

PRESS RELEASE

Paris, 09/09/2019

STAM signs a forward purchase agreement on an office project in Paris 19



STAM Europe has signed a forward purchase agreement with LINKCITY Ile-de-France on the office building within the « Ilot Fertile Triangle Eole-Evangile » development project which is part of the larger “re-invent Paris” scheme. This acquisition has been realised on behalf of the Madeleine Fund managed by STAM.

The real estate complex is located right next to the Rosa Parks RER train station, in the 19th arrondissement of Paris; and in the heart of an established economic area home to many companies and governmental entities such as BNP Paribas, Média Participations, Ministry of Justice, URSSAF, Veolia...

The « Ilot Fertile Triangle Eole-Evangile » project carried out by LINKCITY Ile-de-France, and designed by T.V.K., was the winner of the “consultation” within the “re-invent Paris” scheme and plans to develop the first “Carbon Zero” in-use neighborhood in the city. This new neighborhood will extend over 1.3 ha and will welcome, in addition to the office building, two residential buildings, a youth hostel, a hotel, a “last mile” logistics “base”, a sports center and shops.



The office building will be delivered in 2021 and will develop 7 100 sqm over a ground floor, a garden level and 6 stories. It will offer several terraces and will benefit from modern standard facilities. The building will be certified HQE 2015 Excellent and BREEAM 2013 Excellent and shall respect the labels environnement Effinergie+ 2013 and Biodivercity 2014.

Sébastien Bourgeois, Head of Asset Management – Office and Retail at STAM Europe, commented :
« The office buildings in the Rosa Parks district have all been let before completion, hence in a leasing market north of Paris presenting a low future supply, we are confident to be able to let the asset until its delivery. The building will offer a qualitative environment at the heart of the developed area with a landscaped park, many services (a start-up incubator, sports equipment...) and innovative technology as shown by its zero-carbon balance. »

In this transaction, the Madeleine Fund was advised by the notary Lasaygues and Delpha Conseil as well as the architect studio « Architecture Consultant » on technical aspects.

LINKCITY Ile-de-France was advised by the notary Cheuvreux.

About STAM

Based in Paris and established for 20 years, STAM Europe is an independent investment and asset management company particularly focused on the French market. STAM Europe operates with a fully integrated team of experienced professionals with financial, legal, real estate and technical backgrounds. The firm manages separate accounts on behalf of international investor partners. STAM's track record covers a diversified array of real estate asset classes and the full range of risk-adjusted return profiles. Throughout 2018, STAM has executed a total of €750 million in transactions on behalf of its clients and partners.

STAM France IM is a portfolio management company incorporated in 2008 and registered under the French Financial Market Authority (AMF) to manage real estate collective investment vehicles (OPPCI).

Contact STAM Europe

Samantha SUDRE ROUX

SSudreRoux@stam-europe.com

Tél : +33 1 55 35 98 30