

REGULATED INFORMATION

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Acquisition of *Kosalise SA*, owner of the nursing home *Susanna Wesley* valued at €6.0 million
Disposal of the properties *Montoyer Science* and *Veldkant 31-33* for a total amount of €68.6 million

Brussels, 28.09.2011, 5:40 PM CET

Acquisition of *Kosalise SA*, owner of the nursing home *Susanna Wesley* in Brussels

Under its investment program¹, Cofinimmo announces the acquisition of all outstanding shares in *Kosalise SA*, owner of the nursing home **Susanna Wesley** located in 1180 Brussels, rue Beeckman 26. The existing property was valued at €6.0 million, which is in line with the value determined by the independent real estate expert.

Cofinimmo plans to extend and subsequently renovate the existing nursing home for an expected total budget of €7.8 million. The required building permit for the extension was already delivered. After delivery of the works, expected during the 2nd quarter of 2013, the renovated and enlarged nursing home will count 4,900m² and 84 beds. As from then, Cofinimmo will start receiving the rental income on this asset, the expected rental yield standing at 6.35%².

This nursing home will be operated by *Armonea*, with whom Cofinimmo will conclude a 27-year triple net long lease.

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¹ See page 18 of the Half-yearly Financial Report 2011.

² Expressed in double net equivalent, which allows comparison with the yields on offices.

Disposal of the properties Montoyer Science and Veldkant 31-33

As part of its divestment program¹, Cofinimmo announces having sold today the office building **Montoyer Science** located in the Brussels' Leopold District and let to the European Commission to the investment fund Hesse Newman for an amount of €57.2 million. The property, which dates from 1993, has an area of 12,800m².

In addition, the company recently completed the sale of the properties **Veldkant 31-33**, built in the late '90s-early 2000 and offering a total area of 9,400m². These properties, which are located in Kontich, in the vicinity of Antwerp, and have a mixed use (offices and warehousing), were sold to a private investor for a total price of €11.4 million.

These 2 disposals yield a gain compared to the investment values (which include transfer taxes) determined by the independent real estate expert.

These transactions reflect the company's strategy which translates in an active arbitrage of its portfolio making it possible to grow its exposure to the healthcare property sector.

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About Cofinimmo

Cofinimmo is the foremost listed Belgian real estate company specialising in rental property. The company owns a property portfolio worth over €3 billion, representing a total area of 1,800,000m². Its main investment segments are office property and care homes. Cofinimmo is an independent company, which manages its properties in-house. It is listed on Euronext Brussels (BEL20) and benefits from the Belgian fiscal Sicafi regime and the French SIIC regime. At 30.06.2011, its total market capitalisation stood at €1.5 billion.

www.cofinimmo.com

together in real estate

¹ See page 56 of the Annual Financial Report 2010.