

July 1, 2010

8:30 a.m.

Skanska sells office project in Wrocław in Poland for EUR 76.5 M, or SEK 735 M, with a capital gain of EUR 12.5 M, about SEK 120 M

Skanska has sold its Grunwaldzki Center office property in Wrocław in southern Poland. The sales price amounted to EUR 76.5 M, approximately SEK 735 M, and the capital gain to EUR 12.5 M, about SEK 120 M. The buyer is the German investment fund RREEF with immediate transfer.

Grunwaldzki Center comprises approximately 27,000 square meters and is nearly fully leased. The tenants include Credit Suisse, Santander Consumer Bank and Hewlett-Packard. The project commenced in 2007 and was completed in 2009.

The property is the first in Wrocław to fulfill the requirements for environmental certification in accordance with the EU GreenBuilding program. The energy consumption is at least 30 percent below the requirements in the Polish norms.

“We are very glad that RREEF has chosen Grunwaldzki Center for its first regional investment in Poland” says Nicklas Lindberg, Managing Director of Skanska Property Poland. “As a matter of fact, this is the first office transaction outside Warsaw this year, which proves that there is a market for core assets in regional cities.”

Skanska’s second commercial development property in Wrocław was started earlier this year. The Green Towers office project in central Wrocław will include two ten-story buildings comprising a total of 25,000 square meters. Green Towers is also being designed to meet the requirements for LEED certification.

Skanska Commercial Development Europe initiates and develops property projects in office, logistics and commercial buildings. The company’s operations are concentrated in metropolitan areas in Hungary, the Czech Republic and Poland and are conducted in three local units: Skanska Property Czech Republic, Skanska Property Hungary and Skanska Property Poland.

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This and previous releases can also be found at www.skanska.com

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Skanska is one of the world's leading project development and construction groups with expertise in construction, development of commercial and residential projects and public-private partnerships. Based on the company's global environmental expertise, Skanska aims to be the customer's first choice for Green projects. The Group currently has 49,000 employees in selected home markets in Europe, the U.S. and Latin America. Skanska's sales in 2009 totaled SEK 137 billion.