

**SUPPLEMENT NO. 2 DATED 25 OCTOBER 2024  
TO THE BASE PROSPECTUS DATED 7 MARCH 2024**

# Heimstaden

**Heimstaden Bostad AB (publ)**  
*(incorporated with limited liability in Sweden)*

**Heimstaden Bostad Treasury B.V.**  
*(incorporated with limited liability in the Netherlands, and having its statutory seat (statutaire zetel) in Amsterdam, The Netherlands)*

**€12,000,000,000**  
**Euro Medium Term Note Programme**  
unconditionally and irrevocably guaranteed by

**Heimstaden Bostad AB (publ)**  
*(incorporated with limited liability in Sweden)*

This supplement no. 2 (the "**Supplement**") is supplemental to, and must be read in conjunction with, the base prospectus dated 7 March 2024 and supplement no. 1 thereto dated 23 August 2024 (together, the "**Base Prospectus**"), each prepared by Heimstaden Bostad AB (publ) ("**Heimstaden Bostad**" and, in its capacity as guarantor of Notes issued by HBT (as defined below), the "**Guarantor**") and Heimstaden Bostad Treasury B.V. ("**HBT**" and, together with Heimstaden Bostad, the "**Issuers**", and each an "**Issuer**") with respect to their €12,000,000,000 Euro Medium Term Note Programme (the "**Programme**") and constitutes a supplement for the purposes of Article 23 of Regulation (EU) 2017/1129 (the "**Prospectus Regulation**"). Terms defined in the Base Prospectus have the same meaning when used in this Supplement.

This Supplement has been approved by the Central Bank of Ireland (the "**Central Bank**"), as competent authority under the Prospectus Regulation. The Central Bank only approves this Supplement as meeting the standards of completeness, comprehensibility and consistency imposed by the Prospectus Regulation. Approval by the Central Bank should not be considered as an endorsement of the Issuers or the Guarantor or of the quality of the Notes that are the subject of the Base Prospectus. Investors should make their own assessment as to the suitability of investing in the Notes.

Each Issuer and the Guarantor accepts responsibility for the information contained in this Supplement. To the best of the knowledge of each Issuer and the Guarantor the information contained in this Supplement is in accordance with the facts and does not omit anything likely to affect the import of such information.

## **Purpose of this Supplement**

The purpose of this Supplement is to:

- (a) incorporate by reference the Q3 2024 Results Announcement (as defined below); and
- (b) following the publication of the Q3 2024 Results Announcement, update the statement of no significant change for the Group.

## **Incorporation of information by reference**

By virtue of this Supplement, the first paragraph of the section entitled "*Documents Incorporated by Reference*" on page 31 of the Base Prospectus is updated as follows:

Inserting item (c) as follows:

- "(c) The Q3 2024 report of Heimstaden Bostad (except for page 4) for the three months ended 30 September 2024 (the "**Q3 2024 Results Announcement**"). This document is available for viewing on the following website:  
[https://s28.q4cdn.com/551253430/files/doc\\_financials/2024/q3/Heimstaden-Bostad-AB-Q3-2024.pdf](https://s28.q4cdn.com/551253430/files/doc_financials/2024/q3/Heimstaden-Bostad-AB-Q3-2024.pdf)

Paragraphs (c) to (h) are renumbered as paragraphs (d) to (i).

### **Significant or Material Change**

The section entitled "Significant or Material Change" on page 156 of the Base Prospectus, shall be updated with the following:

#### **"Significant or Material Change**

There has been no significant change in the financial performance or financial position of the Group since 30 September 2024 and there has been no material adverse change in the financial position or prospects of the Issuers since 31 December 2023. There has been no significant change in the financial performance or financial position of HBT since 31 December 2023."

### **Other Information**

To the extent that there is any inconsistency between (a) any statements in or incorporated by reference into this Supplement and (b) any other statement in or incorporated by reference into the Base Prospectus, the statements in or incorporated by reference into this Supplement will prevail.

Save as disclosed in this Supplement, no other significant new factor, material mistake or material inaccuracy relating to information included in the Base Prospectus has arisen or been noted since the publication of the Base Prospectus.