



EUROCOMMERCIAL

Retail properties portfolio 2021

At a glance

We own and manage retail properties in Belgium, France, Italy and Sweden valued at €4 billion, attracting over **130 million visitors annually** and confirming their importance to the communities they serve.

Belgium

page 6

1

Property



6.2m

Number of visitors

47,000m²

Gross lettable area

Properties

Woluwe Shopping
Brussels



France

page 8

10

Properties



42.9m

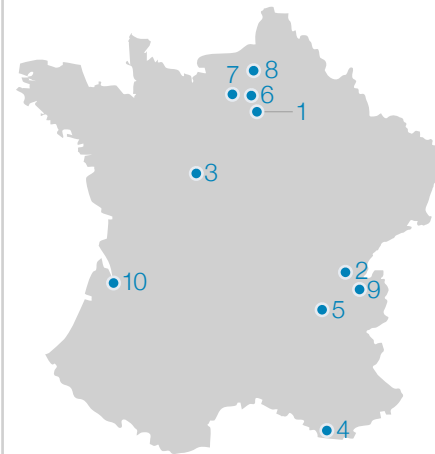
Number of visitors

274,212m²*

Gross lettable area

Properties

- | | | | |
|---|---|----|---|
| 1 | Passage du Havre
Paris | 7 | Les Portes de
Taverny
Taverny (Val d'Oise) |
| 2 | Val Thoiry
Greater Geneva
(Ain) | 8 | Grand A
Amiens (Somme) |
| 3 | Les Atlantiques
Tours (Indre-et-
Loire) | 9 | Shopping
Étrembières
Greater Geneva
(Haute-Savoie) |
| 4 | Centr'Azur
Hyères (Var) | 10 | Les Grands
Hommes
Bordeaux (Gironde) |
| 5 | Chasse Sud
Chasse-sur-Rhône
(Isère) | | |
| 6 | MoDo
Moisselles (Val
d'Oise) | | |



* Also includes parts of shopping centres not owned by Eurocommercial.
N.B.: All visitor numbers based on 2019 figures.

Italy

page 28

8

Properties



62.2m 409,426m²*

Number of visitors

Gross lettable area



Properties

- | | |
|-----------------------------------|---|
| 1 I Gigli
Florence (Tuscany) | 5 Il Castello
Ferrara (Emilia Romagna) |
| 2 Carosello
Milan (Lombardy) | 6 Curno
Bergamo (Lombardy) |
| 3 Fiordaliso
Milan (Lombardy) | 7 Cremona Po
Cremona (Lombardy) |
| 4 Collestrada
Perugia (Umbria) | 8 I Portali
Modena (Emilia Romagna) |

* Also includes parts of shopping centres not owned by Eurocommercial.
N.B.: All visitor numbers based on 2019 figures.

Sweden

page 44

7

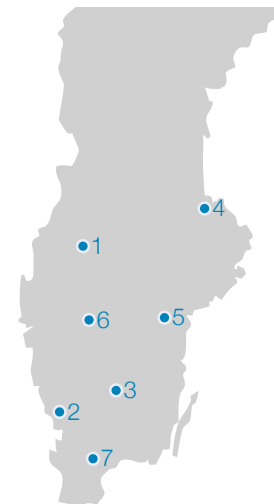
Properties



29.2m** 285,456m²*

Number of visitors

Gross lettable area



Properties

- | | |
|--------------------------------------|--|
| 1 Bergvik
Karlstad (Värmland) | 5 Ingelsta Shopping
Norrköping (Östergötland) |
| 2 Hallarna
Halmstad (Halland) | 6 Elins Esplanad
Skövde (Västergötland) |
| 3 Grand Samarkand
Växjö (Småland) | 7 C4
Kristianstad (Skåne) |
| 4 Valbo
Gävle (Gästrikland) | |

** Includes all commercial areas.

Portfolio and strategy

We buy, manage and develop well-located shopping centres in mature and prosperous markets, working in partnership with our retailer tenants to maximise the centres' values and attraction to their customers.

Property location

Shopping centres depend on a number of factors for their success, the most important being one that cannot be changed: location. Eurocommercial's in-house research and economics team investigates every acquisition with great care. The accessibility and visibility of the site is assessed followed by a thorough investigation of the wealth and buying preferences of the catchment population.



Active asset management

We work hard to ensure that our centres are fresh and modern through regular refurbishments and extensions that are designed to increase footfall and add further value to the property. This commitment to maintaining high-quality and well-managed shopping centres means that our properties consistently attract the best retailers for the catchment, resulting in high occupancy levels and good turnover growth.



Understanding customers

We take great efforts to understand our customers and ensure that our centres are visited time and again. Demographic, economic and behavioural studies are tools we use to constantly improve the shopping centres in terms of their environment, services, marketing and tenant mix.



Retailer relationships

Our leasing and management teams are in constant dialogue with the major international and local retail groups, monitoring emerging trends and often providing advice to new market entrants. By working together we are able to create successful shopping centres and better experiences for our customers.



Green leases

Our 'Green Lease' documentation provides the opportunity to exchange ESG ambition with our tenants in order to gradually reduce the environmental footprint of our shopping centre portfolio and reduce utility and operational costs and is designed to identify and monitor activities, products and services that have a social or environmental impact.



Awards and external recognitions



- Awarded the EPRA Gold Award for sustainability reporting for a seventh consecutive year.

83
score in the
2020 GRESB
Assessmen

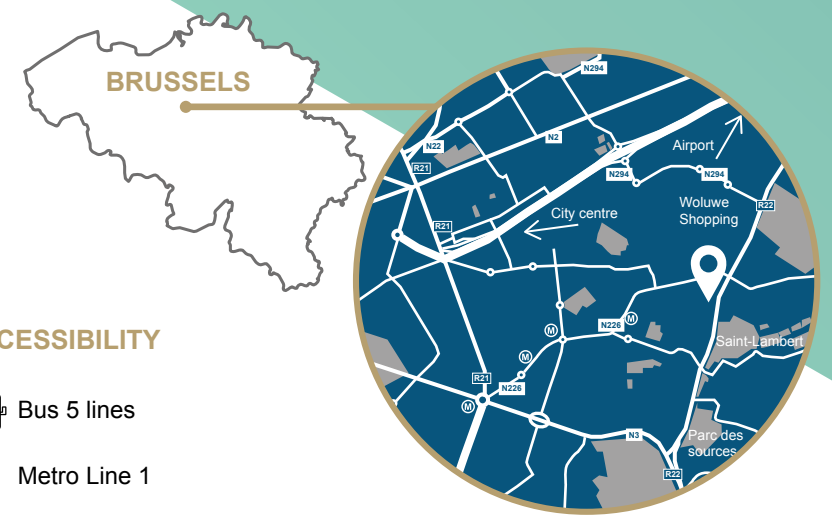
- Achieved the highest ever score of 83 in the 2020 GRESB Assessment.



- Maintained Green Star status for the fifth consecutive year, receiving four GRESB stars in 2020.



BRUSSELS – OPENED 1968
Refurbished in 2004



Since it opened in 1968, Woluwe Shopping has been the best known shopping centre in Belgium and remains one of the most successful thanks to its solid fundamentals: a prime location, excellent accessibility, a densely populated and wealthy catchment and broad retail mix, including most international brands present in the market.



- ACCESSIBILITY**
- Bus 5 lines
 - Metro Line 1
 - Tram Line 8
 - Parking (1,910 spaces)

SERVICES

- Free Wi-Fi
- Click & Collect
- Electric Car Charging
- Welcome Desk
- Digital Signage/Advertising



TOP BRANDS



47,000
Gross lettable area Gallery

130
Number of stores

10 Medium units **16** Restaurants

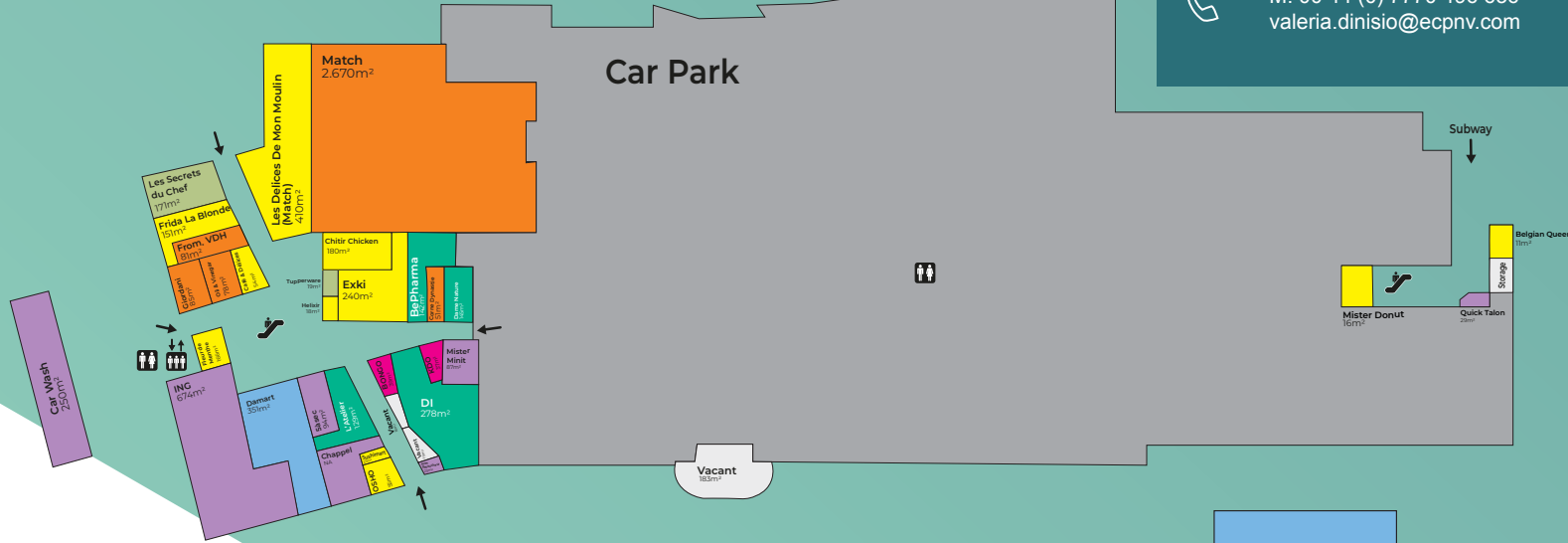
1.6 million
Catchment
(within 20 minutes)

6.2 million
Number of visitors*

* Based on 2019 numbers



Ground Floor

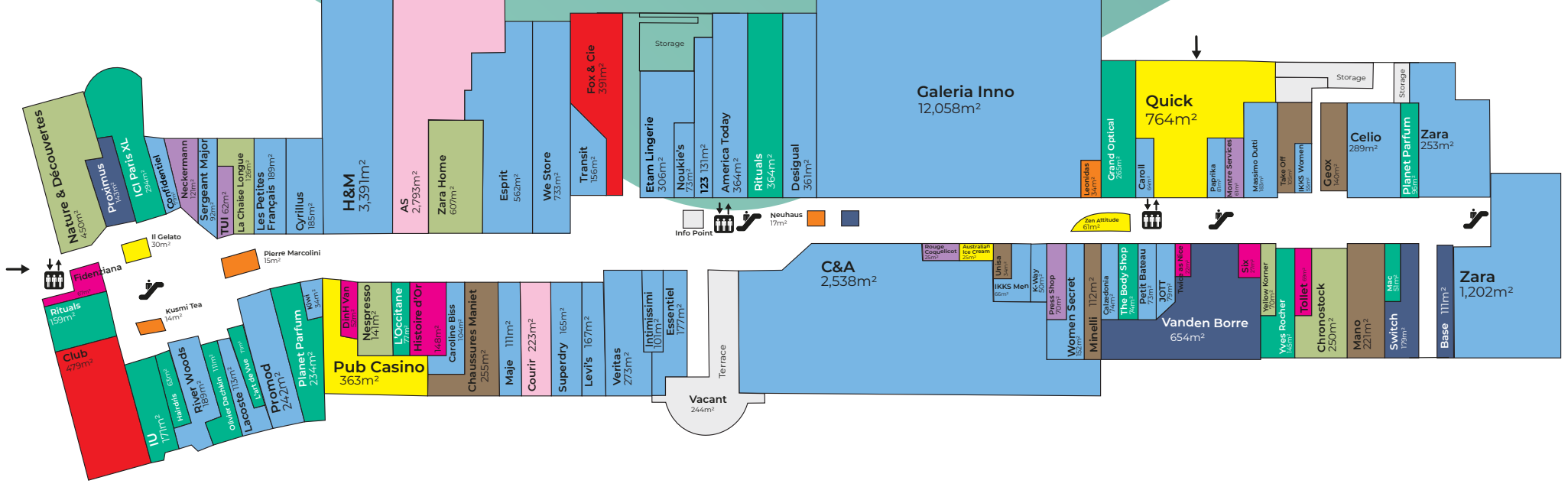


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First Floor

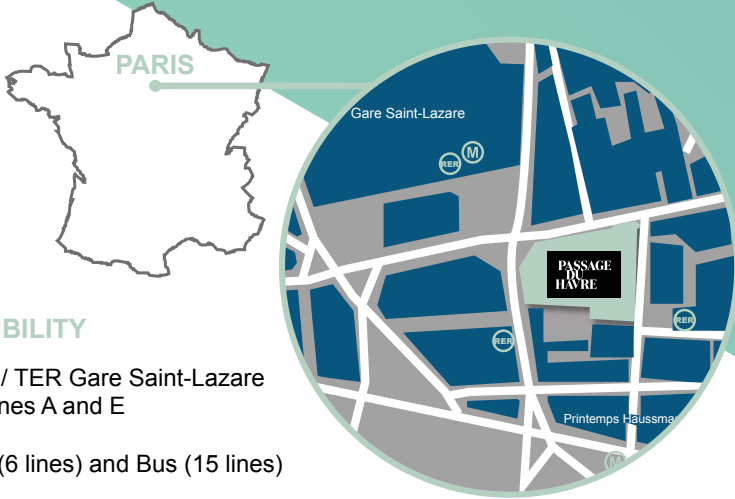


- Hypermarket
- Fashion
- Shoes
- Health & Beauty
- Gifts & Jewellery
- Books & Toys
- Department Store
- Restaurants
- Services
- Sport
- Home Goods
- Telecom & Electrical
- Vacant

PASSAGE DU HAVRE

ESG & AWARDS
BREEM®

PARIS – OPENED 1997
Refurbished in 2012



The Passage du Havre is located in central Paris opposite the Gare Saint-Lazare leading to the two department stores Galerie Lafayette and Printemps situated on boulevard Haussmann. It sits at the heart of the Haussmann–Saint-Lazare shopping district, features excellent transport links and incorporates offices and residential apartments. Retail tenants include Fnac, Sephora, Nature & Découvertes, Rituals, Normal and Maisons du Monde. The gallery renewed its façades and entrances in 2020.

ACCESSIBILITY

- SNCF / TER Gare Saint-Lazare
RER lines A and E
- Métro (6 lines) and Bus (15 lines)
- Parking (174 spaces)



SERVICES

- Free Wi-Fi
- Loyalty Card
- Tax Free
- Digital Signage/ Advertising



TOP BRANDS



23,881*
Gross lettable area

14,121
GLA Gallery

40
Number of stores

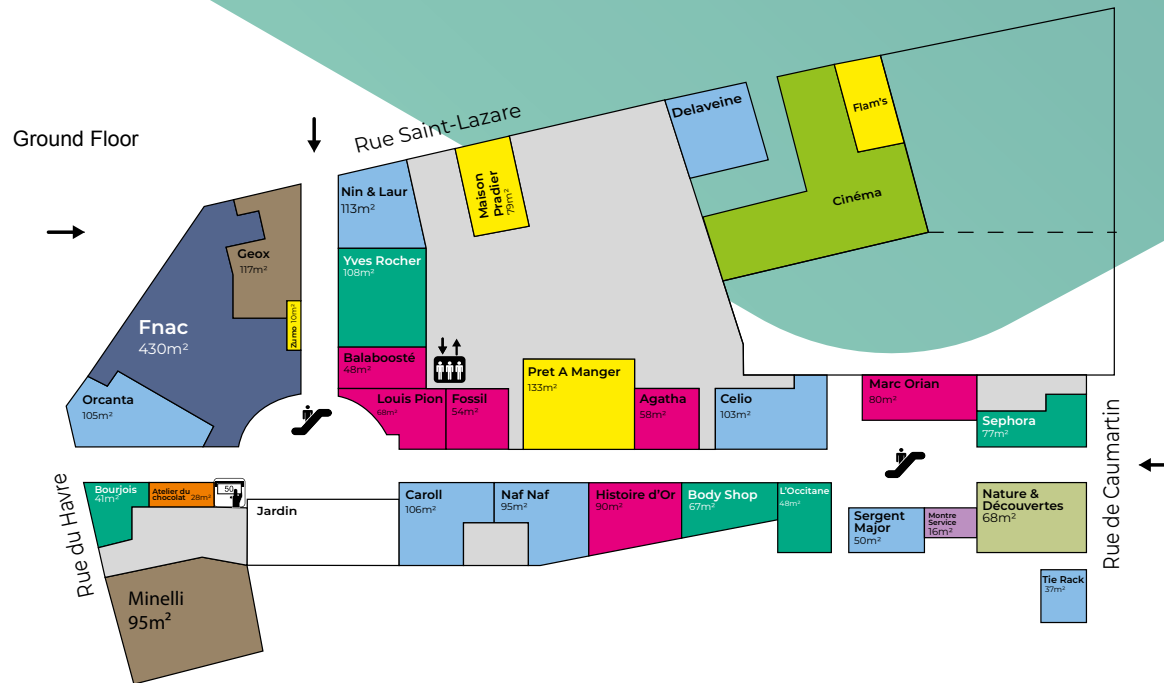
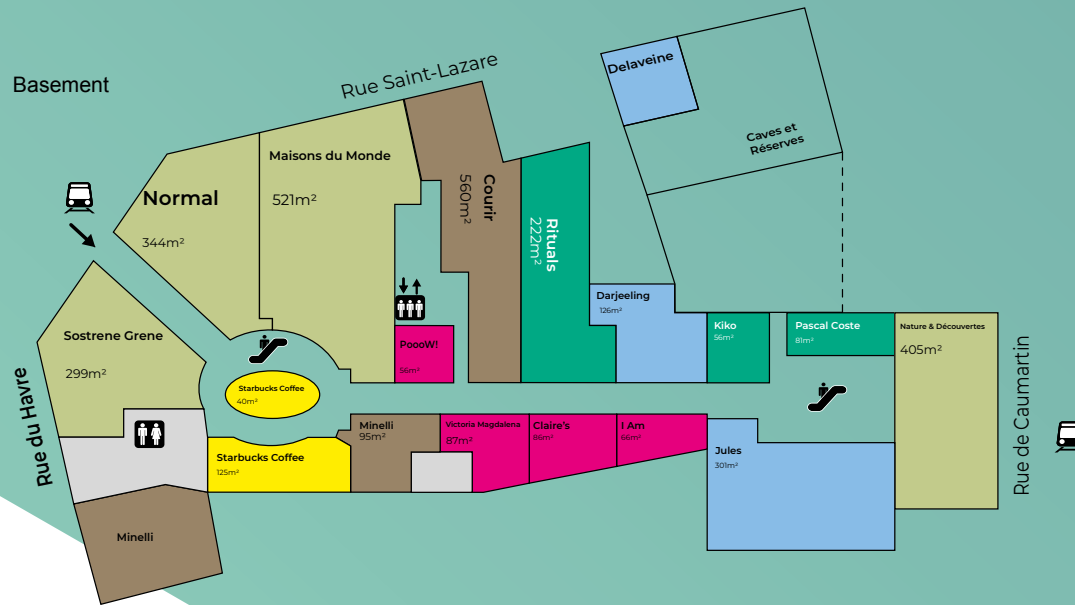
2 **5**
Medium units Restaurants

7.4 million
Catchment
(within 20 minutes)

11.5 million
Number of visitors*

* Includes external, offices and residential areas.

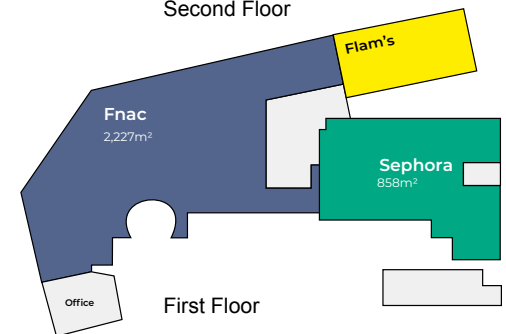
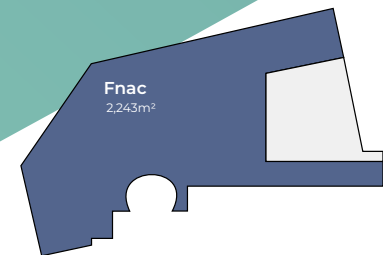
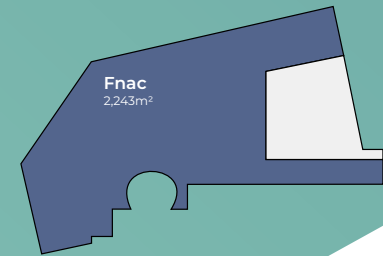
* Based on 2019 numbers



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- Hypermarket
- Fashion
- Shoes
- Health & Beauty
- Gifts & Jewellery
- Books & Toys
- Food
- Restaurants
- Services
- Sport
- Home Goods
- Telecom & Electrical
- Vacant

VAL THOIRY

— SHOPPING —

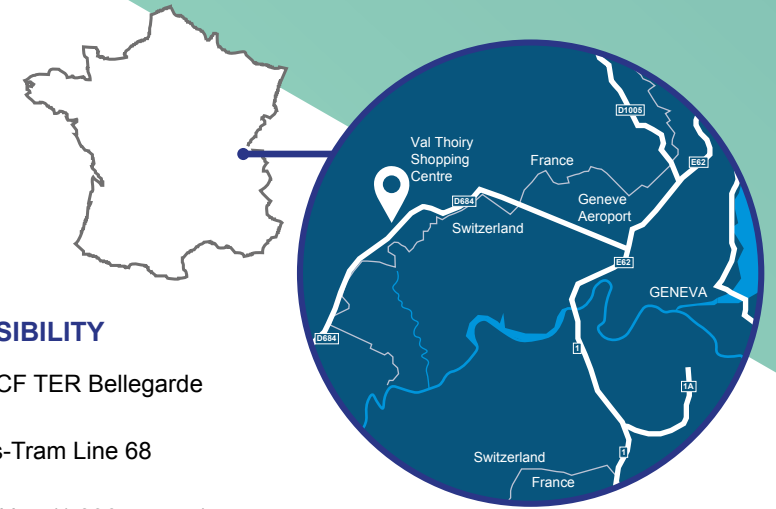
The leading shopping centre in Pays de Gex with over 68 shops, Val Thoiry has a very strong track record. It is easily accessible from Geneva, in a prosperous Franco-Swiss area, and is anchored by Leroy Merlin, Decathlon and Migros. The centre benefits from a strong and diversified merchandising mix with brands that reflect its international catchment.

GREATER GENEVA – OPENED 1993
Refurbished in 2015



ACCESSIBILITY

- SNCF TER Bellegarde
- Bus-Tram Line 68
- Parking (1,836 spaces)

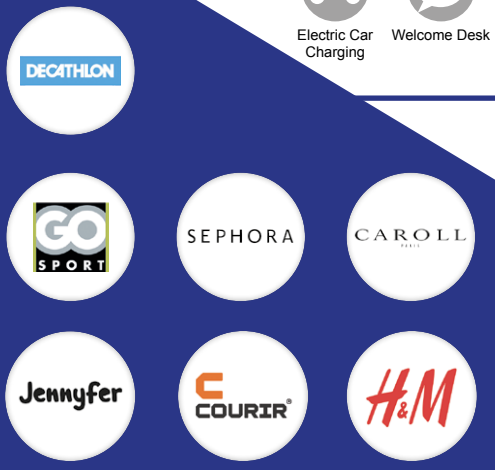


SERVICES

- Free Wi-Fi
- Gift Card
- Tax Free
- Electric Car Charging
- Welcome Desk



TOP BRANDS



35,500
Gross lettable area

10,000 GLA Hyper **25,500** GLA Gallery

68
Number of stores

4 Medium units **5** Restaurants

272,000
Catchment

3.7 million
Number of visitors*

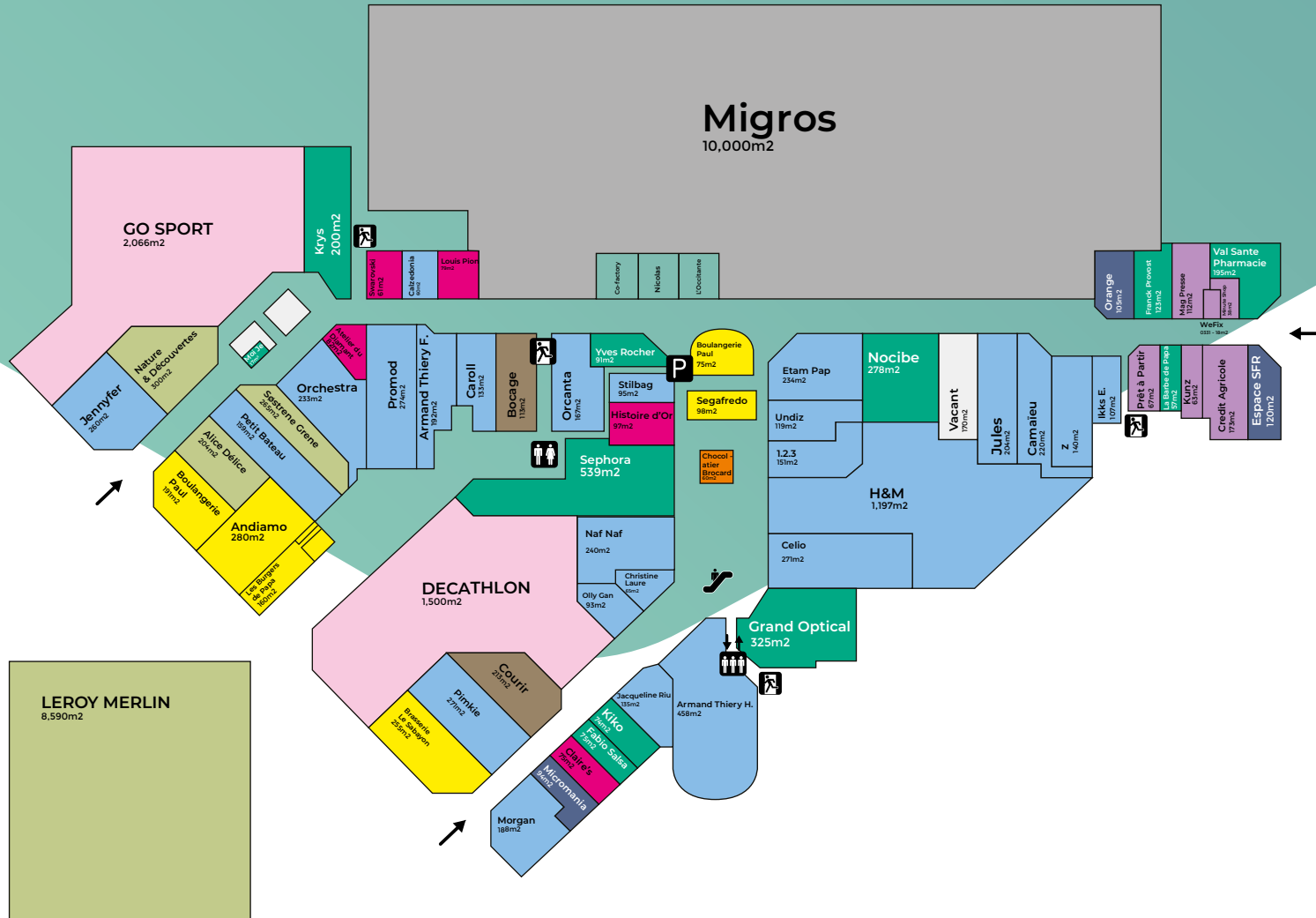
* Based on 2019 numbers

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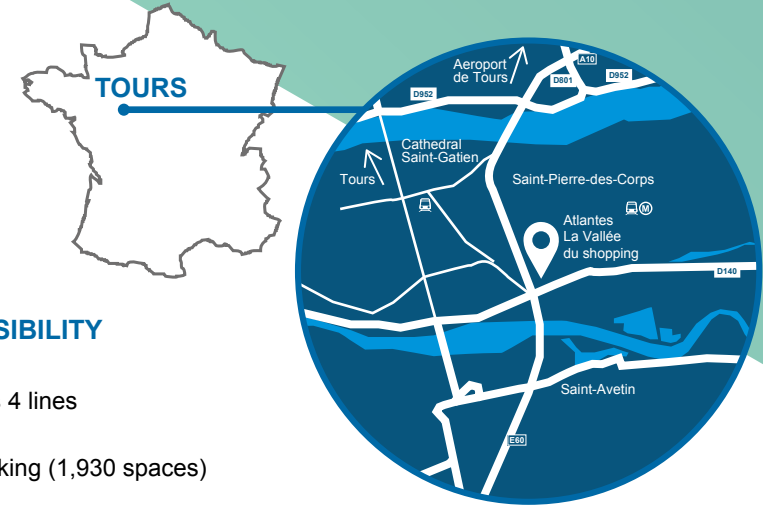
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- Hypermarket
- Fashion
- Shoes
- Health & Beauty
- Gifts & Jewellery
- Books & Toys
- Food
- Restaurants
- Services
- Sport
- Home Goods
- Telecom & Electrical
- Vacant



TOURS – OPENED 1992
Refurbished in 2011



Situated alongside the A10 autoroute outside the city of Tours, Les Atlantes is the leading shopping centre in the region, with 67 stores and restaurants, and is anchored by Carrefour and adjoins Ikea.

ACCESSIBILITY

- Bus 4 lines
- Parking (1,930 spaces)

SERVICES

- WIFI / Free Wi-Fi
- Gift Card
- Welcome Desk
- Digital Signage/ Advertising



TOP BRANDS



39,862
Gross lettable area

16,886 **22,976**
GLA Hyper GLA Gallery

67
Number of stores

4 **5**
Medium units Restaurants

358,000
Catchment

5.4 million
Number of visitors*

* Based on 2019 numbers

CENTR'AZUR

HYÈRES – OPENED 1993
Refurbished in 2013

Located on the Côte d'Azur coast road to the west of Hyères in the south of France, this popular local shopping centre first opened in 1993 and features over 50 stores. Centr'Azur is anchored by a Casino hypermarket and provides a broad mix of retail and food and beverage outlets. The shopping centre is undergoing a renovation project to improve its access and car park.

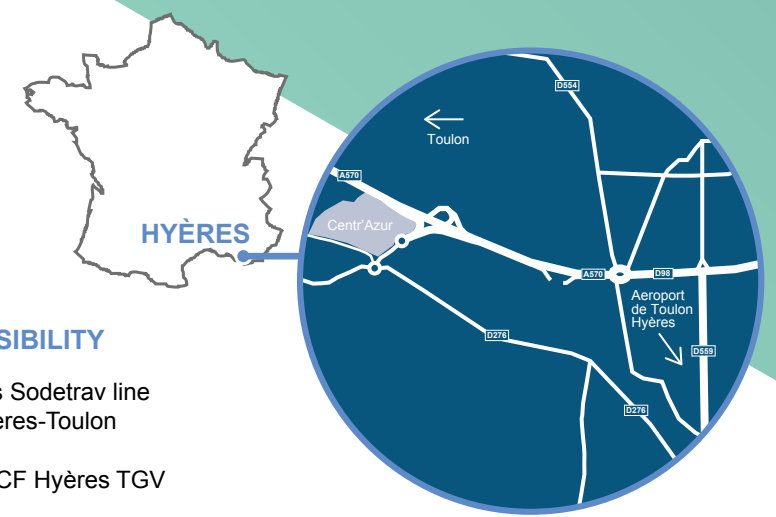
SERVICES

- WIFI
Free Wi-Fi
- Digital Signage/
Advertising



ACCESSIBILITY

- Bus Sodetrav line Hyères-Toulon
- SNCF Hyères TGV
- Parking (1,460 spaces)



TOP BRANDS



24,860
Gross lettable area

15,500 GLA Hyper **9,360** GLA Gallery

56
Number of stores

6
Restaurants

405,000
Catchment

2.8 million
Number of visitors*



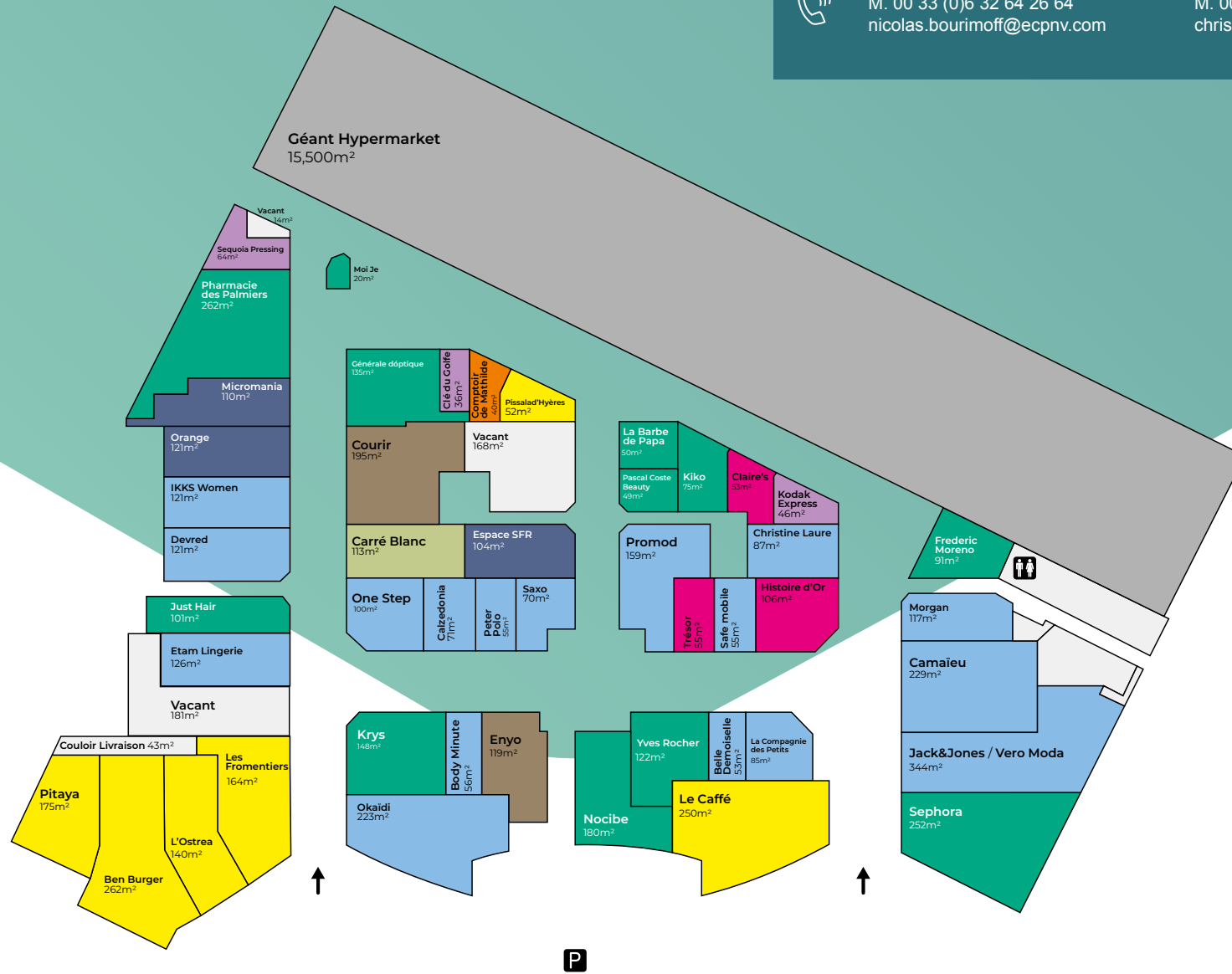
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- Hypermarket
- Fashion
- Shoes
- Health & Beauty
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- Books & Toys
- Food
- Restaurants
- Services
- Sport
- Home Goods
- Telecom & Electrical
- Vacant



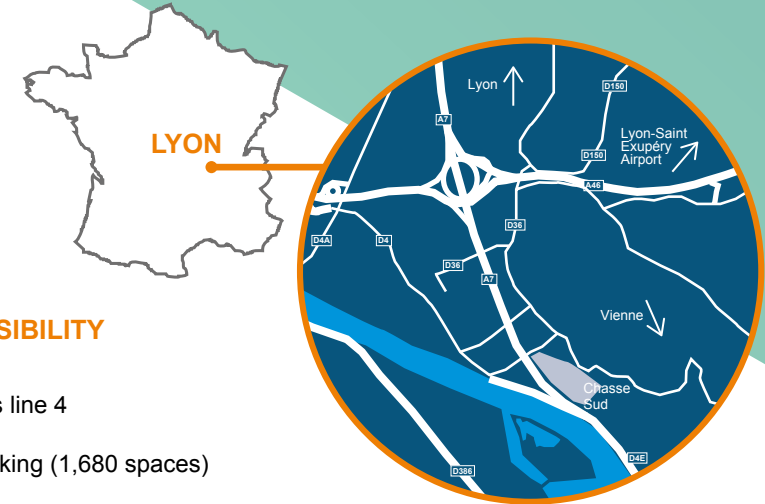
CHASSE-SUR-RHÔNE – OPENED 1973
Extended in 2016

Located on the banks of the Rhône between Lyon and Vienne and alongside the autoroute du Soleil (A7). Chasse Sud is a new generation retail park with 40 stores. It is built alongside a shopping gallery and features a strong fashion mix as well as Decathlon, Boulanger, Casino and a diverse restaurant offer. The third phase is now completed with two new national brands.

SERVICES



Electric Car Charging



ACCESSIBILITY



Bus line 4



Parking (1,680 spaces)



TOP BRANDS



47,325
Gross lettable area

14,037 **33,288**
GLA Hyper GLA Gallery+RP

49
Number of stores

14 **6**
Medium units Restaurants

162,000
Catchment

4.4 million
Number of visitors*



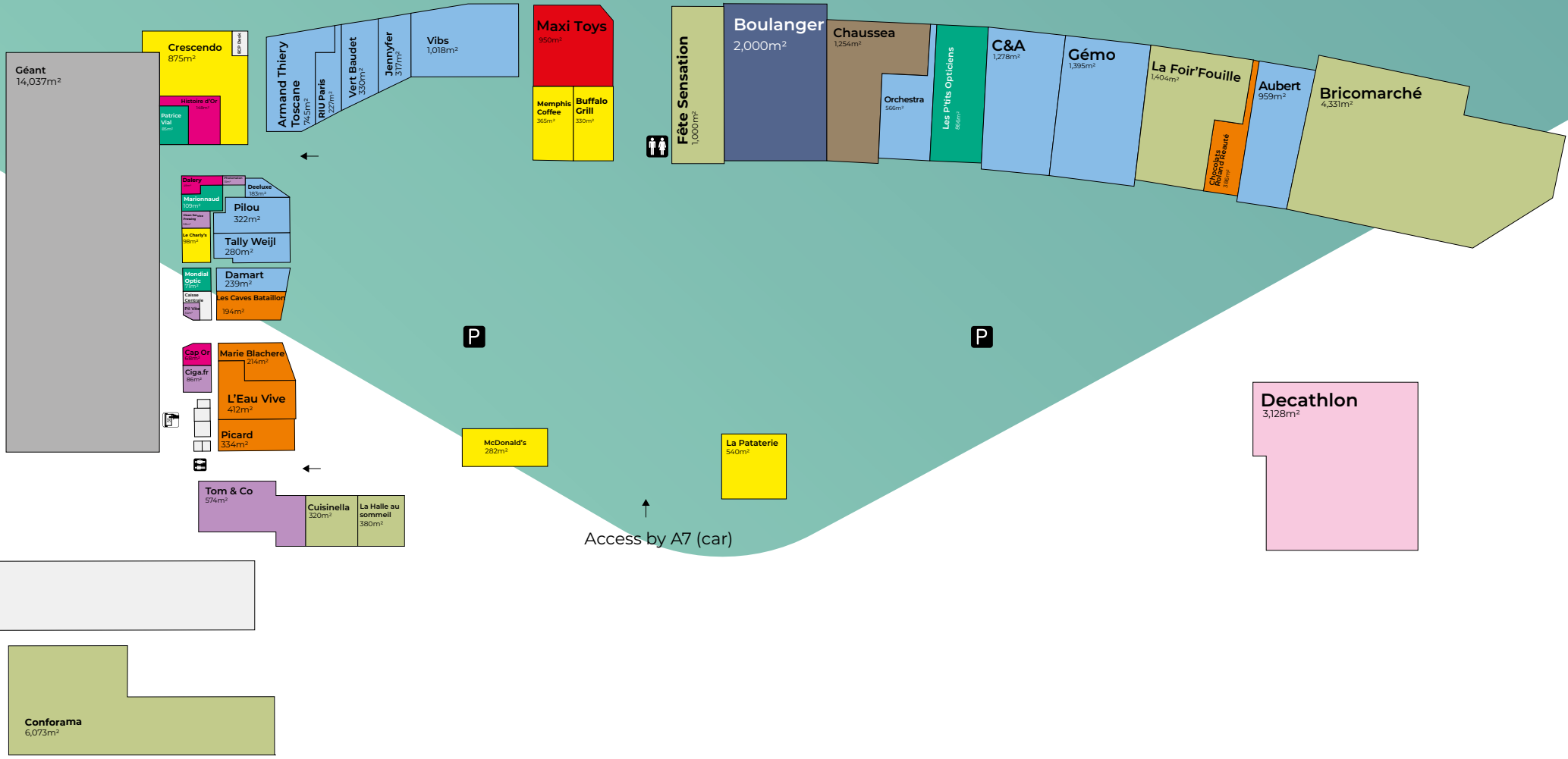
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- Hypermarket
- Fashion
- Shoes
- Health & Beauty
- Gifts & Jewellery
- Books & Toys
- Food
- Restaurants
- Services
- Sport
- Home Goods
- Telecom & Electrical
- Vacant



MOISSELLES – OPENED 1985
Refurbished in 2017




Located to the north of Paris, close to the Francilienne ring road, MoDo is anchored by the leading Leclerc hypermarket of Val d'Oise and is situated in a strong catchment of upper-middle class inhabitants, with significantly improved access following recent roadworks. MoDo has 58 stores and benefits from a diversified merchandising mix with national and international brands, including H&M, Mango and Géo.

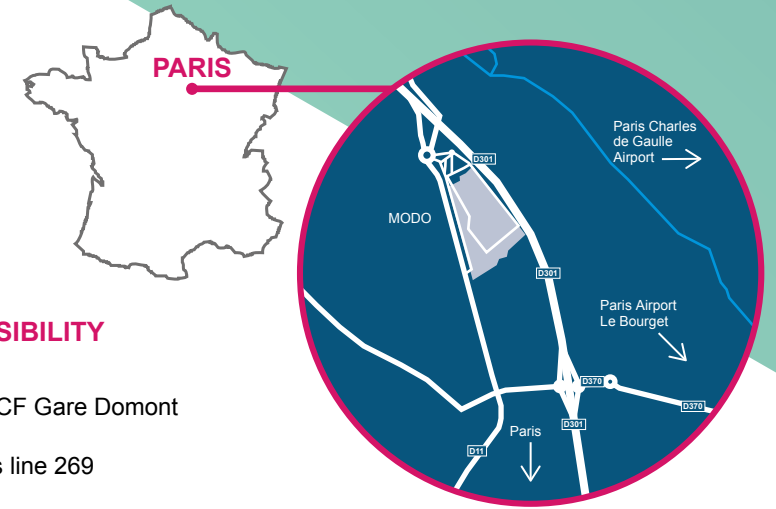
SERVICES

- 
 Free Wi-Fi
- 
 Electric Car Charging
- 
 Digital Signage/
 Advertising




ACCESSIBILITY

-  SNCF Gare Domont
-  Bus line 269
-  Parking (1,585 spaces)



TOP BRANDS





26,529
 Gross lettable area

14,980 **11,549**
 GLA Hyper GLA Gallery


58
 Number of stores

3 **5**
 Medium units Restaurants


417,000
 Catchment


4.0 million
 Number of visitors*

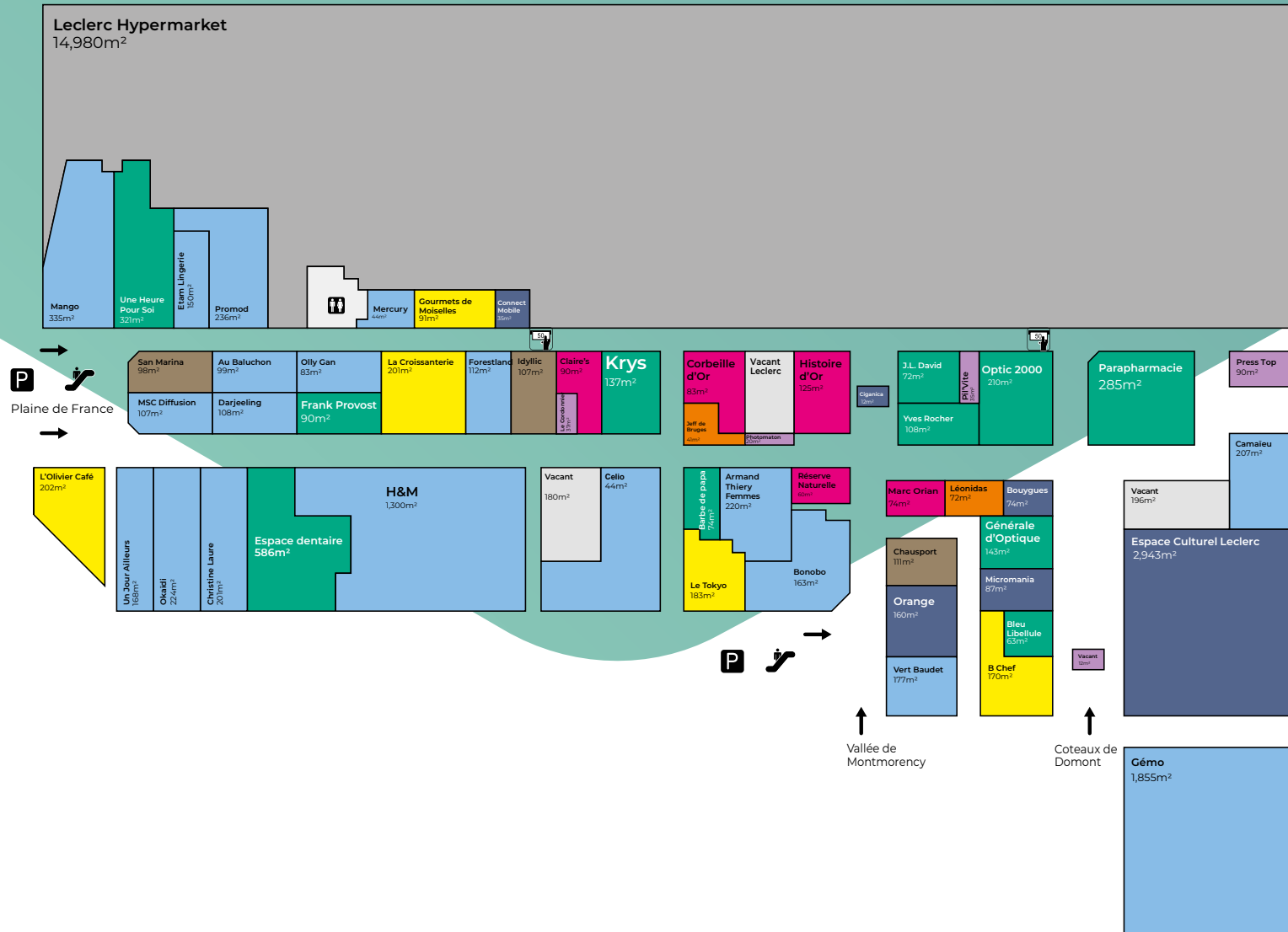
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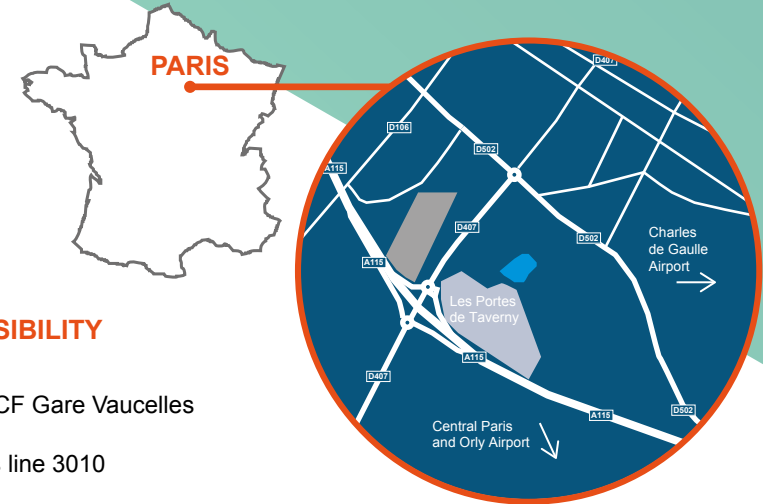


- Hypermarket
- Fashion
- Shoes
- Health & Beauty
- Gifts & Jewellery
- Books & Toys
- Food
- Restaurants
- Services
- Sport
- Home Goods
- Telecom & Electrical
- Vacant



ESG & AWARDS
BREEM[®]

TAVERNY – OPENED 1990
Refurbished in 2005 and 2014



Situated alongside the A115 autoroute in Taverny, an expanding municipality in suburban Paris, this shopping centre has a wealthy catchment population. Important road access works are in progress and will be followed by the construction of an adjoining Olympic swimming pool complex (2024). Taverny has 50 stores and is anchored by a strong Auchan hypermarket.

ACCESSIBILITY

- SNCF Gare Vaucelles
- Bus line 3010
- Parking (1,400 spaces)

SERVICES

- Free Wi-Fi
- Electric Car Charging
- Digital Signage/Advertising



TOP BRANDS



30,543*
Gross lettable area

18,470 **6,722**
GLA Hyper GLA Gallery

50
Number of stores

3 **3**
Medium units Restaurants

332,000
Catchment

3.6 million
Number of visitors*

* Includes external units

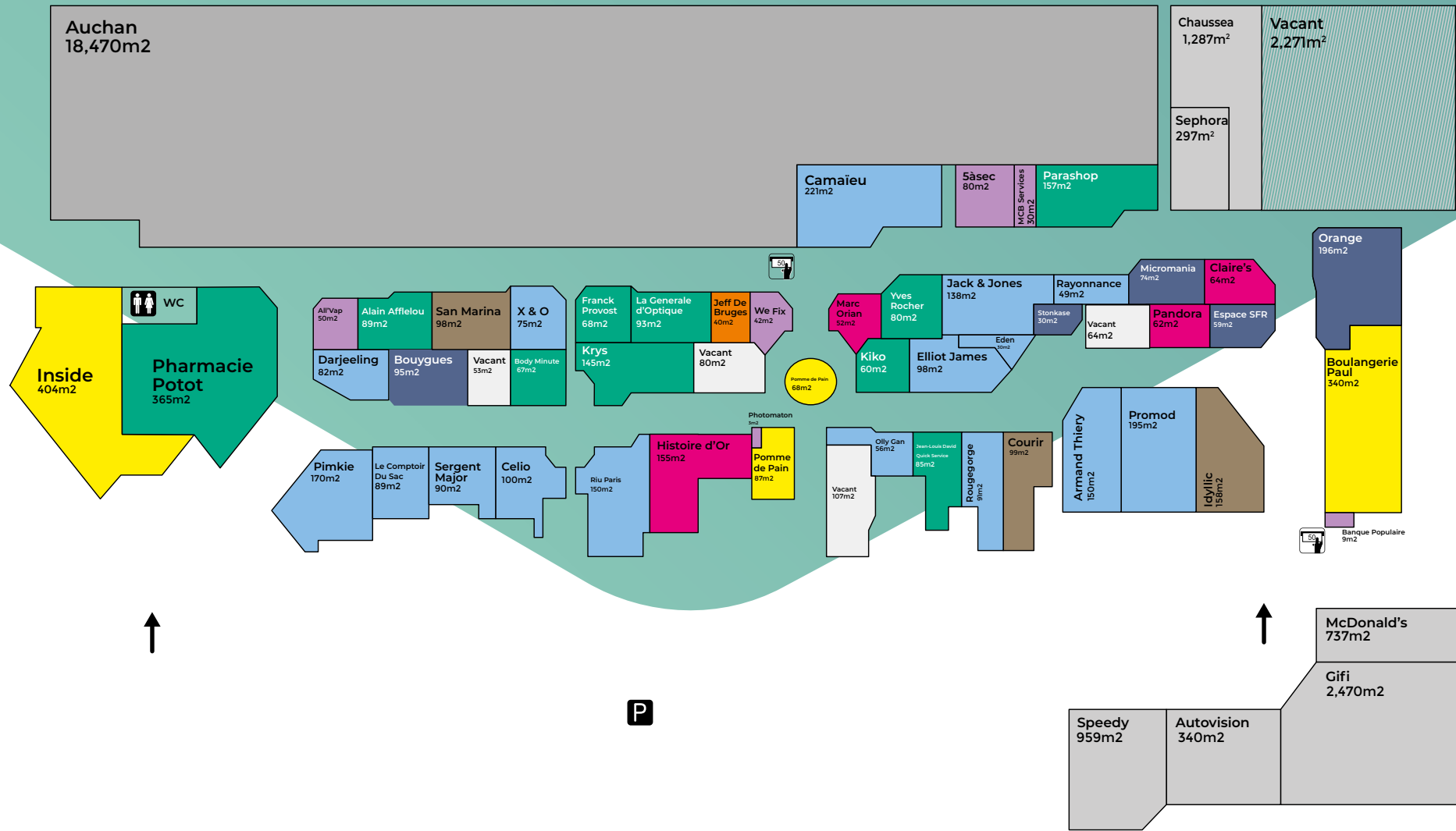
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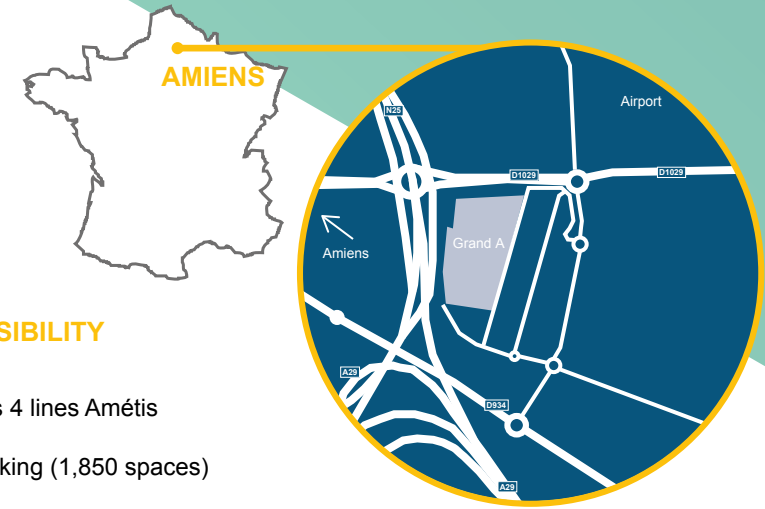
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- Hypermarket
- Fashion
- Shoes
- Health & Beauty
- Gifts & Jewellery
- Books & Toys
- Food
- Restaurants
- Services
- Sport
- Home Goods
- Telecom & Electrical
- Vacant



AMIENS – OPENED 1994
Extended in 2017



Located alongside the Amiens ring road to the east of the city, the shopping centre has 59 stores, including strong national and international brands such as H&M, New Yorker and Pandora. Grand A is the dominant shopping centre within the Amiens conurbation and is anchored by a Casino hypermarket.

ACCESSIBILITY

- Bus 4 lines Amétis
- Parking (1,850 spaces)



SERVICES

- Free Wi-Fi
- Digital Signage/Advertising



TOP BRANDS



22,384
Gross lettable area

11,373 GLA Hyper **11,011** GLA Gallery

59
Number of stores

2 Medium units **7** Restaurants

190,000
Catchment

3.4 million
Number of visitors*

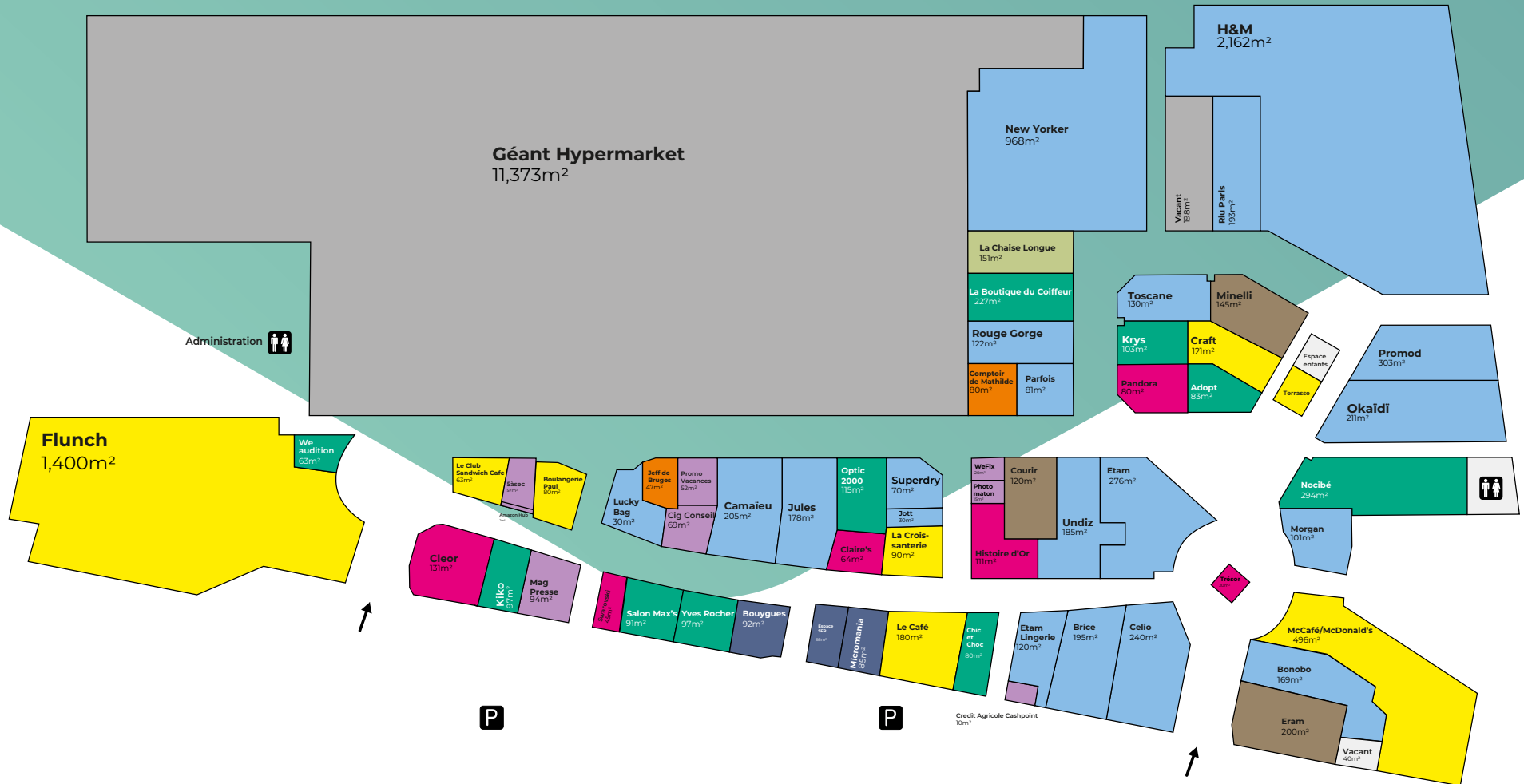
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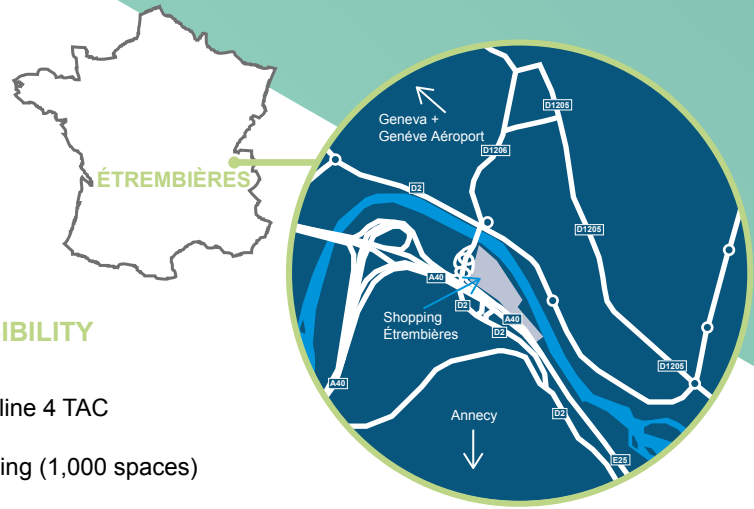
- Hypermarket
- Fashion
- Shoes
- Health & Beauty
- Gifts & Jewellery
- Books & Toys
- Food
- Restaurants
- Services
- Sport
- Home Goods
- Telecom & Electrical
- Vacant

SHOPPING

ÉTREMBIÈRES

ESG & AWARDS
BREEM[®]

GREATER GENEVA – OPENED 1994
Refurbished in 2018



This shopping centre occupies a strategic and prominent position at the junction of the A40 (Lyon–Chamonix) and A411 (Geneva highway) autoroutes, 2km from the Swiss border to the south of Geneva. Major roadworks have significantly improved the access to the centre, which has 48 shops. An adjoining development to accommodate two new restaurants is in progress and will open in 2022.

ACCESSIBILITY

- Bus line 4 TAC
- Parking (1,000 spaces)



SERVICES

- Gift Card
- TAX FREE
Tax Free
- Electric Car Charging
- Welcome Desk

TOP BRANDS



18,668
Gross lettable area

9,543 GLA Hyper **9,125** GLA Gallery

48
Number of stores

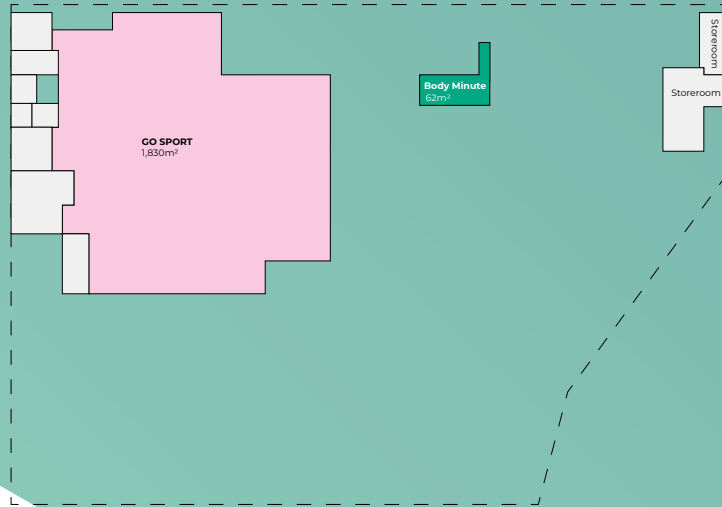
3 Medium units **1** Restaurant

417,000
Catchment

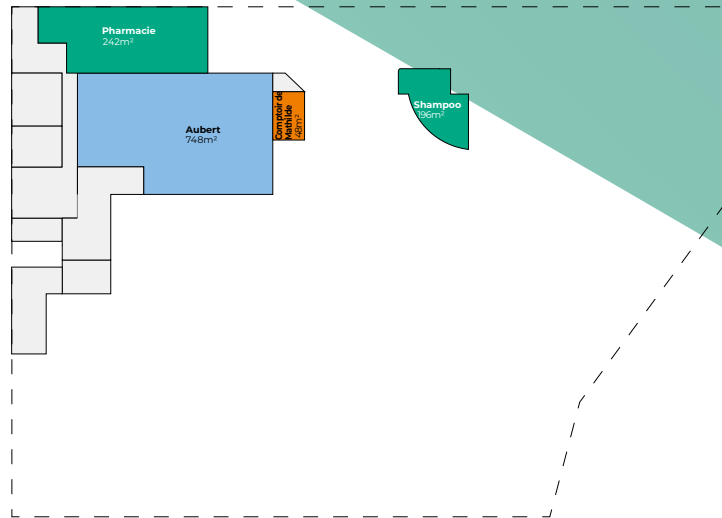
1.9 million
Number of visitors*

* Based on 2019 numbers






GROUND FLOOR



LEVEL 1

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- Hypermarket
- Fashion
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- Telecom & Electrical
- Vacant

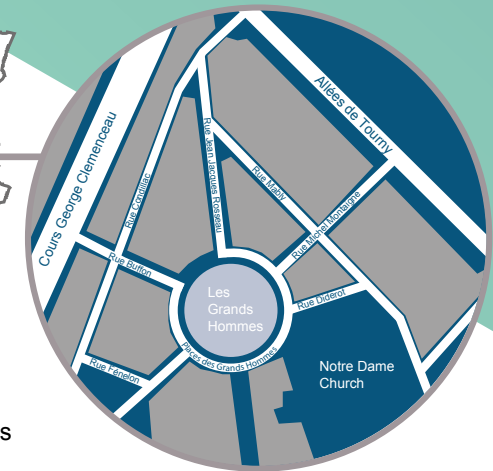


LES GRANDS HOMMES

au coeur de Bordeaux

Located in a prime position in a prestigious retail district in central Bordeaux with a catchment of 593,000 people, Les Grands Hommes is a mixed use building with a new Signature concept by Regus.

BORDEAUX – OPENED 1991
Refurbished in 2019



ACCESSIBILITY

- Bus 7 lines Arrêt Quinconces
- Tram 2 lines Arrêt Quinconces
- Airport Bordeaux-Mérignac



SERVICES



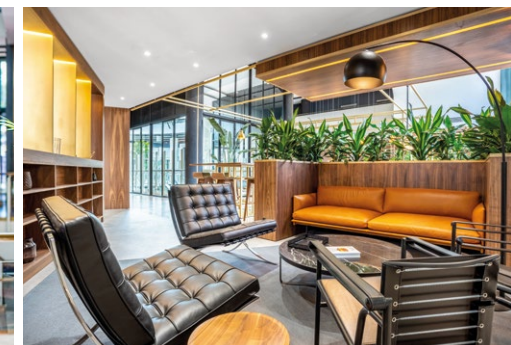
Free Wi-Fi



Tax Free



Digital Signage/
Advertising



TOP BRANDS



4,660
Gross lettable area

1,733 **2,927**
GLA Hyper GLA Gallery

15
Number of stores

1 **1**
Medium unit Restaurant

593,000
Catchment

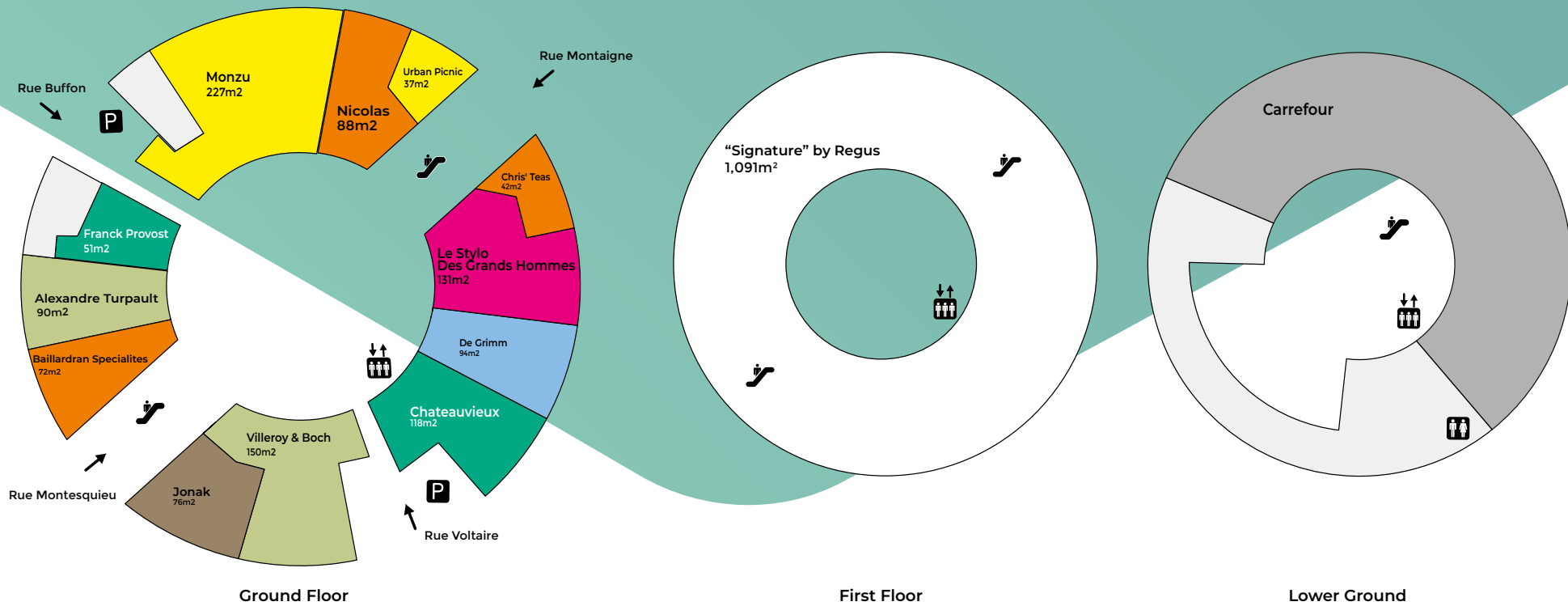
2.1 million
Number of visitors*

LEASING



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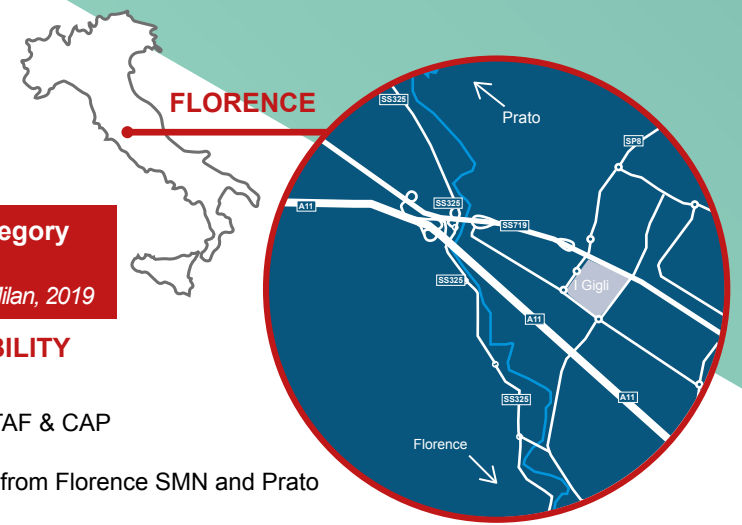
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- Hypermarket
- Fashion
- Shoes
- Health & Beauty
- Gifts & Jewellery
- Food
- Restaurants
- Home Goods
- Office

IGIGLI

Il luogo non comune.



FLORENCE – OPENED 1997
Refurbished in 2017
Extended in 2020

CNCC – Best of category
Brand awareness
“Lo Shopping Ganzo” – Milan, 2019

As Tuscany’s leading retail and leisure destination attracting over 20 million visitors each year, I Gigli is home to an exceptional mix of 140 retailers, restaurants and services, including international brands such as Primark, Inditex and H&M. The recent opening of Il Cammin de’ Gigli links the two main piazzas on the first floor where the merchandising mix has been improved with a new lifestyle destination including Adidas, Nike and JD Sports. Discussions are ongoing with the local municipality for a possible further extension.

SERVICES

- Click & Collect
- Gift Card
- Loyalty Card
- Electric Car Charging
- Digital Signage/Advertising

ACCESSIBILITY

- Bus ATAF & CAP
- Trains from Florence SMN and Prato
- Parking (6,440 spaces)



TOP BRANDS



86,466*
Gross lettable area

10,244 GLA Hyper **60,343** GLA Gallery

141
Number of stores

18 Medium units **30** Restaurants

1.1 million
Catchment

20.1 million
Number of visitors*

* Includes retail park and cinema

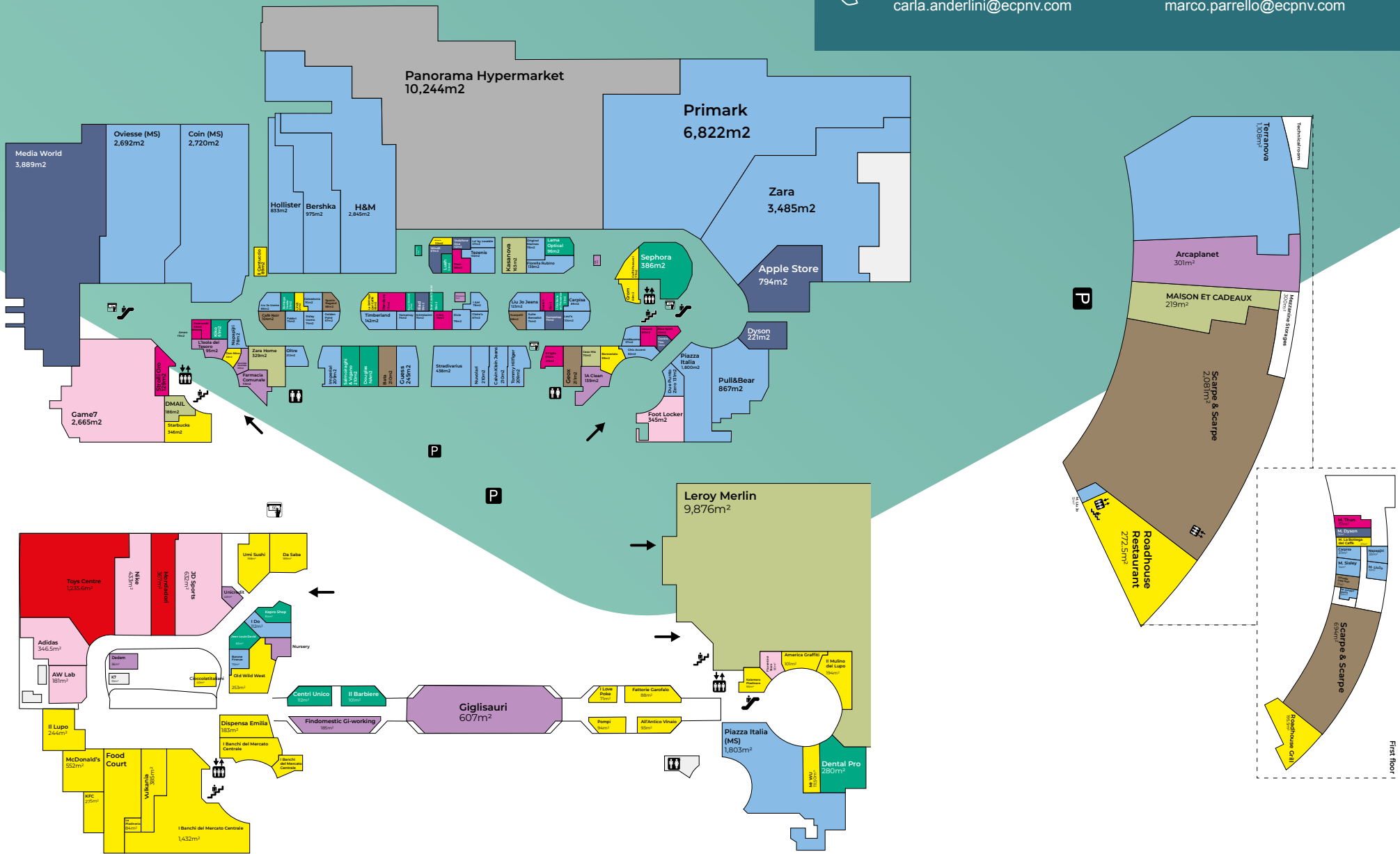
* Based on 2019 numbers

LEASING



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- Hypermarket
- Fashion
- Shoes
- Health & Beauty
- Gifts & Jewellery
- Books & Toys
- Restaurants
- Services
- Sport
- Home Goods
- Telecom & Electrical
- Vacant

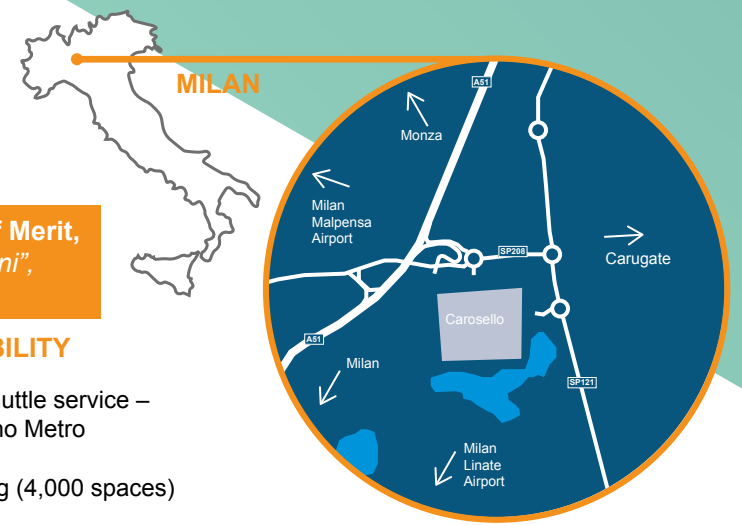


ESG & AWARDS
BREEM[®]



MILAN – OPENED 1997
Refurbished and extended in 2008

CNCC Certificate of Merit,
“I Giganti degli Oceani”, Milan 2019



One of the most important shopping centres in Lombardy and strategically located alongside Milan's ring road, Carosello offers a unique mix of national and international retailers including Apple, Inditex, H&M and a Carrefour hypermarket. Discussions are ongoing with the local municipality for a possible further extension. The many events organized for children & families, sports and music make the centre a very popular destination within its catchment area of over 1 million residents.

SERVICES

- Click & Collect
- Gift Card
- Digital Signage/Advertising
- Free Wi-Fi



ACCESSIBILITY

- Bus shuttle service – Cologno Metro
- Parking (4,000 spaces)



TOP BRANDS



52,778*
Gross lettable area

20,933 GLA Hyper **30,852** GLA Gallery

116
Number of stores

9 Medium units **13** Restaurants

1.2 million
Catchment

8.3 million
Number of visitors*

* includes external units

* Based on 2019 numbers

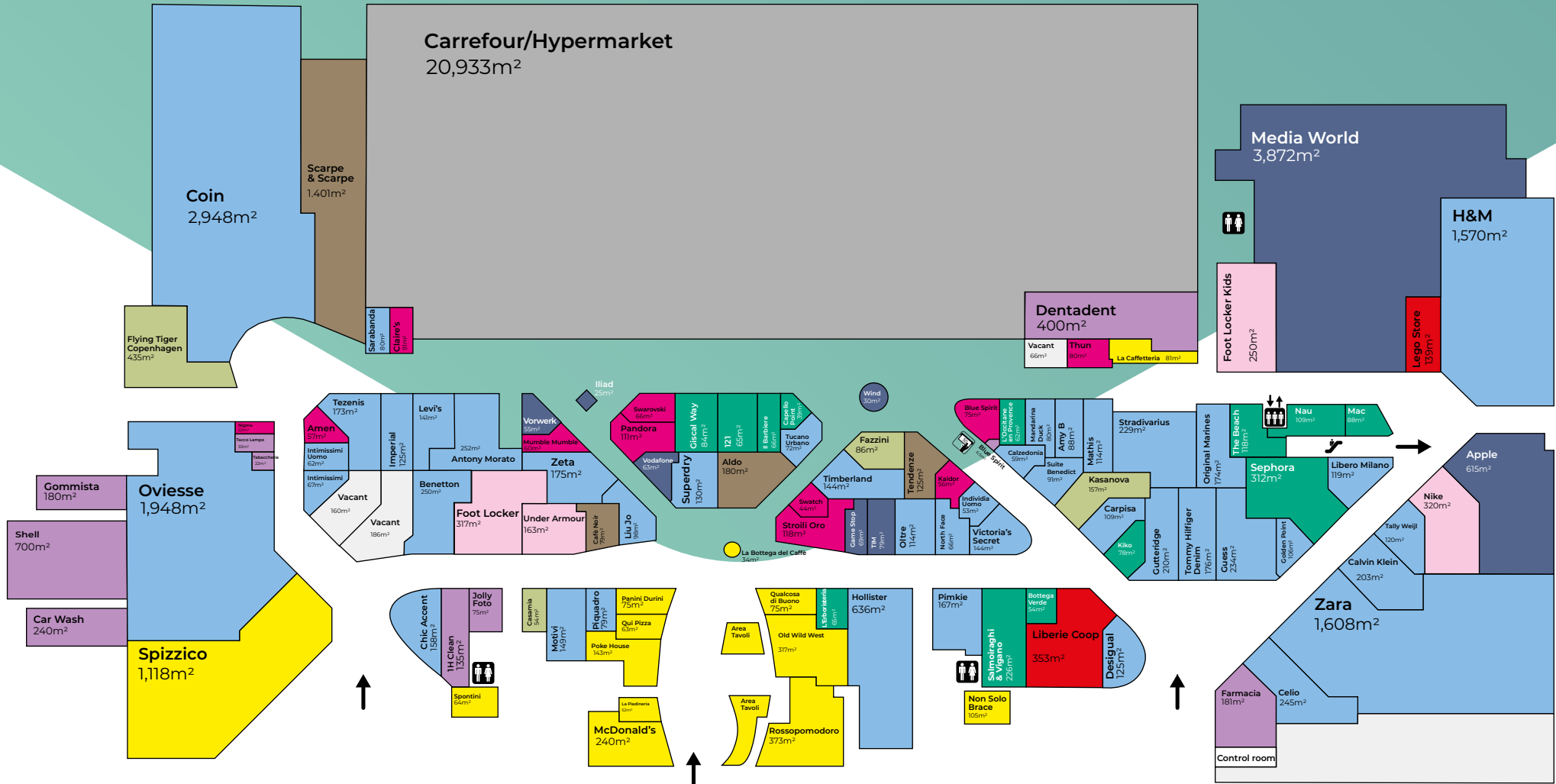


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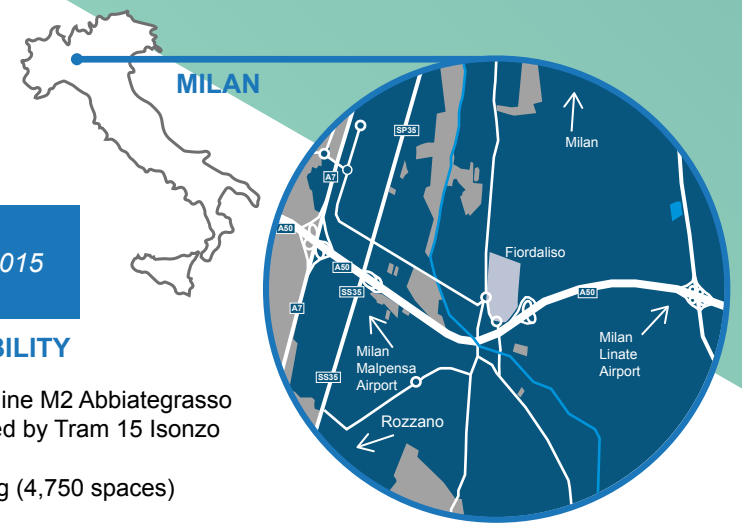


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● Fashion ● Shoes ● Health & Beauty ● Gifts & Jewellery ● Books & Toys ● Restaurants ● Services (excluding external units) ● Sport ● Home Goods ● Telecom & Electrical ● Vacant



MILAN – OPENED 1992
Extended in 2010
Refurbished in 2017

CNCC Merit 2015
“Mall4Sea” – Milan 2015

Fiordaliso, to the south of Milan, is one of the dominant shopping centres in the city with a broad mix of exclusive brands attracting a varied clientele. Eurocommercial co-owns the centre with leading food retailing group Finiper. Following the recent opening of Primark, works for a 7,000m² extension are currently underway with pre-letting very advanced to tenants including Adidas, Game 7 and JD Sports.

ACCESSIBILITY

- Metro line M2 Abbiategrasso followed by Tram 15 Isonzo
- Parking (4,750 spaces)



SERVICES

- Click & Collect
- Gift Card
- Loyalty Card
- Electric Car Charging
- Digital Signage/Advertising

TOP BRANDS



85,446*
 Gross lettable area

13,456 **47,021**
 GLA Hyper GLA Gallery

131
 Number of stores

16 **22**
 Medium units Restaurants

1.3 million
 Catchment

9.0 million
 Number of visitors*

* Includes reail park and external units

* Based on 2019 numbers

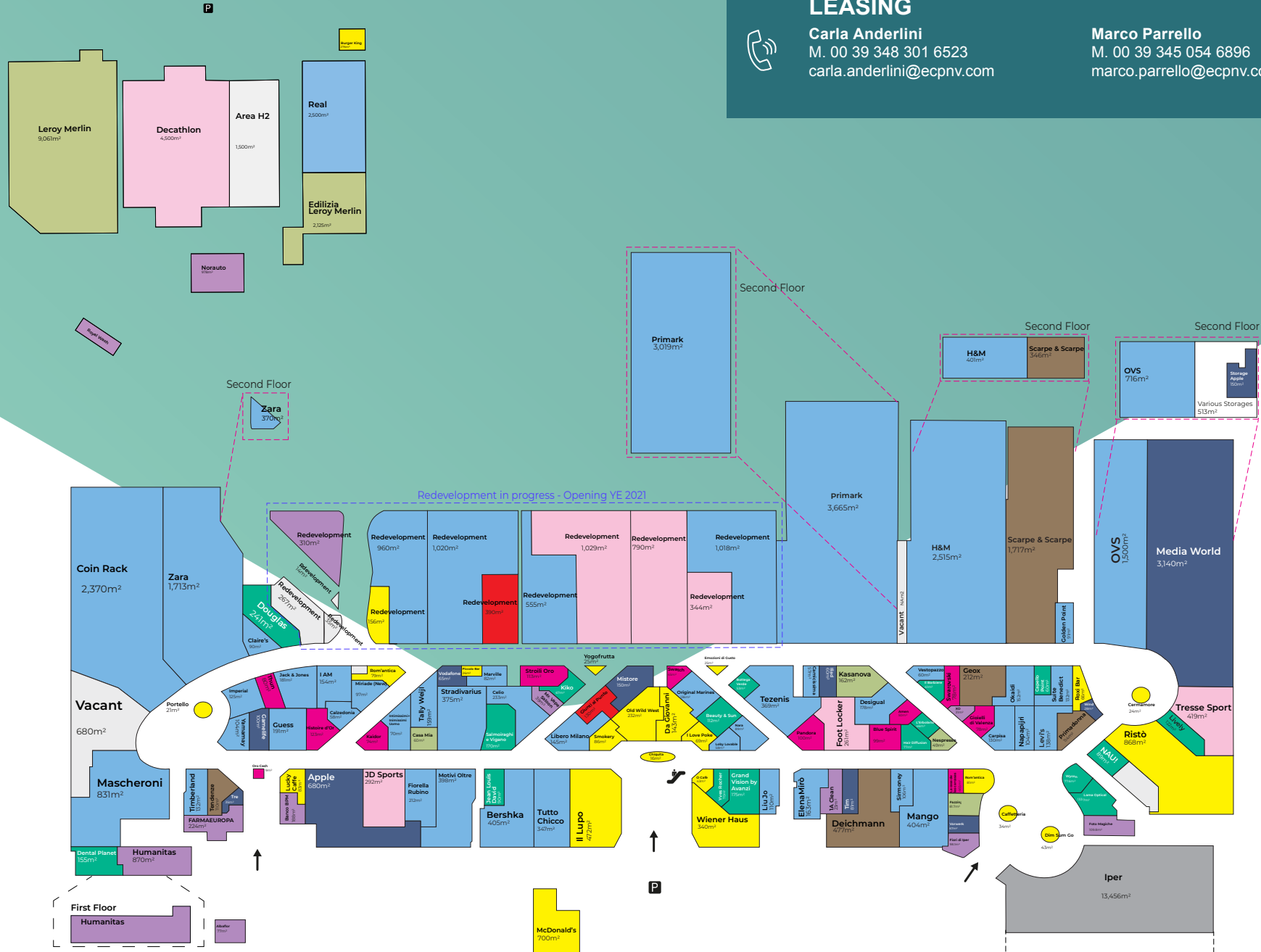


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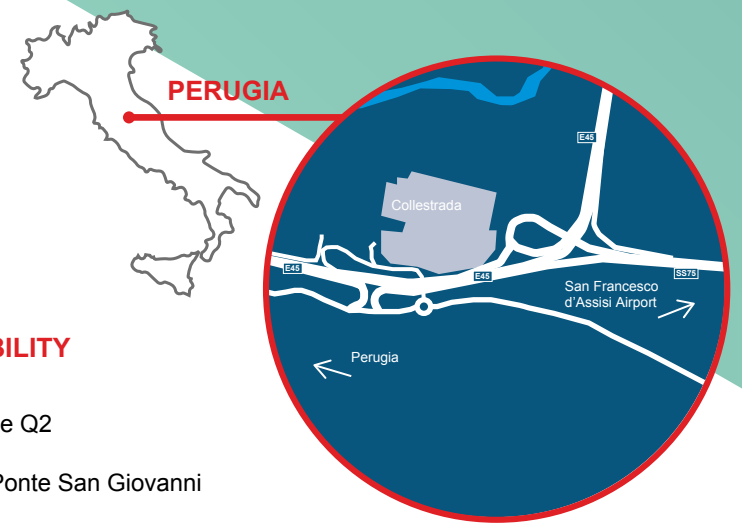
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ESG & AWARDS
BREEM[®]

PERUGIA – OPENED 1997
Refurbished and extended in 2007
Refurbished in 2018



Collestrada, located south-east of Perugia, is the prime regional shopping centre in Umbria. With a broad tenant mix, including top brands such as Zara, H&M and Media World, innovative services and a diverse events programme, the centre has grown in popularity with young customers over the years. Following a recent refurbishment, investigations are ongoing for an extension.

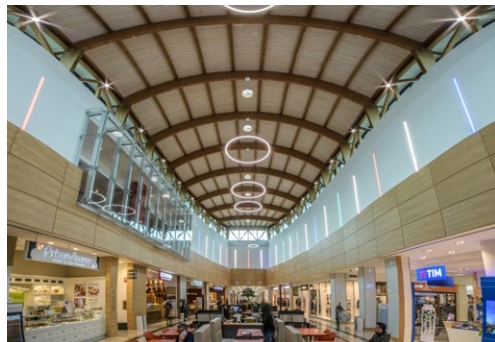
ACCESSIBILITY

- Bus line Q2
- Train Ponte San Giovanni
- Parking (1,900 spaces)



SERVICES

- Click & Collect
- Gift Card
- Electric Car Charging
- Digital Signage/Advertising



TOP BRANDS



31,418
Gross lettable area

11,045 **20,373**
GLA Hyper GLA Gallery

51
Number of stores

7 **6**
Medium units Restaurants

494,000
Catchment

4.6 million
Number of visitors*

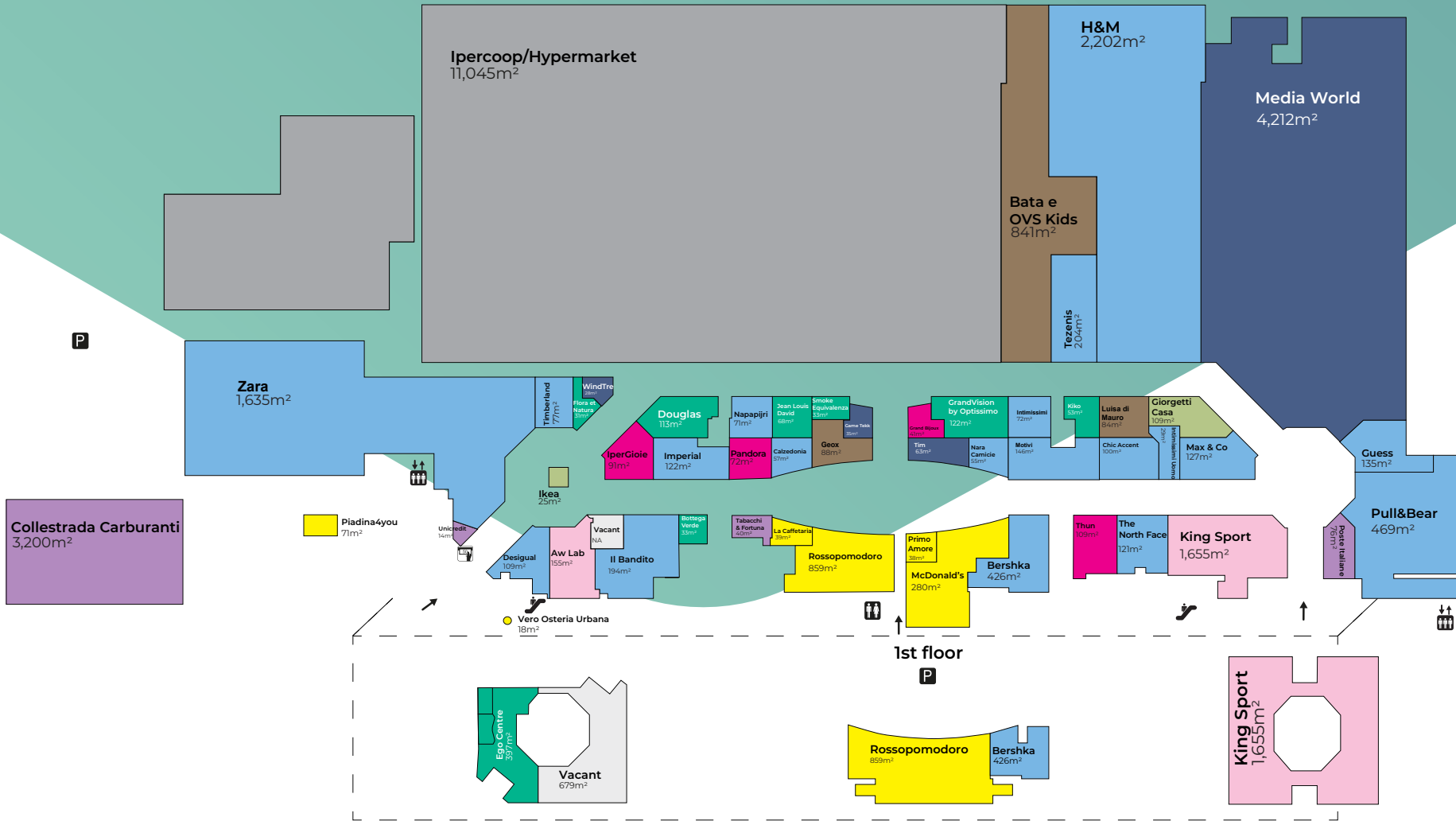
* Based on 2019 numbers

LEASING

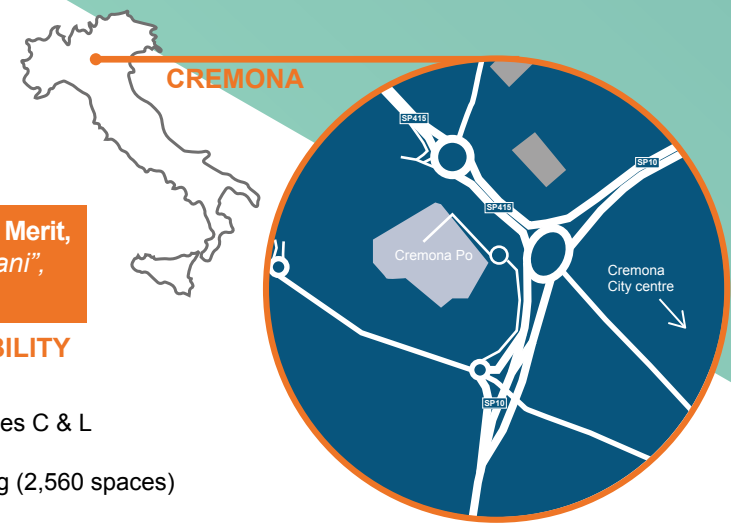


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- Fashion
- Shoes
- Health & Beauty
- Gifts & Jewellery
- Books & Toys
- Restaurants
- Services
- Sport
- Home Goods
- Telecom & Electrical
- Vacant



CREMONA – OPENED 2006
Refurbished in 2017
New retail park built in 2018

CNCC Certificate of Merit,
"I Giganti degli Oceani",
Milan 2019

Cremona Po is located in the city of Cremona and is the largest shopping destination in the province including two adjacent retail parks. It is popular with families with its varied offer of retail and entertainment, with over 70 shops, 10 bars and restaurants, a multiplex 10-screen cinema and a wide range of family-friendly services.

ACCESSIBILITY

- Bus lines C & L
- Parking (2,560 spaces)



SERVICES

- Click & Collect
- Electric Car Charging
- Free Wi-Fi

TOP BRANDS



53,477*
 Gross lettable area

11,394 **23,059**
 GLA Hyper GLA Gallery

87
 Number of stores

17 **14**
 Medium units Restaurants

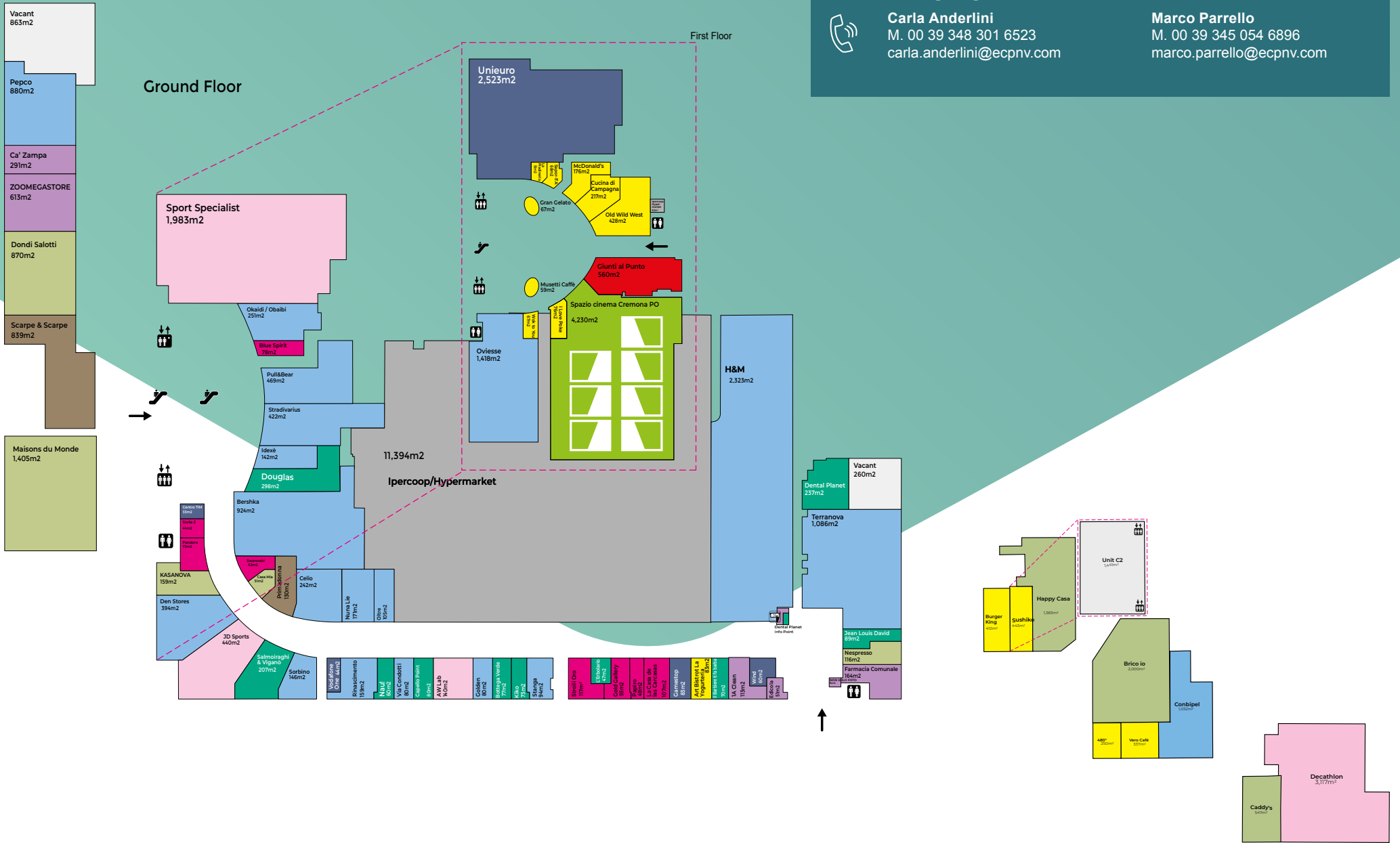
166,000
 Catchment

5.6 million
 Number of visitors*

* Includes two retail parks and external units

* Based on 2019 numbers





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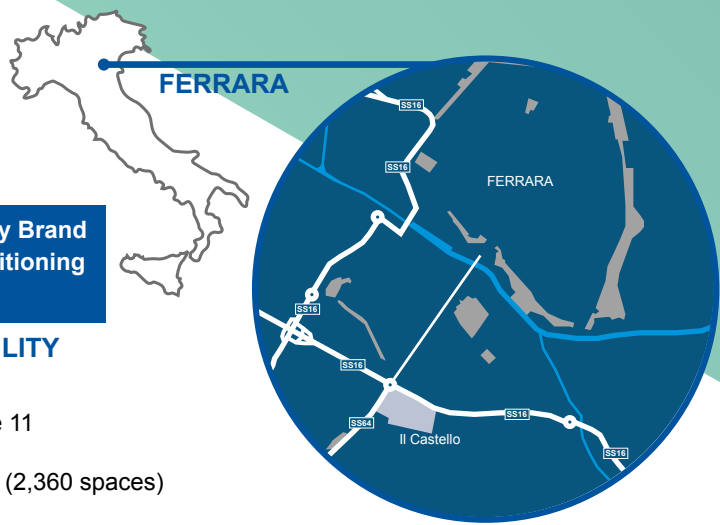
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ILCASTELLO

CENTRO COMMERCIALE

ESG & AWARDS
BREEAM®

CNCC
CONSIGLIO NAZIONALE DEI CENTRI COMMERCIALI
LUOGHI PERSONE ESPERIENZE



FERRARA – OPENED 1990
Extended in 1996
Refurbished in 2011 and 2018

CNCC Best of Category Brand Awareness and Repositioning
“La Vasca”, Milan 2018

Il Castello is the leading shopping centre in the province of Ferrara with 87 stores, including the only Zara, Bershka and H&M stores in the Ferrara area. A recently renovated food court provides a broad range with 10 cafes and restaurants.



ACCESSIBILITY
Bus line 11
Parking (2,360 spaces)

SERVICES

- Click & Collect
- Gift Card
- Digital Signage/Advertising
- Free Wi-Fi



TOP BRANDS

- ZARA
- H&M
- PULL&BEAR
- Bershka
- NESPRESSO
- Foot Locker
- OVS

38,515
Gross lettable area

17,837 **20,678**
GLA Hyper GLA Gallery

87
Number of stores

5 **10**
Medium units Restaurants

428,000
Catchment

4.8 million
Number of visitors*

* Based on 2019 numbers

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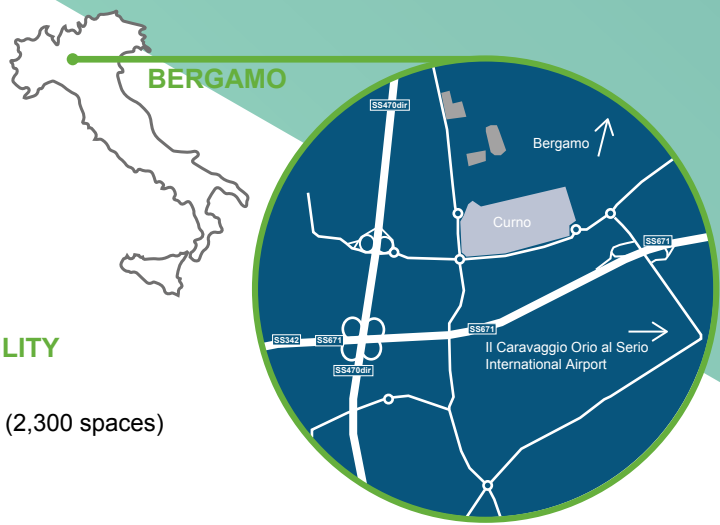


- Fashion
- Shoes
- Health & Beauty
- Gifts & Jewellery
- Books & Toys
- Restaurants
- Services (excluding external units)
- Sport
- Home Goods
- Telecom & Electrical



ESG & AWARDS
BREEM®

BERGAMO – OPENED 1991
Refurbished in 2004
Extended in 2019



ACCESSIBILITY

Parking (2,300 spaces)

Curno is well established in a wealthy catchment area west of Bergamo and has recently been extended with the development of a new themed dining hall that provides 17 food and beverage outlets.

SERVICES

- Click & Collect
- Loyalty Card
- Electric Car Charging
- Digital Signage/Advertising



TOP BRANDS

-
-
-
-
-
-
-

36,567
Gross lettable area

14,787 **21,780**
GLA Hyper GLA Gallery

88
Number of stores

6 **21**
Medium units Restaurants

481,000
Catchment

6.1 million
Number of visitors*

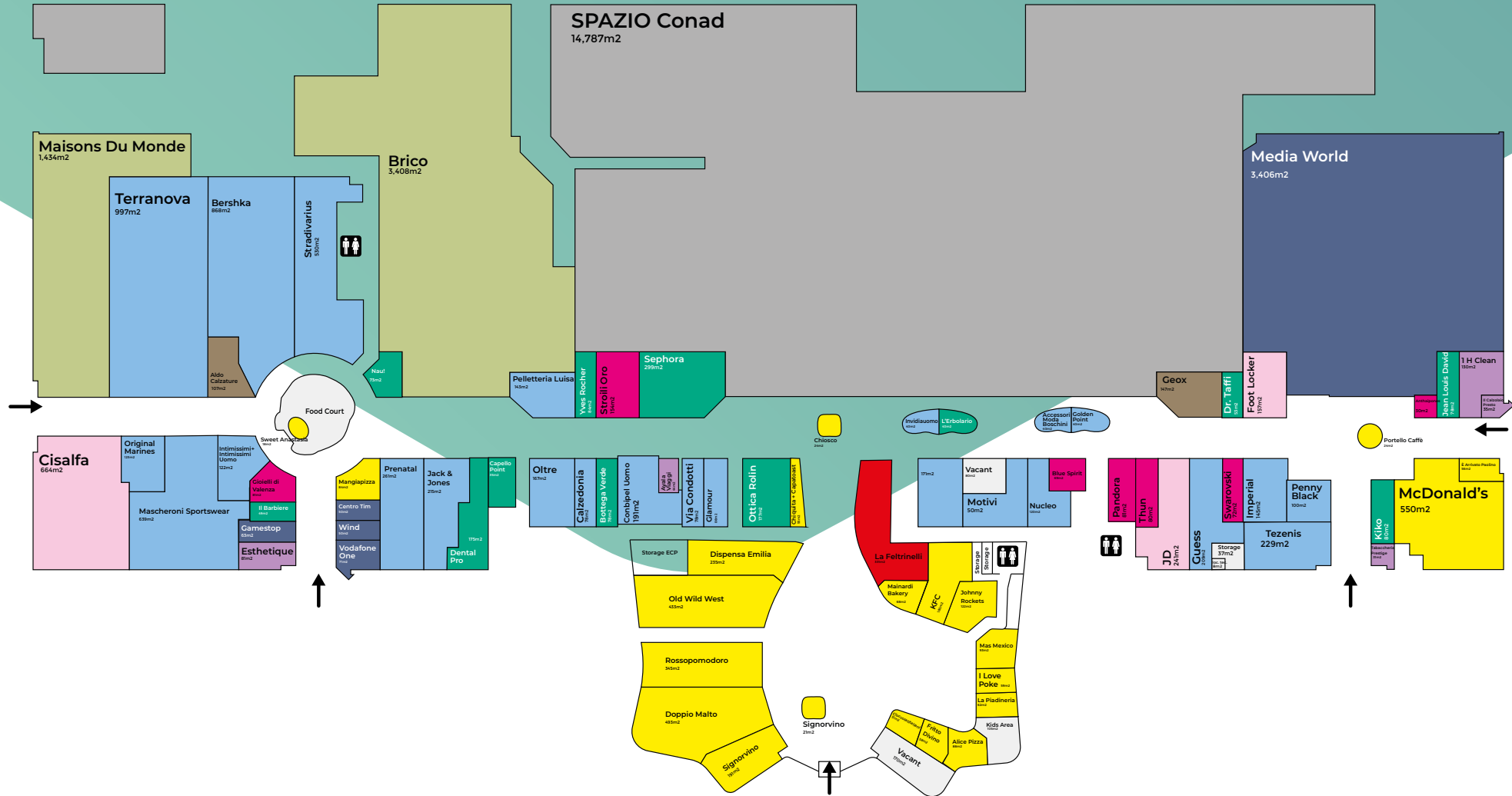
* Based on 2019 numbers

LEASING

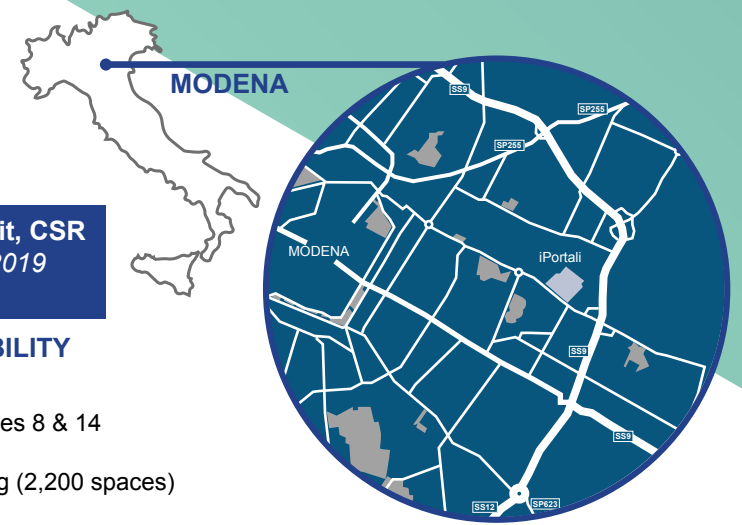


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- Fashion
- Shoes
- Health & Beauty
- Gifts & Jewellery
- Books & Toys
- Restaurants
- Services (excluding external units)
- Sport
- Home Goods
- Telecom & Electrical
- Vacant



MODENA – OPENED 1998
Refurbished in 2015

CNCC - Certificate of Merit, CSR
“Hotel degli insetti”, Milan 2019

Located close to Modena city centre, I Portali is well established in its catchment with a strong Coop anchor, and was fully refurbished in 2015. Discussions are ongoing with the municipality of Modena regarding a possible extension.



ACCESSIBILITY
Bus lines 8 & 14
Parking (2,200 spaces)

SERVICES

- Click & Collect
- Gift Card
- Electric Car Charging
- Digital Signage/ Advertising



TOP BRANDS



24,759
Gross lettable area

16,989 **7,770**
GLA Hyper GLA Gallery

50
Number of stores

2 **7**
Medium units Restaurants

346,000
Catchment

3.7 million
Number of visitors*

* Based on 2019 numbers



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- Fashion
- Shoes
- Health & Beauty
- Gifts & Jewellery
- Books & Toys
- Restaurants
- Services
- Sport
- Home Goods
- Telecom & Electrical
- Vacant

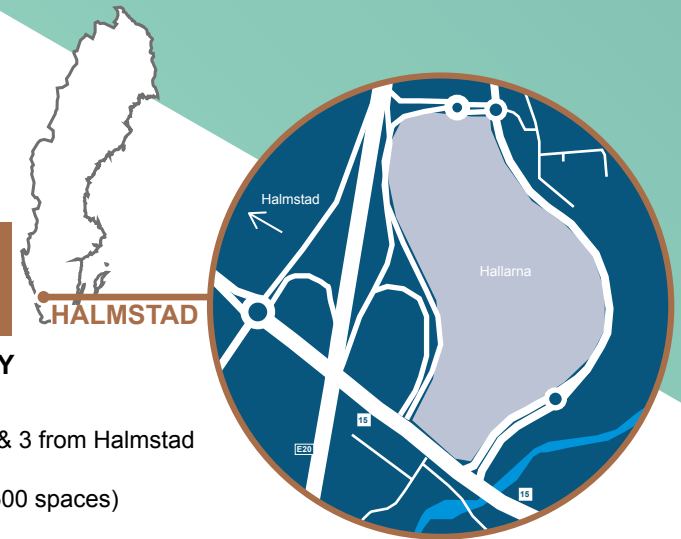


Hallarna

AWARDS

HALMSTAD – OPENED 1991
Refurbished and extended in 2017

NCSC Best Shopping Centre of the Year 2019



ACCESSIBILITY

- Bus lines 2 & 3 from Halmstad
- Parking (1,500 spaces)

Hallarna is the dominant regional shopping centre in Halland with 80 shops, restaurants and a newly renovated hotel. Hallarna is located alongside the E6 motorway outside Halmstad, a popular west coast tourist destination. A major refurbishment and 16,000m² extension recently opened fully let. Hallarna was awarded Best Shopping Centre of the year 2019 by NCSC.



SERVICES

- Free Wi-Fi
- Click & Collect
- Gift Card
- Bus
- Electric Car Charging

TOP BRANDS



41,447*
Gross lettable area

5,293 GLA Hyper **32,263** GLA Gallery

80
Number of stores

12 Medium units **8** Restaurants

270,000
Catchment

4 million
Number of visitors*

* Includes hotel

* Based on 2019 numbers and includes all commercial areas

hallarna.se



LEASING



leasing-sweden@ecpnv.com



- Hypermarket
- Fashion
- Shoes
- Health & Beauty
- Gifts & Jewellery
- Books & Toys
- Food
- Restaurants
- Services
- Sport
- Home Goods
- Telecom & Electrical
- Vacant

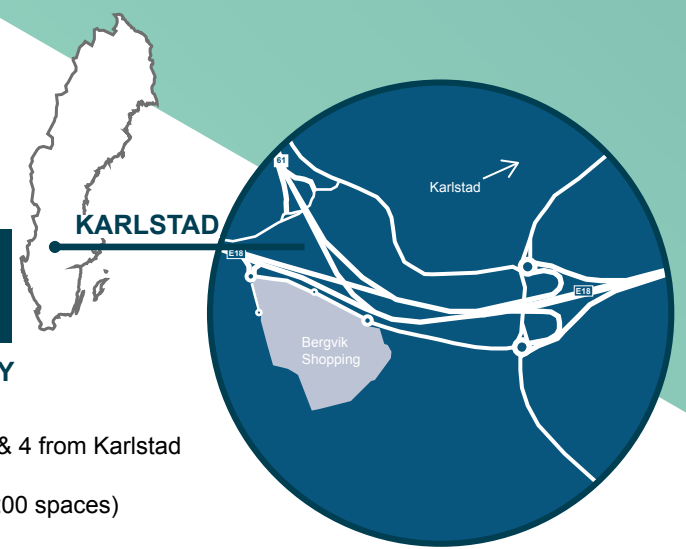


Bergvik

ESG & AWARDS
BREEM[®]

KARLSTAD – OPENED 1982
Refurbished and extended in 2003, 2015 and 2016

Sweden's Best Shopping Centre 2018 & 2019



Bergvik was refurbished and extended in 2015 and comprises 80 shops and two hypermarkets and adjoins an IKEA. Bergvik fronts the E18 motorway to the west of Karlstad and serves a regional catchment of around 270,000 people. Bergvik was named Sweden's best shopping centre in 2018 and 2019 by Market magazine.



ACCESSIBILITY

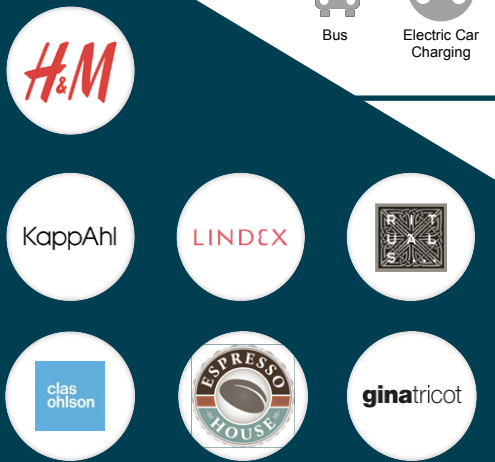
- Bus lines 1 & 4 from Karlstad
- Parking (2,200 spaces)



SERVICES

- Free Wi-Fi
- Click & Collect
- Gift Card
- Bus
- Electric Car Charging

TOP BRANDS



48,786*
Gross lettable area

19,537 **23,024**
GLA Hyper GLA Gallery

80
Number of stores

8 **9**
Medium units Restaurants

270,000
Catchment

6.2 million
Number of visitors*

* Includes external units

* Based on 2019 numbers and includes all commercial areas

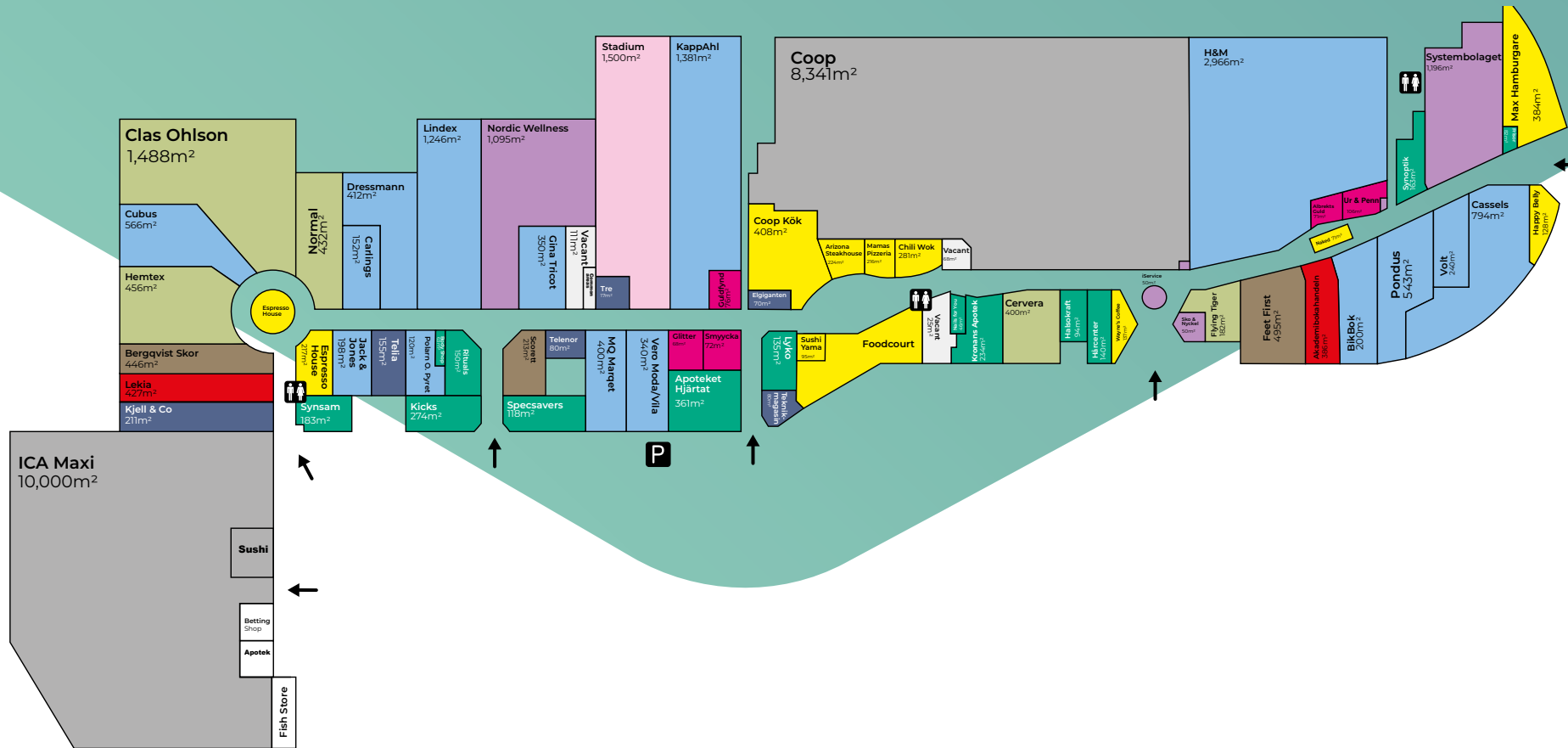
bergvik.se



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- Hypermarket
- Fashion
- Shoes
- Health & Beauty
- Gifts & Jewellery
- Books & Toys
- Restaurants
- Services
- Sport
- Home Goods
- Telecom & Electrical
- Vacant

C4

KRISTIANSTAD – OPENED 2018

C4 comprises a new shopping centre and an adjoining City Gross hypermarket located alongside the E22 motorway outside Kristianstad and serves a regional catchment of 300,000. An adjoining retail park and new residential developments strengthen the retail zone which has attracted most of Sweden's important retailers.



KRISTIANSTAD



ACCESSIBILITY

- Bus lines 545, 551 & 558 from Kristianstad
- Parking (1,700 spaces)



SERVICES

- Free Wi-Fi
- Click & Collect
- Gift Card
- Bus
- Electric Car Charging

TOP BRANDS



39,464
Gross lettable area

8,764 **30,700**
GLA Hyper GLA Gallery

90
Number of stores

13 **10**
Medium units Restaurants

300,000
Catchment

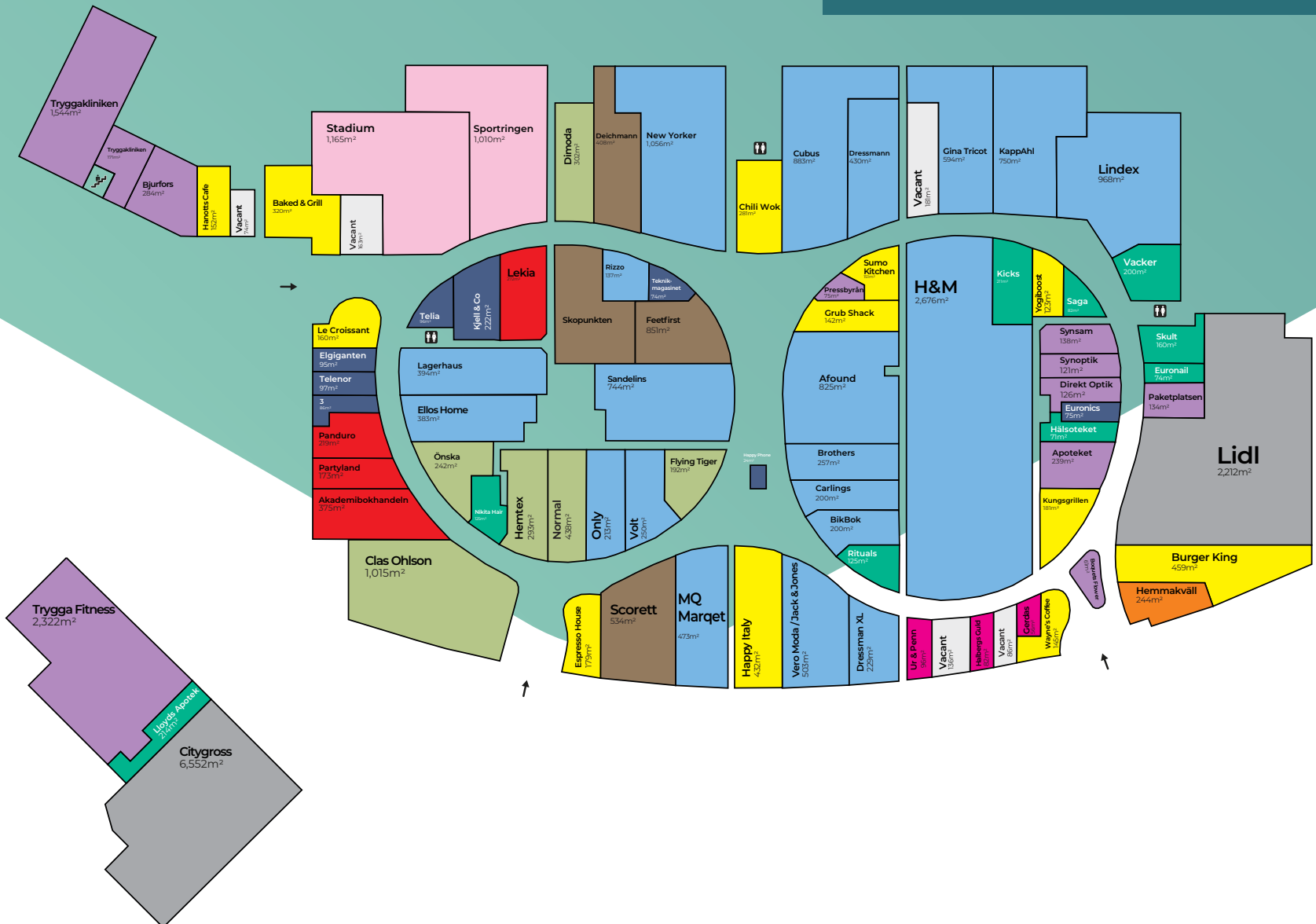
3.2 million
Number of visitors*

* Based on 2019 numbers and includes all commercial areas

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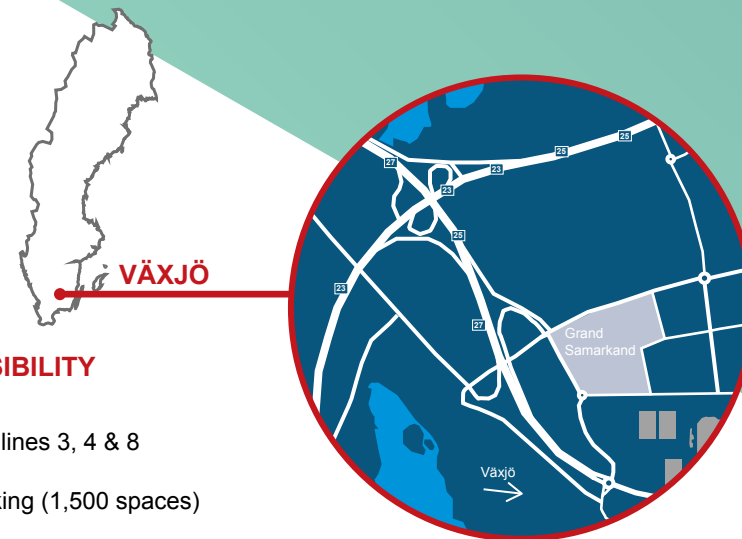
- Hypermarket
- Fashion
- Shoes
- Health & Beauty
- Gifts & Jewellery
- Books & Toys
- Food
- Restaurants
- Services
- Sport
- Home Goods
- Telecom & Electrical
- Vacant



GRAND SAMARKAND

ESG & AWARDS BREAM®

VÄXJÖ – OPENED 1973
Refurbished and extended in 2011



ACCESSIBILITY

- Bus lines 3, 4 & 8
- Parking (1,500 spaces)

Grand Samarkand is located in the main external retail zone of Växjö and is the most popular shopping destination in Småland. The shopping centre was recently redeveloped to provide 70 shops and restaurants and adjoins an ICA hypermarket.



SERVICES

- Free Wi-Fi
- Click & Collect
- Gift Card
- Bus
- Electric Car Charging



TOP BRANDS



37,155*
Gross lettable area

11,689 GLA Hyper 21,344 GLA Gallery

70
Number of stores

9 Medium units 9 Restaurants

240,000
Catchment

4.8 million
Number of visitors*

* Includes external boxes

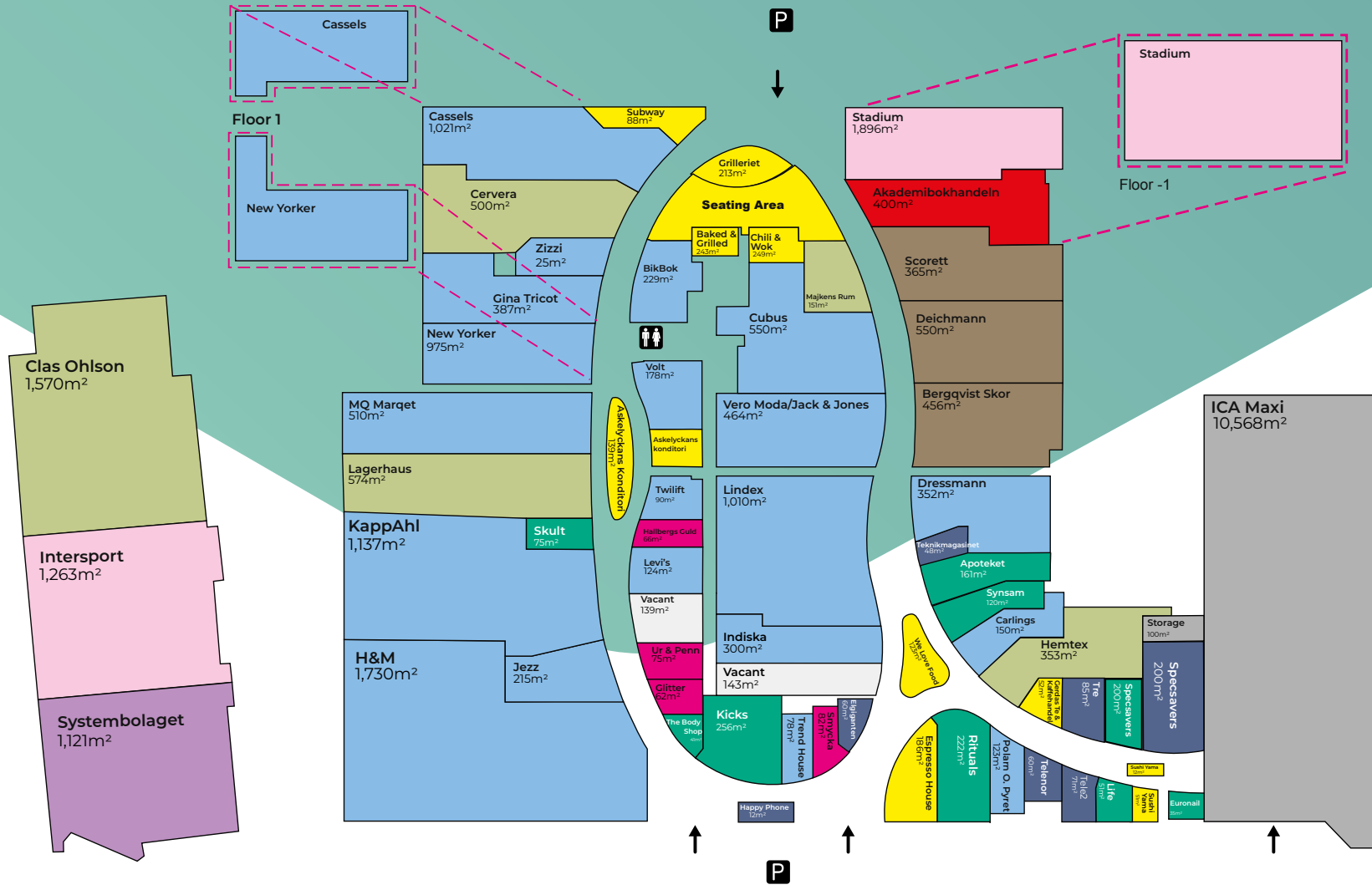
* Based on 2019 numbers and includes all commercial areas



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- Hypermarket
- Fashion
- Shoes
- Health & Beauty
- Gifts & Jewellery
- Books & Toys
- Restaurants
- Services
- Sport
- Home Goods
- Telecom & Electrical
- Vacant



VALBO

GÄVLE – OPENED 1970
Refurbished in 2020

Valbo is located on the E16 motorway to the west of Gävle and is an established regional shopping centre having been inaugurated in 1970. Valbo comprises 37,000m² and is let to 75 retailers including a Coop hypermarket and part of the adjoining IKEA. An adjoining retail park further strengthens the retail zone. A major refurbishment and improvement to the masterplan was recently completed to include new stores for New Yorker, Hemtex and a full-concept H&M.

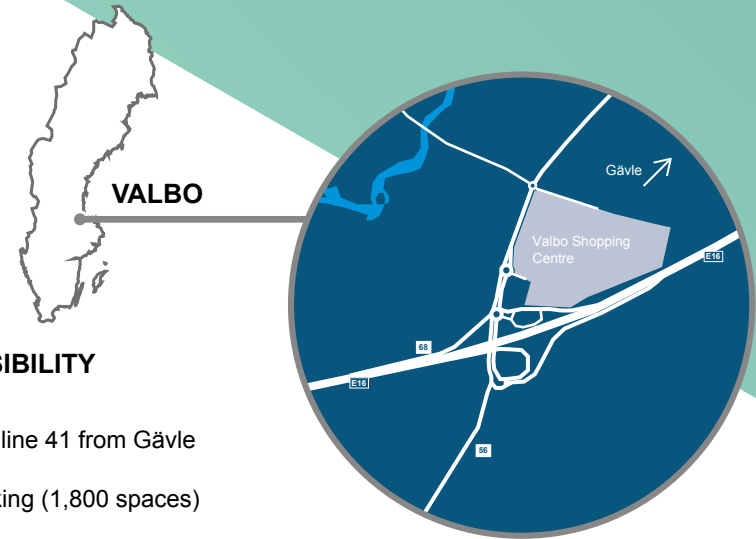
SERVICES

- Free Wi-Fi
- Click & Collect
- Gift Card
- Bus
- Electric Car Charging



ACCESSIBILITY

- Bus line 41 from Gävle
- Parking (1,800 spaces)



TOP BRANDS



54,543*
Gross lettable area

7,018 GLA Hyper **29,935** GLA Gallery

75
Number of stores

11 Medium units **8** Restaurants

250,000
Catchment

4 million
Number of visitors*

* Includes retail park and external units

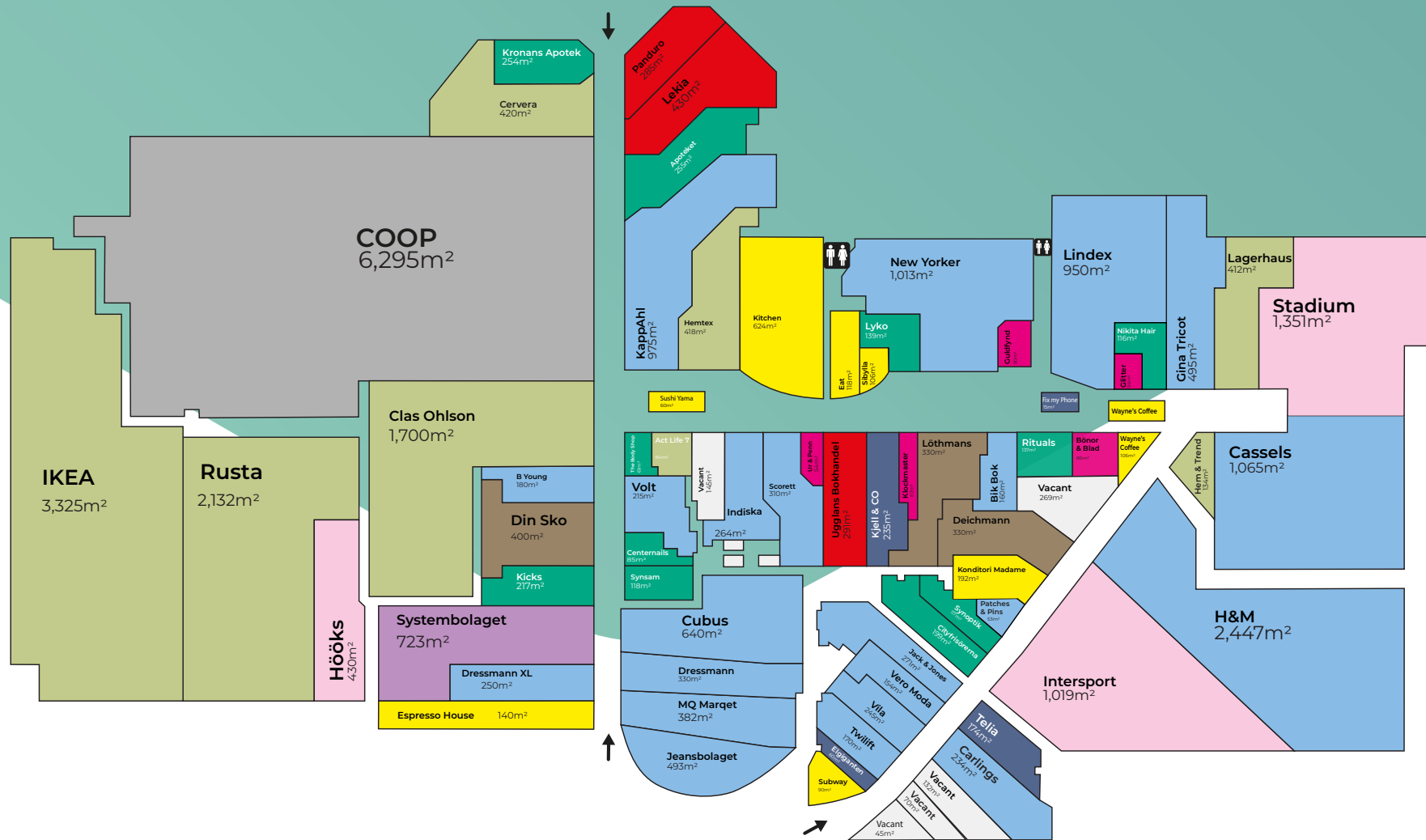
* Based on 2019 numbers and includes all commercial areas



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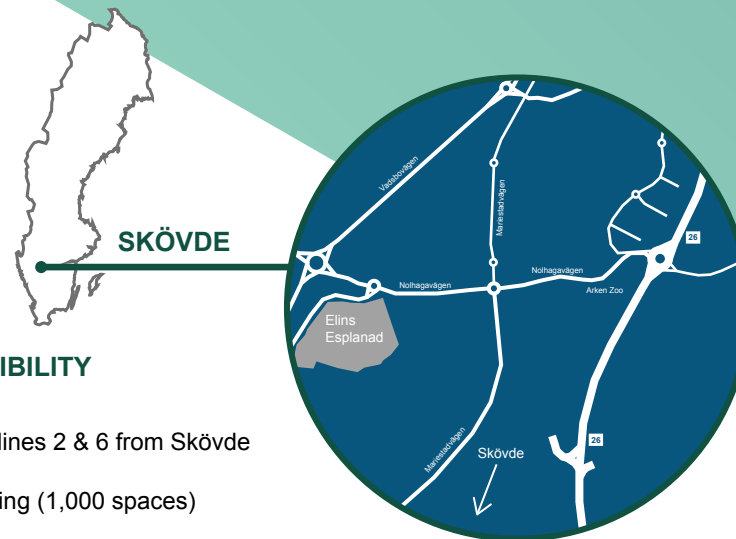
- Hypermarket
- Fashion
- Shoes
- Health & Beauty
- Gifts & Jewellery
- Books & Toys
- Food
- Restaurants
- Services
- Sport
- Home Goods
- Telecom & Electrical
- Vacant



ELINS ESPLANAD

ESG & AWARDS
BREEM[®]

SKÖVDE – OPENED 1997
Refurbished and extended in 2020



ACCESSIBILITY

- Bus lines 2 & 6 from Skövde
- Parking (1,000 spaces)

Elins Esplanad provides 40 shops and an ICA hypermarket and is the first shopping choice in Skövde, with a catchment of 240,000 people. Six new stores recently opened, including H&M, Cassels and a Nordic Wellness gym. Planning approval for a further 5,000m² GLA has been obtained and could provide 13 additional shops and restaurants.



SERVICES

- Free Wi-Fi
- Click & Collect
- Gift Card
- Bus
- Electric Car Charging



TOP BRANDS



26,317
Gross lettable area

9,244 GLA Hyper **17,073** GLA Gallery

40
Number of stores

10 Medium units **5** Restaurants

240,000
Catchment

3.5 million
Number of visitors*

elinsesplanad.se

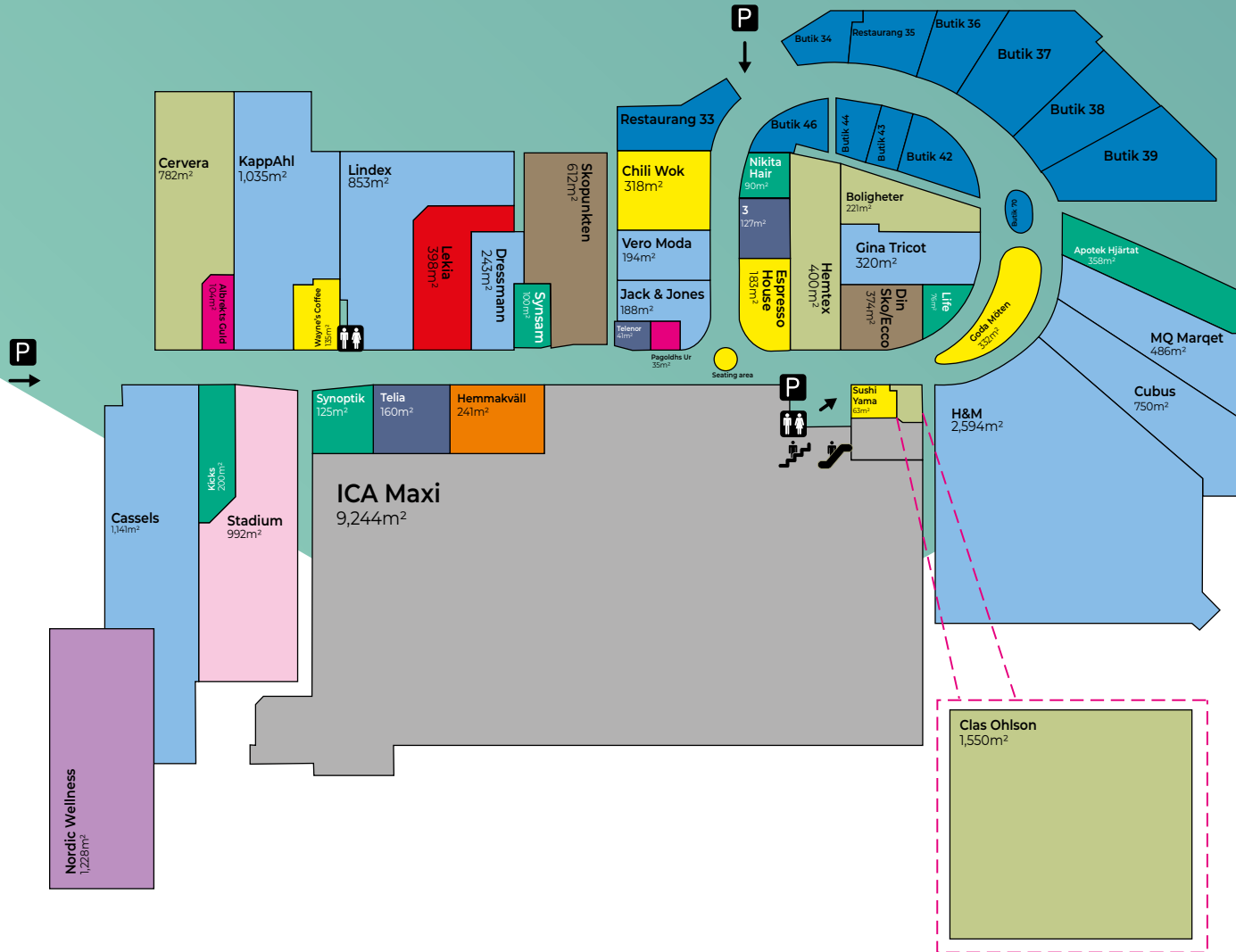


* Based on 2019 numbers and includes all commercial areas

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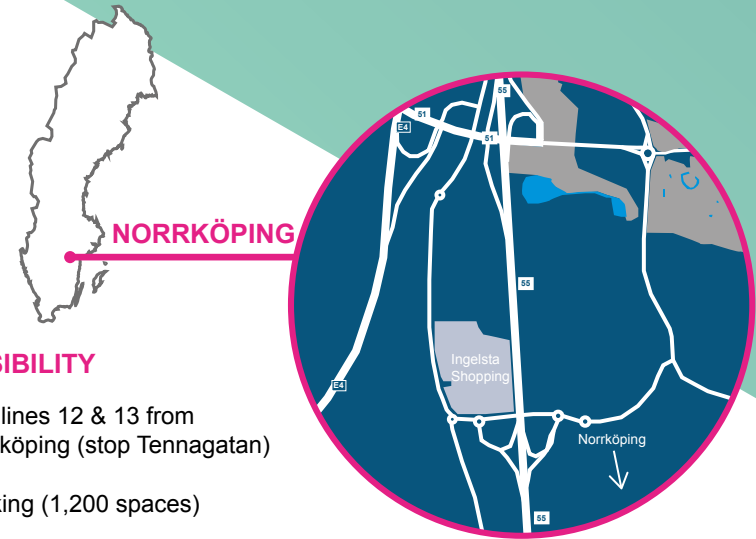
- Hypermarket
- Fashion
- Shoes
- Health & Beauty
- Gifts & Jewellery
- Books & Toys
- Restaurants
- Services
- Sport
- Home Goods
- Telecom & Electrical
- Vacant
- Project



ingelsta. shopping

ESG & AWARDS BREAM®

NORRKÖPING – OPENED 1994
Refurbished in 2009
extended in 2008 and 2018



Ingelsta Shopping is located in the main external retail area of Norrköping at the city's northern entrance from the E4 motorway. Ingelsta Shopping was recently refurbished and extended and comprises an ICA hypermarket and 50 shops and an inspiring selection of cafés and restaurants.

ACCESSIBILITY

- Bus lines 12 & 13 from Norrköping (stop Tennagatan)
- Parking (1,200 spaces)



SERVICES

- Free Wi-Fi
- Click & Collect
- Gift Card
- Bus
- Electric Car Charging

TOP BRANDS



37,744*
Gross lettable area

9,581 GLA Hyper **15,400** GLA Gallery

50
Number of stores

7 Medium units **6** Restaurants

280,000
Catchment

3.5 million
Number of visitors*

* Includes external units

* Based on 2019 numbers and includes all commercial areas

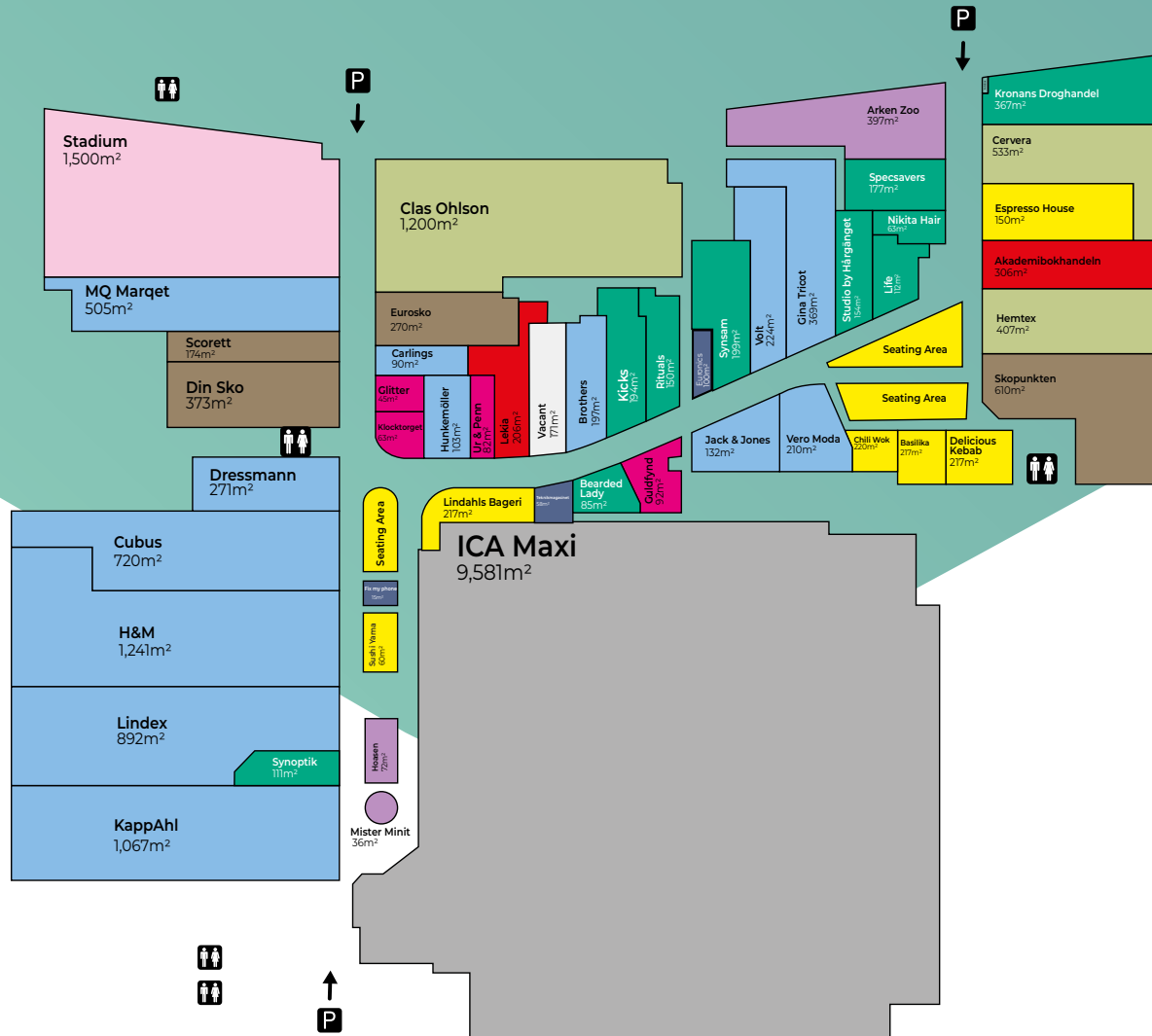
ingelstashopping.se



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- Hypermarket
- Fashion
- Shoes
- Health & Beauty
- Gifts & Jewellery
- Books & Toys
- Restaurants
- Services
- Sport
- Home Goods
- Telecom & Electrical
- Vacant

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