

GERMAN COMMERCIAL REAL ESTATE INVESTMENT CRITERIA

H1 2019



Leopoldstrasse, Munich

OFFICES

Single assets & portfolios

Deal structure: Single asset / portfolio

Target deal size: €15m - €300m for single assets

Target deal size: €50m - €500m for portfolio

Target markets: Top 7 and regional cities

Occupancy: Single/multi-let; >30%

Risk profile: Core + / Value Add

MULTI-LET (LIGHT) INDUSTRIAL

Single assets & portfolios

Deal structure: Single asset / portfolio

Target deal size: €10m - €100m

Target markets: Well-connected economic hubs in and around regional cities

Occupancy: Single/multi-let; >50%

WALT: > 2 Years

Risk profile: Core / Core + / Value Add

(SMALL) LOGISTICS

Single assets & portfolios

Deal structure: Single asset / portfolio

Target deal size: €20m - €200m

Target markets: Well established logistics location

Occupancy: Single/multi-let; >50%

WALT: > 3 Years

Risk profile: Core / Core + / Value Add



Cording Real Estate Group is a vertically integrated Northern European real estate business, which provides in-house services covering portfolio management, financial management, asset management, property management and development management.

Cording manages €2.5bn of commercial and residential real estate across Northern Europe on behalf of institutional clients, private clients and property companies.

Edmond de Rothschild (Suisse) S.A., a private banking and asset management specialist, has held a majority stake in Cording since February 2018. Edmond de Rothschild's European real estate franchise now includes Cleaveland in France, OROX in Switzerland, and Cording in the rest of Europe.

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ACQUISITIONS (SELECTED DEALS)

OFFICE TOP 7

VALUE ADD



SCHOENHAUSER ALLEE

Location: Berlin

Lettable area: c. 13,000 sqm

Year: 2016

OFFICE TOP 7

CORE +



PALLAS

Location: Munich

Lettable area: c. 10,000 sqm

Year: 2018

OFFICE REGIONAL CITIES

VALUE ADD



MULTIPLE (PORTFOLIO)

Location: Regional & Top 7 cities

Lettable area: c. 115,000 sqm

Year: 2017

OFFICE REGIONAL CITIES

VALUE ADD



Q7

Location: Mannheim

Lettable area: c. 4,000 sqm

Year: 2018

LIGHT INDUSTRIAL

CORE +



MULTIPLE (PORTFOLIO)

Location: Southern Germany

Lettable area: c. 70,000 sqm

Year: 2018

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