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Press Release

Warburg-HIH Invest sells Opus office building in Frankfurt

Hamburg/ Berlin, 15 December 2017 – Warburg-HIH Invest Real Estate (Warburg-HIH Invest) has sold the Opus office building in Frankfurt to MONACHIA Grundbesitz GmbH & Co. KG, a sister company of DIBAG Industriebau AG. The office building belonged to the open-ended special AIF CEFI II. The parties have agreed not to disclose the purchase price.

The Opus building at Schumannstraße 27, in Frankfurt’s Westend Süd, was built in 1969 and was acquired by Warburg-HIH Invest in 2009 after extensive refurbishment. The almost 3,500 square metres of rental space are fully let. The building’s main tenants include the biopharmaceutical company CureVac GmbH and the Dussmann Group. The Opus also has more than 54 car parking spaces.

“In view of the current occupancy rate and the market for office properties in Frankfurt, we consider this to be an optimal time to sell the property. This sale enables us to generate very attractive returns for our CEFI II investors,” said Hans-Joachim Lehmann, Managing Director Transaction Management Germany Warburg-HIH Invest.

The property benefits from optimal local infrastructure, with the Festhalle/Messe underground station served by the U4, and nearby stops for the 16 and 17 tram lines, along with convenient access to the B44 and B8 arterial roads. At the same time, the Opus building is located in a pleasantly quite location on Schumannstraße.

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**Hans-Joachim Lehmann, Managing Director Transaction Management Germany
Warburg-HIH Invest**



About Warburg-HIH Invest

Warburg-HIH Invest Real Estate (Warburg-HIH Invest) is a real estate investment manager serving institutional investors and covering the entire spectrum of national and international real estate investments. Warburg-HIH Invest is one of Germany's leading managers of special AIF for real estate with real estate assets of c. EUR 6.3 billion under management. Warburg-HIH Invest can demonstrate a comprehensive track record in concept designing and implementing bespoke investment solutions. Warburg-HIH Invest, as a quality provider, supplies products and services with added value. This pursuit matches the quality standards set by both of its shareholders, HIH Real Estate and the private bank M.M.Warburg & CO founded in 1798.

More information can be found on the company's website at: www.warburg-hih.com/en