

## PRESS RELEASE

### GPEP TAKES OVER PORTFOLIO & ASSET MANAGEMENT MANDATE FOR SUPERSTORES AND RETAIL PARKS

- **6 properties, with a combined space of over 54,000 m<sup>2</sup>, some 35 tenants and annual rental incomes in excess of 5.1 million euros**
- **Optimisation measures planned to achieve full occupancy and increased property values in the short term**

Frankfurt, 10 January 2017 – GPEP GmbH (“GPEP”), has taken over the portfolio as well as the asset and property management rights for a portfolio of 3 superstores and 3 special retail centres with strong anchor tenants on behalf of an institutional investor. The 6 properties, having a combined rental space of over 54,000 m<sup>2</sup>, generate annual rental incomes in excess of 5.1 million euros. The goal is the further technical and economic optimisation of the properties through extensions and alterations. This is intended to result in a near-term increase in the occupancy rate from its present level of above 90% to almost 100% on the one hand as well as increased property values over the long term on the other hand. An attractive tenant mix, including food outlets, and a welcoming ambience should help retain existing tenants over the long term while at the same time gaining new tenants.

The properties are located in Lower Saxony, North Rhine-Westphalia, Rhineland-Palatinate, Hesse and Bavaria and are easily accessible and visible. Around 40% of the space is leased to food retailers, including Kaufland, real and REWE. The remaining, mixed-use, areas are, at just under 60%, operated by retailers in the areas of textiles, household goods, DIY and automotive.

“We are now also seeing an increase in the targeted demand for active asset management in the retail sector. To optimise their portfolios, investors are using specialists”, explained Jochen Friedrich, Managing Director of GPEP, whose areas of responsibility also include marketing and sales. “In contrast to residential and office properties, the high profile of the potential tenants such as chain stores or textile chains is just as important

to generate maximum returns for investors as is the assessment of the location and the technical expertise”, added Herwart Reip, Managing Director of GPEP GmbH, whose areas of responsibility also include due diligence as well as portfolio management and financing.

## **ABOUT GPEP**

GPEP GmbH specialises in the portfolio, asset and property management of retail stores and centres located in Germany. Independent and owner-operated, the real estate management company and its team offer services along the entire value chain for institutional clients, family offices, high net worth private clients, foundations, banks and asset managers. These services range from sourcing, due diligence, business plans including scenario analyses through to purchase and portfolio restructuring up to continuous portfolio optimisation and sale.

GPEP offers investors a variety of investment structures so that investors can benefit from the opportunities of sustainable real estate investments in small to medium-size discount food retailers and retail parks. For investors, this means that they receive top-notch services from a single source, reliable current income and the potential for further capital gains. To this end, GPEP's management uses its unique network and in-depth market knowledge to source attractive investment propositions even beyond the most popular property investment search profiles.

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