

Affine will acquire 5,000 sqm of office space in the Lilleurope Tower (Lille)

Affine has just signed a purchase agreement with Amundi Immobilier of four spare floors in the Lilleurope Tower, an office building in which Affine already owns 15 of the 20 floors purchased in 2006, 2008 and 2012. The four levels represents a surface area of 5,053 sqm and are fully let for an amount of €676,000. The building is almost fully occupied by various blue-chip tenants such as EDF, Europorte, Macif, SNCF and Tereos.

Located at the heart of Euralille, the third largest business district in France after La Défense (Paris) and La Part-Dieu (Lyon), and overlooking the Lille Europe international TGV (high-speed train) station, the tower stands on one of the city's prime locations. It can be easily reached by rail, road or public transport. The location is set to become even more attractive with the ramp-up of traffic at the Lille Europe train station, the positioning of Euralille as the business district of Lille metropolitan area, the development of Euralille 2, and other urban development projects under study.

This new transaction witnesses Affine's investment strategy that aims at achieving a balanced development between Paris Métropole and other major French cities such as Bordeaux, Lille, Lyon, Marseille, Nantes and Toulouse. The investment will contribute specifically to immediate rental income, after the recent disposals pending the commissioning of several turnkey acquisitions, currently under construction.

In this transaction, BNP Paribas Real Estate acted as consultant for the seller under an exclusive mandate. The notaries representing the seller and the buyer are Maître Hervé Sarrazin from Thibierge notary office and Maître Olivier Trichet from the Haussmann notary office respectively.

ABOUT AFFINE

Affine is a real estate company specialised in commercial property. At the end of 2015, it directly owned 47 buildings with a total value of €514m, excluding transfer taxes, for a total floor area of 372,800 sqm. The firm owns office properties (62%), retail properties (24%) and warehouses and industrial premises (14%). Its assets are distributed more or less equally between Ile-de France and the other French regions.

Affine is also the major shareholder (49.5%) of Banimmo, a Belgian property repositioning company with operations in Belgium and France. At the end of 2015, Banimmo had total assets of 18 office and commercial buildings, with a value of €350m (transfer taxes included).

Total Group assets are €897m (including transfer taxes).

In 2003, Affine opted for French real estate investment trust (SIIC) status. Affine shares are listed on NYSE Euronext Paris (ticker: IML FP/BTTP.PA; ISIN code: FR0000036105) and admitted to the deferred settlement system (long only). It is included in the CAC Mid&Small, SIIC IEIF and EPRA indexes. Banimmo is also listed on NYSE Euronext.

To find out more: www.affine.fr. Follow our news feed on: https://twitter.com/Groupe_Affine

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