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## *Press Release*

### **Warburg-HIH Invest sells Kö-Blick in Dusseldorf**

**Hamburg/Dusseldorf, 21 December 2017** – Warburg-HIH Invest Real Estate (Warburg-HIH Invest) has sold the office and commercial building, Kö-Blick, at Königsallee 61 in Dusseldorf to the Cicerone Fund, an Italian pension fund managed by CBRE Global Investors and Fabrica SGR. The property belonged to an individual fund (open-ended real estate special AIF) of Warburg-HIH Invest. The parties have agreed not to disclose the purchase price.

The office building, built in 2011, was awarded the highest seal of approval by the German Sustainable Building Council (DGNB). Built according to plans by the renowned architectural firm Ingenhoven, the property has a total of around 6,750 square metres of rental space on nine floors, including 5,500 square metres of office space, 650 square metres of retail space and 550 square metres of living space, and 45 parking spaces in the underground car park. The main tenants of the fully-let Kö-Blick are the global real estate service provider CBRE, the international commercial law firm Mayer Brown and the independent law firm GvW Graf von West.

“Given the current market situation, the sale of absolute core properties such as the Kö-Blick, a high-quality building with renowned tenants in a prime location, is very interesting and enables us to achieve attractive returns for our investors”, says Hans-Joachim Lehmann, Managing Director Transaction Management Germany Warburg-HIH Invest.

The office and commercial building is directly connected to the public transport network. The main train station can be reached in three minutes from several underground stations directly adjacent to the property. Several motorway connections and Dusseldorf International Airport can also be reached by car in about 15 minutes.

Warburg HIH-Invest was advised on the transaction by the global real estate service provider CBRE.



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**Hans-Joachim Lehmann, Managing Director Transaction Management Germany  
Warburg-HIH Invest**

### **About Warburg-HIH Invest**

Warburg-HIH Invest Real Estate (Warburg-HIH Invest) is a real estate investment manager serving institutional investors and covering the entire spectrum of national and international real estate investments. Warburg-HIH Invest is one of Germany's leading managers of special AIF for real estate with real estate assets of c. EUR 6.3 billion under management. Warburg-HIH Invest can demonstrate a comprehensive track record in concept designing and implementing bespoke investment solutions. Warburg-HIH Invest, as a quality provider, supplies products and services with added value. This pursuit matches the quality standards set by both of its shareholders, HIH Real Estate and the private bank M.M.Warburg & CO founded in 1798.

More information can be found on the company's website at: [www.warburg-hih.com/en](http://www.warburg-hih.com/en)