

## Detailed Investment Profile 2017

Markets	Hamburg, Berlin, Dusseldorf, Cologne, Frankfurt
Location Quality	Preferred central business districts and mixed used areas with established residential quarters, no industrial areas
Asset Quality	Commercial properties with development potential, redevelopment needs and high vacancy rates or expiring lease contracts
Year of Construction	Buildings from 1960 onwards
Size of Building	Minimum of 2.500 m <sup>2</sup> lettable space above ground
Size of Investment	5 to 250 Mio. EUR

All offers are confidential and will only be processed by **PROXIMUS REAL ESTATE AG** for identification of investment potentials. By receiving offers from estate agents we assume that the proprietor assigned the estate agent. A Brokerage agreement is only valid if it is confirmed in writing from the company. All offers without comprehensive documentation - especially without address - will not be processed further.

### Documentation required for further examination:

- Complete property documentation including postal address
- Complete rent roll with all essential information
- Discription of maintenance condition including summary of executed modernisation measures
- Location plan of properties
- Floorplans and summary of areas

Please sent the property documentation to the following address:

#### Contact:

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