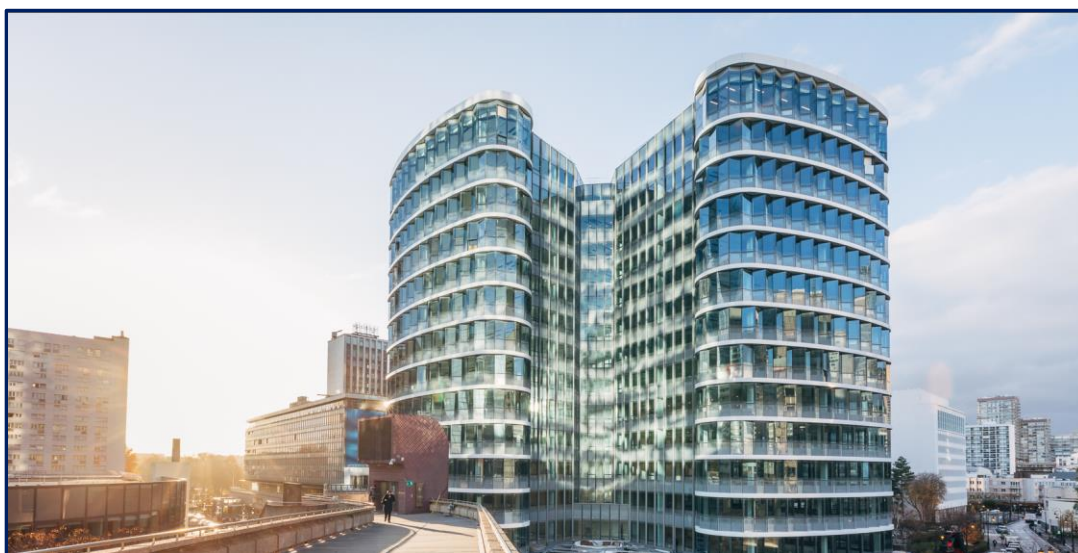


Paris, 6 September 2022

PRESS RELEASE

La Française Real Estate Managers (REM) has acquired "Campus Cyber", an office building in Puteaux (92), from Altarea Entreprise

*The largest acquisition made on behalf of collective real estate investment vehicles
managed by La Française REM*



*Non-contractual photo - Investments do not constitute a commitment with regard to future acquisitions
Photo credit: Vladimir Partalo*

La Française Real Estate Managers (REM) has acquired "Campus Cyber" from Altarea Entreprise. "Campus Cyber" is an office building with a surface area of 26,500 m² in Puteaux (92), located at 5/7 rue Bellini, in the heart of La Défense, a leading European business district. Close to the Esplanade de La Défense (Metro Line 1) and the Parvis de La Défense (RER A, Transilien L and U, Metro Line 1, Tramway T2), the tower boasts exceptional accessibility.



Delivered in 2021 and designed by Christian de Portzamparc, "Campus Cyber" is part of the State's cybersecurity acceleration strategy. The building is made up of 5 basement levels and 13 superstructure floors, along with a rooftop and cutting-edge service areas: sky bar, showroom, catering concept.

Soft mobility is encouraged with the inclusion of a number of cycle parking areas and charging stations for electric vehicles.

The building is highly efficient from an environmental standpoint and was built to the latest environmental standards. It has top-level labels and certifications: NF HQE Exceptional, Effinergie +, Wiredscore Platinum, BREEAM level "Excellent", Well Silver and its energy performance will be equivalent to RT 2012 minus 40%.

The "Campus Cyber" is fully leased for a period of 10 years to a single lessee, 45% of which is comprised of the French state and 55% of large private groups.

This acquisition was made on behalf of investment vehicles managed by La Française REM.

Philippe Depoux, Chairman of La Française Real Estate Managers said, "In the wake of the record inflows of the SCPI market recorded in the first half of 2022, La Française REM has signed its largest acquisition for collective real estate investment vehicles with the "Campus Cyber". We are proud to be investing in a building that can truly be said to be iconic in many different ways: in terms of its architecture, its sustainability credentials – it is one of the very rare assets aligned with the Taxonomy – in terms of technology and services, as well as cybersecurity, which is in line with our group's commitment to sustainability."

Adrien Blanc, Chairman of Altarea Entreprise noted, "We are very proud to have closed this deal with La Française Real Estate Managers, a move that consolidates Altarea Entreprise's ability to carry out large-scale projects for leading players on the market. This building offers everything needed by the office of the future: an exceptional location, flexible and convertible spaces with services tailored to individual company needs, and an environmental performance that fulfils the highest-level international standards. We are also delighted that a French company will be taking over Campus Cyber."

La Française REM was advised by notarial firm Allez & Associés, Cabinet Mayer Brown on the leasing aspects and Cabinet Fairway on the financing aspects.

Part of the acquisition was financed by Banque Européenne du Crédit Mutuel, advised by the notarial office Victoires Notaires and the Cabinet Archers.

Altarea Entreprise was advised by Thibierge Notaires.



About La Française

The major changes linked to environmental and societal challenges are opportunities to consider the future. The new levers which have been identified will constitute the growth and the financial and real estate performance of tomorrow. La Française management group's forward-looking investment strategy is built upon this conviction and mission.

The group uses its capacity for innovation and its technology to serve its customers and to design its investment solutions that combine performance and sustainability.

Organised around two business lines, "Financial Assets" and "Real Estate Assets", La Française is developing its business with institutional and heritage clients in France and abroad.

La Française has 55 billion euros in assets under management with operations in Paris, Frankfurt, Hamburg, London, Luxembourg, Madrid, Milan and Seoul (as at 31/12/2021).

La Française is a subsidiary of the Caisse Fédérale du Crédit Mutuel Nord Europe (CMNE), member of Crédit Mutuel Alliance Fédérale. Groupe Crédit Mutuel, Standard & Poor's rating (6/2021): Long term: A, stable outlook/Short term: A-1.

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About ALTAREA - FR0000033219 – ALTA

Altarea is the leader in urban transformation in France. Acting as both developer and investor, the Group has a presence in the three main property markets (Retail, Residential and Business property), granting it the status of leader in large mixed urban renewal projects in France. For each of its activities, the Group has full expertise in the design, development, marketing and management of custom-built real estate products. Altarea is listed in Compartment A of Euronext Paris and is part of the SBF 120 index.

For more information: www.altarea.com

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Legal notes:

Issued by La Française AM Finance Services, home office 128 boulevard Raspail, 75006 Paris, France, regulated by the “Autorité de Contrôle Prudentiel et de Résolution” as investment services provider under the number 18673.

The portfolio management company La Française Real Estate Managers received AMF accreditation No. GP-07000038 on 26 June 2007 and AIFM accreditation under Directive 2011/61/EU, dated 24/6/2014 (www.amf-france.org).