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Press Release
Paris, 10 June 2013

Icade Santé acquires L'Union clinic and Le Marquisat centre in Toulouse

Icade Santé has acquired the L'Union clinic and the Le Marquisat post-acute care and rehabilitation centre for 39 million euros, including duties. The Ramsay France Group simultaneously acquired both establishments' operating companies.

The L'Union clinic has 425 medical, surgical and obstetrician hospital (MCO) and inpatient beds and the adjacent Le Marquisat centre has 107 post-acute care and rehabilitation beds (SSR). The complex is subject to a 12-year fixed term lease agreed with the operator Ramsay Santé, a subsidiary of Group Ramsay Health Care an international player in private hospital care.

This acquisition brings Icade Santé into partnership with a new operator, Ramsay Santé, in the latest of a series of long-term relationships maintained by Icade Santé with all its tenant-operators. This demonstrates both Icade's expertise in the health sector and the solidity of its business.

Icade Santé now owns 57 facilities between eight operators, confirming its role as the sector leader. Its portfolio value stands at 1.7 billion euros.

At the end of May 2013, Icade Santé, the Icade subsidiary dedicated to investing in healthcare real estate, announced a further capital increase of €110m carried out with a new investor via an OPCI (real-estate mutual fund). Following this transaction, carried out based on NAV, Icade owns a 57% equity interest in Icade Santé.

About Icade:

Icade is a listed real estate company, a subsidiary of Caisse des Dépôts: an investor, developer and service provider in private and public property. Expertise in its different business lines enables Icade to provide comprehensive, sustainable and innovative solutions that are tailored to customer needs.

In 2012, Icade recorded consolidated turnover of 1,499.3 million euros and net current cash flow of 251.4 million euros. At 31 December 2012, the re-valued liquidation net asset value stood at 4,190.1 million euros or 80.7 euros per share.

Icade Santé, first healthcare property owner, is a leading investor in private clinic walls. It is held 57% by Icade and 43% by leading institutional investors.

As at 31 December 2012, turnover amounted to EUR 90.9 million and the triple revalued net asset value reached EUR 1,032.3 million.

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Foncière-développeur

Contacts:

Nathalie Palladitcheff

Member of the executive committee, Responsible for Finance, Legal matters and IT and for the Property Services Division

+33 (0)1 41 57 72 60

nathalie.palladitcheff@icade.fr

Nicolas Dutreuil

Head of Corporate and Financing, in charge of Investors Relations

+33 (0) 1 41 57 71 50

nicolas.dutreuil@icade.fr