

## Andermatt Swiss Alps: Facts & Figures 2020

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Board of Directors	Samih Sawiris (Chairman), Alex Yule-Smith, Franz Egle, Naguib S. Sawiris
CEO	Raphael Krucker
Number of employees	About 100 / Andermatt Swiss Alps Group: between 400 and 1,000 (depending on the season)

**Overall scope**

- Six 4- to 5-star hotels
- 42 apartment buildings with about 500 apartments
- About 28 exclusive chalets
- Public indoor pool
- Convention facilities
- 18-hole par-72 championship golf course with clubhouse
- Modernisation and consolidation of the ski areas Andermatt and Sedrun to form the SkiArena Andermatt-Sedrun
- Modernisation of the railway station in collaboration with the Matterhorn Gotthard Railway

**Investment volume**

Total of CHF 1.8 billion  
 Additional CHF 130 million for the SkiArena Andermatt-Sedrun

As of end of 2020, over CHF 1.2 billion had been invested

<b>The Chedi Andermatt</b>	Location	Integrated into the traditional village centre, on the site of the former Grand Hotel Bellevue
	Category	5-star deluxe
	Units	48 hotel rooms (> 50 m <sup>2</sup> ) 2 hotel suites (Furka and Gemsstock) 65 pieds-à-terre, 55 of which can be used as hotel rooms 12 penthouses (> 250 m <sup>2</sup> ) 42 residences (some of which can be used as hotel suites) Total of 169 units

<b>The Chedi Andermatt</b>	Architect	Design: Denniston International Architects & Planners Ltd, Kuala Lumpur	
	Executive Architect	Germann & Achermann, Altdorf, Switzerland	
	Facilities	The Restaurant (main restaurant with four open studio kitchens) 🍷 The Japanese (Japanese speciality restaurant) 🍱 🌸 The Japanese by The Chedi Andermatt (Gütsch) 🍷 🌸 Wine & Cigar Library Sport butler Spa (2,400 m <sup>2</sup> ) with fitness centre	
	Miscellaneous	Floor area	over 50,000 m <sup>2</sup>
		Height of lobby	> 4.6 metres
		Number of lamps	22,000
		Number of fireplaces	201, six of which are wood fired
		Number of lifts	23 in nine buildings
		Number of doors	over 1,000
	Cost	Approximately CHF 300 million, including adjacent residence buildings	
	Ground-breaking	September 2009	
	Opening	December 2013	

<b>Radisson Blu Hotel Reussen and Gotthard Residences</b>	Category	4-star-superior hotel and residence wing	
	Units	244 hotel rooms 10 Gotthard Lofts 100 residences	
	Architect	Design: Sumi Burkhalter Architekten, Zürich, Switzerland	
	Executive Architect	Germann & Achermann, Altdorf, Switzerland	
	Realisation	BESIX, Brussels	
	Interior design	MBO, Brussels	
	Facilities	Restaurant Spun, Bärbar hotel lounge, Uela spa, fitness room, event and conference rooms, Andermatt Concert Hall	
	Ground-breaking	October 2015	
	Opening	December 2018	

<b>Basic infrastructure</b>	Architect	Itten+Brechtbühl, Zurich, Switzerland	
	Scope	Basis for hotel and adjacent buildings (46,000 m <sup>2</sup> , approximately 1,750 parking spaces) First stage in 2017: about one-third completed Enables car-free pedestrian zone Offers space for garage spaces Consists of the infrastructure (supply and waste lines) of the hotel and adjacent buildings Ensures protection against flooding	

<b>Basic infrastructure</b>	Ground-breaking	September 2009
	Commissioning	First part: Autumn 2014 Parking: Winter 2017

<b>Apartment buildings</b>	Architects	30 renowned international architects
	Scope	42 individually designed apartment buildings in alpine chic style with a broad range of apartments and a variety of investment possibilities
	Start of construction	2012
	Opening	Starting autumn 2014

Property name	Apartment size	Number of units	Prices in CHF <sup>1</sup>	Timeline
Gemse	Studio to 4-bedroom	19	from 455,000	sold out
Biber	1- to 2-bedroom	22	from 547,575	sold out
Hirsch	1- to 4-bedroom	15	from 1,450,000	sold out
Steinadler	1- to 4-bedroom	12	from 1,180,000	sold out
Schneefalke	Studio to 4-bedroom	19	from 309,000	sold out
Wolf	1- to 3-bedroom	23	from 395,000	sold out
Edelweiss	1- to 3-bedroom	17	from 575,000	hand-over started in December 2017
Alpenrose	1- to 3-bedroom	20	from 487,500	sold out
Eisvogel	Studio to 2-bedroom maisonette	44	from 323,000	sold out
Fuchs	2- to 7-bedroom	18		sold out
Arve	1- to 3-bedroom	17	from 795,000	construction started in March 2020
Enzian	1- to 4-bedroom	12	from 775,000	construction started in March 2020
Turmfalke Suites	Studio to 2-bedroom	49	-	construction started in March 2020
Frame	Studio to 1-bedroom	34	from 330,000	construction started in July 2020
Alma	2- to 3-bedroom	11	from 1,710,000	construction started in August 2020
Koya	Studio to 1-bedroom			construction to start in spring 2021
Altera	2- to 3-bedroom			construction to start spring 2021
The Chedi Residences	1- to 2-bedroom	42	from 1,800,000	hand-over started in December 2015/16
The Chedi Penthouses	Core and shell	12	from 3,400,000	buyer-determined
Gotthard Lofts	1- to 3-bedroom	10	from 990,000	hand-over started in November 2019

<sup>1</sup> Prices refer to the project as a whole, irrespective of the current sales status

Gotthard Residences	Studio to 3-bedroom	100	from 450,000	hand-over started in December 2018
Chalet parcels	from 923 m <sup>2</sup>	28	2,000/m <sup>2</sup> (building plot)	buyer-determined
Custom-designed chalets	approximately 300 m <sup>2</sup>	28	from 5,200,000	Buyer-determined

<b>Exclusive chalets</b>	Location	On the banks of the Reuss river, next to the apartment buildings
	Scope	Approximately 28 custom, high-quality chalets
	Architects	Concepts by a dozen renowned architects
	Start of construction	May 2012
	Occupancy	First chalet in 2015

<b>Golf</b>	Location	Between the apartment buildings and Hospental (6.6 km long; total area of 1.3 million m <sup>2</sup> , of which over 40 % is environmental offset area)		
	Facilities	Ecological, alpine 18-hole par-72 championship golf course and golf clubhouse		
	Architects	Golf course	Rossknecht Golfplan GmbH, Lindau, Germany	
		Golf clubhouse	Kurt Aellen Ltd., Berne, Switzerland	
	Start of construction	Golf course in 2009		
	Opening	2016 (trial operation for hotel guests started in 2014)		
	Start of construction	Golf clubhouse in 2014		
	Opening	2016 (The Swiss House restaurant opened in December 2017)		
	Awards	World Golf Awards, "Switzerland's Best Golf Course": 2016, 2017, 2018, 2020 Swiss Golf Award, "Best 18-Hole Golf Course in Switzerland": 2018		
	Certification	GEO certification in 2020		

<b>SkiArena Andermatt-Sedrun</b>	Location	Andermatt-Oberalp-Sedrun, together with Gemsstock Ranging from approximately 1,500 to 3,000 masl
	Operator	Andermatt-Sedrun Sport AG
	Facilities	Richly varied ski area with modern infrastructure and over 120 kilometres of slopes in all degrees of difficulty 22 lifts, catering operations (Mountain Food), snow-making equipment, winter and summer operation
	Director	Raphael Krucker (ad interim)

<b>SkiArena Andermatt-Sedrun</b>	Start of construction	2015
	Completion	2018

<b>Andermatt+Sedrun+Disentis</b>	Location	Ski area ranging from Andermatt via Oberalp and Sedrun to Disentis
	Facilities	180 km of pistes and 33 lifts Gondola connecting Sedrun with Cuolm da Vi Shuttle train that travels three times an hour from Dieneri to Sedrun, combined ski ticket, including the Matterhorn Gotthard Railway
	Managing Director	Pascal Schär

<b>Milestones</b>		
	February 2005	Samih Sawiris is invited to Andermatt for consulting purposes and meets with Cantonal Councillor Josef Dittli, then-director of the Urner Kantonalbank Peter Zraggen, former National Councillor Franz Steinegger and the locals Karl Danioth and Altlandammann Carlo Dittli
	December 2005	Samih Sawiris notifies the residents about the project.
	March 2007	At the Andermatt public assembly, the residents approve the revised zoning plan with a majority of 96 percent In April the municipality of Hospental approves the zoning plan with 101 votes in favour and 13 against
	December 2007	Exemption from Lex Koller <sup>2</sup> granted by the Federal Council
	December 2008	District development plans approved
	September 2009	Ground broken for The Chedi Andermatt, the basic infrastructure and the 18-hole golf course
	August 2010	Cornerstone ceremony held for The Chedi Andermatt
	May 2012	Ground broken for the first exclusive chalet
	July 2012	Construction of the first apartment buildings Hirsch and Steinadler starts A clear majority of the shareholders of the cableway companies Andermatt Gotthard Sportbahnen AG and Sedrun Bergbahnen AG accept the takeover offer of Andermatt Swiss Alps AG
	January 2013	SkiArena Andermatt-Sedrun: agreement reached with the NGOs
	September 2013	Ground broken for the golf clubhouse
	December 2013	The five-star deluxe hotel The Chedi Andermatt opens
	May 2014	Golf course opens on “pay-and play” basis (pre-opening)
	July 2014	The plan approval by the Swiss Federal Office of Transport for the project of Andermatt-Sedrun Sport AG becomes

<sup>2</sup> Lex Koller is the informal name of the Swiss Federal Law of 16 December 1983 regulating the acquisition of real estate by persons outside Switzerland. It limits the possibilities for the acquisition (buying and selling) of Swiss properties by non-Swiss nationals. Andermatt Swiss Alps AG is exempt from Lex Koller.

		legally effective
	December 2014	Rental of holiday apartments begins
	May 2015	First exclusive chalet handed over to the owner
	July 2015	Start of construction in the ski area with the first chairlift on Gemsstock at Gurschenalp
	September 2015	Construction of the Oberalp-Calmut chairlift starts
	October 2015	Cornerstone ceremony held for the Radisson Blu Hotel Reussen and Gotthard Residences
	December 2015	Six-seat chairlift at Gurschenalp inaugurated Winter operations start at The Nordic House
	June 2016	Golf course and golf clubhouse officially open
	July 2016	Construction of the Unterstafel-Gütsch chairlift (Gütsch Flyer) starts Construction of the Andermatt-Nätschen-Gütsch gondola (Gütsch Express) starts
	September 2016	Construction of the Hinterbördli-Strahlgand chairlift (Lutersee Flyer) starts
	December 2016	Oberalp-Calmut chairlift (Calmut Flyer) commissioned Unterstafel-Gütsch chairlift (Gütsch Flyer) commissioned
	April 2017	Construction of the Vordere Felli-Schneehüenerstock chairlift (Schneehüenerstock Flyer) starts Construction of the Oberalp-Schneehüenerstock gondola (Schneehüenerstock Express) starts
	November 2017	Dynamic pricing introduced
	March 2018	Schneehüenerstock Flyer begins operation One-way ski link from Andermatt to Sedrun opens
	May 2018	Andermatt Swiss Alps sells real estate package for CHF 50.5 million
	June 2018	Andermatt Swiss Alps places bonds for CHF 50 million
	July 2018	Joint marketing organisation established for the SkiArena Andermatt-Sedrun and Disentis (ASDM)
	December 2018	Radisson Blu Hotel Reussen and the Gotthard Residences commissioned Piazza Gottardo opens Link/extension and modernisation of the SkiArena Andermatt-Sedrun commissioned
	March 2019	Aerial tramway Sedrun-Cuolm da Vi opens
	June 2019	Andermatt Concert Hall opens with the Berlin Philharmonic
	October 2019	First Andermatt Music Autumn Festival held in the Andermatt Concert Hall
	November 2019	Half-price pass for Andermatt+Sedrun+Disentis introduced
	December 2019	First AndermattSnowExpress in operation – extra train from Zurich main railway station to Andermatt New Andermatt Central railway station partially opens
		Gourmet restaurants open on Gütsch: The Japanese by The Chedi Andermatt and Gütsch by Markus Neff
	January 2020	New CEO Raphael Krucker Andermatt Music Winter Festival held with conductor Daniel Barenboim

	March 2020	Construction of the apartment buildings Arve, Enzian and Turmfalke starts
	July 2020	Construction of Frame and Alma starts
	October 2020	Andermatt Swiss Alps Golf Course receives geo-certification
	November 2020	Andermatt Swiss Alps places bonds for CHF 60 million
	December 2020	Andermatt places third in the Minergie Rating New Andermatt Swiss Alps branding launched, including new logo and website
	February 2021	Two new Michelin stars awarded to the restaurants on Gütsch: Gütsch by Markus Neff and The Japanese by The Chedi Andermatt New apartment buildings Altera and Koya launched Collaboration initiated between the University of Applied Sciences of the Grisons and Andermatt Swiss Alps SkiArena Andermatt-Sedrun purchases first green PistenBully
	March 2021	Record year: properties worth over CHF 76.9 million sold and positive EBITDA for the first time
	April 2021	Dragonfly monitoring shows exceptional diversity of dragonflies on the Andermatt Swiss Alps Golf Course
	May 2021	Alpine Mobility Association founded to complement public transport

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