate of return. Beta values are over 12 months.

Book value of property per share: book value of property in relation to the number of shares at the end of the period.

Cash flow from operating activities: profit before tax less unrealised value changes adjusted for realized value changes on properties, items not included in cash flow from operating activities and tax paid.

Dividend yield: dividends paid in the period in relation to the share price at the beginning of the period.

Earnings per share: net profit divided by the weighted average number of outstanding shares in the period.

Equity ratio: shareholders' equity including minority shares at the end of the period in relation to total assets.

Gearing: interest-bearing liabilities at the end of the period in relation to shareholders' equity.

Gross profit: net sales less property costs and production costs of modular properties.

Interest cover: profit before tax less unrealized value changes and net financial position in relation to net financial position.

Mortgage ratio: interest-bearing liabilities in relation to property book value at the end of the period.

P/CE ratio: share prices at the beginning of the period in relation to cash flow from operating activities.

P/E ratio: share price at the end of the period in relation to earnings per share, in accordance with prevailing forecasts. Share prices at the end of the period in relation to the following period's EPS are used for historical values.

Profit for calculating dividends: net profit excluding items not affecting cash flow such as unrealised value changes, depreciation and amortization and deferred tax plus realised value changes. Profits for calculating dividends correspond to the Cash Flow Statement item cash flow from operating activities.

Profit margin: operating net in relation to total rental revenues, excluding modular properties.

Return on equity: net profit in relation to average shareholders' equity. Average shareholders' equity is calculated as the total of opening and closing balances divided by two.

Return on total capital: profit before tax less unrealised value changes and net financial position in relation to average assets. Average assets are calculated as the total of the opening and closing balances divided by two.

Shareholders' equity per share: shareholders' equity in relation to the number of shares at the end of the period.

Total yield: the total of share price gains and dividends paid in the period in relation to the share price at the beginning of the period.

Property register

ACQUIRED PROPERTIES

Name	Municipality	Locality	Address	Year of construction/ conversion	Lettable floor-space, sq.m.										Total floor-space	Rental revenue	Rental value	Vacancy, %
					Offices	Industr./warehouse	Retirement homes	Care	Retail	School	Residential	Hotel	Other					
Market Area Central																		
Industrial/warehouse properties																		
Verkstaden 7	Västerås	Västerås	Metallverksgatan	1929		23,856									23,856	5,433	5,433	0,0
Office properties																		
Verkstaden 6	Västerås	Västerås	Metallverksgatan, Glödargränd, Varmvals	1929	18,084										18,084	8,000	15,984	49,9
Market Area North																		
Industrial/warehouse properties																		
Rålsan 4	Luleå	Luleå	Traktorvägen 1	1967		18,362									18,362	9,017	9,303	3,1
Market Area South																		
Retirement homes																		
Blinkarp 1:9	Svalöv	Röstånga	Blinkarp 863	1960			2,600								2,600	800	800	0,0
Other																		
Gunghästen 1	Malmö	Malmö	Jägersrovägen 160	1964	3,342							5,501			8,843	7,726	8,194	5,4
Market Area West																		
Industrial/warehouse properties																		
Varla 2:390	Kungsbacka	Kungsbacka	Energigatan 19	1992	1,824	2,858									4,682	3,557	3,557	0,0
Office properties																		
Sågen 14	Kungsbacka	Kungsbacka	Järnvägsgatan 36	1980	1,569	903									2,472	2,042	2,042	0,0
Varla 14:8	Kungsbacka	Kungsbacka	Magasingsgatan 12	1989	1,433	40									1,473	1,211	1,211	0,0
Market Area East																		
Industrial/warehouse properties																		
Antennen 10	Linköping	Linköping	Alkagatan 2	1948	1,903	5,423									7,326	3,978	3,978	0,0
Frukthallen 1	Stockholm	Årsta	Brunnbyvägen 10, Uppköparvägen 2	1967		7,139									7,139	7,775	7,775	0,0
Nylonstrumpan 3	Linköping	Linköping	Skonbergavägen 41	1968		4,506									4,506	1,308	1,308	0,0
Office properties																		
Badhuset 5	Linköping	Linköping	S:t Larsgatan 21	1929	2,789										2,917	3,098	3,098	0,0
Dolken 5	Linköping	Linköping	Hamngatan 13	1964	5,253								128		5,253	7,654	7,654	0,0
Retirement homes																		
Krusmyntan 1	Tyresö	Tyresö	Basilikagränd 1	-			2,900								2,900	-	-	0,0
Other																		
Åkerby 4 & 12	Täby	Täby	Kemistvägen 30-32	1993								13,600			13,600	10,324	10,324	0,0
Market Area Foreign																		
Retirement homes																		
Werder	Emden	Emden	Werder	2005			10,285								10,285	-	-	0,0

DIVESTED PROPERTIES

Name	Municipality	Locality	Address	Year of construction/ conversion	Lettable floor-space, sq.m.										Total floor-space		
					Offices	Industr./warehouse	Retirement homes	Care	Retail	School	Residential	Hotel	Other				
Market Area East																	
Office properties																	
Diametern 1	Huddinge	Huddinge	Dialoggatan 1	1978	44,271	20										30	44,321
Market Area Central																	
Office properties																	
Loke 1	Karlstad	Karlstad	Sveagatan 12	1920, 1950, 1986, 1991	2,120	262						495					2,877
Market Area Foreign																	
Office properties																	
Avenue Hermann	Bryssel	Bryssel	Avenue Hermann														4,942
Debroux 15	Bryssel	Bryssel	Debroux 15		4,942												2,788
Lozenberg 17	Bryssel	Bryssel	Lozenberg 17		2,788												50,564
Manhattan Center	Bryssel	Bryssel	Manhattan Center		37,250				8,270							5,044	2,879
Rue de Namur 72/74	Bryssel	Bryssel	Rue de Namur 72/74		2,879												6,670
Avenue Louise 350	Bryssel	Bryssel	Avenue Louise 350		6,670												1,255
Rue Montoyer 39	Bryssel	Bryssel	Rue Montoyer 39		1,255												
Other																	
Boulevard de la Cambre 28/30	Bryssel	Bryssel	Boulevard de la Cambre 28/30		1,295												1,295

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