

Atrium European Real Estate Limited

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EANS-Adhoc: Atrium European Real Estate Limited / ATRIUM COMPLETES SALE OF PORTFOLIO OF 72 SMALLER RETAIL ASSETS IN THE CZECH REPUBLIC

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ATRIUM COMPLETES SALE OF PORTFOLIO OF 72 SMALLER RETAIL ASSETS IN THE CZECH REPUBLIC

Ad hoc announcement - Jersey, 15 January 2015: Atrium European Real Estate Limited ("Atrium" or the "Company") (VSE/Euronext: ATRS), a leading owner, operator and developer of shopping centres and retail real estate in Central and Eastern Europe, announces that, further to its announcement on 9 December 2014, it has completed the sale of a portfolio of 72 retail assets (the "Portfolio") in the Czech Republic. The Portfolio is sold to a private client account managed by Peakside Capital Advisors (the "Purchaser") for a consideration of CZK 1,925 million (c.EUR68.5 million*). The consideration comprises a cash payment of CZK 1,670 million (c.EUR59.5 million*) with the balance satisfied through a secured vendor loan to the Purchaser.

The Portfolio consists of 72 retail assets located throughout the Czech Republic with a total lettable area of c.177,000 sqm and primarily comprises smaller format retail properties with an average size of c.2,500 sqm. The divestment of the assets forms part of the Company's on-going rebalancing of its portfolio, focusing on Atrium's core markets and larger scale, well-established shopping centres which dominate their catchment areas.

Following the acquisition of the prime shopping centre AFI Palác in Pardubice in November last year, the Company's Czech portfolio now comprises 22 properties, accounting for 15.9% of Atrium's total portfolio by value, compared to 93 properties or 16.4% of the portfolio as at 30 September 2014.

Commenting on the sale, Josip Kardun, CEO of Atrium Group, said: "Following the two acquisitions we completed in November last year, the closing of the sale of this portfolio marks a major milestone in our strategy of realigning our portfolio towards well-established, dominant shopping centres and reweighting our income stream away from a significant number of smaller assets towards higher quality cash flow."

*Based on an exchange rate of EURO 1 to CZK 28.1

For further information:
FTI Consulting Inc.:
+44 (0)20 3727 1000
Richard Sunderland
Claire Turvey / Nick Taylor
atrium@fticonsulting.com

About Atrium European Real Estate

Atrium is a leading real estate company focused on shopping centre investment, management and development in Central and Eastern Europe. As at 30 September 2014 the Group owned 151 shopping centres and retail properties, with a market value of EUR2.5 billion, diversified across seven countries with a total gross

lettable area of 1.3 million sqm. In 2013, Atrium produced a gross rental income of EUR203.5 million.

The Company is based in Jersey and dual listed on the Vienna and Euronext Amsterdam Stock Exchanges under the ticker ATRS.

This press release appears as a matter of record only and does not constitute an offer to sell or a solicitation of an offer to purchase any security.

Atrium is established as a closed-end investment company incorporated and domiciled in Jersey and regulated by the Jersey Financial Services Authority as a certified Jersey listed fund, and is listed on both the Vienna Stock Exchange and the NYSE Euronext Amsterdam Stock Exchange. Appropriate professional advice should be sought in the case of any uncertainty as to the scope of the regulatory requirements that apply by reason of the above regulation and listings. All investments are subject to risk. Past performance is no guarantee of future returns. The value of investments may fluctuate. Results achieved in the past are no guarantee of future results.

Further inquiry note:

For further information:

FTI Consulting Inc.:

+44 (0)20 3727 1000

Richard Sunderland

Nick Taylor

Richard.sunderland@fticonsulting.com

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issuer: Atrium European Real Estate Limited

Seaton Place 11-15

UK-JE4 0QH St Helier Jersey / Channel Islands

phone: +44 (0)20 7831 3113

mail: richard.sunderland@fticonsulting.com

WWW: <http://www.aere.com>

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