

REGULATED INFORMATION

Brussels, 17.11.2020, for immediate release

Following its latest acquisitions in Belgium, Cofinimmo acquires an additional nursing and care home

On 17.11.2020, the Cofinimmo group (Euronext Brussels: COFB) acquired 100% of the shares of the company owning the nursing and care home 'La Chartreuse' in Liège/Luik. The site is operated by Vulpia, a leading group in Belgium with which Cofinimmo has a long-standing partnership.

This acquisition follows the transaction announced on 30.10.2020 ; it was not included in this transaction due to a right of pre-emption.

In addition, the conditions relating to the transaction announced in the press release dated 30.10.2020 have been met. The payments foreseen have been made and the companies owning the assets, namely 4 nursing and care homes located in Flanders and Brussels, as well as the office building located on the Tour & Taxis site in the Brussels CBD, have now joined the group.



Jean-Pierre Hanin, CEO of Cofinimmo: *"We are very pleased to be able to complete the operation announced on October 30, by adding a supplementary nursing and care home. The 5 healthcare assets allow us to further consolidate our healthcare real estate portfolio in Belgium by diversifying its offer."*

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1. The site

The nursing and care home 'La Chartreuse' is located in Liège/Luik and is easily accessible by public transport. The complex has a surface area of approximately 11,000 m² and has been completely renovated in 2014-2015. It offers 150 beds and 30 assisted-living units. The site is operated by the Vulpia group in the context of an indexed triple net¹ lease, with a residual lease length of 23 years.

2. The transaction

Cofinimmo acquired 100% of the shares of the company owning the nursing and care home. The conventional value for the calculation of the share price amounts to approximately 29 million EUR. The gross rental yield is in line with that of the first four nursing and care homes announced in the press release dated 30.10.2020.

3. The operator

Vulpia was founded in 1996. It is a service provider in the healthcare sector with nursing and care homes and assisted-living units spread throughout Belgium. The group's philosophy is to put its ambitions at the service of a single goal: to provide high-quality care tailored to the needs of all residents. Today, the group employs 2.500 people and operates some 4,500 rooms and 600 assisted-living units.

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¹ Insurances, taxes and maintenance are born by the tenant.

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About Cofinimmo:

Cofinimmo has been acquiring, developing and managing rental properties for over 35 years. The company has a portfolio spread across Belgium, France, the Netherlands, Germany and Spain, with a value of approximately 4.5 billion EUR. With attention to social developments, Cofinimmo has the mission of making high-quality care, living and working environments available to its partners-tenants, from which users benefit directly. *'Caring, Living and Working - Together in Real Estate'* is the expression of this mission. Thanks to its expertise, Cofinimmo has built up a healthcare real estate portfolio of approximately 2.6 billion EUR in Europe.

As an independent company that applies the highest standards of corporate governance and sustainability, Cofinimmo offers its tenants services and manages its portfolio through a team of over 130 employees in Brussels, Paris, Breda and Frankfurt.

Cofinimmo is listed on Euronext Brussels (BEL20) and benefits from the REIT system in Belgium (RREC), France (SIIC) and the Netherlands (FBI). Its activities are supervised by the Financial Services and Markets Authority (FSMA), the Belgian regulator.

On 30.10.2020, Cofinimmo's total market capitalisation stood at approximately 3.2 billion EUR. The company applies an investment policy aimed at offering a socially responsible, long-term, low-risk investment that generates a regular, predictable and growing dividend.



www.cofinimmo.com

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