

PRESS RELEASE

Regulated information
15 April 2015 : 7.40 AM

Banimmo sells the future regional headquarters of Deloitte in Ghent

Banimmo (NYSE Euronext BANI) has sold to INTEGRALE, Common insurance fund, 100% of the shares of the company Tetris Offices The Loop Building One Invest, owner of the building « Deloitte » currently under development.

On April 9th 2015, Banimmo (80%), Grondbank The Loop (10%) and Sogent (10%), jointly the shareholders of the company Tetris Offices The Loop Building One have signed an agreement with the Common insurance fund Integrale for the sale of 100% of the shares of the company Tetris Offices The Loop Building One. The sales agreement remains subject to the approval of the board of directors of Grondbank The Loop and Sogent (its reference shareholder). Those boards of directors will take place at the end of April.

The company Tetris Offices owns a building currently under development, located in the Tetris Business Park Ghent. The building will develop a total surface of approximately 7,300 sqm spread over 7 above ground levels. The underground level will house 167 parking spots. The building is rented to Deloitte in Belgium on the basis of a 15 years lease contract.

In the framework of a sale on plan signed between Tetris Offices and Banimmo, the latter will ensure the development of the building until its final delivery. The provisional delivery is foreseen for October 2015.

Environmental concerns are foremost in the thinking and the projects that Banimmo presents. This is why, in the context of this new project, Banimmo will also be very attentive to complying with environmental standards, while trying to maximise the well-being of the future tenant and offering it a sustainable building meeting the strictest standards. During the construction of the building, extra attention has been paid to the building's energy performance in order to obtain a very low consumption building. In the framework of the BREEAM certification, Banimmo aims achieving a "very good" score.

The sale price of the shares is based on a transactional value of the building of €22.6 million. The sale will generate a capital gain, part of which will be included in the accounts on June 30, 2015. The balance will be accounted for progressively in line with the completion of the works. With this sale, Banimmo will have new financial resources, amounting to € 8 million, to implement new developments.

For more information, please contact:

Banimmo

Lenneke Marelaan 8
1932 Zaventem
www.banimmo.be

Christian Terlinden

CEO
Tel. : +32 2 710 53 11
christian.terlinden@banimmo.be

Cedric De Laet

CFO
Tel. : +32 2 710 53 11
cedric.delaet@banimmo.be

Integrale

Place Saint-Jacques 11/101
4000 Liège
www.integrale.be

Laurent de Spirlet

Real Estate Director
Tel. : +32 (0) 475 66 66 06
laurent.despirlet@integrale.be

Philippe Michiels

Communication Officer
Tel. : +32 2 761 04 70
philippe.michiels@integrale.be

About Banimmo

Banimmo stands out as a specialized player capable of producing or transforming a real asset meeting the requirements and the highest standards of institutional investors, as well as developing built-to-suit projects meeting the occupants' needs.

This competence is applicable to both the office building sector (in which Banimmo is an historic player) and the retail segment or niche segments (hotels, nursing homes and so on).

The company has around 30 employees. The total value of the real-estate portfolio was €335.1 million as of the end of December 2014. Belgium constitutes the predominant market, with 77% of the portfolio in terms of market value. France represents a little more than 23% of Banimmo's portfolio. The portfolio is continually evolving as a result of ongoing repositioning and the high rotation of the assets. Currently this company is owned by Affine (49.51%) and the management (23.28%) which have concluded a shareholders' agreement. The remaining 27.21% is owned by the public.

About Integrale

Integrale manages second pillar pension schemes for companies. As a common pension fund, Integrale has no traditional shareholders who are remunerated in the form of paid dividends. All profits are divided under the members in their exclusive interest. Member-enterprises and affiliates manage together, which ensures a transparent and joint policy. For more information, please visit: www.integrale.be.