

Press release – 7 June 2022

Equilis Belgium and Pertinea announce the sale of Parenthèse

On Tuesday 7 June 2022, Equilis Belgium completed the sale of the company that owns its retail park 'Parenthèse' to a fund managed by Pertinea.

Its ideal location on the busy N5 national road in Gosselies, its ambitious architecture, which breaks with the existing codes, and its stable and attractive commercial mix are all setting this retail park apart from many others. It is therefore no surprise that Parenthèse was one of only three finalists at the latest annual Excellence Awards ceremony co-organised by the Belgian Luxembourg Shopping Council (BLSC) and Retail Forum Belgium (RFB).

"The Equilis team is delighted with the sale of Parenthèse. This transaction demonstrates that despite the uncertainty related to COVID-19 and the impact of e-commerce, interest in retail parks remains very high. The retail park concept, with its affordable rents and attractive yields, remains a winning investment product, especially in a period of rising interest rates. It is one of the few stable real estate products still offering an attractive spread," said Nadia Vrancken, CEO of Equilis Belgium.

"With this acquisition we further enlarge and diversify our portfolio within the scope of our core investment strategy. Parenthèse's excellent location, strong tenant mix, attractive modern architecture and focus on sustainability sets a new benchmark for the development of retail parks in Wallonia. We also like to thank the Equilis team for the pleasant cooperation which resulted in this mutually successful transaction," highlights Philip De Greve, Managing Partner of Pertinea



With its expertise and track record in recognised retail developments (Docks Bruxsel, Bellefleur, Manufacture65, Froyennes ... etc.), and experience in the development of new mixed-use areas such as the Genvat Paper Mills and Court Village, Equilis' multidisciplinary Belgian team continues to develop projects in Wallonia, as a key player in complex, mixed-use projects in city centres and their periphery.

This transaction underpins and fortifies Pertinea's strong track record of sourcing attractive investment opportunities focused on convenience retail real estate located in Belgium and the Netherlands. Over the last three years investment initiatives managed by Pertinea recorded a total portfolio growth of over EUR 135 million. This brings the total value of assets under management of Pertinea to ca. EUR 250 million (excluding all residential development schemes). The group continues to target sound and sustainable portfolio growth both in Belgium and the Netherlands.

Key facts 'Une Parenthèse Shopping'

- 10,000m² of retail space
- Architecture that breaks with the existing codes
- 9 retail spaces from 140m² to 2,700m².
- Retailers present : Carrefour Market by Mestdagh, Hubo, JYSK, Vanden Borre Kitchen, Impermo, BNP Paribas Fortis, Sushi World
- Location: Gosselies - N5
- 200 parking spaces
- Opened in July 2020
- 70 jobs created

Equilis has also announced the sale of another 3 retail sites.

For these developments, Equilis has also opted for ideal locations, quality architecture and an attractive retail mix.

ABOUT EQUILIS

We are Equilis and we build.

We build stories.

We create places where people build the stories of their lives.

Love stories, business stories.

Happy stories.

Equilis, set up in 2006 by Carl Mestdagh, deals with all aspects and stages of real estate development. It has diversified and broadened its portfolio to cover the entire European market. Equilis now has offices in Belgium, France, Spain, the Netherlands, Portugal, Poland and Germany. The company develops and supports ambitious projects in a wide variety of areas, ranging from retail and residential to office, including the renovation of old industrial sites, residences for the elderly or for students, leisure spaces, car parks, cultural and public spaces, and many others.

In 15 years, Equilis has carried out around fifty projects, representing 400,000 m², including 1,500 housing units. Equilis is currently developing an additional 500,000 m², including nearly 4,000 housing units.

ABOUT PERTINEA

Pertinea Property Partners NV/SA (*2010) is a real estate services and investment firm with offices in Belgium and the Netherlands. It is fully independent and entirely owned by its management.

Pertinea originates, structures, finances and operates comprehensive investment, asset and fund management solutions focused on real estate investments and development schemes located in the Benelux region.

Pertinea is the sponsor and promoter of the RE-tail Return Partners family of funds. These are actively managed Benelux real estate private equity initiatives targeting supermarket-anchored high-quality income-generating out-of-town retail in Belgium and convenience district shopping centres in the Netherlands.

Pertinea actively partners with other Belgian residential developers in order to provide the appropriate funding and additional expertise allowing them to successfully take the next step in their growth.

Pertinea has invested since inception over EUR 250 million. It has consistently recorded above-average risk-adjusted returns to the benefit of a stable international group of reputable and seasoned investment partners, including UHNWI, family offices, insurance companies and pension funds.

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