

Q1

January - March 2023

May 4, 2023

HALDEN VIDEREGÅENDE SKOLE

HALDEN HIGH SCHOOL
Halden

MARKET OUTLOOK

Further decline in housing investments

Started-up housing investments, new and renovations

Sweden	2023 ↓	2024 ↗	2025 ↑
Norway	2023 ↓ (↘)	2024 → (↗)	2025 ↗
Finland	2023 ↓ (↘)	2024 →	2025 ↗

Source: Navet

MARKET OUTLOOK

Decline for other building construction, but Norway is up

Started-up other building construction investments, new and renovations

Sweden	2023 ↘	2024 →(↗)	2025 ↗
Norway	2023 ↑(↘)	2024 ↗	2025 ↗
Finland	2023 ↓	2024 ↗	2025 ↗

Source: Navet

MARKET OUTLOOK

Civil engineering investments on a stable level

Civil engineering investments

Sweden	2023 ↘	2024 ↗(→)	2025 ↗
Norway	2023 ↗(→)	2024 ↗(→)	2025 →
Finland	2023 →	2024 ↗(→)	2025 →

Source: Navet

MARKET OUTLOOK

Downgraded market forecast, Norway exception

Total construction and civil engineering investments, new and renovations

Sweden	2023 ↓(↘)	2024 ↗(→)	2025 ↗
Norway	2023 ↗(↘)	2024 ↗	2025 ↗
Finland	2023 ↓(↘)	2024 →(↗)	2025 ↗

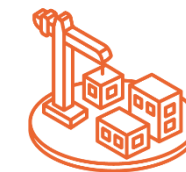
Source: Navet



Business area Construction

SOLNA SWIMMING POOL
Solna

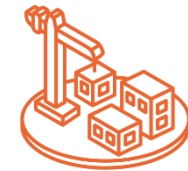
Business area Construction



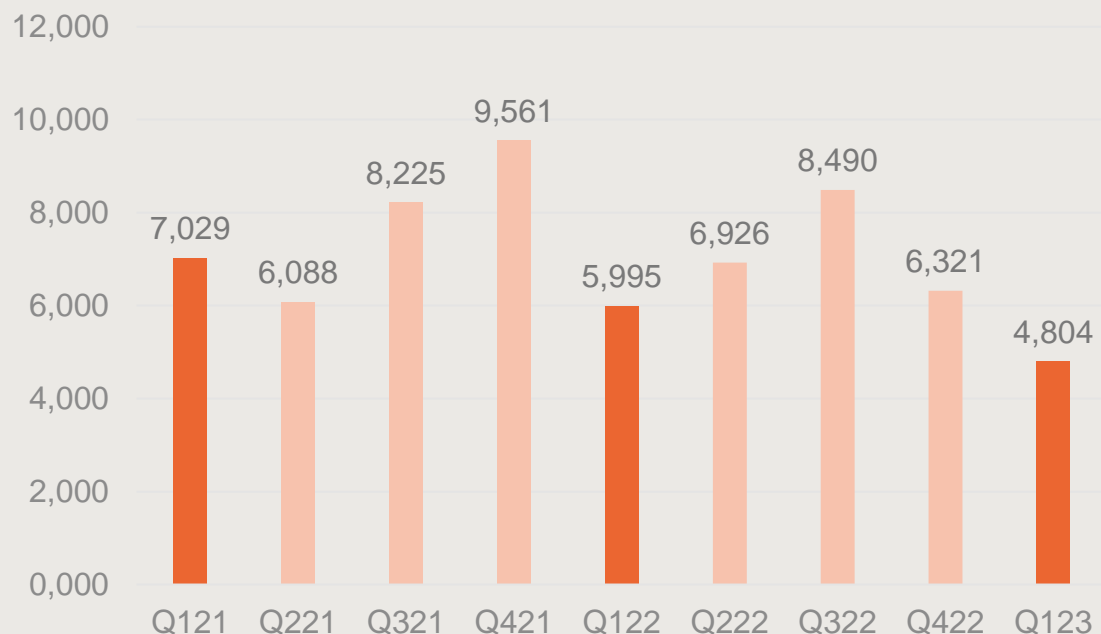
MSEK	Jan-Mar 2023	Jan-Mar 2022	Apr 2022- Mar 2023	Jan-Dec 2022
Net sales	7,422	6,735	29,686	28,999
Operating profit	162	160	631	629
Operating margin, %	2.2	2.4	2.1	2.2

BUSINESS AREA CONSTRUCTION

Lower level of orders received and order backlog



Orders received, MSEK



Order backlog

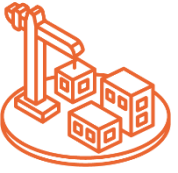
26.6

BSEK (29.5)



BERGSGÅRD
Halmstad

New assignments, not least from public customers

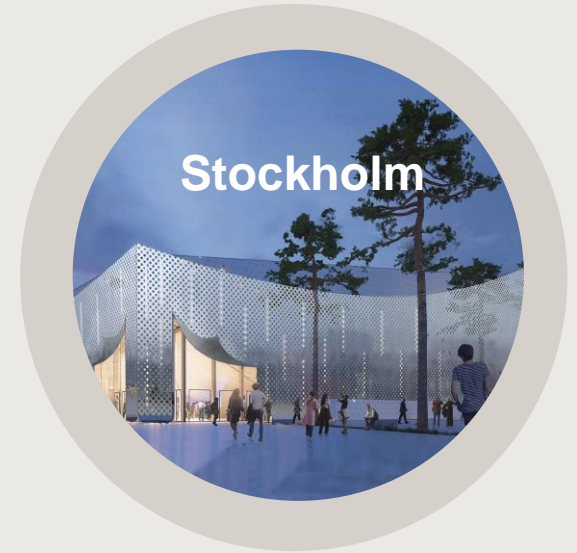


Police building
(448 MSEK)

Rental apartments
(146 MSEK)

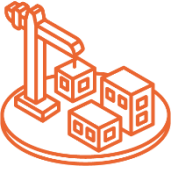
Indoor swimming
facility
(265 MSEK)

Ice rink
(114 MSEK)

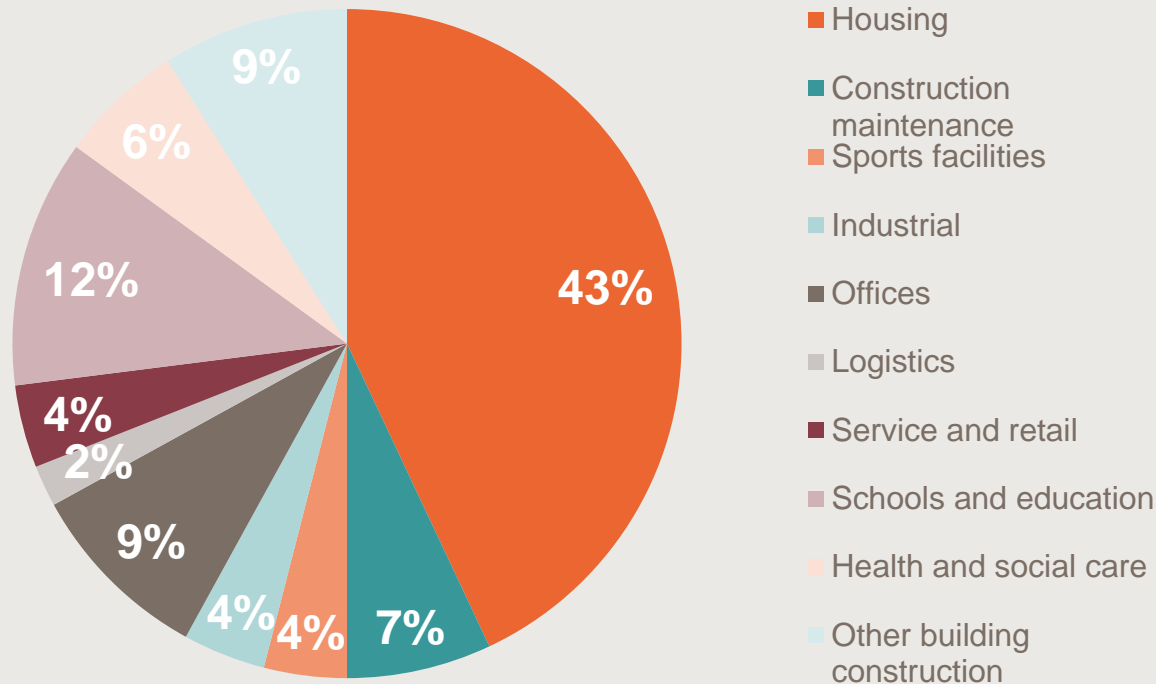


BUSINESS AREA CONSTRUCTION

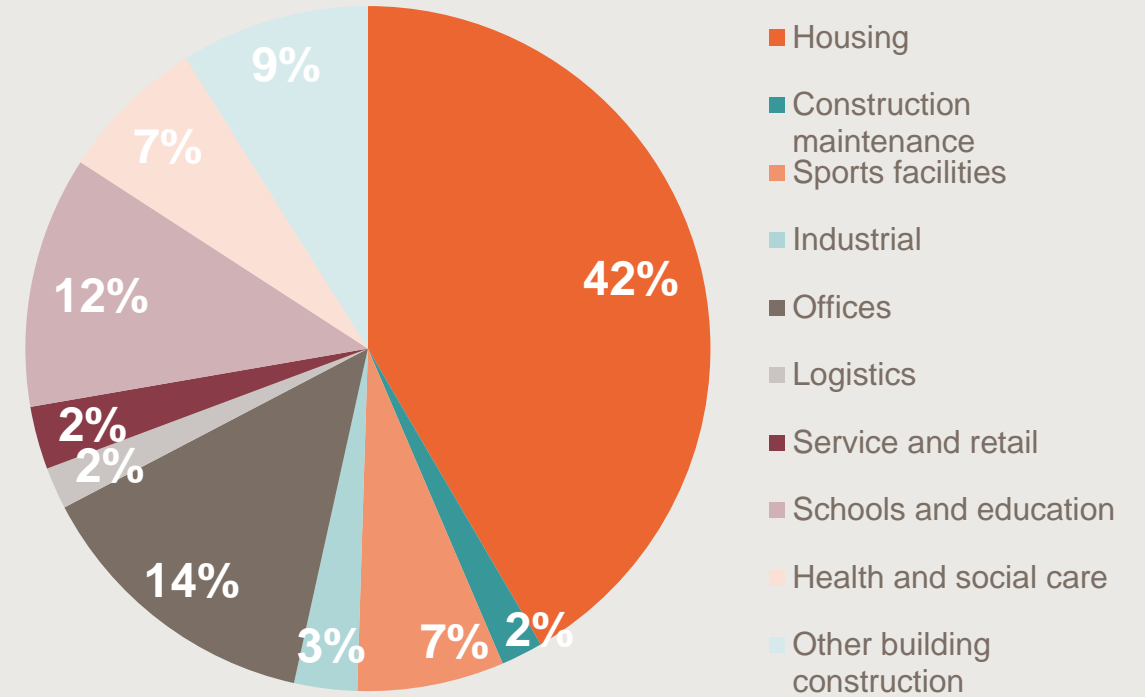
Allocation per product area



Net sales, rolling 12 months



Order backlog, March 31, 2023





Business area Civil Engineering

LILLA LIDINGÖ BRIDGE
Lidingö

Business area Civil Engineering

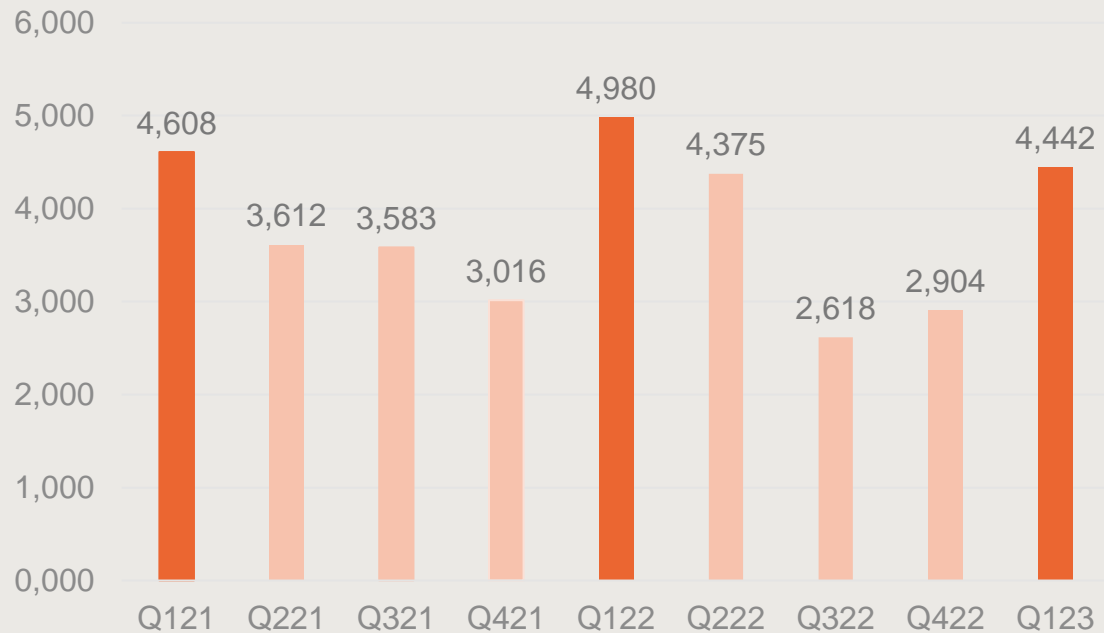


MSEK	Jan-Mar 2023	Jan-Mar 2022	Apr 2022- Mar 2023	Jan-Dec 2022
Net sales	3,328	3,083	15,210	14,965
Operating profit	59	53	500	494
Operating margin, %	1.8	1.7	3.3	3.3

Stable level of orders received, good order backlog



Orders received, MSEK



Order backlog

15.1

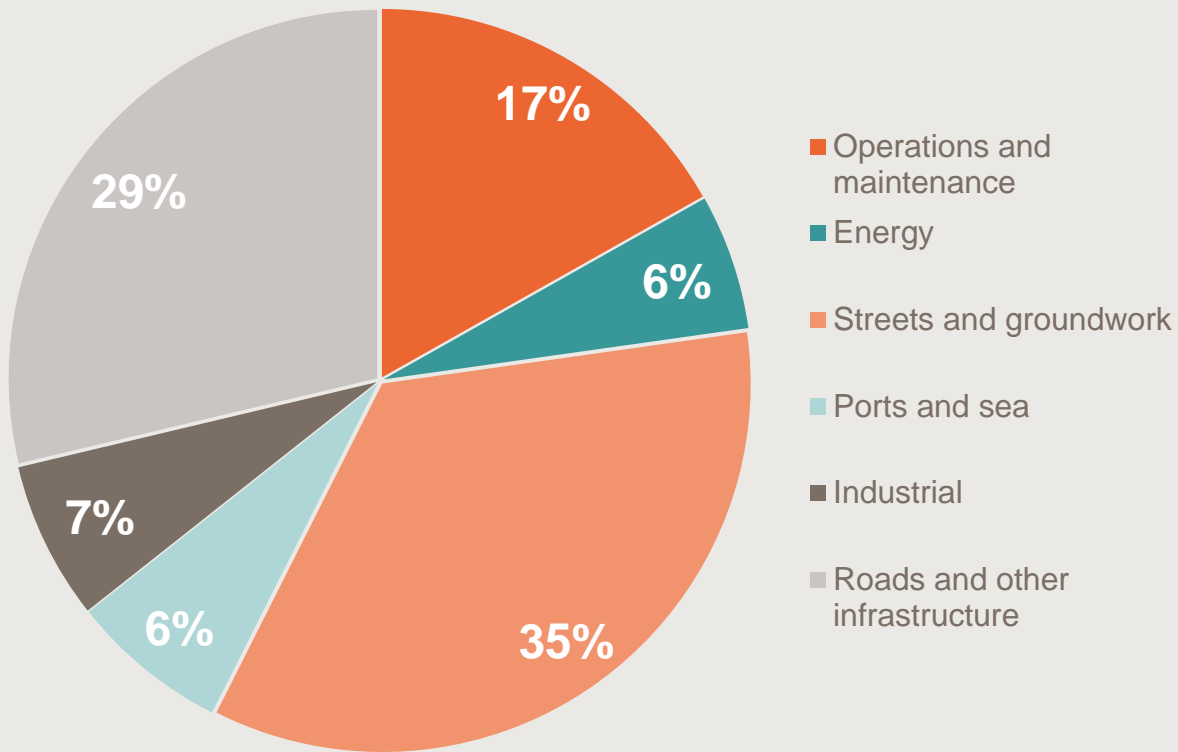
BSEK (15.9)



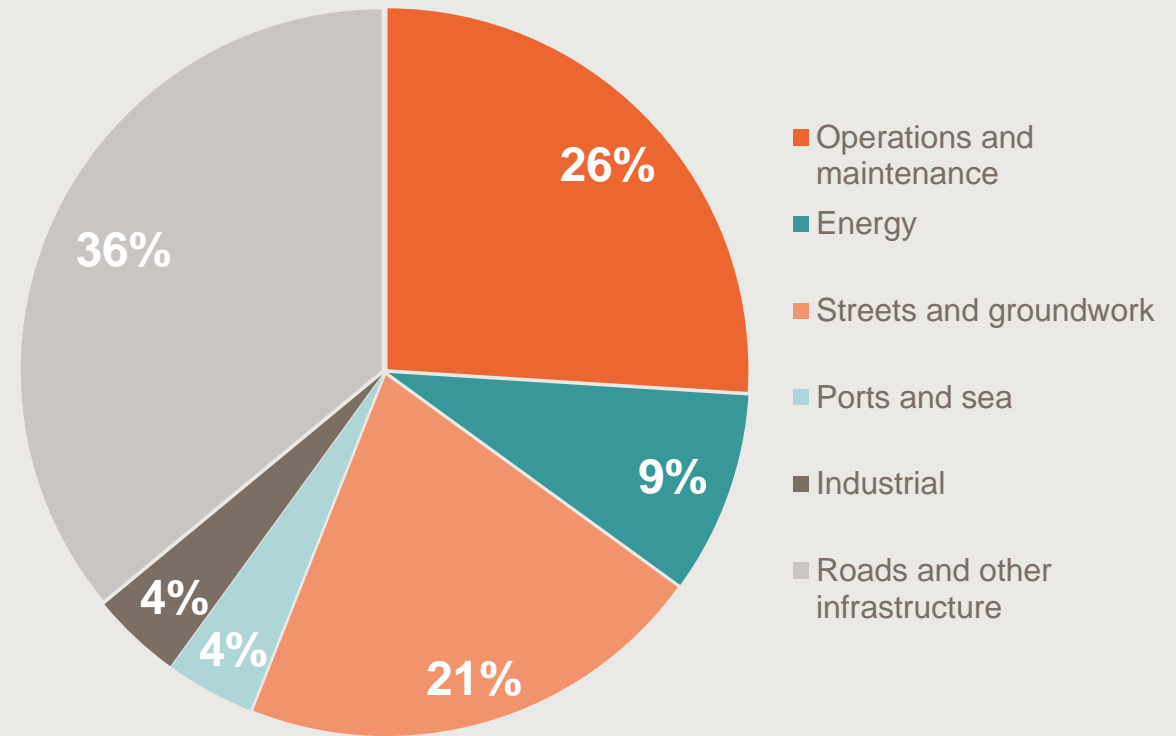
Allocation per product area



Net sales, rolling 12 months



Order backlog, March 31 2023





Business area Industry

LJUNGBYHED
AIRPORT
Ljungby

Business area Industry

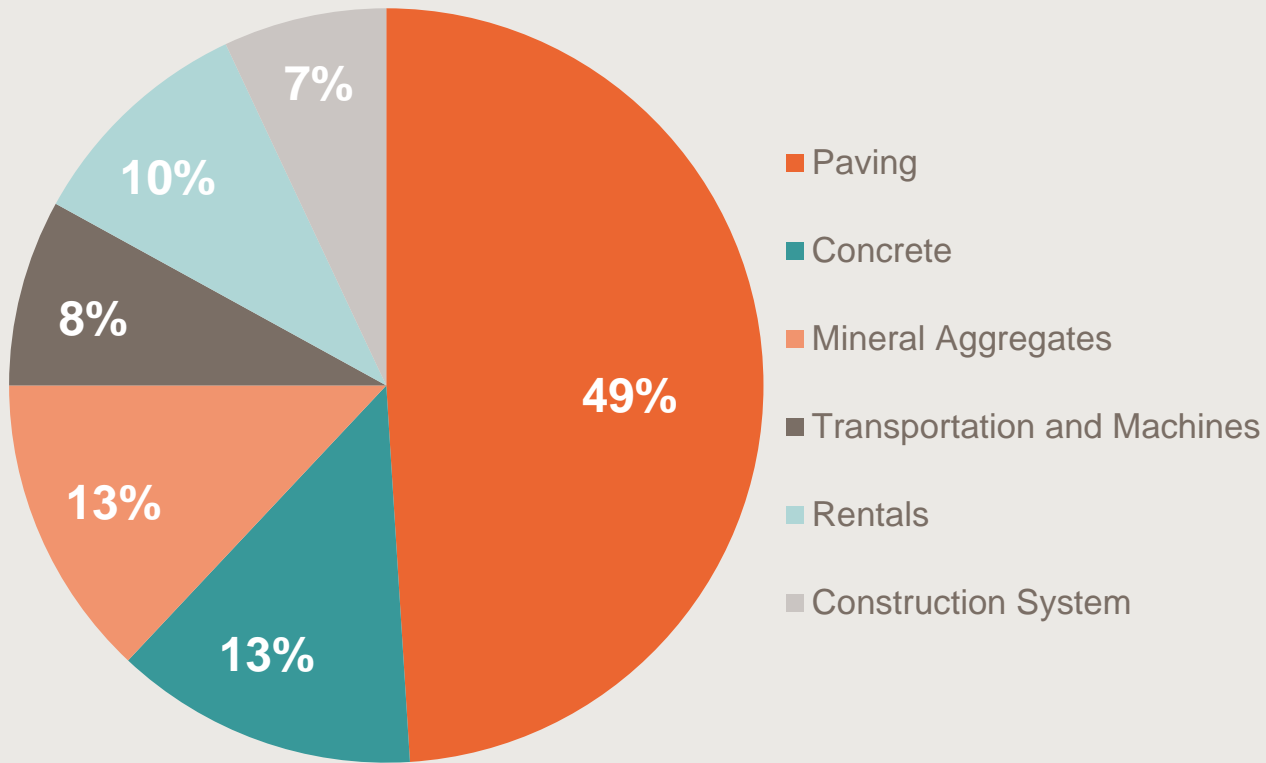


MSEK	Jan-Mar 2023	Jan-Mar 2022	Apr 2022- Mar 2023	Jan-Dec 2022
Net sales	2,779	2,571	21,641	21,433
Operating profit	-435	-396	708	747
Operating margin, %	-15.7	-15.4	3.3	3.5

Allocation per product area



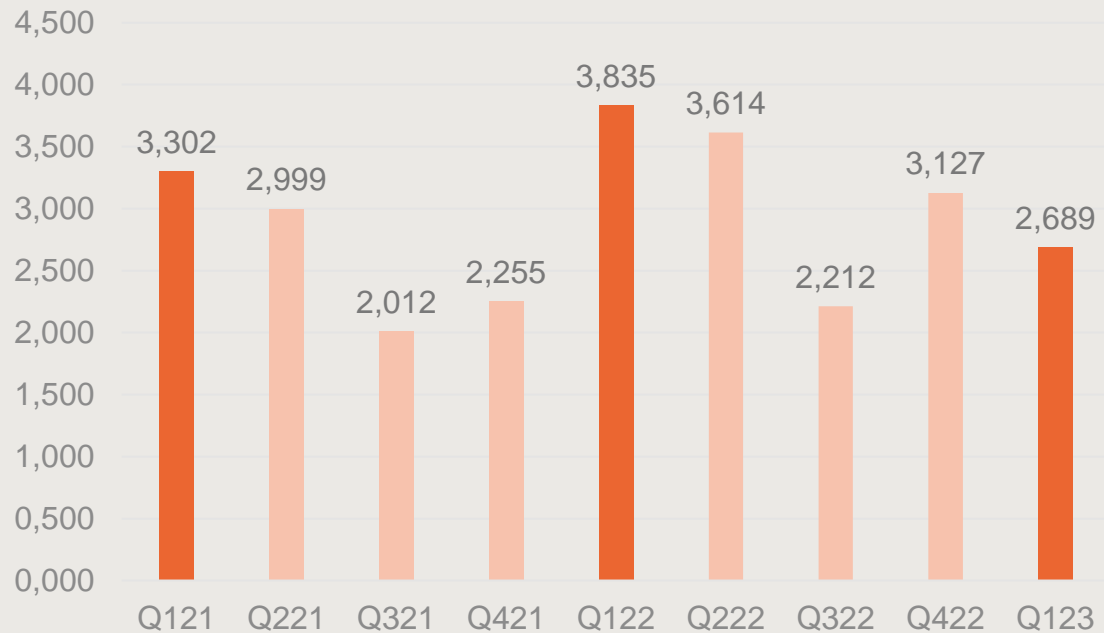
Net sales, rolling 12 months



Lower level of orders received



Orders received, MSEK



Order backlog

6.1

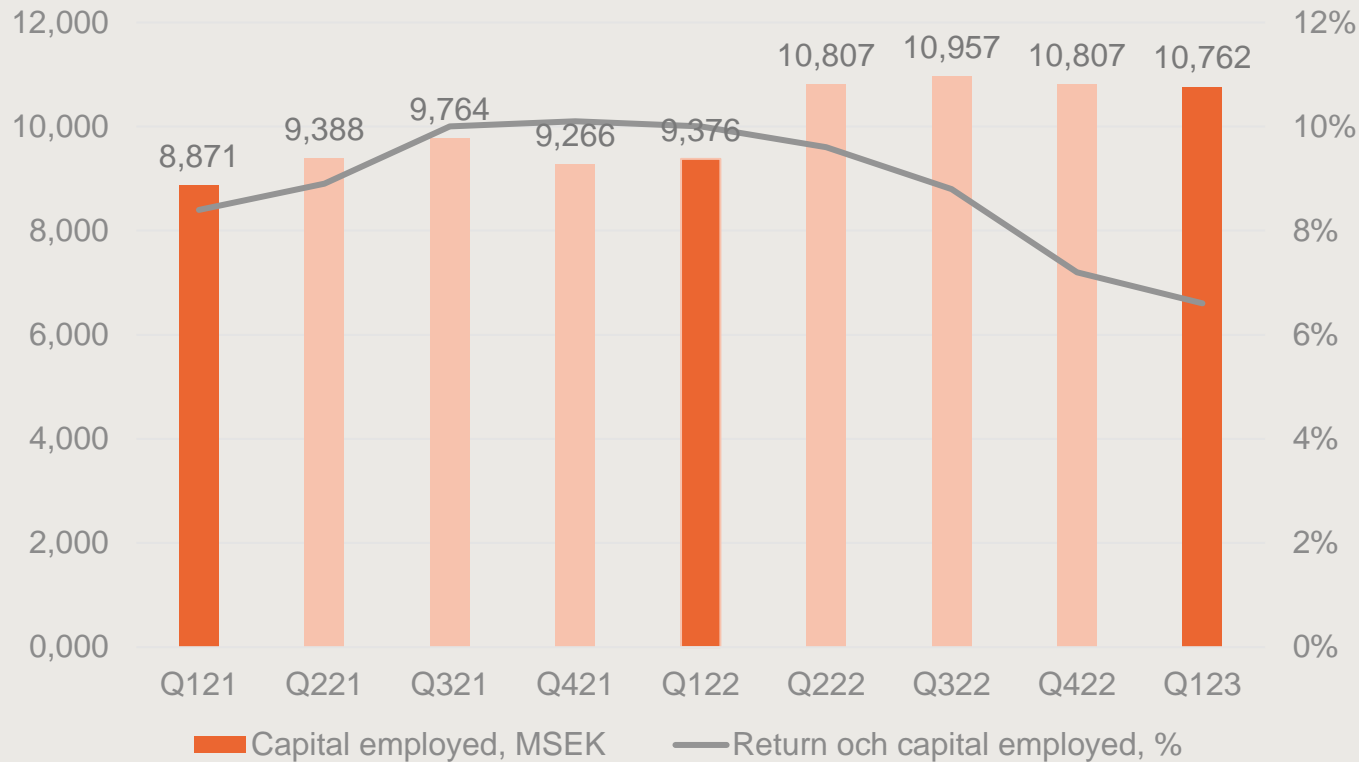
BSEK (7.0)



More capital tied-up in investments and working capital



Capital employed and return on capital employed*



Return on capital employed

6.6
% (10.0)

*Based on rolling 12 months.



Business area Project Development

LEDVOLTEN
Solna

Business area Project Development



MSEK	Jan-Mar 2023	Jan-Mar 2022	Apr 2022- Mar 2023	Jan-Dec 2022
Net sales	1,841	2,464	8,038	8,661
Operating profit	127	289	965	1,127
Operating margin, %	6.9	11.7	12.0	13.0
<i>of which Housing Development</i>	7.3	10.6	10.8	11.5

Low level of housing start-ups and sales



Number	Jan-Mar 2023	Jan-Mar 2022	Apr 2022-Mar 2023	Jan-Dec 2022
Total number of housing start-ups	298¹	724¹	1,910	2,336²
<i>of which tenant-owner associations, ownership and residential limited companies</i>	<i>81¹</i>	<i>724¹</i>	<i>1,167</i>	<i>1,810²</i>
<i>of which in rental apartment projects</i>	<i>217</i>	<i>-</i>	<i>743</i>	<i>526</i>
Total number of sold homes	245	800	1,154	1,709
<i>of which tenant-owner associations, ownership and residential limited companies</i>	<i>101</i>	<i>800</i>	<i>944</i>	<i>1,643</i>
<i>of which in rental apartment projects</i>	<i>144</i>	<i>-</i>	<i>210</i>	<i>66</i>

¹Includes 45 (147) homes that have been converted from rental apartments

²Includes 203 homes that have been converted from rental apartments

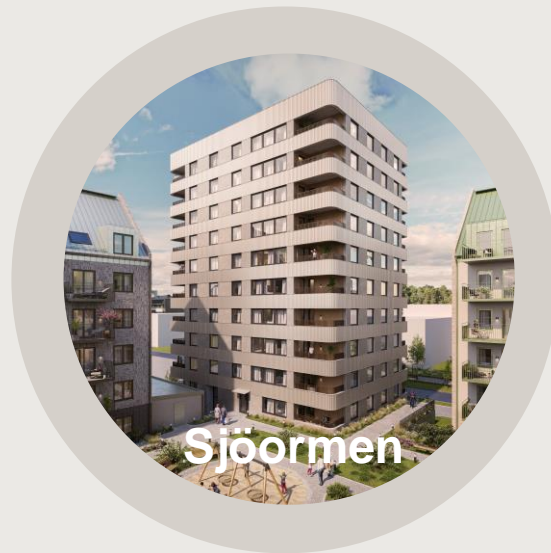
Production-started homes in the first quarter



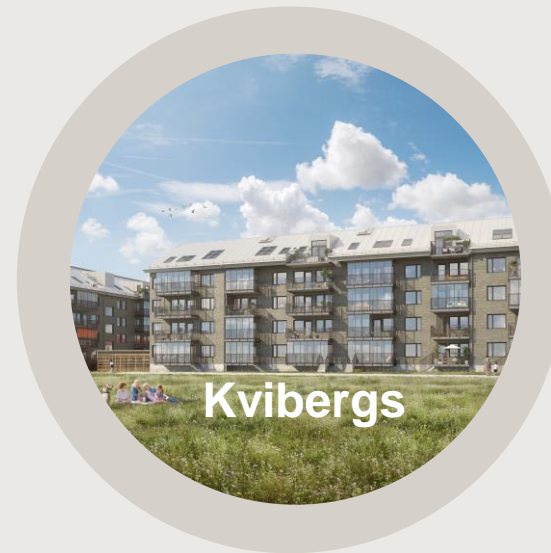
45 apartments
in Vänersborg



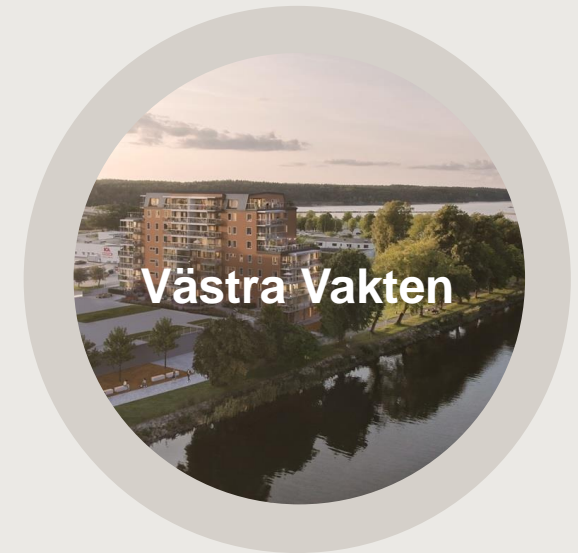
86 apartments
in Västerås



40 apartments
in Gothenburg



91 apartments
in Malmö



BUSINESS AREA PROJECT DEVELOPMENT

Own housing development production



Number	Mar 31, 2023	Mar 31, 2022	Dec 31, 2022
Total number of homes under production	5,061	5,606	5,718
<i>of which tenant-owner associations, ownership and residential limited companies</i>	3,854	4,831	4,539 ²
<i>of which in rental apartment projects</i>	1,207	775	1,179
Share of sold homes under production	66%	77%	70%
<i>of which tenant-owner associations, ownership and residential limited companies</i>	68%	77%	69%
<i>of which in rental apartment projects</i>	60%	82%	73%
Repurchased homes on the balance sheet at the end of the period, tenant-owner apartments/condominiums	238	134	105

Ongoing property projects in Property Development

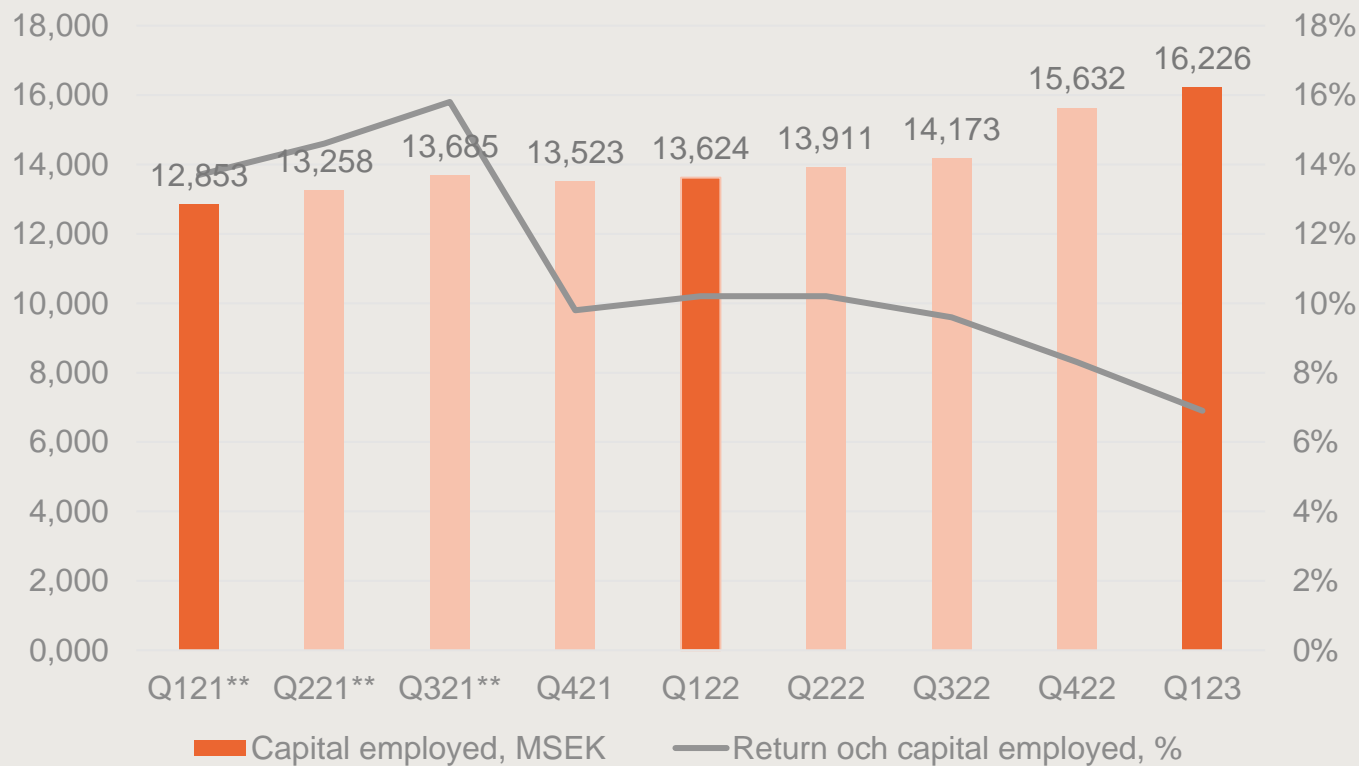


Type of project	Location	Rentable area, m ²	Degree rented, %	Recognized value, MSEK	Total investment at completion, MSEK	Scheduled completion	Level of completion, %
Office building	Malmö	7,400	55	257	331	Q2 2023	78
Office building	Jönköping	3,200	100	50	103	Q4 2023	49
Office building	Gothenburg	13,100	4	287	535	Q3 2024	54

Increased investments and level of working capital



Capital employed and return on capital employed*



Return on capital employed

6.9
% (10.2)

*Calculated on rolling 12 months.

**The effect on profit of the distribution of Annehem Fastigheter of MSEK 896 is included in the return on capital employed.



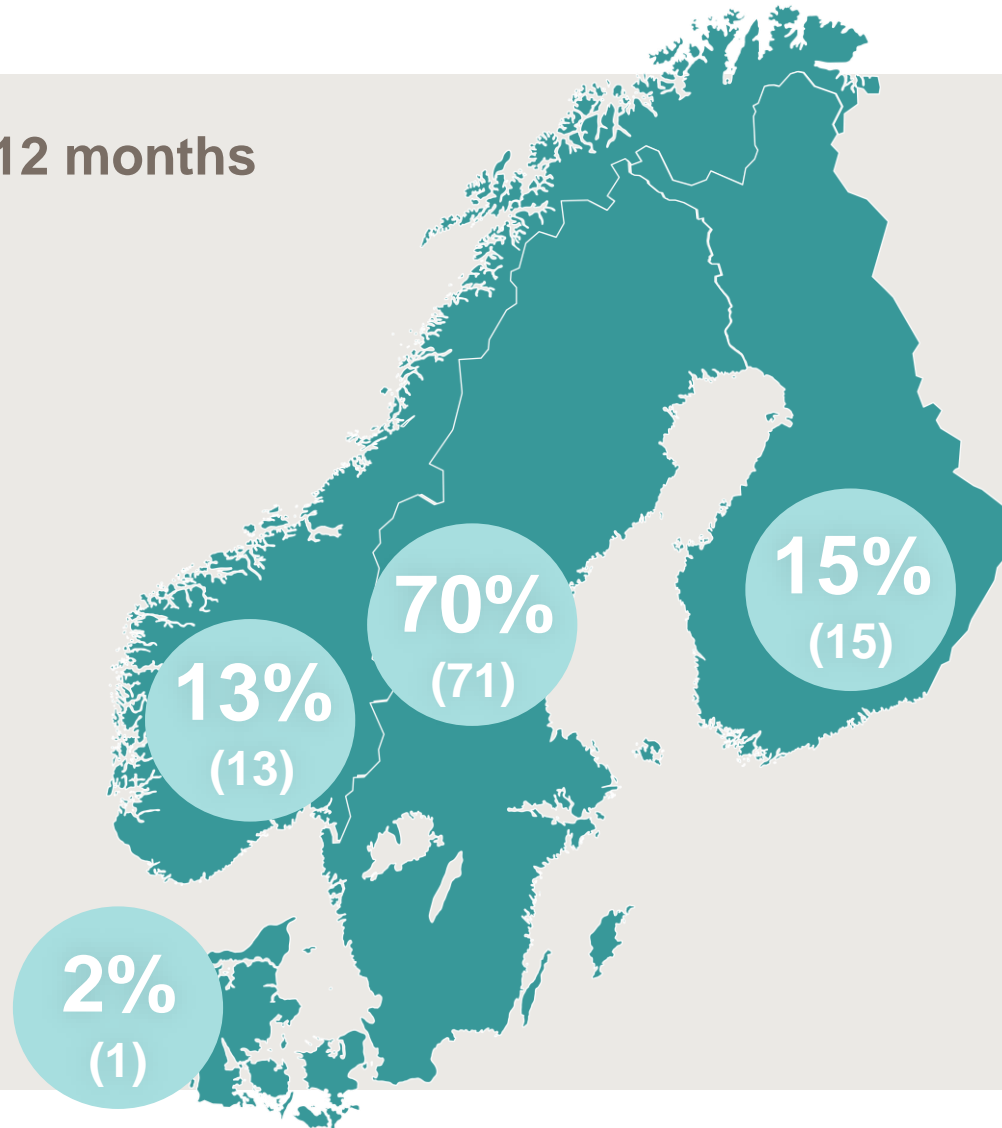
The Peab Group

Segment reporting

MSEK	Jan-Mar 2023	Jan-Mar 2022	Apr 2022- Mar 2023	Jan-Dec 2022
Net sales	12,690	12,544	63,281	63,135
Operating profit	-156	10	2,575	2,741
Operating margin, %	-1.2	0.1	4.1	4.3

Good presence in the Nordic region

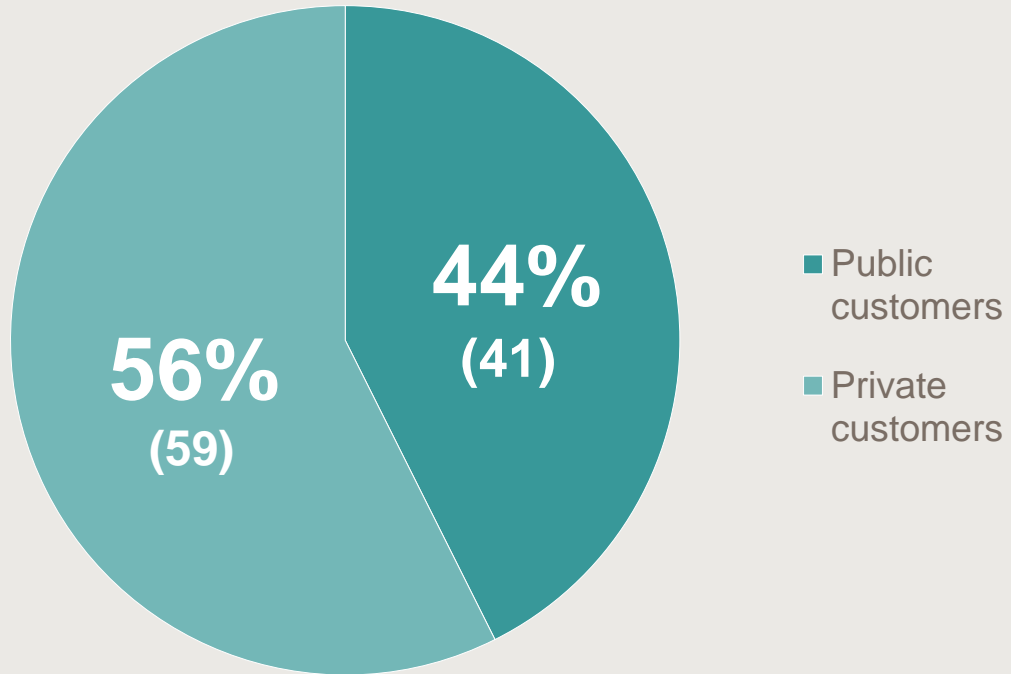
Net sales, rolling 12 months



THE GROUP

The share of public customers increases

Net sales, rolling 12 months



THE GROUP

Order backlog with good risk diversification

Orders received

11.0

BSEK (15.4)

Order backlog

44.6

BSEK (50.0)

Share of projects
under MSEK 500

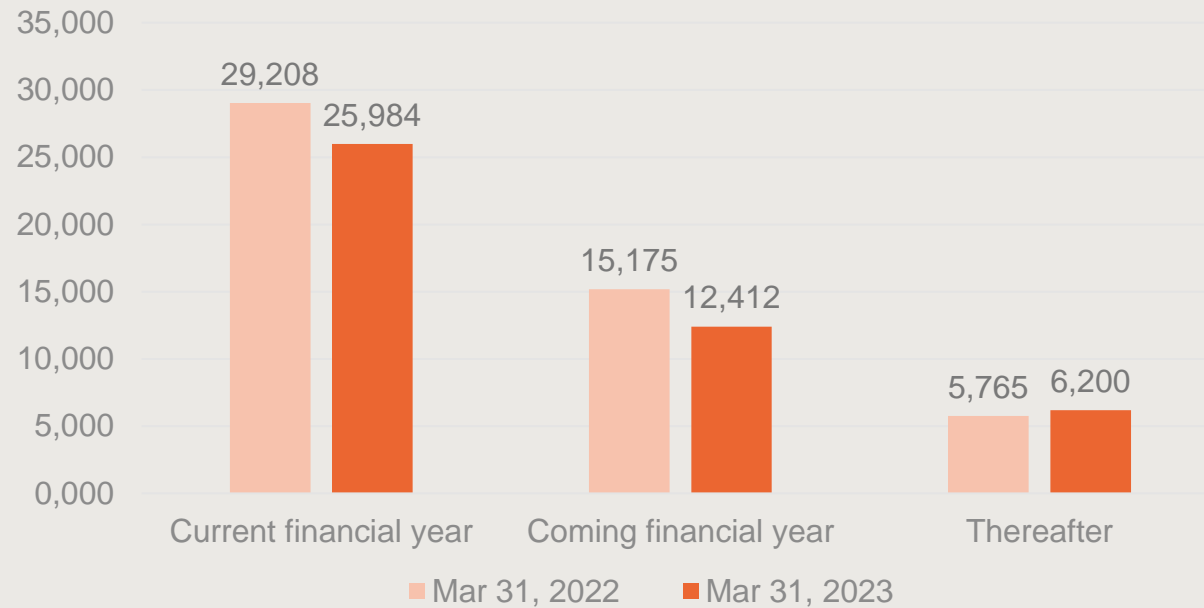
82%

(89)

THE GROUP

Good level of order backlog

Order backlog allocated over time, MSEK

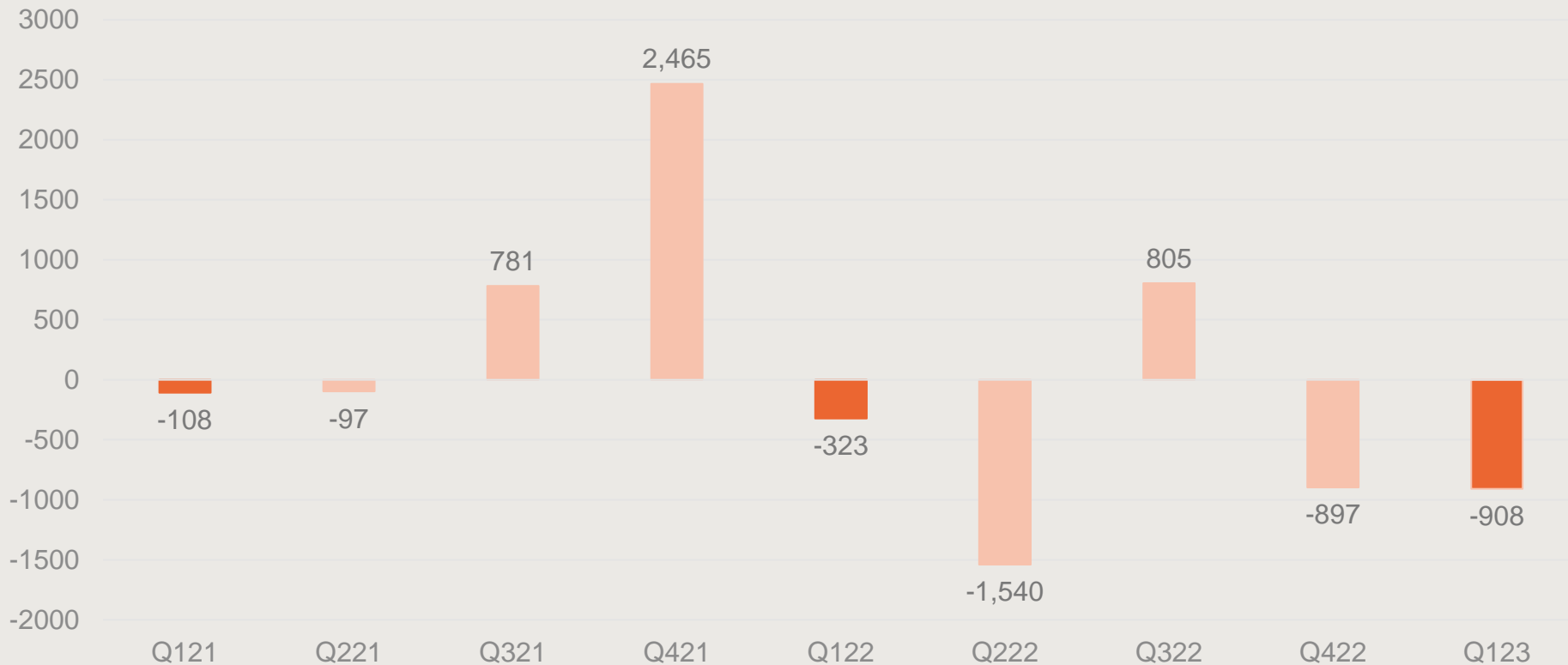


42%

after current
financial year
(42)

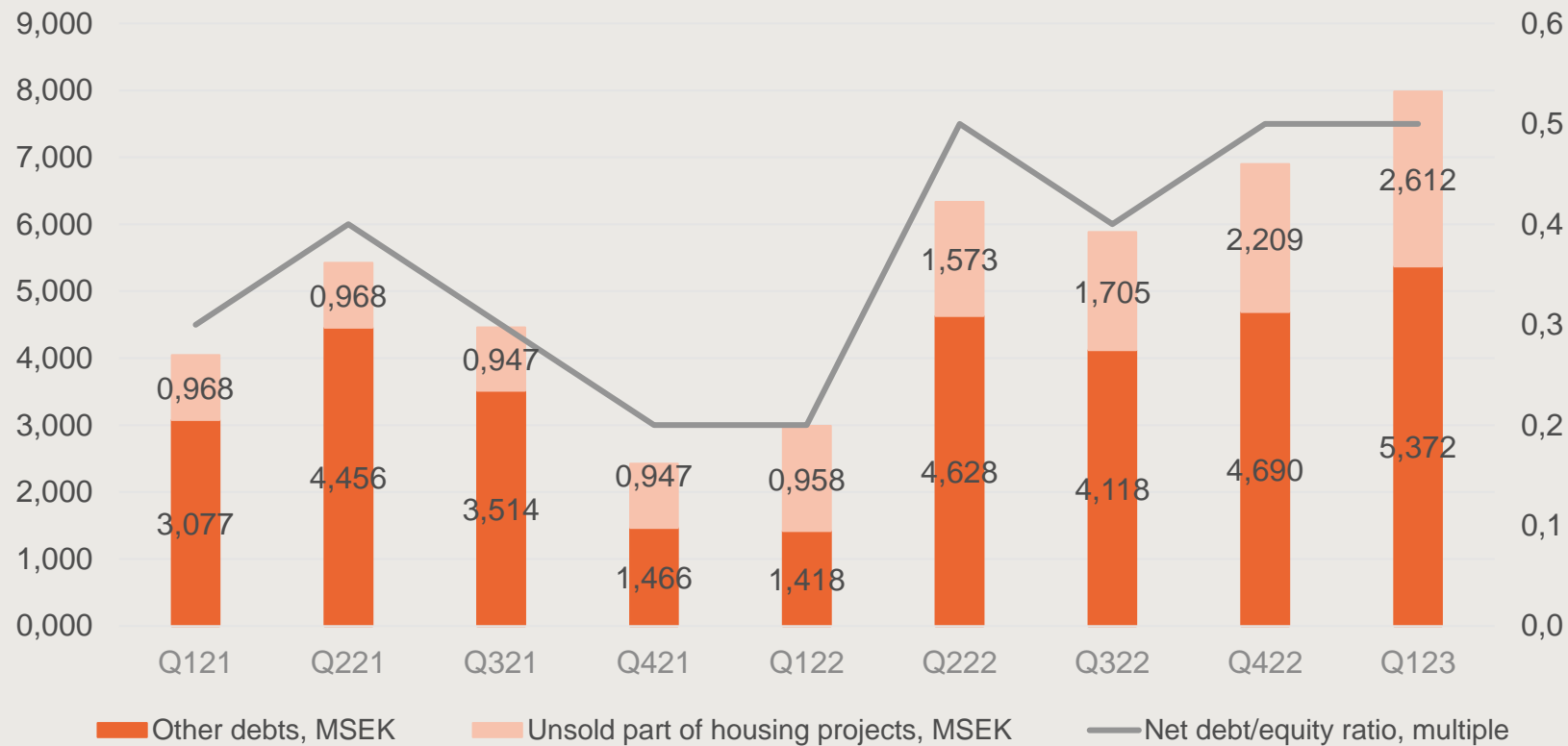
Cash flow affected by season, investments and working capital

Cash flow before financing, MSEK



Net debt affected by investments and working capital

Net debt and net debt/equity ratio



Net debt
8.0
 BSEK (3.0)



Target
checkpoint

Four target areas, nine external targets

Most satisfied customers



CSI
always over
75

Best workplace



eNPS
always over benchmark

Zero vision
Serious accidents
Through a contracting trend

Most profitable company




Operating margin
>6 %

Net debt/equity ratio
0.3-0.7

Dividend
>50 %
of profit for the year

Leader in social responsibility



Carbon dioxide intensity Own production	Carbon dioxide intensity Input goods & purchased services
-60 %	-50 %
Reduction by 2030	Reduction by 2030

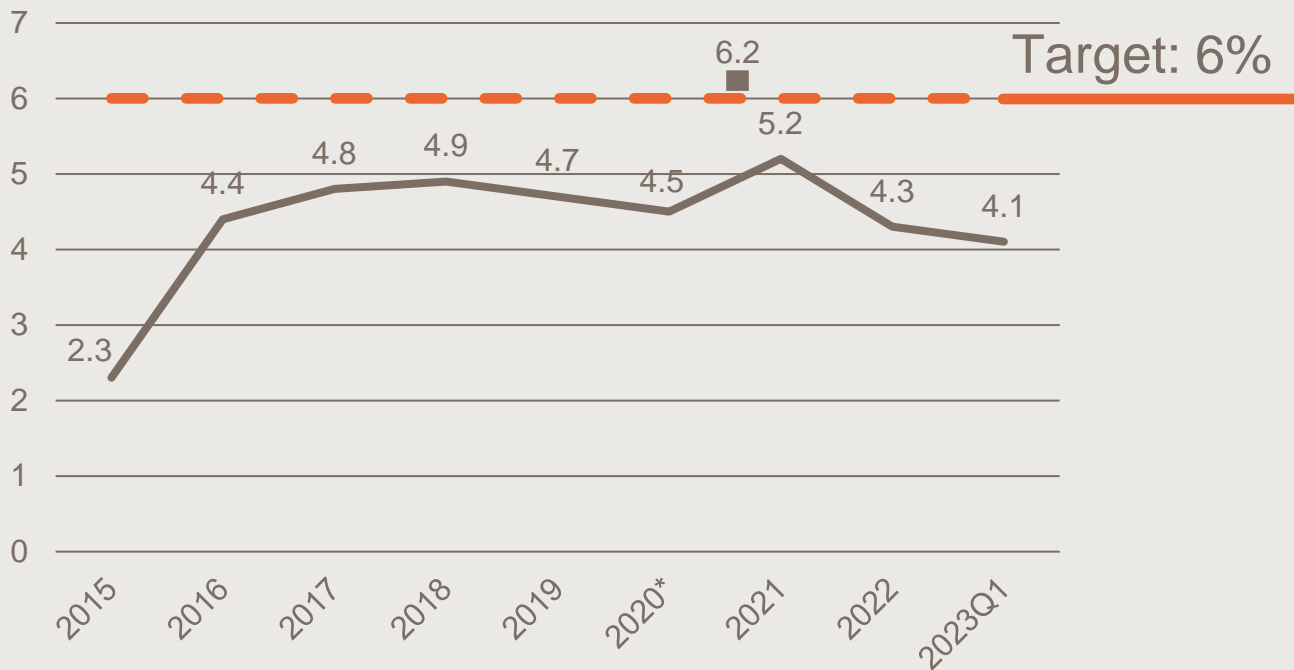
Equal opportunity recruitment:
Number of women
always over
education market

MOST PROFITABLE COMPANY

Operating margin over 6 percent



Operating margin, Group



*Operating margin exclusive effect of the distribution of Annehem Fastigheter of MSEK 952.

Years 2015-2018 are not translated according to the changed accounting principles for our own housing development projects.



MOST PROFITABLE COMPANY

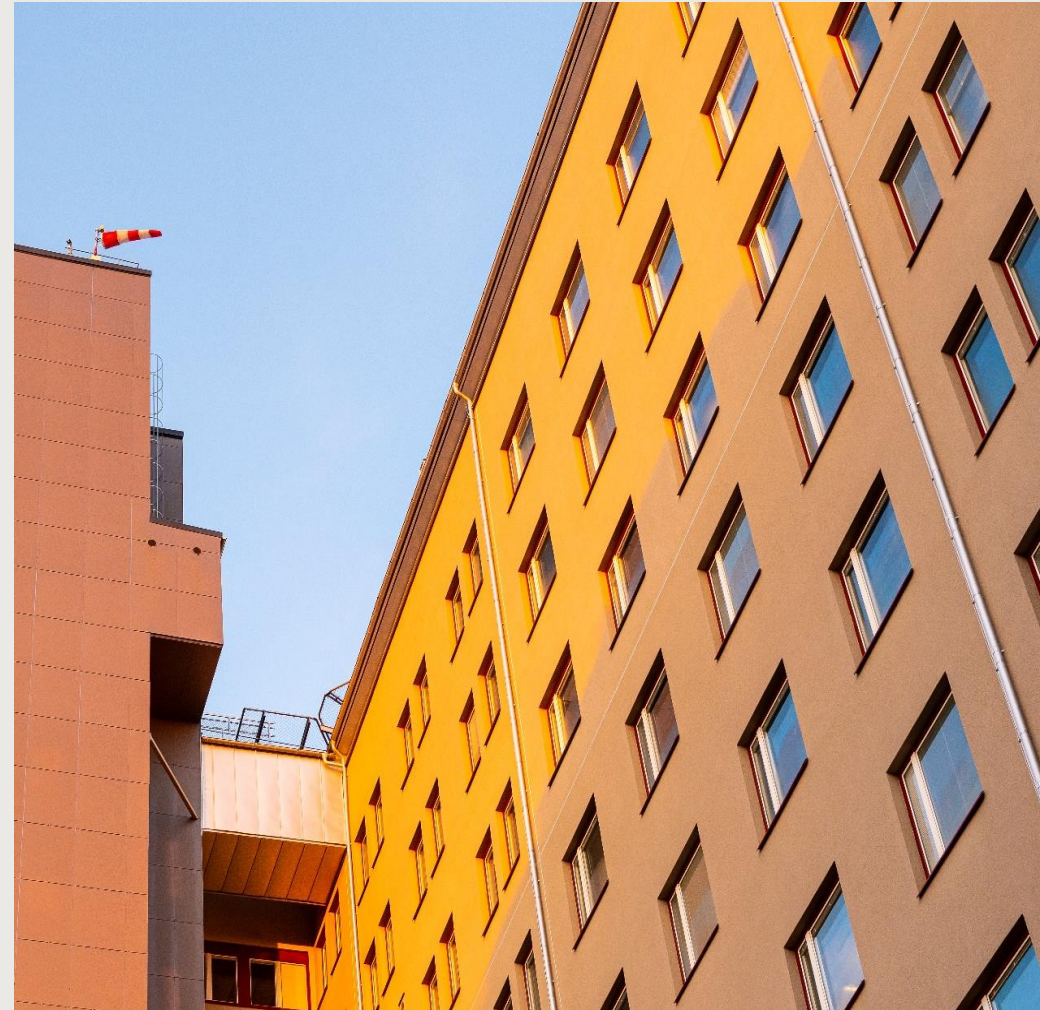
Net debt/equity ratio within interval 0.3-0.7



Net debt/equity ratio, Group



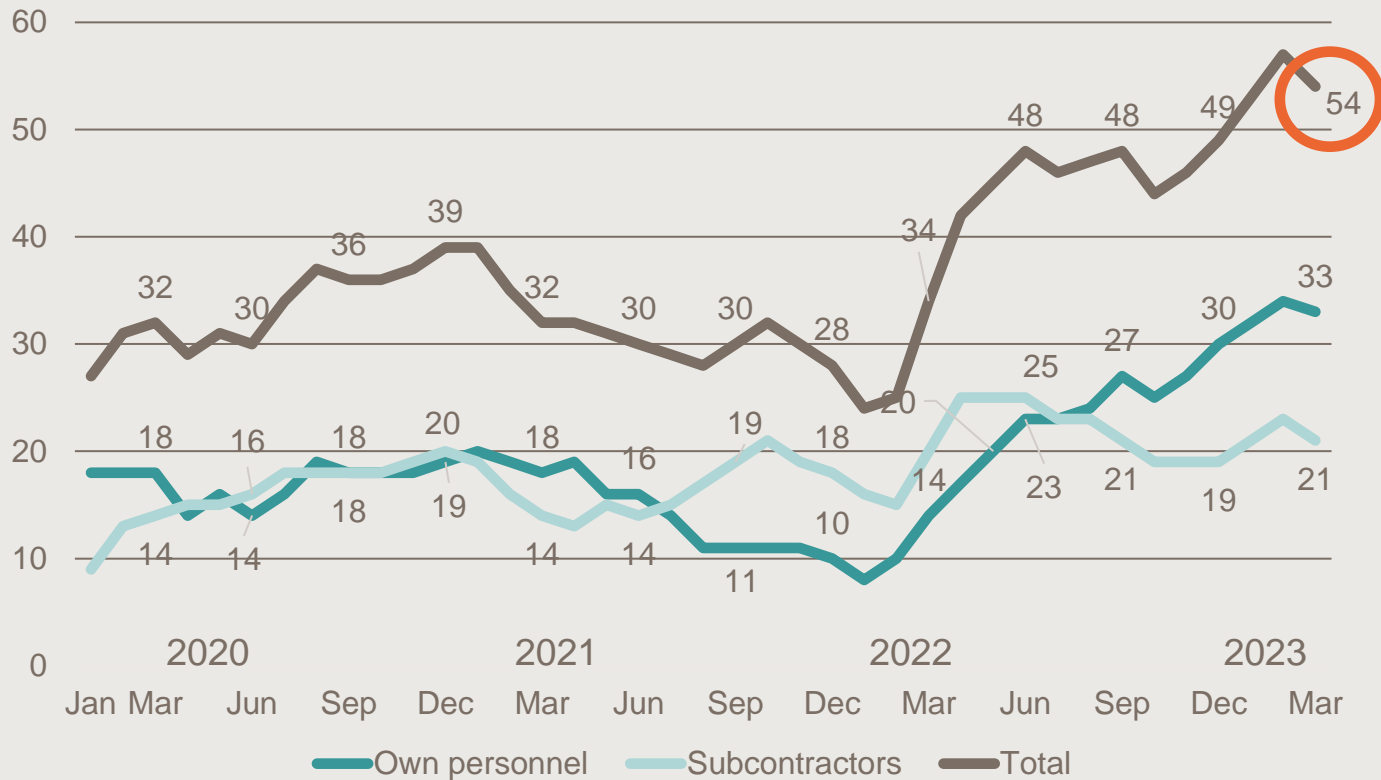
Years 2015-2018 are not translated according to the changed accounting principles for our own housing development projects



Zero vision for workplace accidents



Serious accidents, rolling 12 months, category 4



**Target:
Contracting
trend**

JAN-MAR 2023

The divided market trend continues

- First quarter affected by season
- The trend with an ever weaker housing market continues. Investments connected to the public sector on a stable level
- Further downgraded market outlook for 2023
- Lower level of orders received but order backlog on a good level
- We continue to make strategic investments and streamline and adapt the organization
- In the long run the conditions for growth are good in the segments and markets we operate in



TRAVERSEN
Trollhättan



Q2

Next report:
Second quarter 2023
July 14, 2023

Thank you!

