

Paris, 19 January 2015, 6:00 p.m.

Affine signs a 12-year lease with ISCOM for 2,750 sqm. in Lyon

Affine has signed with the ISCOM of Lyon, a communications and advertising school of the Eduservice group, a 12-year lease, with 9-year fixed, for a surface area of 2,750 sqm on 4 levels in the Tangram property in Lyon.

This 5,700 sqm. office building is located in the 7th district on Boulevard des Tchecoslovaques, an extension of Boulevard Vivier Merle, at the border between La Part-Dieu and Gerland. This mixed activity area, with residences and offices, enjoys good public transportation service with two underground stations nearby, numerous bus lines and a tramway access.

The complex comprises two interconnected building blocks, dating respectively from 1984 and 2001, and has 121 parking lots. As contemplated on its acquisition, the complex is currently undergoing extensive reconstruction, conducted by the Laurent Bansac architectural firm and carried out by La Société Nouvelle Jean Nallet, a general contractor. The works include the complete renovation of the facade and amenities worthy of a new building. The works started in the second half of 2014 and delivery is scheduled for the third quarter of 2015.

As part of this renovation, Affine obtained the DEFFIBAT subsidy granted by ADEME which aims at encouraging best initiatives in the Rhône-Alpes region related to low energy consumption, as well as concern for environmental and health challenges (quality of life and use, water, waste, etc.); the tenants will move into brand new offices which will be entirely fitted with LED lights. Affine is aiming for a BBC Rénovation Effinergie label.

In this transaction, Brice Robert Arthur Loyd worked as adviser to the owner and the lessee through a co-exclusive mandate with BNP Paribas Real Estate.

ABOUT AFFINE GROUP

Affine is a real estate company specialised in commercial property. At the end of June 2014, it directly owned 58 buildings with a total value of €583m, excluding taxes, for a total floor area of 540,200 sqm. The firm owns office properties (52%), retail properties (22%) and warehouses and industrial premises (25%). Its activity is 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 June 2014, Banimmo had total assets of 19 office and commercial buildings, with a value of €355m (taxes included).

Total Group assets are €973m (including transfer taxes).

In 2003, Affine opted for French real estate investment trust (SIIC) status. The Affine share is 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 thread on: https://twitter.com/Groupe_Affine.

CONTACT

INVESTOR RELATIONS

Frank Lutz
+33 (0)1 44 90 43 53 – frank.lutz@affine.fr

PRESS RELATIONS

RPpublics – Alexandra Richert
+33 (0)1 45 23 55 01 – alexandra.richert@rppublics.com