

Proposed resolution on conditional extraordinary dividend

In order to enable the agreed exchange ratio in the merger between KlaraBo Sverige AB, reg. no. 559029-2727, (the “**Company**”) and Sveafastigheter AB (publ), reg. no. 559449-4329, (“**Sveafastigheter**”) by way of absorption between the Company and Sveafastigheter in accordance with Chapter 23, Section 1 of the Swedish Companies Act, with Sveafastigheter as the transferee company and the Company as the transferor company (the “**Merger**”) in accordance with the proposed resolution in item 8 in the proposed agenda, the board of directors propose that the general meeting resolves on a conditional extraordinary dividend of SEK 1.40 per share to the Company’s shareholders. The dividend is conditional upon (1) the general meeting of the Company approving the issuance of shares pursuant to item 7 in the proposed agenda, (2) the general meetings of the Company and Sveafastigheter approving the Merger (and the ancillary conditional resolutions), (3) the Swedish Competition Authority approving the Merger (including the acquisition of a property portfolio comprising approximately 4,100 apartments in total from SBB i Norden AB) and (4) the Swedish Companies Registration Office (or, if applicable, a court) granting the Company and Sveafastigheter permission to implement the Merger. The dividend is also conditional upon the conditions for the dividend being met prior to 1 December 2026. If the conditions for the dividend are not fulfilled by 1 December 2026, the dividend resolution shall lapse without any dividend being carried out.

The proposal entails a total dividend of SEK 210,409,991.40 (taking into account the number of shares held by the Company).

The board of directors is proposed to be authorised to determine the record date for the conditional extraordinary dividend.

The resolution is conditional upon the general meeting resolving in accordance with the board of directors’ proposals under items 6, 7 and 8 in the proposed agenda.

For a valid resolution, the resolution must be supported by simple majority.

Documents, including a copy of the Company’s articles of association and relevant documents pursuant to the Swedish Companies Act, will be available at the Company’s office at Hyllie Vattenparksgata 11A, SE-215 32 Malmö and on the Company’s website, www.klarabo.se, not later than three weeks prior to the general meeting. The documents will also be sent free of charge to shareholders who request them and provide their postal address. The documents will also be available at the extraordinary general meeting.

Malmö in May 2026

KlaraBo Sverige AB

The board of directors