

REGULATED INFORMATION

Brussels, embargo until 03.07.2017, 05:40 PM CET

Cofinimmo acquires three Medical Office Buildings in the Netherlands

New investments for a total of 13 million EUR

The Cofinimmo Group acquired in May and June 2017 three medical offices buildings in Baarn and Eemnes (province of Utrecht) and Tiel (province of Gelderland) for a total amount of 12.7 million EUR:

	Oosterstraat	De Driesten	ECT
Location	Baarn (Utrecht)	Eemnes (Utrecht)	Tiel (Gelderland)
Above-ground surface	1,676 m ²	1,072 m ²	4,279 m ²
Construction/renovation year	2005/2011	2011	2007/2009
Occupancy rate	100 %	96 %	100 %
Weighted average residual lease length	4.8 years	3.8 years	5.9 years
Acquisition price	2.7 million EUR	2.4 million EUR	7.6 million EUR
Gross initial rental yield	7.64 %	7.34 %	6.61 %



Oosterstraat – Baarn (NL)



De Driesten – Eemnes (NL)



ECT – Tiel (NL)

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Just like the medical office buildings previously acquired by the Group, these assets are occupied by several professional healthcare providers. They are all individual tenants of the Cofinimmo Group with an annual indexed 'double net'¹ lease contract. The commercial management is in hands of the Dutch specialist, Maron Healthcare.

Jean-Edouard Carbonnelle, CEO Cofinimmo : *"The acquisition of these assets enforces our position in the Netherlands. As of today we own nine medical office buildings. These transactions are in line with the Group's strategy to sustain growth within markets in which we operate and that generate the most attractive yields. Pursuant to these new acquisitions, the Group's Dutch healthcare real estate portfolio has reached 194 million EUR."*

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About Cofinimmo:

Founded in 1983, Cofinimmo is today the foremost listed Belgian real estate company specialising in rental property and an important player in the European market.

The company owns a diversified property portfolio spread over Belgium, France, the Netherlands and Germany, worth 3.4 billion EUR, representing a total surface area of over 1,802,000 m². Riding on demographic trends, its main investment segments are healthcare properties (45 %), offices (38 %) and distribution networks (16 %). As an independent company that consistently applies the highest corporate governance and sustainability standards, Cofinimmo services its tenants and manages its properties through its team of 130 people, operating from Brussels, Paris and Breda.

Cofinimmo is listed on Euronext Brussels (BEL 20) and benefits from the fiscal REIT regime in Belgium (RREC), in France (SIIC) and in the Netherlands (FBI). Its activities are controlled by the Financial Services and Markets Authority, the Belgian regulator.

At 31.03.2017, its total market capitalisation stands at 2.3 billion EUR. The company pursues investment policies which seek to offer a high dividend yield and capital protection over the long term, targeting both institutional and private investors.

www.cofinimmo.com

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¹ The maintenance costs of the structure of the building, as well as the repair costs of the technical equipment, are borne by the landlord.