

# PRESS RELEASE

6 April 2022



## TRISTAN FUND FURTHER EXPANDS ITS FRENCH LOGISTICS PLATFORM

**6 April 2022, London:** EPISO 5, a fund managed by Tristan Capital Partners, has acquired a portfolio of three logistics assets (Essentials portfolio) from Ivanhoé Cambridge, a global real estate investor, for €43.6million.

The portfolio, which will form part of the funds dedicated French logistics and light industrial platform, comprises c.72,000 sq m of logistics and is fully let to seven tenants which include Bolloré Logistics, Intermarché and Lidl among others.

Two of the assets are located in industrial zones in Eastern France close to Nancy area and one asset in Normandy at Grand Couronne in a district belonging to Rouen harbour.

**Thibault Ancely, Managing Director at Tristan Capital Partners**, said: “This latest transaction is our third acquisition in logistics for the sole month of March 2022 and we are also due to close on a pre-let development in North of France this month. The Essentials portfolio expands the parameters of our platform with the addition of big-box logistics whilst also further strengthening and diversifying our tenant base.

“Alongside our local operating partner, Arkea Real Estate, we have now acquired 87 logistics and light industrial assets in France, and we continue to assess future opportunities to extend this further. It was also a real pleasure to work on this acquisition with the experienced team of Ivanhoé Cambridge.”

**Arnaud Malbos, Head of Investment Europe at Ivanhoé Cambridge**, added: “These three assets were part of our 2020 acquisition of the broader French logistic portfolio from Carlyle and we are happy to have executed exits according to plan in a flawless and efficient manner thanks notably to Tristan’s experience in dealing with logistics. This transaction demonstrates our ability to recycle our capital to the market. We remain a leading investor in the logistics sector and we aim to focus our efforts on the main logistics corridors in Europe. Our main ambition is to continue to grow our Hub & Flow platform in continental Europe.”

EPISO 5 was advised by R&D Notaires and legal firm Lacourte Raquin Tatar and on commercial matters by Nexity Conseil et Transaction. Ivanhoé Cambridge was advised by Allez & Associés, legal firm Gide Loyrette Nouel, Panhard and BNPP Real Estate with CBRE.

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For further information, please contact:

Emma Hammond    Tristan Capital Partners    +44 (0) 7786 088335  
Hinal Patel        Portland Communications    +44 (0) 7500 966 554

[ehammond@tristancap.com](mailto:ehammond@tristancap.com)  
[hinal.patel@portland-communications.com](mailto:hinal.patel@portland-communications.com)

**About Tristan Capital Partners**

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TRISTAN  
CAPITAL PARTNERS

Tristan Capital Partners is an employee-owned real estate investment manager, specialising in value-added investment strategies across all property types in the UK and Europe. Tristan's pan-European real estate funds include core+, opportunistic and debt strategies, with total assets under management of over €14 billion and a loyal client base of institutional and private investors.

The company was founded in 2009 by Ric Lewis, together with a number of other professionals who worked together at Curzon Global Partners, the fund management group of AEW Europe, a pan-European real estate investment management business. The Firm's senior team and Investment Committee have worked together for over 20 years across 11 funds, with investments totalling €22bn of gross real estate assets (as at 30 September 2021). The Firm has an experienced team of 162 professionals located across eight offices in Europe (as at January 2022).

Tristan's headquarters are in London, and it has offices in Luxembourg, Milan, Paris, Stockholm, Frankfurt, Madrid, and Warsaw. Tristan is the portfolio manager for Core+ funds Curzon Capital Partners III, Curzon Capital Partners IV and Curzon Capital Partners 5 Long-Life; for opportunistic funds European Property Investors LP, European Property Investors Special Opportunities LP, European Property Investors Special Opportunities 3 LP, European Property Investors Special Opportunities 4 LP, European Property Investors Special Opportunities 5 SCSp and European Property Investors Special Opportunities 6 SCSp, and for real estate debt fund Tristan Income Plus One SCSp.

Please visit [www.tristancap.com](http://www.tristancap.com).

## About Ivanhoé Cambridge

Ivanhoé Cambridge develops and invests in high-quality real estate properties, projects and companies that are shaping the urban fabric in dynamic cities around the world. It does so responsibly, with a view to generate long-term performance. Ivanhoé Cambridge is committed to creating living spaces that foster the well-being of people and communities, while reducing its environmental footprint.

Ivanhoé Cambridge invests internationally alongside strategic partners and major real estate funds that are leaders in their markets. Through subsidiaries and partnerships, the Company holds interests in more than 1,200 buildings, primarily in the industrial and logistics, office, residential and retail sectors. Ivanhoé Cambridge held C\$69 billion in real estate assets as of December 31, 2021 and is a real estate subsidiary of Caisse de dépôt et placement du Québec ([cdpq.com](http://cdpq.com)), a global investment group. For more information: [ivanhoecambridge.com](http://ivanhoecambridge.com).

## Ivanhoé Cambridge

Julie Benoit

+33 7 86 89 34 23

[julie.benoit@ivanhoecambridge.com](mailto:julie.benoit@ivanhoecambridge.com)