

**First Quarter 2013 Revenues: €8.6 million,
+7% on a like-for-like basis**

ANF Immobilier Q1 2013 revenue amounted to €8.6 million. As of March 31, 2012, pro forma revenue, adjusted for the disposals in Lyons and the sale of B&B hotel buildings in November 2012, totaled €7.6 million. On a like-for-like basis – adjusted for 2012 sales, rents increased by 7%.

City-center asset rents (Marseilles and Lyons) rose by 7% on a like-for-like basis. A total of 44% of rents were paid for retail area, 25% for housing, 25% for offices and the remainder for other surface areas (parking lots).

The 3% rise in B&B rents on a constant scope basis was due to indexation.

Gross Rents <i>(release, IFRS Rules €m)</i>	2013 (3 months)	Change Like-for-like	2012 Pro Forma (3 months)	2012 (3 months)
<i>Lyon</i>	1.5	9.4%	1.2	5.0
<i>Marseille</i>	6.2	6.9%	5.9	5.9
<u>City-center</u>	7.7	7.3%	7.1	10.9
<u>Hotels & acquisitions</u>	0.8	3.2%	0.5	8.5
TOTAL	8.6	7.0%	7.6	19.4

In Lyon, MilkyWay development was delivered in early February and was inaugurated with the Mayor of Lyon. Located in the new Confluence district of Lyon (second district), in the immediate vicinity of Perrache TGV rail station and main motorways, this former headquarter of Candia, represents a total net rental area of 4,366sqm and 120 parking spaces. It has been fully restructured and granted PEQA-BBC accreditation becoming a benchmark for energy efficiency

For 2013, ANF Immobilier has confirmed its 14% growth target for rents. Based on a constant asset base, the company's total rents should exceed €35 million.

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2013 Financial agenda

2013 AGM	May 06, 2013 (10.00 Paris time)
2013 half-yearly results	August 28, 2013 (before the market opens)
Presentation of 2013 half-yearly results	August 28, 2013 (14.30 Paris time + telephone conference and webcast)

With regard to ANF Immobilier

ANF Immobilier (ISIN FR0000063091) is the owner and manager of a real estate portfolio worth nearly €900 million in downtown Marseille, Lyon and Bordeaux. It is a leading real estate company with SIIC status, targeting residential and commercial property rentals. Listed on Euronext Paris (Eurolist B), ANF Immobilier is a company belonging to the Eurazeo Group.
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