

## CERTIFICATE OF PIK INTEREST CAPITALISATION

To: Intertrust (Sweden) AB as Agent  
From: Studentbostäder i Norden AB (publ)  
Dated: 2024-11-28

Dear Sirs,

**Studentbostäder i Norden AB (publ) – Terms and conditions for Studentbostäder i Norden AB (publ) with respect to the up to SEK 1,000,000,000 senior unsecured floating rate and PIK interest sustainability notes (the “Terms and Conditions”)**

- (1) We refer to the Terms and Conditions. This is a certificate of PIK Interest capitalisation, evidencing the capitalisation of PIK Interest (the “**Certificate**”). Terms defined in the Terms and Conditions have the same meaning when used in this Certificate unless given a different meaning in this Certificate.
- (2) We confirm that:
- (a) The first anniversary of the Interest Rate Switch Date has occurred; and
  - (b) Accrued PIK Interest in an aggregate amount of SEK 47 704 167 has been capitalised on 15 November 2024.
- (3) We set out below calculations establishing the figures in paragraph (2):

Start of period	End of period	Amount	Interest rate	PIK-Interest
2023-11-16	2023-11-28	600 000 000	10%	2 000 000
2023-11-28	2023-12-31	480 000 000	10%	4 266 667
2023-12-31	2024-03-31	480 000 000	10%	12 000 000
2024-03-31	2024-06-30	480 000 000	10%	12 000 000
2024-06-30	2024-09-30	465 000 000	10%	11 625 000
2024-09-30	2024-11-15	465 000 000	10%	5 812 500
				<b>47 704 167</b>

As such, we confirm that the PIK Interest has been capitalised.

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*Signature page follows*

**STUDENTBOSTÄDER I NORDEN AB (PUBL)**

as Issuer

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Name:

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Name:



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