

**REGULATED INFORMATION**

Brussels, embargo until 09.04.2018, 05:40 PM CET

## Cofinimmo acquires a nursing and care home in Germany

Today, Cofinimmo acquired the nursing and care home 'Seniorenresidenz Langelsheim' located in Langelsheim (Lower Saxony), for 8.0 million EUR.

The facility was built in 2004 and extended in 2010. It has an above-ground surface area of 4,354 m<sup>2</sup> and counts 78 beds. The asset is operated by Convivo Holding GmbH, with which Cofinimmo signed a 'double net'<sup>1</sup> lease for a fixed 20-year period with two options to extend for five years. The gross initial rental yield amounts to 6.4 %.

Convivo Holding GmbH, a Bremen-based healthcare operator, is not a new tenant in Cofinimmo's client portfolio. Both parties signed a lease in September 2017 regarding 'Villa Sonnenmond', a nursing and care home specialised in care for elderly people suffering from dementia, located in Neustadt im Westerwald.



The acquisition of the nursing and care home 'Seniorenresidenz Langelsheim' is included in the committed investment pipeline as published on 08.02.2018.

**Jean-Edouard Carbonnelle, Chief Executive Officer:** "This transaction is in line with our Group's expansion strategy. Our healthcare real estate portfolio in Germany now represents 157 million EUR and counts ten assets. Our objective is to continue our growth on this market, where the need for housing and care of elderly people increases rapidly. We are therefore actively looking for high-quality assets on the German market."

<sup>1</sup> In Germany, the term 'double net' is often referred to as 'Dach & Fach': the maintenance costs of the building structure and the repair and replacement costs of the technical equipment are borne by the owner.

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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 3.5 billion EUR, representing a total surface area of over 1,838,000 m<sup>2</sup>. 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 over 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 31.12.2017, 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](http://www.cofinimmo.com)

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