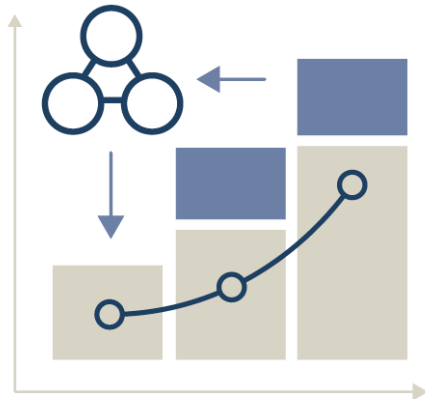


## Investment Profile Office

JANUARY 2019

# Income Producing



LOCATION	<ul style="list-style-type: none"><li>TOP 7 (Berlin, Hamburg, Düsseldorf, Köln, Frankfurt, Stuttgart, München), as well as metropolitan regions</li><li>Established B- and C-locations with institutional investment activities</li></ul>
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CRITERIA	<ul style="list-style-type: none"><li>Stabilized existing objects and portfolios:<ul style="list-style-type: none"><li>High credit ranked tenant-mix</li><li>Diversified sector-mix throughout tenants</li><li>Long-term location potentials</li><li>Mid to long-term secured cash-flows</li></ul></li><li>Forward-deals with at least 50% advance pre-letting</li></ul>
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VOLUME	20 Mio. – 150 Mio. Euro
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INVESTMENT-VEHICLE	Regulated and/or unregulated „seperate account“ – mandates with German and International institutional investors such as Pension Funds, Insurances, Trusts, etc.
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INFORMATION	<ul style="list-style-type: none"><li>Meaningful exposé, including full information regarding address as well as further property descriptions that allow identification of the object</li><li>Object images</li><li>Current rent roll, including specifications on lease start, lease-term, lease end, options, GRI, service charges, lettable area, usage</li><li>Floor plan of at least one standard floor</li></ul> <ul style="list-style-type: none"><li>Floor plan</li><li>Hallway plan</li><li>Land register excerpt</li><li>Construction and equipment description</li><li>Building quality</li><li>Information regarding cash-flow and other metrics</li><li>Further price as well as value relevant information (if available)</li></ul>
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### Contact:

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*We guarantee highest level of confidentiality, yet point out that this investment profile cannot be interpreted as an offer to conclude a brokerage agreement. In any case, our obligation to pay a buyer's commission ends 12 months after receipt of the initial offer at the latest, unless otherwise agreed in the meantime.*

