

PRESS RELEASE

9 JUNE, 2020



TRISTAN FUND SELLS ROTTERDAM PARKING GARAGE TO GERMAN FUND FOR €46.1M

9 June 2020, London: Curzon Capital Partners 5 Long-Life Fund, Tristan Capital Partners' perpetual core-plus Fund, and local operating partner Nexus Real Estate, have completed the sale of a site comprising 480 parking spaces in the city centre of Rotterdam, Netherlands, for €46.1m, to E&G Parkhausfonds Europa, a fund specialising in parking garages.

Originally acquired from Credit Suisse in December 2019 together with The Core, a c. 16,940 sqm office space set across 10 floors, the parking site is located close to the central station in a prime location in Rotterdam's CBD. The Core is let to tenants such as the Office for Metropolitan Architecture and Vodafone Ziggo. The site will be managed collectively by E&G Funds & Asset Management GmbH and Holland Immo Group.

Gyongyver Giday, Director at Tristan Capital Partners, said: "Successfully completing this transaction as we emerge from lockdown is a positive sign that momentum is returning to the Dutch market. The long lease with QPark, central location and income profile have made this asset a resilient performer, helping to preserve value over the past few months. The sale of the parking site allows us to focus now on the 16,000 sqm of Grade A office space that The Core offers in central Rotterdam and our first priority will be refurbishing common areas to improve the look and feel of the building."

Jochem den Daas, Partner of Nexus Real Estate, said: "The Core was repositioned a few years ago but there is more to do in cooperation with the local authorities in a post COVID-19 environment to lease-up the remaining vacant space and enhance the value of the building."

For further information, please contact:

Olivia Griffiths	Tristan Capital Partners	+44 (0) 7709 450560	ogriffiths@tristancap.com
Hinal Patel	Portland Communications	+44 (0)7500 966554	hinal.patel@portland-communications.com

About Tristan Capital Partners

Tristan Capital Partners is an employee-controlled investment management boutique specialising in real estate investment strategies across the UK and Continental Europe. Tristan's pan-European real estate funds include core-plus and value-added/opportunistic strategies with total assets under management of over €10.5 billion. Tristan is the portfolio manager for core plus funds Curzon Capital Partners III, Curzon Capital Partners IV, Curzon Capital Partners 5 Long-Life and for the private equity funds European Property Investors, LP, European Property Investors Special Opportunities, LP, European Property Investors Special Opportunities 3, LP and European Property Investors Special Opportunities 4 LP and European Property Investors Special Opportunities 5 SCSp. Tristan is headquartered in London and has offices in Luxembourg, Milan, Paris, Stockholm, Frankfurt, Madrid and Warsaw.

PRESS RELEASE

9 JUNE, 2020



Please visit www.tristancap.com.