

ARDIAN

PRESS RELEASE

ARDIAN REAL ESTATE SIGNS AGREEMENTS TO ACQUIRE TWO MAJOR BUILDINGS IN PARIS

Ardian Real Estate buys 8th district Paris office building and headquarters of radio station 'Europe 1'

Paris, 8 March 2018 – Ardian, a world-leading private investment company, today announces the signing of two sales agreements concerning the acquisitions of two office buildings in Paris. The acquisitions represent the second and the third transactions completed by Ardian Real Estate in France, both in line with Ardian Real Estate's strategy of investing in commercial real estate assets with a strong potential for value creation.

The first transaction is for an office building located on 2 place Rio-de-Janeiro in the 8th district of Paris, near the Parc Monceau. This complex will be subject to a complete refurbishment to bring it in line with prime standards.

The second acquisition, the radio station 'Europe 1's building, has been the headquarters of the radio station since it was established in 1955. The complex is located at 26 to 32 rue François 1er in the 8th district of Paris, within the Golden triangle of Parisian real estate. The building will be subject to a large refurbishment in order to, notably, optimize office spaces to prime standards and create new spaces for high quality retail shops. This acquisition is the second completed with Lagardère, after acquiring the Europa building in Levallois-Perret in June 2017.

Stéphanie Bensimon, Managing Director Ardian Real Estate, said: "Signing these two sales agreements just a few days after successfully raising over 700 million euros for our first-time Real Estate fund is a reflection of the strength of the team, as well as its ability to find attractive investment opportunities. Both acquisitions are perfectly in line with our "core-plus/value-added" strategy and we look forward to apply our redevelopment plans to bring these properties to prime standard."

LIST OF PARTIES INVOLVED

Place de Rio

Investment manager/ Purchaser: Ardian
Purchaser's advisors: Arsène-Taxand, Orféo,
Architect: DTACC
Seller's advisors: Cushman & Wakefield

Rue Francois 1^{er}

Investment manager/ Purchaser: Ardian
Purchaser's advisors: Linklaters, Arsène-Taxand, JLL AMO, SCC Vendôme & Studio Mainardi
Architect: CALQ
Seller's advisors: Cushman & Wakefield, Cabinet Lacourte, Raquin, Tatar

ABOUT ARDIAN

Ardian is a world-leading private investment house with assets of US\$67bn managed or advised in Europe, North America and Asia. The company is majority-owned by its employees. It keeps entrepreneurship at its heart and focuses on delivering excellent investment performance to its global investor base.

Through its commitment to shared outcomes for all stakeholders, Ardian's activities fuel individual, corporate and economic growth around the world.

Holding close its core values of excellence, loyalty and entrepreneurship, Ardian maintains a truly global network, with more than 490 employees working from thirteen offices across Europe (Frankfurt, Jersey, London, Luxembourg, Madrid, Milan, Paris and Zurich), North America (New York, San Francisco) and Asia (Beijing, Singapore, Tokyo). It manages funds on behalf of c.700 clients through five pillars of investment expertise: Fund of Funds, Direct Funds, Infrastructure, Real Estate and Private Debt.

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