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CATELLA CONTEMPLATES TO ISSUE NEW SENIOR UNSECURED BONDS AND ANNOUNCES TENDER OFFER AND ITS INTENTION TO EXERCISE THE CALL OPTION REGARDING ITS OUTSTANDING SENIOR UNSECURED BONDS

Catella AB (publ) ("Catella" or the "Company") has mandated DNB Bank ASA, filial Sverige and Nordea Bank Abp as joint bookrunners to arrange investor meetings to investigate the possibility of issuing new SEK-denominated senior unsecured bonds with an expected volume of SEK 500 million under the Company's MTN-programme, with an expected tenor of 4.25-4.5 years (the "New Bonds"). Subject to market conditions, a capital markets transaction may follow.

In connection with the issue of the New Bonds, Catella is offering holders of the Company's outstanding senior unsecured floating rate bonds with an outstanding nominal amount of SEK 942.5 million (ISIN SE0015660444) (the "**Existing Bonds**") to tender any and all of such holders' Existing Bonds for purchase by the Company for cash (the "**Tender Offer**") at a price of 100.00 per cent. of the nominal amount, plus accrued and unpaid interest. The Existing Bonds will be repurchased subject to the terms and conditions described in a tender information document dated 25 November 2024 (the "**Tender Information Document**"), which is available in the following link: www.catella.com/bonds

The Tender Offer expires at 12:00 CET on 29 November 2024, unless extended, re-opened, withdrawn or terminated at the sole discretion of the Company. Settlement of the Tender Offer is expected to occur at or around 10 December 2024. The Company's repurchase of Existing Bonds is conditional upon a successful issue of the New Bonds and the conditions set forth in the Tender Information Document. Holders of Existing Bonds participating in the Tender Offer will be eligible to receive a priority in the allocation of the New Bonds, subject to the terms set out in the Tender Information Document.

Further, the Company has today instructed CSC (Sweden) AB to send a conditional notice of early redemption in relation to the Existing Bonds. In accordance with the notice, Catella will, conditional upon the settlement of the New Bonds, redeem all Existing Bonds not purchased by Catella in the Tender Offer at an amount of 100.00 per cent. of the nominal amount (i.e. SEK 1,250,000 per Existing Bond) in accordance with the terms and conditions of the Existing Bonds with the early redemption date being 19 December 2024 and the record date being 12 December 2024. The notice of early redemption is available on the websites of Catella and CSC Sweden AB.



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The Company has mandated DNB Bank ASA, filial Sverige, and Nordea Bank Abp as joint arrangers and bookrunners in respect of the issuance of the New Bonds, and as dealer managers and tender agents for the Tender Offer. Advokatfirman Cederquist KB has been appointed as legal counsel.

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About Catella

Catella is a leading specialist in property investments and fund management, with operations in 12 countries. The group has over EUR 13 billion in assets under management. Catella is listed on Nasdaq Stockholm in the Mid Cap segment. Read more at catella.com.

Attachments

[**Catella contemplates to issue new senior unsecured bonds and announces tender offer and its intention to exercise the call option regarding its outstanding senior unsecured bonds**](#)