

La Pointe des Arts emerges as new destination in Greater Paris

- Ardian and Emerige announce a new phase in the development of La Pointe des Arts, a project designed by RCR Architectes in collaboration with Calq Architecture and Baumschlager Eberle Architekten, with series of major openings and new arrivals gradually bringing this new destination in Greater Paris to life marking its next stage.
- La Pointe des Arts continues its expansion with new major milestones following the opening of the Pathé Ile Seguin movie theater this summer: the relocation of a leading global tech company office HQ, new restaurants, the Large art center, and the first Hyde hotel in France.
- These milestones highlight Ardian and Emerige's ambition to make La Pointe des Arts a new destination in Greater Paris, where offices, art, culture, gastronomy, and hospitality converge on the banks of the Seine.

Ardian, a global private investment firm, and Emerige, a major player in real estate development, announce today a new phase in the development of La Pointe des Arts, the 53,000-square-meter mixed-use project located on Île Seguin in Boulogne-Billancourt, on the outskirts of Paris.

A series of openings and new arrivals over the coming months will see the site take shape as a destination bringing culture, work, and lifestyle together along the banks of the Seine.

La Pointe des Arts strengthens economic appeal of western Paris

The move of a leading global tech company headquarters into nearly 4,000 m² of office space, expected in early 2027, is one of the highlights of this next phase. It demonstrates La Pointe des Arts' ability to attract leading international companies with premium office space at the heart of a new and attractive destination for employees.

This development builds on the economic momentum of western Paris, particularly in Boulogne-Billancourt, Issy-les-Moulineaux, and Meudon areas, which have long been home to the headquarters of major French and international companies. La Pointe des Arts' unique offering enhances the appeal of this major economic hub by combining offices, cultural venues, hotels, restaurants, and leisure activities all on a single site.

A Destination in full swing

The Pathé Île Seguin cinema has already added to the site's vibrancy since opening in July 2026. The cinema was designed by architect Ora-Ïto and features eight premium theaters, including an IMAX, and a Pathé Café dining area overlooking the Seine.

The next major opening follows on October 17, when the Large art centre will open its doors. Its inaugural exhibition, *Moteur Imaginaire*, seeks to create a dialogue between the Renault Collection and contemporary art, echoing the artistic and industrial history of Île Seguin.

New restaurants are also expected to open, along with France's first Hyde hotel in the winter 2026/2027.

These openings embody the original vision for La Pointe des Arts to create a vibrant place bringing together different audiences and uses throughout the day. Employees, cinema-goers, visitors, restaurant and hotel guests, residents, and passersby will share one destination along the banks of the Seine.

Hyde Paris sur Seine: A new lifestyle destination on the Seine

Opening in the winter 2026/2027 on Île Seguin, Hyde Paris sur Seine is the brand's first French address and your new riverfront destination for vibrant night scenes that turn into relaxed days. Designed by Maison Sarah Lavoine, it's a social habitat built on music, creativity and connection with 230 rooms, most with private terraces and sweeping Seine views. A rooftop bar, restaurant and terrace play host to the skyline from sunrise to sunset, while the coffee shop keeps the neighbourhood moving. A 400 sqm spa with a daylight indoor pool, hammam, sauna and fitness spaces offers a slower rhythm. Just steps from La Seine Musicale, art and cinema. Hyde is part of Ennismore, the fastest-growing lifestyle hospitality company, with a global collective of founder-built and entrepreneurial lifestyle brands.

Continuing Emerige's long-standing commitment to contemporary creation, the "1 room, 1 artwork" art program will showcase an emerging French artist in each guestroom. This extends the "1 building, 1 artwork" charter, which the Emerige group co-founded over 10 years ago under the aegis of the French Ministry of Culture.

A New Hub for Life in Greater Paris

This phased opening will see La Pointe des Arts come fully to life as a new destination on the banks of the Seine. Bringing together culture, gastronomy, hospitality, and workspaces, Ardian and Emerige aim to establish a landmark for western and Greater Paris.

"La Pointe des Arts is one of those rare projects—in terms of its scale, ambition, and complexity—designed as a true ecosystem. Together with Emerige, we sought to unlock the full potential of this historic site by transforming it into a true destination for Greater Paris—one that is economic, cultural, and urban. We are proud to see this project enter its most tangible phase today—the phase in which it is finally coming to life. It is also our firm belief at Ardian to invest in and manage projects that create unique places and the activities that bring them to life."

● **STEPHANIE BENSIMON** ● MEMBER OF THE EXECUTIVE COMMITTEE, MEMBER OF THE MANAGEMENT BOARD OF ARDIAN FRANCE, AND HEAD OF REAL ESTATE, ARDIAN

"Ten years ago, we took on the challenge of creating a vibrant community at the northern tip of Île Seguin where architecture and contemporary art take center stage. A space open to everyone. Today, that vision is becoming a reality. La Pointe des Arts embodies everything that drives us at Emerige: architectural excellence, dialogue with artists, and a deep respect for the site, its history, and its landscape. Seeing this new chapter in Île Seguin's story unfold fills me with immense pride."

● **LAURENT DUMAS** ● CHAIRMAN OF THE EMERIGE GROUP

ABOUT ARDIAN

In a constantly changing world, Ardian stands out for its ability to anticipate, adapt, and turn challenges into opportunities. As a global and diversified firm operating in the private markets, with 22 offices worldwide and more than 350 investment professionals, we develop tailored investment solutions and strategies adapted to new economic dynamics, enabling our clients to remain resilient in an ever-changing world.

We offer local and international expertise, deliver long-term performance, and share value with our investors, partners, and society as a whole. Since Ardian's founding in 1996, this pioneering approach to diversification and our ability to provide tailored solutions at scale have remained at the heart of our strategy.

Through our commitment, expertise, and technologies, we deliver sustainable value to our portfolio companies and make a positive contribution to the industry as a whole.

Ardian manages or advises on \$200 billion in assets on behalf of more than 1,920 clients worldwide through its Private Equity, Real Assets, and Credit practices.

Ardian. Mastering change to create sustainable value.

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ABOUT EMERIGE

Emerige's mission is to build a better city. This guiding principle, which we have pursued with passion, high standards, and a sense of responsibility for over 35 years, continues to guide our daily operations. As a major player in real estate development, we build each of our residential and commercial projects based on standards shared with our stakeholders—whether they are architects, craftsmen, investors, users, elected officials, partners, or artists—with whom we cultivate relationships built on trust and a commitment to keeping our word.

For over 10 years, Emerige has been committed to a proactive and unique CSR initiative: "Érigeons demain!" Based on the search for concrete solutions to limit the impact of its activities and contribute positively to the city of tomorrow—conceived as a place of connection and exchange for the benefit of all its stakeholders—this initiative is centered around four key priorities: investing in a sustainable city, fostering trust, demanding quality, and bringing people together through culture.

As the first signatory of the Ministry of Culture's "1 Building, 1 Work of Art" charter, Emerige also contributes to the growth of art in the city by systematically installing a work of art in every building it designs.

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