



Press release

COIMA SGR: FIVE-YEAR LOAN FOR MORE THAN 150 MILLION EUROS FOR GIOIA22

Milan, 25 January 2018 – **COIMA SGR** – a leading independent manager of real estate investment funds on behalf of Italian and international institutional investors – has obtained the **GIOIA22 financing for the new Porta Nuova professional skyscraper through a pool of leading national and international banks.**

The loan – which will have a term of **five years** and is equal to **more than 150 million Euros** – was obtained through a pool of banks that includes **BNP Paribas as Mandate Lead Arranger and Bookrunner, Crédit Agricole CIB as Mandate Lead Arranger, Bookrunner and Finance Agent and UBI Banca as Lead Arranger.**

The tower, which was designed by architect Gregg Jones through the Pelli Clarke Pelli Architects architectural firm, will replace the former INPS building at via Melchiorre Gioia 22 in the heart of Milan – in the Porta Nuova district – and will consist of 26 floors above ground stretching to over 120 meters with 4 underground levels below, for a total gross area of 68,000 m².

GIOIA22 will offer some of the highest standards in technological innovation and environmental sustainability thanks to its 6,000 m² of solar panels, which will reduce the building's energy needs by 75% compared to other recent professional towers in Milan, a heating and cooling system powered by ground water, an annual reduction in carbon dioxide emissions equal to -2,260 tons compared to the previous building, and a *Cradle to Cradle* approach when it comes to the selection of materials.

To finalize the loan, COIMA SGR has been assisted by **Studio Chiomenti** from a legal perspective and **Studio Maisto** from a fiscal one, while **Studio Bonelli Erede** assisted the banks from a legal perspective.

COIMA is a leading platform in the investment, development and management of real estate on behalf of international and domestic institutional investors. COIMA SGR, an Investment & Asset Management company, manages 20 real estate investment funds with over 5.5 billion euros of investment and has more than 170 properties in its portfolio, including 24 properties certified LEED Gold and Platinum. COIMA Srl, a development and property management company, has developed and managed properties over 5 million square meters for more than 40 years. Among COIMA's most important projects is the Porta Nuova project in Milan, one of the most prestigious urban redevelopment plans in Europe, which the platform co-invested, co-developed and still manages.

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