
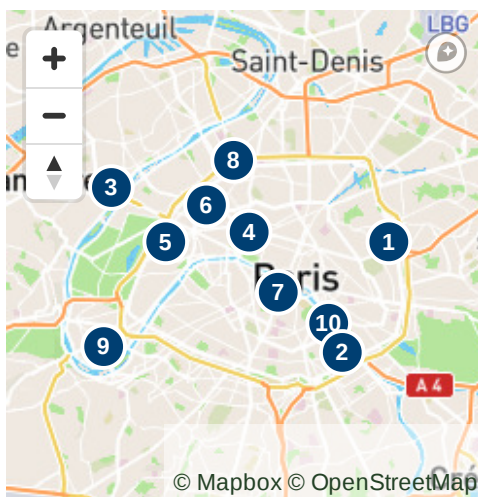
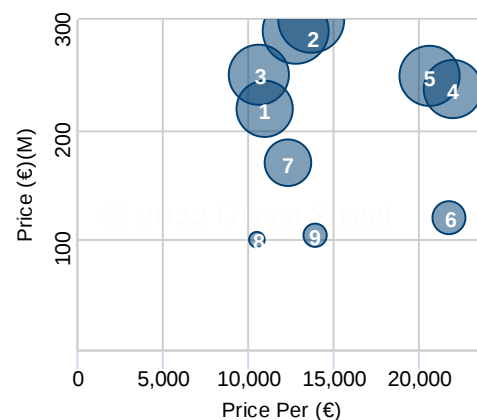


SEARCH CRITERIA

Sector	Office 
Market	Paris
Transaction Date	1-Jan-2019 to 23-Aug-2022
Transaction Price	€100.0M - €300.0M
Price per	€10,000 - €25,000
Building Size	Not Selected
Year Built	Not Selected
Radius (Kilometers)	Not Selected



TRANSACTION PRICING*



SALES COMP DETAILS

	Address	Sale Date	Sale Price	Size	Price Per	Year Built	Market	NUTS3	Buyer	Seller
1	92-98 avenue Gambetta 92 Avenue Gambetta Paris, France 75020 	23-Mar-2022	€219.0M	20K SM	€11k	-	Paris A-	Paris - Central A+	Prim ISR; Primopierre	Icade Group
2	92 Avenue de France 92 Avenue de France Paris, France 75013 	23-Dec-2021	€300.0M	21.8K SM	€14k	-	Paris A-	Paris - Central A+	Generali Europe Income Holding (GEIH) Fund	Oxford Properties Group
3	Tour Saint-Gobain 12 Place de l'Iris Courbevoie, France 92400 	22-Sep-2021	€250.0M	47K SM	€11k	2019	Paris A-	Hauts-de-Seine A-	Antirion Global Comparto Core	Generali Real Estate S.p.A. SGR
4	59 Boulevard Haussmann / 34 rue des Mathurins 59 Boulevard Haussmann Paris, France 75008 	15-Sep-2021	€237.0M	10.8K SM	€22k	-	Paris A-	Paris - Central A+	Unilmmo: Deutschland	Credit du Nord
5	7 Place du Chancelier Adenauer 7 Place du Chancelier Adenauer Paris, France 75016 	15-Sep-2021	€249.0M	12.1K SM	€21k	-	Paris A-	Paris - Central A+	CDC Investissement Immobilier	Unibail-Rodamco-Westfield
6	112 Avenue de Wagram 112 Avenue de Wagram Paris, France 75017 	14-Jan-2021	€120.0M	5.5K SM	€22k	-	Paris A-	Paris - Central A+	Aviva Investors	Societe Fonciere Lyonnaise
7	77-81 Boulevard Saint-Germain 77 Boulevard Saint-Germain Paris, France 75006 	1-Dec-2020	€170.0M	13.8K SM	€12k	1996	Paris A-	Paris - Central A+	Tishman Speyer Properties	AXA Investment Managers
8	18-22 Rue Auboin 18 Rue Auboin Clichy, France 92110 	1-Dec-2020	€100.0M	9.5K SM	€11k	-	Paris A-	Hauts-de-Seine A-	BNP Paribas REIM France	ODDO BHF
9	221 Boulevard Jean Jaures 221 Boulevard Jean Jaures Boulogne-Billancourt, France 92100 	2-Oct-2020	€104.0M	7.5K SM	€14k	-	Paris A-	Hauts-de-Seine A-	AEW Europe	-
10	47 Quai d'Austerlitz 47 Quai d'Austerlitz Paris, France 75013 	28-Aug-2020	€290.0M	22.6K SM	€13k	2003	Paris A-	Paris - Central A+	BNP Paribas REIM	Deka Immobilien Investment GmbH
Average		-	€203.9M	17k	€15k	-	-	-	-	-

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