

AB | SAGAX

PRESS RELEASE no. 23, 2020

Stockholm, 14 October 2020

Notice of extraordinary general meeting in AB Sagax (publ)

The shareholders of AB Sagax (publ), 556520-0028, ("the Company") are hereby invited to the Extraordinary General Meeting (EGM) to be held on Tuesday 10 November 2020.

Due to the continued spread of the coronavirus and the authorities' regulations/advice on avoiding public gatherings, the Board of Directors has resolved that the EGM will be held without physical presence of shareholders, proxies or external parties and that shareholders only can exercise their voting rights by voting in advance in accordance with the procedure prescribed below. Information on the resolutions passed at the EGM will be published on Tuesday 10 November 2020, as soon as the result of the voting has been finally confirmed.

Participation and notification of attendance

Shareholders who wish to participate in the EGM by advance voting must:

- be registered as shareholders in the share register maintained by Euroclear Sweden AB on Monday 2 November 2020, and
- give notice of their intention to participate by submitting their advance vote in accordance with the instructions under the heading *Advance voting* below so that the advance vote is received by Euroclear Sweden AB no later than Monday 9 November 2020.

Nominee registered shares

For shareholders who have their shares nominee-registered through a bank or other nominee, the following applies in order to be entitled to participate in the meeting. In addition to giving notice of participation by submitting its advance vote, such shareholder must re-register its shares in its own name so that the shareholder is registered in the share register kept by Euroclear Sweden AB as of the record date Monday 2 November 2020. Such re-registration may be temporary (so-called voting rights registration). Shareholders who wish to register their shares in their own names must, in accordance with the respective nominee's routines, request that the nominee make such registration. Voting rights registration that have been requested by the shareholder at such time that the registration has been completed by the nominee no later than Wednesday 4 November 2020 will be taken into account in the preparation of the share register.

Advance voting

The shareholders may *only* exercise their voting rights at the EGM by voting in advance, so-called postal voting, in accordance with Section 22 of the Act (2020:198) on temporary exceptions to facilitate the execution of general meetings in companies and other associations.

For advance voting, a special form must be used. The form is available on the Company's website, www.sagax.se. The advance voting form is valid as notification of participation at the EGM.

The completed advance voting form must be received by Euroclear Sweden AB (who administers the forms on behalf of the Company) no later than Monday 9 November 2020. The completed form shall be sent to AB Sagax, c/o Euroclear Sweden AB, Box 191, 101 23 Stockholm. Completed form may also be submitted electronically. Electronic submission can be done either through verification using a BankID according to instructions at <https://anmalan.vpc.se/EuroclearProxy/> (only for natural persons) or by

sending the completed form by e-mail to GeneralMeetingServices@euroclear.eu. If the shareholders votes in advance by proxy, a power of attorney must be attached to the form. If the shareholder is a legal entity, a certificate of registration or corresponding authorization documents must be attached to the form. The shareholder may not provide special instructions or conditions in the advance voting form. If so, the vote (i.e. the advance vote in its entirety) is invalid. Further instructions and conditions are provided in the form for advance voting.

Processing of personal data

In connection with the notification, the Company will process the personal data requested about the shareholders, in accordance with the above. For information on how your personal data is processed in connection with the EGM, see the privacy notice on Euroclear Sweden AB's website, <https://www.euroclear.com/dam/ESw/Legal/Privacy-notice-bolagsstammor-engelska.pdf>.

Number of shares and votes

As of the date of the issuance of this notice, the total number of shares in the Company amounts to 461,863,558 shares, of which 16,784,028 are preference shares (each carrying 1/10 vote), 26,832,884 are ordinary shares of series A (each carrying 1 vote), 292,446,646 are ordinary shares of series B (each carrying 1/10 vote) and 125,800,000 are ordinary shares of series D (each carrying 1/10 vote), corresponding to a total of 70,335,951.4 votes. The Company holds 2,000,000 of its own ordinary shares of series B, corresponding to 200,000 votes, which cannot be represented at the EGM.

Proposed agenda

The Board of Directors proposed agenda at the EGM:

1. Opening of the meeting and election of chairperson of the meeting
2. Preparation and approval of the voting list
3. Approval of the agenda
4. Election of one or two persons to verify the minutes
5. Determination of whether the meeting has been duly convened
6. Resolution on extra dividend to shareholders of ordinary shares of series A and series B
7. Conclusion of the meeting

Proposed resolutions

Item 1

The Board of Directors proposes that lawyer Johan Hessius from Cirio law firm, or in his absence, a person appointed by the Board of Directors, should be appointed chairperson of the EGM.

Item 2

The voting list proposed for approval under item 2 on the agenda is the voting list prepared by Euroclear Sweden AB on behalf of the Company, based on the share register for the EGM and received advance votes, and approved by the persons assigned to verify the minutes.

Item 4

The persons proposed to verify the minutes are Johannes Wingborg, proxy for Länsförsäkringar Fondförvaltning, and Peter Lundkvist, proxy for Third Swedish national pension fond, or, if one of both of them have an impediment to attend, the person or persons instead appointed by the Board of Directors. The assignment to verify the minutes shall also include verifying the voting list and that advance votes received are correctly reflected in the minutes of the meeting.

Item 6

The Board of Directors proposes that the EGM resolves on a extra dividend to the shareholders of ordinary of shares of series A and series B of SEK 0.65 per ordinary shares of series A and series B. The record date for recieveing dividend for the ordinary shares of series A and series B is proposed to be Thursday 12 November 2020. If the EGM resolves in accordance with the proposal, the dividend is expected to be distributed by Euroclear Sweden AB on the third weekday after the record date.

Information at the EGM

The Board of Directors and the CEO shall, if any shareholder so requests and the Board of Directors considers that it may be done without material harm to the Company, provide information about circumstances that may affect the assessment of an item on the agenda. A request for such information shall be made in writing to AB Sagax, attention: Coco Thorin, Engelbrektsplan 1, 114 34 Stockholm or by e-mail to: bolagsstamma@sagax.se no later than Saturday 31 October 2020. The information will be disclosed by making it available at the Company's office and the Company's website, www.sagax.se, no later than Thursday 5 November 2020. The information will also be sent, within the same period of time, to the shareholders who requested it and stated their postal address or e-mail address.

Other relevant information

The Board of Directors' complete proposal for extra dividend, the Board of Directors' reasoned statement pursuant to Chapter 18, Section 4 of the Swedish Companies Act, the Board of Directors' report and the auditor's statement pursuant to Chapter 18 Section 6 of the Swedish Companies Act and the annual report, including the auditor's report for 2019, will be available at the Company's office and on the Company's website, www.sagax.se, no later than Tuesday 20 October 2020. Copies of the documents will also be sent to those shareholders who so request and state their postal address or e-mail address. Proxy forms for those who wish to vote in advance by proxy are available at the Company's website, www.sagax.se, and are sent free of charge to those shareholders who so request and state their postal address or e-mail address.

Stockholm in October 2020

AB Sagax (publ)

Board of Directors

For further information, please contact CEO David Mindus, tel +46 8 545 83 540.

About AB Sagax

AB Sagax is a property company whose business concept is to invest in commercial properties, primarily in the warehouse and light industry segment. Sagax's property holdings at 30 June 2020 amounted to 3,321,000 square metres, distributed between 657 properties. AB Sagax (publ) is listed on Nasdaq Stockholm, Large Cap. More information is available at www.sagax.se