

## Media release

# Real I.S. acquires Darmstadt's "Europahaus" for the investment fund "Themenfonds Deutschland II"

- Total rental space of around 18,540 square metres
- Fully occupied multi-tenanted office building in excellent location

**Munich, Germany, 2 February 2022** – Real I.S. AG has acquired the fully occupied multi-tenanted office building Europahaus in Darmstadt, Germany, for the special real estate alternative investment fund (AIF) "Themenfonds Deutschland II". The parties have agreed not to disclose the seller and the price paid.

Constructed in 2003, the "Europahaus" is situated in Darmstadt's Europaviertel submarket. The property offers a total rental space of approximately 18,540 square metres, which are spread over six storeys. There are 254 underground parking spaces and outdoor parking facilities for 46 vehicles. The Europaviertel is part of Darmstadt's Nord district. The main station and several residential and commercial buildings are within walking distance.

'Darmstadt benefits from a fast-growing and technology-oriented economic structure. The city is a leader among Germany's cities of the future and ranks fifth on the Smart City Index, the benchmark for Germany's most digital big cities. Its excellent position and the diversified mix of tenants make the 'Europahaus' an attractive complementary investment for the 'Themenfonds Deutschland II', says Axel Schulz, Global Head of Investment at Real I.S. AG.

Real I.S. obtained legal advice on the acquisition from Munich-based law firm Noerr and was consulted by the experts of Arcadis Germany on technical matters. The seller was supported by BNP Paribas Real Estate and advised on the legal aspects of the transaction by Clifford Chance, Düsseldorf and Frankfurt am Main.

## About the Real I.S. Group

The Real I.S. Group has a track record of 30 years as BayernLB's fund provider specialised in real estate investment. As a member company of the Sparkassen-Finanzgruppe (German savings banks group, Land central banks and associated companies), the Group ranks among the leading asset managers in the German market.

Along with Alternative Investment Funds (specialised institutional AIFs and closed-end mutual AIFs), the range of products and services comprises customised fund solutions, club deals and joint ventures. The company has assets of around EUR 12.5 billion under management. The Real I.S. Group has two licensed investment management companies (KVG) established under the German Investment Code (KAGB) and operates subsidiaries and branches in France, Luxembourg, the Netherlands, Spain, and in Australia. More information is available on the company's website at [www.realisag.de](http://www.realisag.de) or [www.realis-australia.com.au](http://www.realis-australia.com.au).

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