



Residential property acquisition profile Germany

For over twenty years, we have been managing real estate assets for national and international, institutional and private investors. Our current Asset under Management stands at about EUR 1.2 billion.

LOCATIONS

- Big 7
 - Berlin
 - Düsseldorf
 - Frankfurt am Main
 - Hamburg
 - Cologne
 - Munich
 - Stuttgart
- Cities within the conurbations
- University cities
- Centres of innovation
- Growth regions (primarily cities with positive rental and market growth)

INVESTMENT CRITERIA

- | | |
|--|--|
| Investment volume
2019 - 2020 | <ul style="list-style-type: none"> ▪ EUR 500 million |
| Investment focus | <ul style="list-style-type: none"> ▪ Core and core-plus – residential properties in micro-locations with good infrastructure connections ▪ Commercial elements included ▪ Turnkey buildings as part of new residential developments <ul style="list-style-type: none"> – Plot acquisitions for developments of 3,000 m² to 10,000 m² residential area – No acceptance of construction risks ▪ Properties already complying with current/future requirements or capable of being upgraded in the short term (sustainable in terms of energy conservation, unit sizes that meet demographic demand, age-appropriate housing) ▪ Properties in need of refurbishment |
| Transaction volume | <ul style="list-style-type: none"> ▪ Individual properties from about EUR 3 million ▪ Portfolios with up to approx. 3,000 units |
| Transaction structure | <ul style="list-style-type: none"> ▪ Both asset and share deals are possible |

MINIMUM REQUIRED INFORMATION

- Address
- Statement of size and number of units (divided into residential, commercial, other, parking)
- Size and number of vacant units
- Net annual rent (cold) as is / as projected (divided into residential, commercial, other, parking)
- Property photographs
- Other relevant information (e.g. public subsidies, listed historic building)

CONTACT

Deutsche Asset One GmbH

Sabine Pichler
Geschwister-Scholl-Straße 5
10117 Berlin
Germany

p +49. 30. 27 90 79 - 10
f +49. 30. 27 90 79 - 79
e sp@deutscheassetone.com
w www.deutscheassetone.com