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Press release

La Française Real Estate Managers (REM) acquires first healthcare asset in Lyon, France

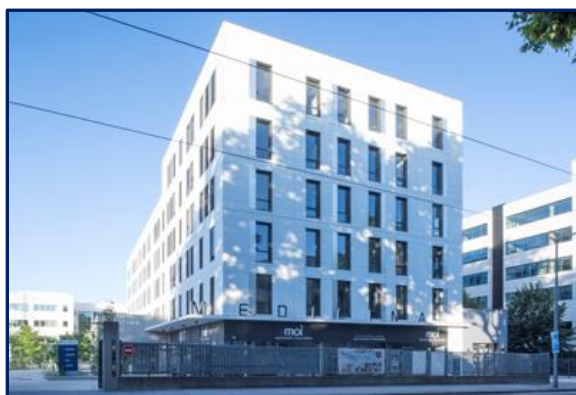


Photo non-binding – Investment example, not indicative of future investments.

Photo Credit: Savills

La Française Real Estate Managers (REM), acting on behalf of a collective real estate investment vehicle, has acquired its first healthcare asset in Lyon, France.

La Française REM, which is among the leading real estate investment managers in the Office sector in Europe (Source: IPE TOP 150 Real Estate Investment Managers, AuM 30/06/2021) has more recently sought to expand its expertise and has reinforced its investment team with a healthcare investment specialist. Just three months after the arrival of Jérôme Valade, Head of Healthcare Real Estate, La Française REM has closed its first acquisition, The Rockefeller, located at 60 D Avenue Rockefeller, in Lyon.

The asset, which is easily accessible by public transport, is in the 8th district of Lyon, in the heart of the Bioparc, an intelligence cluster dedicated to innovative companies in the health and technology fields. With nearly 100,000 jobs in the health sector, the greater Lyon area is one of the ten largest biotechnology and health markets in Europe.

The building, completed in 2019, meets the latest standards in terms of thermal performance. The Rockefeller offers 5 971 m² of floor space spread over a ground floor and five upper floors and accommodates around one hundred multidisciplinary medical and paramedical practices, ranging from general medicine to psychology, radiology, oncology, and dietetics. The building also houses a balneotherapy centre, a childcare facility, research areas and a restaurant. The property includes 159 indoor parking spaces and an additional 6 for people with reduced mobility.



The Rockefeller is fully leased under a firm 12-year lease to MEDICINA, a healthcare provider that is well established in its local market and recognized by all actors in the healthcare system. The tenant's medical project aims to improve the care of patients by offering them a comprehensive healthcare package associating prevention, care and well-being.

Jérôme Valade, Head of Healthcare Real Estate at La Française REM concluded, "The Rockefeller is a fully let, Best-In-Class asset that benefits from a central location in a major French city, and the facility, with a variety of practitioners under a single roof, satisfies the growing demand for healthcare services."

La Française Real Estate Managers was advised by 14 Pyramides on notarial aspects, Cabinet Jeantet on legal, Proactim and Delpha Conseil on technical due-diligence and Cap Terre for the environmental audit.

About La Française

Environmental and societal challenges are opportunities to reconsider the future. Identifying drivers of change and understanding how they will fashion global growth and ultimately influence long-term financial performance is at the heart of La Française's mission. The group's forward-looking investment strategy is built upon this conviction.

Organized around two business lines, financial and real estate assets, La Française has developed a multi-boutique model to serve institutional and retail clients in France and abroad.

La Française, aware of the importance of the extensive transformations occurring in our increasingly digital and connected world, has created an innovation platform which brings together the new activities identified as key businesses of tomorrow.

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

La Française is a subsidiary of Caisse Régionale de Crédit Mutuel Nord Europe (CMNE). Groupe Crédit Mutuel has A, stable outlook/A-1 S&P long and short-term ratings (June 2021).

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