

Pressrelease

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Skanska Commercial Property Development divests Oasis in Malmö, Sweden, for about SEK 380M to internal portfolio

Skanska Commercial Property Development Nordic has divested the office building Oasis in Malmö, Sweden, to Skanska Investment Properties for about SEK 380M after deduction of remaining investments and deferred tax. The internal transaction has no effect on cash flow and will be recorded in the fourth quarter 2024. The transfer will take place immediately.

Oasis, developed and constructed by Skanska with a focus on tenant well-being and sustainability, was completed in 2024. The property has a total leasable area of approximately 7,500 square meters and is about 90 percent leased. Tenants include Fredersen Advokatbyrå, Visma, Bygghemma, and an additional tenant yet to be named.

Oasis is certified according to WELL and LEED Platinum with a score of 92 points and won the award for LEED Project of the Year 2024. The award is given by the Sweden Green Building Council to projects in the community construction sector that inspire and lead the way in sustainability. The property is also pre-certified according to NollCO2, achieved through measures such as climate-improved concrete, Nordic Eco labeled wooden facade on the top two floors, efficient energy consumption through solar panels, and other innovative energy solutions in collaboration with E.ON.

The transaction, conducted at market value, marks the seventh deal with Skanska Investment Properties as the counterparty. In Malmö, the office buildings Epic, Aqua, and Hyllie Terrass are already owned by Investment Properties. The ambition is to establish a long-term portfolio of high-quality, sustainable, and healthy office buildings in Stockholm, Gothenburg, and Malmö.

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