

## PRESS RELEASE

REGULATED INFORMATION

03 October 2017

After trading hours - under embargo until 17h45

Inside information

### CARE PROPERTY INVEST

Public limited liability company (société anonyme/naamloze vennootschap),  
Public Regulated Real Estate Company (Société Immobilière Réglementée (SIR) /  
Gereguleerde Vastgoedvennootschap (GVV)) under Belgian Law  
Registered Office: 3 Horstebaan, 2900 Schoten  
Companies Registration No. 0456.378.070 (LPR Antwerp)  
(the "Company")

### ACQUISITION OF A RESIDENTIAL CARE CENTRE IN BEERSEL

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Schoten, Belgium – 03 October 2017

Care Property Invest announces the acquisition of 100% of the shares in the company Konli BVBA (company number 836.269.662). Konli BVBA is the owner of the building that houses 'Seniorencampus Qaly@Beersel', consisting of a residential care centre with 78 residential places and a short stay centre with a capacity of 9 persons. The operation is in the hands of Qaly@Beersel BVBA.

The conventional value of this project is approximately €16.7 million.

**Quote Peter Van Heukelom, CEO of Care Property Invest;**

*'Shortly after the announcement of the acquisition under suspensory conditions of our eleventh project in Flemish Brabant last week, on 28 September 2017, we are pleased to be adding a new asset in the same province to our property portfolio. The property, located in Alseberg and operated by Qaly@Beersel, is the 89<sup>th</sup> building we can add to our property portfolio.'*



### **The operational management**

The residential care centre, including short stay centre, is operated by Qaly@Beersel BVBA, through a long-term agreement of the 'triple net' type.

Qaly stands for 'Quality Adjusted Life Years', a measure in medicine for life years and quality of life.

This physical, mental and social quality of life is their main focus.

The initiator of 'Seniorencampus Qaly@Beersel' is Dr. Lieve Verplancke.

### **The property**

'Seniorencampus Qaly@Beersel' is an oasis of peace, ideally located on the outskirts of Brussels. The residential care centre including short stay centre is located in the quiet and green domain of Rondebos, which is only 1 km away from the centre of Alseberg. Also the city centres of Sint-Genesius-Rode and Waterloo are located only a few kilometres away. With several public transportation stops and the train station within walking distance, and the Ring of Brussels in the vicinity, 'Seniorencampus Qaly@Beersel' is easily accessible, both by car and by public transport.

The project consists of a residential care centre with 78 residential places and a short stay centre with 9 residential places. The residents can enjoy a wide array of facilities for mind and body, among which a fitness, a spa, a wellness centre, a billiard room, a crearoom and a beautifully designed Grand Café. In good weather, the residents can enjoy the green surroundings from the landscaped garden or from the terrace.

### **The transaction**

Care Property Invest has acquired all of the shares in the company Konli BVBA. The conventional value of this property is approximately €16.7 million. This price is largely based on and in line with the valuation of the real estate expert.

Care Property Invest would like to reconfirm its desire to expand their real estate portfolio in the future with health care infrastructure in the Flemish, Walloon and Brussels-Capital Regions as well as elsewhere in European Economic Area.

Caution regarding forecasts

*This press release contains forecasts involving risks and uncertainties, amongst others statements regarding plans, objectives, expectations and intentions of Care Property Invest. Readers are cautioned that such forecasts involve known and unknown risks and are subject to significant business, economic and competitive uncertainties which are mostly beyond Care Property Invest's control. If one or more of these risks or uncertainties materialise or should, if applied, basic assumptions prove incorrect, the final results may significantly deviate from the anticipated, expected, estimated or projected results. Consequently, Care Property Invest cannot assume any responsibility for the accuracy of these forecasts.*

For any additional information



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**About Care Property Invest**

Care Property Invest NV is a Public Regulated Real Estate Company (Public SIR/GVV) under Belgian law. Based on a solid organisation, Care Property Invest helps healthcare entrepreneurs to undertake property projects by offering real estate tailored to the end user, that is both qualitative and socially responsible. For its shareholders, Care Property Invest strives for a stable long-term rate of return.

This year, Care Property Invest's share celebrated its 21st birthday on Euronext Brussels. The share is listed under the name of **CPINV** and has the following **ISIN-Code: BE0974273055**. As from December 2016, the share has also been included in the **BEL Mid index** and the Company has become a member of **EPRA**.

In September 2017, the Company received its first **EPRA BPR Gold Award**.