ANNUAL REPORT
2024

BOARD OF DIRECTOR´S REPORT

Directors of the board and the CEO of Skanska Financial Services AB (publ) hereby submit the Annual Report for the financial year 2024.

This is a copy of the original version of the Annual Report 2024, which is prepared in Swedish. This document is in all respects a translation of the Swedish original Annual Report 2024. In the event of any differences between this translation and the Swedish original, the latter shall prevail. This translation has not been subject to a review by the company's auditors.

Business activities

Skanska Financial Services AB (publ) is a wholly owned subsidiary of Skanska AB (publ) (556000-4615), which has its registered office in Stockholm, Sweden. Skanska AB's Class B shares are listed on Nasdaq Stockholm in the Large Cap segment. Skanska Financial Services has listed bonds in the form of medium-term notes (MTN) on Nasdaq Stockholm.

Skanska Financial Services provides support functions to Skanska AB and the Skanska Group's business units. The company coordinates the Skanska Group's relationships with financial markets and institutions. The company is also responsible for managing Skanska Group's borrowing and for ensuring that the Group has sufficient liquidity. Skanska Financial Services coordinates and executes operational financial transactions for the business units.

Business activities are conducted within strictly regulated frameworks established by Skanska AB's Board of Directors and the Group Leadership Team. Skanska Financial Services manages risks associated with the Skanska Group's operations, such as interest rate and foreign exchange, as well as borrowing and liquidity.

Skanska Financial Services is not to conduct any business that requires permits under the Banking and Financing Business Act (2004:297).

Events during the year

During 2024, Skanska Financial Services increased external financing for the purpose of strengthening liquidity. New green bonds were issued for a total of SEK 1,000 M. In addition to this, the credit facilities totaling EUR 250 M (signed in 2023) were extended by one year (in accordance with the extension options) until 2026. During the year, two bilateral loans totaling USD 150 M matured. These were refinanced with maturities of two, four and six years. For more details see Note 3.

Global interest rates fell during the first part of the year and then stabilized during the second half of the year. This is as a result of inflation and the economy stabilizing. The situation on the credit market has improved during the year with falling credit spreads as a result, which has created a favorable situation for Skanska Financial Services to issue additional bonds. The issue of corporate bonds in May was made at levels that were lower than the issues in November.

During the second quarter of 2024, a review of the Skanska Group's financial organization was carried out. This resulted in a reorganization of the business, which meant that all functions, including the group's central risk function, and employees were moved from Skanska Financial Services to the parent company Skanska AB. The changes, which came into force on 1 June 2024, have neither involved any redundancies nor affected the handling of the company's operations.

Anticipated future development

The core operations will remain the same. Management of financial risks will remain an important focus in the years ahead.

Multi-year review (MSEK)

	2024	2023	2022	2021	2020
Net interest income	285	308	257	222	227
Operating revenue*	182	232	160	158	140
Total assets	54 257	50 303	43 395	42 369	33 279
Equity	471	482	650	388	596
Equity/assets ratio	0,9%	1,0%	1,5%	0,9%	1,8%

** Represents revenue before tax*

Information on financial risks
Through its operations, aside from business risk, Skanska Financial Services is exposed to various financial risks such as credit risk, liquidity risk and market risk. These risks are associated with the company's reported financial instruments such as cash and cash equivalents, interest-bearing receivables, borrowing and derivatives.

Each year, based on the Skanska Group's Finance Policy, Skanska AB's Board of Directors establishes guidelines, objectives and limits for the management of financial risks within the Group. Skanska Financial Services has operational responsibility for securing Skanska Group's financing and for managing liquidity, financial assets and liabilities.

Credit risk
Credit risk is the risk associated with the financial assets and arises if a counterparty does not fulfill its contractual obligations to Skanska Financial Services.

Financial credit risk - the risk associated with interest-bearing assets
Financial credit risk is the risk Skanska Financial Services is exposed to in relation to financial counterparties in the investment of surplus funds, bank account balances and investments in financial assets. Credit risk also arises in the use of derivative instruments and consists of the risk that a potential gain will not be realized if a counterparty fails to fulfill its part of the contract.

Market risk
Market risk is the risk that the fair value of financial instruments or future cash flows from financial instruments will fluctuate due to changes in market prices. The main market risks for Skanska Financial Services are interest rate risk and foreign exchange rate risk.

Interest rate risk
Interest rate risk is the risk that changes in interest rates will adversely affect Skanska Financial Services financial items and cash flow (cash flow risk) or the fair value of financial assets and liabilities (fair value interest rate risk).

Foreign exchange rate risk
Foreign exchange rate risk is defined as the risk of a negative impact on the income statement and statement of financial position of Skanska Financial Services due to fluctuations in foreign exchange rates. Foreign exchange rate risk arises mainly in connection with the company's transaction exposure, i.e. net operating and financial (interest/principal payment) flows.

For more information on financial risks, see Note 3 Financial instruments and financial risk management.

Significant events after the closing day
There were no significant events after the closing day.

Proposed allocation of company earnings

The Board of Directors proposes that the available profit of SEK 410 316 451 to be allocated as follows:

Dividend to the parent company Skanska AB: SEK 200 000 000
To be carried forward: SEK 210 316 451

For information on the company's results and position in general, please refer to the following income statement and balance sheet and the accompanying notes, as well as the cash-flow statement.

Corporate governance report

Corporate governance principles

Skanska AB owns 100 percent of Skanska Financial Services, which is a Swedish public limited company. Skanska Financial Services has bonds listed on Nasdaq Stockholm.

Skanska Financial Services is governed in accordance with the Articles of Association, the Companies Act, the Nasdaq Stockholm's Rule Book for Issuers of Fixed Income Instruments and other applicable Swedish and foreign laws, rules and regulations as well as internal rules and processes.

Articles of Association

The Articles of Association of a Swedish limited liability company include certain rules and regulations governing the business activities of the company. The Articles of Association are adopted by the General Meeting of shareholders. The Swedish Companies Act (2005:551) includes requirements on the contents of the Articles of Association. The Articles of Association do not contain any provisions concerning discharging board members or amending the Articles of Association. The Articles of Association state that the Board of Directors is to have a minimum of three and a maximum of twelve members, with up to two deputy members. The members and deputy members are to be elected annually at the Annual General Meeting for the period until the end of the next Annual General Meeting.

Internal control and risk management

The Board's Procedural Rules stipulate the duties of the Board and which tasks and decision-making powers the Board has delegated to the CEO. The Board makes decisions on general company issues while the CEO is responsible for the day-do-day management of the company and is to inform the Board on an ongoing basis of any non-compliance issues.

Important governing documents with which Skanska Financial Services complies are the Skanska Group's Finance Policy, which is adopted by the Board of Skanska AB, and the accompanying Skanska Financial Services Procedure, The business units Financial Management Procedure, Skanska Tender Approval Procedure, among other documents.

Middle Office is a risk function that is responsible for monitoring and reporting compliance with the financial risk limits established for the company's treasury operations various business units. The main risks identified and managed by Middle Office are risks relating to liquidity, interest rates, foreign exchange rates and counterparties, as well as the operational risk relating to dealing with the above risks. Middle Office reports on compliance to the CEO of the company and to the Skanska Group´s CFO. To ensure that limits are not exceeded, Middle Office consults with the company's Head of Treasury when risks are believed to exceed 90 percent of the established limit.

In addition to the governing documents mentioned above, more detailed instructions regarding documentation and monitoring of financial reporting are provided in the Skanska Financial Services Documentation of financial processes.

Financial reporting is carried out in compliance with rules and regulations in effect and with Skanska AB's Accounting Manual which describes in more detail the Skanska Group's interpretation of accounting rules, and in accordance with Skanska AB's quarterly instructions. As mentioned above, the CEO of Skanska Financial Services has reporting responsibility.

The 2024 General Meeting

The 2024 General Meeting decided to re-elect Louise Hallqvist and Jamie Stanbury as board members until the 2025 General Meeting. Katarina Bylund resigned, and at the extraordinary general meeting on September 11, 2024, Anna Ekström was elected as a board member and chairman of the board until the 2025 General Meeting.

Sustainability report

The operations of Skanska Financial Services have no material environmental impact and are covered by the sustainability report prepared by the parent company Skanska AB (publ) (556000-4615). Skanska Financial Services does not therefore prepare its own report.

Income statement

SEK M	Note	2024	2023
Operating revenue			
Interest income [1]	4	2 605	2 061
Interest expense	5	-2 320	-1 753
Net profit/loss from financial transactions	6	-50	14
Other operating revenue	7	11	24
Total operating revenue		**246**	**346**
Operating expenses			
General administrative expenses	8, 9		
Depreciation/amortization and impairment losses of property, plant and		-65	-113
equipment and intangible non-current assets	12, 13	0	0
Total operating expenses		**-65**	**-113**
Credit losses, net	10	1	-1
Operating revenue		**182**	**232**
Tax on profit for the year	11	-17	-35
Profit for the year		**165**	**197**

1 The recognized interest income is essentially the same as the interest income estimated based on the effective interest method.

Report of other comprehensive income

SEK M		
Profit for the year	165	197
Items that have been or will be reclassified to profit or loss for the period		
Changes in the fair value of cash flow hedges for the year	14	-4
Changes in the fair value of cash flow hedges transferred to profit for the year	2	1
Tax related to items that have been or will be reclassified to profit for the year	-3	1
Other comprehensive income after taxes	**13**	**-3**
Total comprehensive income	**178**	**194**

Balance sheet

SEK M	Note	2024	2023
ASSETS			
Non-current assets			
Intangible non-current assets			
Capitalized expenses for development and similar work	12	0	0
		0	**0**
Property, plant and equipment			
Equipment, tools and installations	13	0	0
		0	**0**
Financial non-current assets			
Receivables from Group companies	14	5 250	3 145
Other non-current receivables	15	34	10
		5 284	**3 155**
Total non-current assets		**5 284**	**3 155**
Current assets			
Current receivables			
Accounts receivable		0	0
Receivables from Group companies	3	29 042	30 147
Other receivables	3	181	363
Prepaid expenses and accrued income	16	30	29
		29 252	**30 540**
Short-term investments			
Other short-term investments	3	9 800	8 694
		9 800	**8 694**
Cash		9 921	7 914
Total current assets		**48 973**	**47 147**
TOTAL ASSETS		**54 257**	**50 303**
of which interest-bearing financial non-current assets		5 250	3 139
of which interest-bearing current assets		48 752	46 698
		54 002	49 837

Balance sheet

SEK M	Note	2024	2023
EQUITY AND LIABILITIES			
Restricted equity			
Share capital	17	50	50
Statutory reserve		10	10
Reserve for development costs		0	0
Unrestricted equity			
Hedge reserve		13	0
Retained earnings or loss		233	225
Profit for the year		165	197
Total equity		**471**	**482**
Provisions			
Provisions for pensions and similar obligations	18	18	18
Other provisions	18	2	4
		21	**22**
Non-current liabilities			
Bonds	3, 19	4 908	4 644
Liabilities to credit institutions	3, 19	3 856	2 607
Liabilities to Group companies	3, 19	25 252	21 519
Other liabilities	3, 19	1	7
		34 017	**28 778**
Current liabilities			
Bonds	3, 19	750	0
Liabilities to credit institutions	3, 19	581	1 502
Trade accounts payable		1	3
Liabilities to Group companies	3, 19	18 311	19 275
Other liabilities	3, 19	63	152
Accrued expenses and prepaid income	20	43	89
		19 748	**21 021**
Total liabilities		**53 786**	**49 820**
TOTAL EQUITY AND LIABILITIES		**54 257**	**50 303**
of which interest-bearing financial liabilities		53 604	49 509
of which interest-bearing pensions and provisions		18	18
		53 622	49 527

Change in equity (SEK M)

	Share capital	Statutory reserve	Reserve for develop-ment costs	Reserve for cash flow hedges	Retained profit/loss incl. profit for the year	Total equity
Equity, January 1, 2023	**50**	**10**	**1**	**3**	**586**	**650**
Profit for the year	-	-	-	-	197	197
Other comprehensive income	-	-	-	-3	-	-3
Dividend paid	-	-	-	-	-250	-250
Group contributions	-	-	-	-	-140	-140
Group contributions, taxes	-	-	-	-	29	29
Equity, December 31, 2023/ Equity, January 1, 2024	**50**	**10**	**1**	**0**	**422**	**482**
Profit for the year	-	-	-	-	165	165
Other comprehensive income	-	-	-	13	-	13
Dividend paid	-	-	-	-	-150	-150
Group contributions	-	-	-	-	-50	-50
Group contributions, taxes	-	-	-	-	10	10
Equity, December 31, 2024	**50**	**10**	**1**	**13**	**397**	**471**

Cash flow statement

SEK M	2024	2023
Operating activities		
Operating revenue	182	232
Adjustments for items not included in cash flow, see supplementary information 2.	380	-305
Tax paid	2	-1
Cash flow from operating activities before change in working capital	564	-74
Contributions to pension fund	0	0
Cash flow from change in working capital		
Change in interest-bearing receivables, Group companies	-962	-6 353
Change in other interest-bearing receivables	-33	-12
Change in other non-interest-bearing receivables	-1	28
Change in interest-bearing liabilities, Group companies	2 752	1 996
Change in other non-interest-bearing liabilities	-58	30
Cash flow from operating activities	2 263	-4 384
Investing activities		
Net investment in investment assets	-5 751	7342
Cash flow from investing activities	-5751	7342
Financing activities		
Group contributions	-140	101
Dividend to Parent Company	-150	-250
Borrowings	2 642	6 143
Repayment of debt	-1 502	-997
Cash flow from financing activities	850	4 996
Cash flow for the year	**-2 639**	**7 955**
Cash and cash equivalents, January 1, see supplementary information 3.	16 392	8 437
Cash and cash equivalents, December 31, see supplementary information 3.	13 753	16 392

Supplementary information

	2024	2023
1. *Interest paid and dividends received*		
Interest received	2 605	2 061
Interest paid	-2 320	-1 753
2. *Adjustments for items not included in cash flow*		
Depreciation/amortization and impairment losses, assets	0	0
Provisions for pensions	0	9
Other provisions	-1	1
Unrealized exchange rate differences, financial liabilities	192	-56
Impairment in accordance with IFRS 9	1	-1
Currency effects	16	-3
Unrealized change in value, derivatives, liabilities	-70	-54
Unrealized change in value, derivatives, assets	243	-200
	380	-305
3. *Cash and cash equivalents, December 31*		
Other short-term investments	3 832	8 478
Cash	9 921	7 914
	13 753	16 392

Note 1. Accounting and valuation principles

Conformity with laws and standards
Skanska Financial Services has prepared its annual accounts according to the Annual Accounts Act (1995:1554) and the Swedish Financial Reporting Board's Recommendation RFR 2 Accounting for Legal Entities. According to RFR 2 Skanska Financial Services must apply the International Financial Reporting Standards (IFRS) and the International Accounting Standards (IAS), issued by the International Accounting Standards Board (IASB), to the extent these have been approved by the EU and within the framework of the Swedish Annual Accounts Act taking into account the connection between accounting and taxation. The income statement is prepared in compliance with the Act (1995:1559) on Annual Reporting for Credit Institutions and Securities Companies as the company's business is financial in nature and this provides a more fair and true representation of the company's operations.

The Annual Report was approved for issuance by the Board of Directors on April 7, 2025. The income statement and balance sheet will be subject to adoption by the Annual General Meeting on April 7, 2025.

Considerations in the preparation of the Group's financial statements
The functional currency of Skanska Financial Services is Swedish kronor (SEK), which is also the reporting currency. The financial statements are therefore presented in Swedish kronor. All amounts are rounded off to the nearest million, unless otherwise stated. Preparing the financial statements in accordance with IFRS requires management to make judgements and estimates, and to make assumptions that affect the application of the accounting principles and the recognized amounts of assets, liabilities, revenue and expenses. Actual outcomes may deviate from these estimates and judgments. Estimates and assumptions are reviewed regularly. Changes in estimates are recognized in the period the change is made if the change only affects this period, or in the period the change is made and future periods if the change affects both the current period and future periods. Judgments made by management when applying IFRS that have a material impact on the financial statements and estimates that may lead to significant adjustments in the financial statements in subsequent years are described in more detail in Note 2.

The accounting principles below, with the exceptions described in more detail, have been applied consistently in all periods presented in the financial statements.

Measurement principles applied in the preparation of the financial statements
Assets and liabilities are recognized at historical cost, with the exception of certain financial assets and liabilities. Financial assets and liabilities measured at fair value consist of derivatives.

News current year
IAS 1 Design of financial reports has been changed regarding which accounting principles that needs to be disclosed. This change means that you only need to provide information about essential information about accounting principles, which is why note 1 has been revised.

Future changes of accounting principles

Other new or changed IFRS, including statements, which have yet been adopted by the IASB are not considered to have any significant effect on the accounting of the company.

Classification
Non-current assets and non-current liabilities essentially consist of amounts that are expected to be recovered or paid after more than 12 months have passed since the closing day. Current assets and current liabilities essentially consist of amounts that are expected to be recovered or paid within 12 months of the closing day.

Operating segment reporting
An operating segment is a part of the company's operations that can generate revenue and incur costs and about which separate financial information is available. An operating segment's results are monitored by the company's chief operating decision-maker in order to be able to allocate resources to the operating segment. Skanska Financial Services has no separable parts that meet the definition of an operating segment and thus has only one segment.

Foreign currency transactions
Foreign currency transactions are translated into the functional currency at the exchange rate in effect on the transaction date. Functional currency is the currency of the primary economic environment where the companies operate. Monetary assets and liabilities in foreign currency are translated into the functional currency at the exchange rate in effect on the closing day. Exchange rate differences that arise in connection with translation are recognized in profit or loss for the year.

Leased assets
Skanska Financial Services does not apply IFRS 16 in accordance with the exception in RFR 2. Where the company is the lessee, lease payments are recognized as a linear cost over the term of the lease and right-of-use assets and lease liabilities are therefore not recognized in the balance sheet.

Interest income and interest expense
Interest income and expense presented in the income statement consist of:
Interest on financial assets and liabilities measured at amortized cost according the effective-interest method.
Interest from financial assets and liabilities measured at fair value through profit or loss.
Paid and accrued interest on derivatives that are hedging instruments and where hedge accounting is applied.

Unrealized changes in the value of derivatives are recognized in the item Net profit/loss from financial transactions.

Net profit/loss from financial transactions
The item Net profit/loss from financial transactions contains realized and unrealized changes in value that have arisen in financial transactions. Net profit/loss from financial transactions consists of:
Realized and unrealized changes in fair value of the assets and liabilities that are recognized at fair value through profit or loss.
Capital gains/losses from the divestment of financial assets and liabilities.
Realized and unrealized changes in the value of derivatives that are economic hedging instruments but where hedge accounting is not applied.
Ineffective portions of hedging instruments in cash flow, other than the part of the change in value that is recognized as interest.
Exchange rate fluctuation.
Bank costs and the cost of borrowing programs.

General administrative expenses
This item consists of personnel expenses, including salaries and fees, bonuses, pension costs, payroll costs and other social insurance contributions. It also includes rental, audit, training, IT, telecom, travel and entertainment expenses.

Taxes
Income taxes consist of current tax and deferred tax. Income taxes are recognized in profit/loss for the year except when the underlying transaction is recognized in other comprehensive income or in equity, in which case the accompanying tax effect is recognized in other comprehensive income or in equity. Current tax is tax to be paid or received in the current year, applying the tax rates that have been enacted or substantively enacted as of the closing day. Current tax includes adjustments of current tax from previous periods. Deferred tax is calculated according to the balance sheet method based on temporary differences between the reported and tax base amounts of assets and liabilities. Deferred tax is measured based on how the underlying assets or liabilities are expected to be realized or settled. Deferred tax is calculated by applying the tax rates and tax rules that have been enacted or substantively enacted as of the closing day. Deferred tax assets relating to deductible temporary differences and loss carryforwards are recognized only where it is probable that they will be able to be utilized. The value of deferred tax assets is reduced when it is no longer considered probable that they can be utilized.

Financial Instruments

IFRS 9 Financial Instruments addresses the recognition of finacial assets and liabilities. Categories exempt from application according to IFRS 9 include holdings in subsidiaries, associated companies and joint ventures, leases, rights under employment contracts, treasury shares, financial instruments as described in IFRS 2, and rights and responsability in the statement of financial position when the entity becomes a party to the contractual provisions of the instrument. A regular way purchase or sale of a financial asset is recognized in and derecognized from the statement of financial position using trade date accounting. A financial asset is derecognized from the statement of financial position when the contractual rights to cash flows from the financial asset expire or when the entity transfers the contractual rights to receive cash flows from the financial asset or retains the contractual rights to receive cash flows, but assumes a contractual obligation to pay cash flows to one or more recipients. A financial liability is derecognized from the statement of financial position only when the contractual obligation is fulilled, cancelled or expires.

Presentation of financial assets is based on the entity's business model and the contractual cash flows of the asset. A financial asset is measured at amortized cost if the asset is held within the framework of a business model the objective of which is to hold financial assets in order to collect contractual cash flows, and the cash flows on specified dates are solely payments of principal and interest on the principal amount outstanding. A financial asset is measured at fair value though profit or loss if it is not measured at amortized cost or at fair value through other comprehensive income.

All financial liabilities are measured at amortized cost with the exception of: a) financial liabilities measured at fair value through profit or loss (such liabilities, including derivatives that are liabilities, are thereafter to be measured at fair value); b) financial liabilities arising when a transfer of a financial asset does not meet the criteria for derecognition from the statement of financial position or where a continued commitment is appropriate; c) financial guarantee contracts; d) a loan commitment with and interest rate below the market interest rate; and e) a contingent consideration acknowledged by an acquiring party in connection with a business combination covered by IFRS 3 (the contingent consideration is thereafter measured at fair value with changes recognized through profit or loss).

An entity is to apply the impairment requirement to expected credit losses on financial assets and a loss provision for these is to be recognized as a deduction from the asset. On every closing day the loss provision is to be valued to amortized cost reflecting the expected credit losses for the remaining time until maturity if the credit risk has increased significantly since it was initially recognized. If the credit risk has not increased significantly since it was first recognized, the loss provision is to be equivalent to 12 months of expected credit losses. For trade receivables, contractual assets and lease receivables, Skanska Financial Services measures the loss provision at an amount equivalent to the remaining time to maturity. An entity is to measure expected credit losses taking into account an objective and probability-weighted amount, the time value of money, reasonable and supportable information about past events, current conditions and forecasts of future economic conditions.

The purpose of hedge accounting is that, in its financial statements, an entity can report the effect of its risk management where financial liability identified as measured at fair value through profit or loss for which the amount of the change in fair value arising from changes in credit risk for the liability is recognized in other comprehensive income. In hedge accounting, only financial instruments are used to manage exposure from specific risks that would impact results.

Skanska Financial Services uses hedge accounting for cash flow hedging. Hedge accounting is used for cash flow hedges when a future cash flow is attributable to a recognized asset or liability or a highly probable future transaction.

A cash flow hedge is recognized as follows:
a) the separate component in equity, cash flow hedge reserve, which is linked to the hedged item is to be adjusted to the lower of the following: the cumulative gains or losses from the hedging instrument from the date the hedge was entered into or the cumulative change in fair value for the hedged item from the date the hedge was entered into;
b) the portion of the gain or loss for a hedging instrument that has been determined to be an effective hedge is recognized in other comprehensive income;
c) the remaining gain or loss for the hedge instrument is hedging ineffectiveness that is to be recognized through profit or loss;
d) the amount accumulated in the cash flow hedge reserve derived from the cash flow hedged in accordance with a is to be recognized as follows: i) if a hedged forecast transaction subsequently leads to recognition of a non-financial asset or liability, or a hedged forecast transaction for a non-financial asset or liability becomes a binding commitment for which hedge accounting of fair value is used, the entity is to deduct this from the reserve originating from the cash flow hedge and include it directly in the initial cost or other recognized value for the asset or liability; ii) for all cash flow hedges except those covered by i) this amount is to be reclassified from the reserve originating from the cash flow hedge to profit or loss as a reclassification adjustment in the same period or periods during which the hedged expected future cash flows affect profit or loss; iii) if this amount is a loss and an entity is expecting all or part of the loss not to be recovered during one or more future periods, the amount not expected to be recovered is to be immediately reclassified to profit or loss as a reclassification adjustment.

Property, plant and equipment
Property, plant and equipment are recognized at cost less accumulated depreciation and any impairment losses. Depreciation is applied on a straight-line basis over the estimated useful life of the asset. Equipment is depreciated over a period of five years.

Intangible assets
Intangible assets are recognized at cost less accumulated amortization and any accumulated impairment losses. Intangible assets are amortized over a period of five years.

Impairment losses
Recognized assets are assessed on every closing day to determine if there is any indication of impairment. IAS 36 is applied for asset's recoverable amount is calculated. For other intangible assets that are not yet ready for use the recoverable amount is also calculated annually. An impairment loss is recognized when the carrying amount of the asset exceeds the recoverable amount. An impairment loss is recognized as an expense in profit or loss for the year.

Reporting of pension plans
Defined contribution pension plans
Pension plans in which the company's obligations are limited to the contributions the company has undertaken to pay are classified as defined contribution pension plans. In such cases the size of the employee's pension is based on the contributions paid by the company into the plan or to an insurance company and the return on capital resulting from the contributions. Consequently, the employee bears the actuarial risk (that the benefit will be lower than expected) and the investment risk (that the invested assets will not be sufficient to provide the expected benefits). The company's obligations with respect to contributions in defined contribution plans are recognized as expenses in profit/loss for the year as they are earned through the employee performing services for the company over a period of time.

Defined benefit pension plans
The company reports defined benefit plans as defined contribution plans where a pension premium is paid to an insurance company, an insurance association or a similar entity. Skanska Financial Services complies with the regulations in the Pension Obligations Vesting Act and the instructions from Finansinspektionen as these are required for the right to make a tax deduction. The most important differences compared with the rules in IAS 19 are that the discount rate is established in a different way, that the calculation of the defined benefit obligation is done based on current salary levels without an assumption on future salary increases and that actuarial gains and losses are recognized in the income statement. Pension obligations secured by transferring funds to a pension fund are only reported as a provision if the market value of the fund's assets is less than the obligations. If the fund's assets exceed the obligations, no asset is reported.

Share-based payment
The Seop 5 and Seop 6 employees ownership programs are recognized as share-based payments settled with equity instruments in accordance with IFRS 2. Social insurance contributions that are payable in connection with share-based payments are reported in accordance with statement UFR 7 from the Swedish Financial Reporting Board.

Provisions
A provision differs from other liabilities in that there is uncertainty concerning the time of payment or the sum required for settlement. A provision is reported in the statement of financial position when there is an existing legal or informal obligation as a result of a past event and it is probable that an outflow of economic resources will be required to settle the obligation and the amount can be reliably estimated. Provisions are made in the amount that represents the best estimate of funds needed to settle the existing obligation on the closing day. In cases where the effect of when a payment is made is significant, provisions are calculated by discounting the expected future cash flow at an interest rate before tax that reflects current market assessments of the time value of money and, where applicable, the risks associated with the liability.

Contingent liabilities
Information on contingent liabilities is provided where there is a possible undertaking originating from events that have occurred and whose existence is only confirmed by one or more uncertain future events outside Skanska Financial Services control or where there is an undertaking that is not recognized as a liability or provision because it is not likely that an outflow of resources will be required, or the amount cannot be estimated with sufficient reliability.

Reporting of Group contributions
Group contributions, provided or recieved, are recognized in equity.

Note 2. Key estimates and judgments

Management has discussed with the Board of Directors the developments, choices and disclosures relating to the Skanska Financial Services important accounting principles and estimates, as well as the application of these principles and estimates. Skanska Financial Services is an internal bank the purpose of which is to be responsible for investment and cash borrowing, and its financial statements therefore mainly consist of financial instruments. The balance sheet consists mainly of intra-group receivables and liabilities and other receivables and liabilities recognized at amortized cost. Additionally, there are internal and external derivatives measured at fair value, see Note 3.

Note 3. Financial instruments and financial risk management

Through its operations, aside from business risks, Skanska Financial Services is exposed to various financial risks such as credit risk, liquidity risk and market risk.

Through the Skanska Group's Finance Policy, each year the Board of Directors of the Skanska AB adopts guidelines, objectives and limits for financial management and management of financial risks within the Group. The Financial Policy stipulates the division of responsibility between Skanska's Board, Group Leadership Team, Skanska Financial Services and the business units.

Skanska Financial Services has operational responsibility for securing financing for Skanska Financial Services and the Skanska Group and for managing cash liquidity, financial assets and financial liabilities. Guidelines and risk mandates are defined in risk instructions established for Skanska Financial Services.

The objectives and policies for each type of risk are described in the respective sections below.

Credit risk

Credit risk describes the risk from financial assets and arises if a counterparty does not fulfill its contractual payment obligations to Skanska Financial Services.

Financial credit risk - risk associated with interest-bearing assets

Financial credit risk is the risk Skanska Financial Services is exposed to in relation to financial counterparties in investing surplus funds, bank account balances and investments in financial assets. Credit risk in the form of counterparty risk also arises when using derivatives and consists of the risk that a potential gain will not be realized if the counterparty does not fulfill its part of the contract.

According to the Finance Policy, Skanska Financial Services is to limit its exposure to financial counterparties by using banks and financial institutions that have been assigned a satisfactory rating by credit rating institutes Standard & Poors, Moody's or Fitch. The permitted exposure volume per counterparty is dependent on the counterparty's credit rating and the maturity of the exposure. To reduce the credit risk associated with derivative instruments, Skanska Financial Services has also signed standardized netting agreements (ISDA agreements) with all financial counterparties with whom Skanska has entered into derivative contracts. Most of Skanska Financial Services interest-bearing assets consist of receivables from Group companies within Skanska. Lending to Group companies is not expected to expose Skanska Financial Services to any material credit risk.

When investing surplus funds with external counterparties the objective is to always attain a good spread of risk. As of the end of the year surplus funds were mainly invested with large banks with a global footprint, primarily in the Nordic region, Europe, USA and Japan as well as in short-term fixed-income instruments and money market funds. Skanska Financial Services currently uses around 10 banks for derivative transactions.

The maximum exposure is equivalent the fair value of the assets and amounts to SEK 54 172 M. Of this amount, SEK 34 295 M consists of receivables from Skanska companies. Other external interest-bearing assets amounted to SEK 19 877 M.

Liquidity and refinancing risk

Liquidity and financing risk is defined as the risk of Skanska Financial Services not being able to meet its payment obligations due to lack of liquidity or due to difficulties in obtaining or rolling over external loans. Skanska Financial Services has operational responsibility for managing the Skanska Group's liquidity and employs a system of liquidity forecasting as a means of identifying and managing the fluctuations in short-term liquidity. Surplus liquidity is, if possible, to be used primarily to repay the principal on loan liabilities.

Financing

Skanska Financial Services has several borrowing programs in the form of both committed bank credit facilities and market funding programs. This provides good preparedness for temporary fluctuation in the Group's short-term liquidity requirements and ensures long-term financing.

During 2024, the syndicated backup facility was extended by one year to 2029 by utilizing the remaining option. The credit facilities totaling EUR 250 M, signed in 2023, were extended by one year in accordance with the extension options to 2026. During the year, two bilateral loans totaling USD 150 M matured and were refinanced with terms of two, four, and six years respectively. New bonds were issued with a value of SEK 1 billion and a term of three and a half years.

The loan portfolio amounted to SEK 10.1 (8.8) billion consisting of SEK 5.7 billion in Medium-Term Notes (MTN) with an average term of 2.5 years and SEK 4.4 billion in bilateral loans with an average term of 3.2 years. As of December 31, 2024, unused credit facilities amounted to SEK 10.1 (9.9) billion.

2024

	Maturity	Currency		Limit in SEK	Utilized in SEK
Market funding programs					
Commercial paper (CP) program, maturities 0-1 year		SEK/EUR	SEK 6 000 M	6 000	-
Medium-term note (MTN) program, maturities 1-10 years		SEK/EUR	SEK 8 000 M	8 000	5 658
				14 000	5 658
Committed credit facilities					
Syndicated credit facilities	2028	EUR/USD/SEK/GBP	EUR 571 M	6 564	0
Syndicated credit facilities	2026	EUR/USD/SEK	EUR 200 M	2 297	0
Bilateral credit facilities	2026	EUR/USD/SEK	EUR 50 M	574	0
Bilateral credit facilities	2025	USD	USD 25 M	275	0
Bilateral loan agreements	2025	EUR	EUR 50 M	574	574
Bilateral loan agreements	2026	USD	USD 50 M	549	549
Bilateral loan agreements	2027	EUR	EUR 50 M	574	574
Bilateral loan agreements	2027	USD	USD 35 M	384	384
Bilateral loan agreements	2028	USD	USD 35 M	384	384
Bilateral loan agreements	2028	USD	USD 50 M	549	549
Bilateral loan agreements	2029	USD	USD 40 M	439	439
Bilateral loan agreements	2030	USD	USD 40 M	439	439
Bilateral loan agreements *1)	2030	USD	USD 50 M	548	548
Other credit facilities				426	0
				14 574	4 438

2023

	Maturity	Currency		Limit in SEK	Utilized in SEK
Market funding programs					
Commercial paper (CP) program, maturities 0-1 year		SEK/EUR	SEK 6 000 M	6 000	-
Medium-term note (MTN) program, maturities 1-10 years		SEK/EUR	SEK 8 000 M	8 000	5 658
				14 000	5 658
Committed credit facilities					
Syndicated credit facilities	2028	EUR/USD/SEK/GBP	EUR 571 M	6 337	0
Syndicated credit facilities	2025	EUR/USD/SEK	EUR 200 M	2 218	0
Bilateral credit facilities	2025	EUR/USD/SEK	EUR 50 M	554	0
Bilateral credit facilities	2024	USD	USD 25 M	250	0
Bilateral loan agreements	2024	USD	USD 50 M	501	501
Bilateral loan agreements	2024	USD	USD 100 M	1 001	1 001
Bilateral loan agreements	2025	EUR	EUR 50 M	554	554
Bilateral loan agreements	2027	EUR	EUR 50 M	554	554
Bilateral loan agreements	2027	USD	USD 35 M	350	350
Bilateral loan agreements	2028	USD	USD 35 M	350	350
Bilateral loan agreements	2029	USD	USD 40 M	400	400
Bilateral loan agreements	2030	USD	USD 40 M	400	400
Other credit facilities				508	2
				13 977	4 111

Liquidity reserve and maturity structure

The objective is to have a liquidity reserve of at least SEK 4 billion available within one week in the form of cash liquidity or committed credit facilities. At year-end, Skanska Financial Services cash and cash equivalents and committed credit facilities amounted to about SEK 27 (27) billion, of which around SEK 22 (19) billion is expected to be available within one week.

The Skanska Group's policy is for the central borrowing portfolio's maturity structure to be distributed over time and for the portfolio to have a weighted average residual term of three years, including unutilized committed credit facilities, with authorization to deviate within a 2-4 year interval. On December 31, 2024 the average maturity of the borrowing portfolio was 3.3 (3.4) years, if unutilized credit facilities are weighed in.

The maturity structure, including interest payments, of Skanska Financial Services financial interest-bearing liabilities and derivatives is distributed over the next few years according to the following table. Most of the interest-bearing financial liabilities are investments from Skanska companies in a cash pool with a contractual maturity within three months. Historically, however, the relationship between intra-Group liabilities and receivables has essentially remained at a stable level. In addition to intra-Group financing Skanska Financial Services, as mentioned above, also has access to committed bank credit facilities and market funding programs.

2024 Maturity	Carrying amount	Future payment amount	Maturity within 3 months	After 3 months within 1 year	After 1 year within 5 years	After 5 years
Interest-bearing financial liabilities	35 846	37 060	0	1 541	34 141	801
Derivatives: Currency forward contracts						
Inflow		-30 928	-25 926	-4 701	-302	0
Outflow	40	30 888	25 901	4 689	298	0
Derivatives: Interest rate swaps						
Inflow	-28	-28	0	-9	-19	0
Outflow						
Trade accounts payable	1	1	1	0	0	0
Total	**35 858**	**36 991**	**-26**	**1 520**	**34 118**	**801**

2023 Maturity	Carrying amount	Future payment amount	Maturity within 3 months	After 3 months within 1 year	After 1 year within 5 years	After 5 years
Interest-bearing financial liabilities	70 835	72 750	41 259	2 395	28 295	801
Derivatives: Currency forward contracts						
Inflow		-22 530	-19 250	-1 910	-1 369	0
Outflow	209	22 321	19 043	1 908	1 370	0
Derivatives: Interest rate swaps						
Inflow						
Outflow	0	0	0	0	0	0
Trade accounts payable	3	3	3	0	0	0
Total	**71 047**	**72 543**	**41 053**	**2 393**	**28 296**	**801**

Market risk
Market risk is the risk that the fair value of financial instruments or future cash flows from financial instruments will fluctuate due to changes in market prices. The main market risks for Skanska Financial Services are interest rate risk and foreign exchange rate risk.

Interest rate risk
Interest rate risk is the risk that changes in interest rates will adversely affect Skanska Financial Services financial items and cash flow (cash flow risk) or the fair value of financial assets and liabilities (fair value interest rate risk).

To limit the risk, the fixed interest periods for financial assets and liabilities are to be matched in the respective borrowing currency to the greatest extent possible. When calculating Skanska Financial Services sensitivity to changes in interest rates, all interest-bearing assets, liabilities and derivatives are included, with the exception of pensions and taxes. Analysis indicates that the position as of December 31, 2024 remains constant in terms of both size of net debt, in the ratio of fixed and variable interest rates as well as the percentage of financial instruments in foreign currencies.

Fair value sensitivity is measured using three different scenarios: a basic scenario involving an increase in the interest rate of one percentage point across all maturities, or an increase or decrease in the basic scenario of one half of a percentage point over the maturities. According to the policy, the change in fair value may not exceed SEK 150 M for any of these interest rate scenarios.

As of December 31, 2024 the change in fair value estimated with the scenarios above would impact net financial items within the range of SEK 22-62 (10-38) M, as hedge accounting is not applied. All amounts are stated before tax. Equity would thus be affected by around SEK 17-49 (8-30) M taking tax into account.

The average fixed interest period for external interest-bearing assets was 0.1 (0.1) years, taking derivatives into account. The interest rate for these was 3.63 (4.85) percent at year-end. Of Skanska Financial Services external interest-bearing financial assets, 40 (51) percent carry fixed interest rates and 60 (49) percent variable interest rates.

The average fixed interest period for external interest-bearing liabilities, taking into account derivatives but excluding pension liabilities, was 0.0 (0.1) years. The interest rate for interest-bearing liabilities amounted to 4.98 (6.08) percent at year-end. Taking into account derivatives, the interest rate was 4.86 (5.95) percent. Of the total interest-bearing financial liabilities, after taking into account derivatives, 26 (0) percent carry fixed interest rates and 74 (100) percent variable interest rates.

As of December 31, 2024, there were four outstanding interest rate swap agreements amounting to a total nominal value of SEK 2.750 M, which were entered into to achieve the desired interest rate adjustment profile.

Hedge accounting is applied for interest rate swaps with terms that match the secured loan regarding nominal amount, reference interest rate, maturity date, payment and interest rate adjustment date. The efficiency is evaluated partly when the hedging relationship is entered into and partly on an ongoing basis. Inefficiencies may arise if the creditworthiness of the contracting parties affects changes in the fair value of the hedge and the secured loan differently.

As of December 31, 2024, Skanska applies hedge accounting for two of the four outstanding interest rate swap agreements totaling SEK 1.500 million, which were entered into to convert parts of the group's debt from fixed to floating interest rates. The fair value of interest rate swaps not subject to hedge accounting amounted to SEK 29 (34) M as of December 31, 2024. Changes in fair value for these swaps are recognized in the income statement. The value change on the hedged loan adjusts the reported value of the loan and is also recorded in the income statement

Foreign exchange rate risk

Foreign exchange rate risk is defined as the risk of a negative impact on the income statement and statement of financial position of Skanska Financial Services due to fluctuations in foreign exchange rates. This risk refers to transaction exposure, i.e. net operating and financial (interest/principal payment) flows.

Transaction exposure

The foreign exchange rate risk for Skanska Finacial Services is in general limited to a total of SEK 5 M, with risk calculated as the effect on earnings of a 5 percentage point shift in exchange rates. A higher risk level is permitted if it is within the total foreign exchange rate risk limit for the Skanska Group, which is SEK 50 M. As of December 31, 2024 foreign exchange rate risk accounted for SEK 4.0 (3.3) M of transaction exposure for Skanska Financial Services and SEK 4 (8) M for the Skanska Group.

Skanska Financial Services hedges foreign currency flows by matching critical factors such as nominal amount, currency and due date. By this means a qualitative evaluation of the efficiency of the relationship is made. The efficiency of a hedge is evaluated when the hedging relationship is entered into and on an ongoing basis. Skanska Financial Services applies hedge accounting for hedging contracted future flows in EUR and USD related to long-term borrowing. Hedged contracted flows amount to EUR 5 (0) M and USD 18 (0) M. The hedges meet the effectiveness criteria, which means that unrealized gains or losses are recognized in other comprehensive income. As of the closing day the hedging reserve amounted to SEK 13 (0) M.

Financial instruments in the balance sheet

The table below shows carrying amounts and fair value for financial instruments by category, and a reconciliation with total assets and liabilities in the statement of financial position.

Fair value

There are three different levels for establishing fair value.

The first level uses the official price quotation in an active market. The second level, which is used when a price quotation in an active market does not exist, calculates fair value by discounting future cash flows based on observable market interest rates for each respective maturity and currency. The third level uses substantial elements of input data that are not observable in the market.

All fair values in the table below have been calculated according to level two above. In calculating fair value in the borrowing portfolio, Skanska Financial Services takes into account current market interest rates, which include the credit risk premium that Skanska Financial Services is estimated to pay for its borrowing. The assessment of financial instruments with option elements is calculated using the Black-Scholes model. As of December 31, 2024 and December 31, 2023 Skanska Financial Services had no instruments with option elements.

For financial instruments, current intra-Group receivables and liabilities, other non-current and current receivables and liabilities, trade accounts receivable, short-term investments, cash and trade accounts payable, the fair value is the same as the carrying amount.

2024	Fair value through profit or loss	Fair value through other comprehen-sive income	Amortized cost	Total carrying amount	Total fair value
Assets					
Financial assets at fair value					
Derivatives, external [1]	156	-	-	156	156
Derivatives, internal [2]	11	-	-	11	11
	167	**-**	**-**	**167**	**167**
Financial assets not recognized at fair value					
Current receivables, Group companies			5 250	5 250	5 250
Other non-current and current receivables	-	-	29 034	29 034	29 034
Trade accounts receivable	-	-	0	0	0
Short-term investments	-	-	9 800	9 800	9 800
Cash	-	-	9 921	9 921	9 921
	-	**-**	**54 005**	**54 005**	**54 005**
Total financial instruments	**167**	**-**	**54 005**	**54 171**	**54 171**

2023	Fair value through profit or loss	Fair value through other comprehen-sive income	Amortized cost	Total carrying amount	Total fair value
Assets					
Financial assets at fair value					
Derivatives, external [1]	347	-	-	347	347
Derivatives, internal [2]	63	-	-	63	63
	410	**-**	**-**	**410**	**410**
Financial assets not recognized at fair value					
Current receivables, Group companies	-	-	30 087	30 087	30 087
Other non-current and current receivables	-	-	0	0	0
Trade accounts receivable	-	-	0	0	0
Short-term investments	-	-	8 694	8 694	8 694
Cash	-	-	7 914	7 914	7 914
	-	**-**	**49 834**	**49 834**	**49 834**
Total financial instruments	**410**	**-**	**49 834**	**50 244**	**50 244**

1) The carrying amount of external derivatives is included in Other non-current receivables in the amount of SEK 34 (10) M and Other receivables in the amount of SEK 123 (338) M.

2) The carrying amount of internal derivatives is included in Non-current receivables from Group companies in the amount of SEK 0.1 (6) M and Current receivables from Group companies in the amount of SEK 11 (57) M.

Reconciliation with the balance sheet

	2024	2023
Assets		
Financial instruments	54 171	50 244
Other assets		
Property, plant and equipment and intangible assets	0	0
Receivables from Group companies	-3	3
Other non-current and current receivables	59	26
Prepaid expenses and accrued income	30	29
Total assets	**54 257**	**50 303**

2024	Fair value through profit or loss	Fair value through other comprehen-sive income	Amortized cost	Total carrying amount	Total fair value
Liabilities					
Financial liabilities at fair value through profit or loss					
Derivatives, external [3]	55	-	-	55	55
Derivatives, internal [4]	54	-	-	54	54
	108	**-**	**-**	**108**	**108**
Financial liabilities at amortized cost					
Non-current liabilities to Group companies and credit institutions	-	-	29 109	29 109	29 191
Long-term and short-term bonds	-	-	4 908	4 908	4 995
Other non-current and current liabilities	-	-	-	-	-
Current liabilities to Group companies and credit institutions	-	-	19 589	19 589	19 589
Trade accounts payable	-	-	1	1	1
	-	**-**	**53 607**	**53 607**	**53 775**
Total financial instruments	**108**	**-**	**53 607**	**53 715**	**53 883**

2023			Amortized cost	Total carrying amount	Total fair value
Liabilities					
Financial liabilities at fair value through profit or loss					
Derivatives, external[3]	141	-	-	141	141
Derivatives, internal[4]	38	-	-	38	38
	178	**-**	**-**	**178**	**178**
Financial liabilities at amortized cost					
Non-current liabilities to Group companies and credit institutions	-	-	24 117	24 117	24 131
Long-term and short-term bonds	-	-	4 644	4 644	4 706
Other non-current and current liabilities	-	-	-	-	-
Current liabilities to Group companies and credit institutions	-	-	20 748	20 748	20 748
Trade accounts payable	-	-	3	3	3
	-	**-**	**49 513**	**49 513**	**49 589**
Total financial instruments	**178**	**-**	**49 513**	**49 691**	**49 767**

3) The carrying amount of external derivatives is included in Other non-current liabilities in the amount of SEK 0.6 (7.3) M and Other current liabilities in the amount of SEK 54 (134) M.

4) The carrying amount of internal derivatives is included in Non-current liabilities to Group companies in the amount of SEK 2 (9) M and Current liabilities to Group companies in the amount of SEK 52 (28) M.

Reconciliation with the balance sheet	**2024**	**2023**
Liabilities		
Financial instruments	53 715	49 691
Other liabilities		
Equity	470	482
Provisions	21	22
Other liabilities	9	20
Accrued expenses and prepaid income	43	89
Total liabilities	**54 257**	**50 303**

Disclosures concerning offsetting of financial instruments

	2024		2023	
	Financial assets	Financial liabilities	Financial assets	Financial liabilities
Gross amounts	54 171	53 715	50 244	49 691
Amounts offset	-	-	-	-
Recognized in balance sheet	**54 171**	**53 715**	**50 244**	**49 691**
Amounts covered by netting arrangements	-53	-53	-304	-304
Net amount after netting arrangements	**54 117**	**53 662**	**49 939**	**49 387**

Impact of financial instruments on the income statement, other comprehensive income and equity

Revenue and expenses from financial instruments recognized in the income statement

	2024	2023
Interest income on financial assets measured at fair value through profit or loss	115	160
Interest income on assets measured at amortized cost	2 282	1 846
Interest income on cash	209	56
Change in market value of financial assets/liabilities at fair value through profit or loss	-24	42
Total revenue in operating revenue	**2 582**	**2 103**
Interest expense on financial liabilities measured at fair value through profit or loss	-39	-56
Interest expense on financial liabilities measured at amortized cost	-2 281	-1 697
Change in market value of financial assets/liabilities at fair value through profit or loss	1	-6
Net exchange rate differences	-2	-5
Expense for borrowing programs	-24	-13
Bank related expenses	-2	-5
Total operating revenue in operating expenses	**-2 347**	**-1 782**
Net income and expense from financial instruments recognized in the income statement	**234**	**321**

Note 4. Interest income

	2024	2023
Interest income, external	629	454
Interest income from Group companies	1 976	1 606
	2 605	**2 061**
Geographic breakdown of interest income		
Sweden	1 535	1 026
USA	204	159
Poland	548	454
Other	318	421
	2 605	**2 061**

Note 5. Interest expense

	2024	2023
Interest expense, external	-598	-263
Interest expense Group company	-1 722	-1 491
	-2 320	**-1 753**

Note 6. Net profit/loss from other financial transactions

	2024	2023
Financial expense, pensions	-1	0
Exchange gains/losses	-2	-5
Other financial expense	-26	-18
Other financial instruments	-23	36
	-50	**14**

Note 7. Other operating revenue

	2024	2023
Fees for financial advice	11	24
	11	**24**

Note 8. Employees and personnel expenses

	2024	2023
Average number of employees[1]	25	26
Number of women	14	14
Men and women on the Board of Directors and leadership team as of the closing day [1]		
Board of Directors	3	3
Number of women	2	2
Other senior executives	0	4
Number of women	0	2
Paid as salaries and other remuneration[1]	-5	-27
of which for senior executives	-4	-9
Social insurance contributions	-2	-12
	-10	**-48**
Bonuses included above		
of which for senior executives	0	-2
Pension expenses amounted to	-5	-18
of which for senior executives	-3	-3
Benefits for the CEO		
Wages, salaries and other remuneration	-1	-3
Bonuses	0	0
Pensions	0	-1
	-1	**-4**

No fees are paid to other board members.

1) As of June 1, 2024, all personnel were transferred to Skanska AB. Skanska Financial Services AB has no executive management team as of the balance sheet date. Salary-related costs for 2024 include the transfer of vacation liability to Skanska AB.

Skanska employee ownership program (Seop)

The Skanska employee ownership program (Seop) is the Sknska Group's long-term share saving program since 2008. The purpose of the programs is to strengthen the Group's ability to retain and recruit qualified employees and to align them more closely to the company and its shareholders. The program provide employees with the opportunity to invest in Skanska shares while receiving incentives in the form of the possilble allotment (predominantly performance-based) of additional shares. Shares are only allotted following a three-year vesting period. To earn matching shares and performance shares, employees must have been employed throughout the entire vesting period and have retained the shares purchased within the program framework.

The costs of Seop measured in accordance with IFRS 2 Shared-based Payment. The amount has been reported as an operating expense and non-interest-bearing liability to Skanska AB. Social insurance contributions have been calculated in accordance with UFR 7. This means that social insurance contributions for the cost for the year of Seop are recognized as operating expenses and other provisions this year.

Note 9. Fees and expense compensation for auditors

	2024	2023
Ernst & Young AB		
Audit assignments	-2	-1
	-2	**-1**

Note 10. Credit losses, net

Skanska Financial Services interest-bearing financial assets as of December 31, 2024 consisting mainly of receivables from Group companies, SEK 29 045 M and other bank balances, are expected to still carry a low credit risk as of the closing day as the assets have a high credit rating and thus the loss reserve for these assets is based on 12 months of anticipated credit losses.

Receivables at amortized cost

	2024	2023
Provisions - Step 1	1	-1
	1	**-1**
Interest-bearing assets and derivatives		
Outstanding receivables	48 932	47 116
Impairment losses	-10	-11
Carrying amount	**48 922**	**47 105**
Change in impairment losses on interest-bearing assets and derivatives		
January 1	-11	-10
Impairment	1	-1
Amount at year-end	**-10**	**-11**

Note 11. Taxes

Recognized in the statement of income and other comprehensive income

Tax expense	2024	2023
Current taxes	-22	-15
Tax on previous years’ profits	2	-20
Deferred tax on temporary differences	3	-1
	-17	**-35**

Taxes recognized in other comprehensive income	2024	2023
Deferred taxes attributable to derivatives for hedging	-3	1
	-3	**1**

Reconciliation of effective tax	2024	2023
Earnings before taxes	182	232
Tax based on tax rate in effect, 20.6 percent (20.6)	-37	-48
Tax attributable to previous years	2	-20
Non-deductible costs	0	0
Unreported deductable costs	19	33
Recognized tax expense	**-17**	**-35**

Reported in the statement of financial position

Tax assets (+) and tax liabilities (-)

	2024	2023
Tax assets	53	16
Tax assets at year-end	**53**	**16**

Note 12. Intangible non-current assets

	2024	2023
Cost, January 1	9	9
Purchases during the year	0	0
Cost, December 31	**9**	**9**
Accumulated amortization according to plan, January 1	-9	-8
Amortization for the year according to plan	0	-1
Accumulated amortization according to plan, December 31	**-9**	**-9**
Book value	**0**	**0**

Note 13. Property, plant and equipment

	2024	2023
Cost, January 1	0	0
Cost, December 31	**0**	**0**
Accumulated depreciation according to plan, January 1	0	0
Accumulated depreciation according to plan, December 31	**0**	**0**
Book value	**0**	**0**

Note 14. Non-current receivables from Group companies

Accumulated cost	2024	2023
January 1	3 145	0
Receivables added/settled	2 105	3 145
Book value, December 31	**5 250**	**3 145**

Note 15. Other non-current receivables

Accumulated cost	2024	2023
January 1	10	1
Receivables added/settled	24	9
Book value, December 31	**34**	**10**

Note 16. Prepaid expenses and accrued income

	2024	2023
Prepaid administrative expenses	12	25
Prepaid financial expense	18	4
	30	**29**

Note 17. Equity

According to Swedish law, equity must be allocated between restricted and unrestricted equity. The share capital, statutory reserve and reserve for development costs constitutes restricted equity. Unrestricted equity consists of retained earnings, provisions for cash flow hedging and profit for the year. Skanska Financial Services equity breaks down as SEK 50 M in share capital, SEK 10 M in the statutory reserve, SEK 0.2 M in reserve for development costs, SEK 13 M in cash flow reserve, SEK 233 M in retained earnings and SEK 165 M in profit for the year. The number of shares amounted to 500,000 (500,000) with a quota (par) value of SEK 100 (100).

Note 18. Provisions

	2024	2023
Provisions for pensions and similar obligations	18	18
Other provisions	2	4
	21	**22**

Other provisions consist of social insurance contributions for employee ownership programs, see Note 8. The normal cycle time for these is around one to three years.

Note 19. Maturity profile for liabilities

	> 5 years	>1 year ; < 5 years	> 3 months; <1 year	< 3 months	Total
Bonds	0	4 895	750	0	5 645
Part of loan interest rate hedging	0	8	5	0	13
Liabilities to credit institutions	439	3 426	574	0	4 439
Liabilities to Group companies	0	25 252	52	18 257	43 562
Other liabilities	0	1	16	46	63
	439	**33 583**	**1 397**	**18 303**	**53 721**

Note 20. Accrued expenses and prepaid income

	2024	2023
Accrued administrative expenses	3	26
Accrued interest expense	40	63
	43	**89**

Note 21. Reconciliation of liabilities originating from financing activities

	Dec 31, 2023	Cash flow*	*Changes not affecting cash flow* Foreign exchange rate differences	Re-classification	Dec 31, 2024
Financial non-current liabilities	7 251	2 642	171	-1 299	8 764
Financial current liabilities	1 502	-1 502	21	1 310	1 331
Total	**8 753**	**1 140**	**191**	**11**	**10 095**

	Dec 31, 2022	Cash flow*	*Changes not affecting cash flow* Foreign exchange rate differences	Re-classification	Dec 31, 2023
Financial non-current liabilities	2 662	6 143	2	-1 555	7 251
Financial current liabilities	999	-997	-56	1 555	1 502
Total	**3 661**	**5 145**	**-54**	**0**	**8 753**

**Total cash flows in financing activities also includes group contributions -140 (101).*

Note 22. Allocation of earnings

The Board of Directors proposes that the available profit of SEK 410 316 451 be allocated as follows:

Dividend to Skanska AB: SEK 200 000 000
To be carried forward: SEK 210 316 451

Note 23. Events after the closing day

There were no significant events after the closing day.

Note 24. Sustainability report

Skanska Financial Services is covered by the sustainability report prepared by Skanska AB (publ) (556000-4615), registered in Stockholm municipality and does not therefore prepare its own report.

Note 25. Contingent liabilities

	2024	2023
PRI	2	2

Note 26. Transactions with related parties

Disclosures about related party relationships, transactions with related parties and outstanding balances are provided in accordance with IAS 24.

Skanska Financial Services is related to all companies within the Skanska Group. 76 percent of Skanska Financial Services interest income as well as operating revenue is revenue from other companies within the Skanska Group. 45 percent of general administrative expenses relates to purchases from other companies within the Skanska Group.

	2024	2023
Receivables from Group companies	34 292	33 292
Liabilities to Group companies	-43 563	-40 794
Interest income from Group companies	1 976	1 606
Interest expense to Group companies	-1 722	-1 491
Other operating revenue from Group companies	11	21
Purchases from Group companies	29	25

A dividend of SEK 150 M was made to the parent company Skanska AB during the second quater of 2024.

Note 27. Definitions of key indicators

Total operating revenue	Net of interest income, pension interest, interest expense, change in market value as well as other financial items.
Operating revenue	Earning before taxes.
Equity/asset ratio	Equity as a percentage of total assets.
Comprehensive income	Change in equity not attributable to transactions with owners.
Other comprehensive income	Comprehensive income minus profit according to the income statement. The item includes translation differences, the effect of cash flow hedges and tax attributable to other comprehensive income.

Assurance
The annual accounts have been prepared in compliance with the international accounting standards referred to in Regulation (EC) No. 1606/2002 of the European Parliament and of the Council of July 19, 2002 on the application of IFRS and generally accepted accounting principles, and provide a true and fair view of the position and results of the company. The Report of the Directors provides a true and fair view of the company's activities, position and results and describes material risks and uncertainties faced by the company.

Stockholm, April 7, 2025

Louise Hallqvist
CEO and board member

Anna Ekström
Chairman of the Board

Jamie Stanbury
Board member

Our Auditor's Report was submitted on April 7, 2025

Ernst & Young AB

Magnus Engvall
Authorized Public Accountant