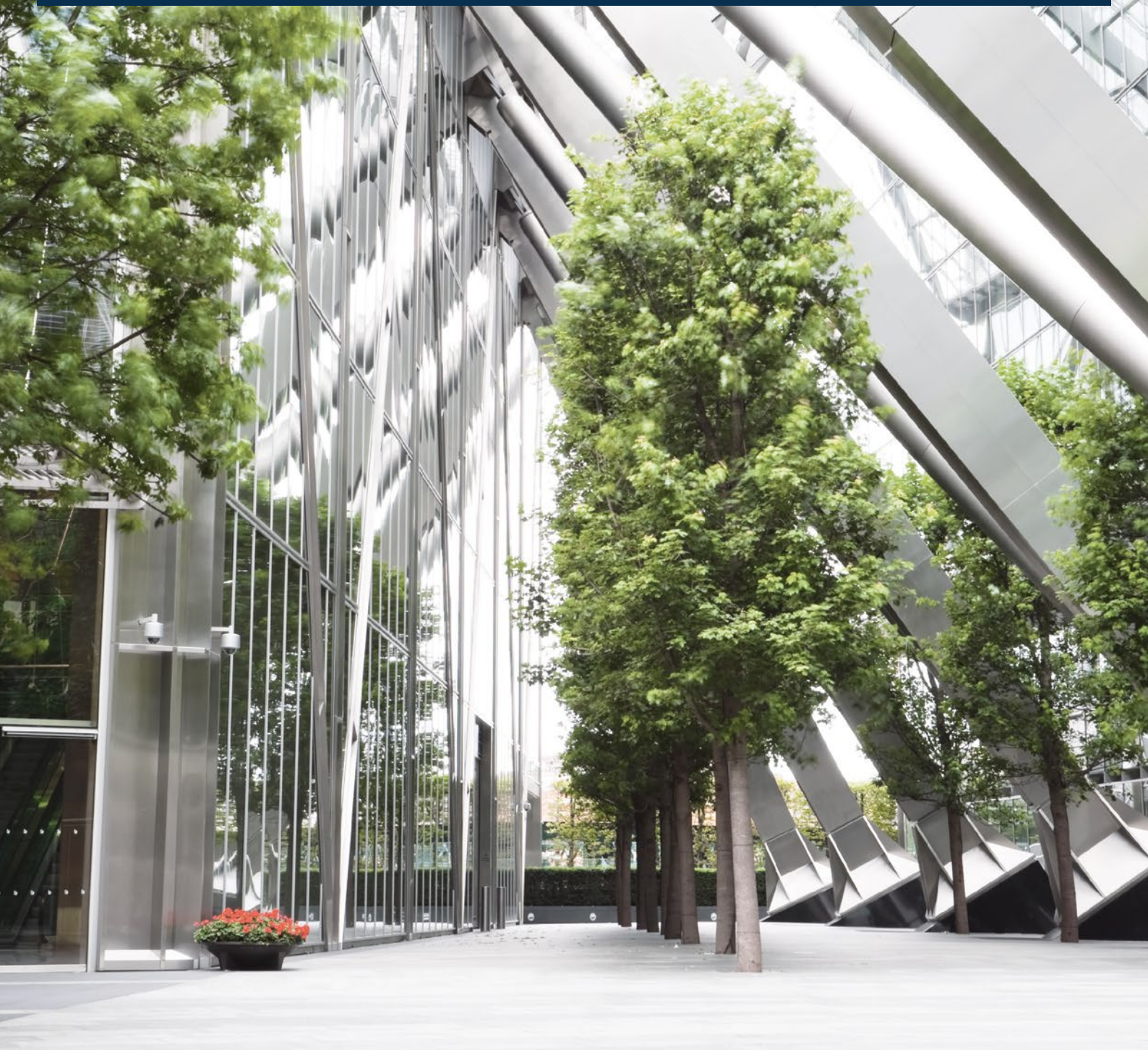


LB≡BW

Breaking new ground

A solid foundation for
every investment:
our commercial real
estate financing.



At a glance.

LBBW has long-standing experience and an extensive know-how in commercial real estate financing. Our inhouse team of real estate specialists provides tailor-made and innovative financing structures for property companies, housing associations, private and institutional investors regarding large ticket commercial and residential transactions. We provide commercial real estate financing for both international and domestic investors. Thanks to our financial strength we are also a valued partner for portfolio transactions involving larger residential and commercial real estate portfolios.

LBBW is active in major domestic and international commercial real estate markets. With our branches in New York and London and our Representative Office in Toronto we provide local expertise.

With an extensive track record of successful transactions, LBBW is well positioned to lead green financings and support the growth of the green transition. We are a reliable partner for our customers on their path towards greater energy efficiency and decarbonisation.



© Peter Kernwein

A warm welcome from LBBW's real estate specialists.

Financing is the key to success for project developers and real estate investors. Our team of experienced experts is at your side in key domestic and international real estate markets. We provide tailor-made real estate financing for office, retail, logistics, and residential property through close and trusting dialogue with you.

If you are looking for a reliable and professional banking partner,

- who stands out by virtue of its quick and transparent decision-making,
- who can provide large-scale financing reaching hundreds of millions of euro by itself and without the need for long-winded decision-making processes in multi-layered syndicates,
- who is interested in a sustainable and long-term trusting business relationship,
- who has proven expertise in leading green financing transactions,

then we should talk.

Landesbank Baden-Württemberg –
your partner for commercial real estate financing.

Patrick Walcher
Global Head of Real Estate

LBBW – a competent partner for professional real estate investors.

We provide commercial real estate financing for both international and domestic investors.

Thanks to our financial strength and transaction security we are also a valued partner for portfolio transactions involving larger residential and commercial real estate portfolios. Based on our expertise, we can provide you with the appropriate financing solutions to meet your individual objectives.

Our customers include:

- Institutional investors and funds
- Private and family offices
- Real estate companies and real estate corporations
- Project developers
- Real Estate Investment Trusts (REITs)
- Residential real estate companies



Competence in the most important real estate markets.

Our activities in commercial real estate finance are focused on the major domestic and international real estate markets.

We support our customers with our transaction expertise in both domestic and cross-border investments in Germany and in our target markets abroad. Thanks to our teams in the London and New York branches and in the Toronto Representative office, we are also active in the most important real estate markets of the UK, USA, and Canada. Hence we have excellent market knowledge and established links with the most important market players.



05



Real estate financing with expertise.



We focus on the structuring of large-ticket, complex financing for individual and portfolio investments in the following asset classes:

- Commercial real estate (office, retail)
- Residential portfolios
- Financing of German housing associations
- Financing for German special investment trusts under KAGB (German Investment Law Code) – world-wide and in all asset classes
- Logistics

For developments and refurbishments we provide flexible, short-term financing. For the purchase of individual properties or portfolios we also arrange tailor-made financing. We offer suitable interest rate hedging strategies in accordance with the respective transaction. Our performance in this market segment is documented by a large number of successful transactions. And we work in partnership with our customers in the transformation of their properties to improved energy efficiency.

Potsdamer Platz, Berlin, Germany

- LBBW: Arranger, Agent, Security Agent
- Office, Residential, Retail, Leisure

Real estate pictures on the right page:

- 1 Canary & Distillery (Distillery District), Toronto, Canada**
 - LBBW: Sole Lead Arranger
 - Iconic Commercial Mixed Use Complex
- 2 Clarges Mayfair, London (West End), UK**
 - LBBW: Sole Lender
 - Office, Retail, Residential
- 3 One Bartholemew, London, UK**
 - LBBW: Arranger, Agent
 - Grade A Office
- 4 The Share, Amsterdam, the Netherlands**
 - LBBW: Arranger
 - Office
- 5 Opernturm, Frankfurt, Germany**
 - LBBW: Bookrunner
 - Office, Retail
- 6 Macherei, Berlin, Germany**
 - LBBW: Arranger
 - Office, Wood Hybrid Construction
- 7 The Innovation and Design Building, Boston, USA**
 - LBBW: Arranger and Agent
 - Creative Office and Life Science
- 8 I Live, Berlin, Germany**
 - LBBW: Sole Lender
 - New Building 232 Micro- and Service Appartements
- 9 B.HUB, Berlin, Germany**
 - LBBW: Sole Lender
 - Office
- 10 Airport City, Düsseldorf, Germany**
 - LBBW: Sole Lender
 - Office





Broad product range with individual solutions.

In our function as Arranger and Consortium Manager, we offer a comprehensive range of financing products and services to our real estate customers on a property, portfolio, or company basis.

We are able to provide financing alone as a lead arranger and can also lead or arrange financing consortia/clubs. Our credit approval processes always proceed rapidly, transparently, and reliably.

The types of financing we provide are focused on:

- Traditional short-term, medium-term, and long-term financing
- Structured finance
- Financing for acquisitions and project developments

We also offer a number of supplementary products and services such as:

- Interest rate and currency management
- Deposit business
- Payment transactions
- Account management

Cambridge Center, Cambridge, USA

- LBBW: Administrative Agent and Co-Lead Arranger
- Office



Salesforce Tower, London, UK

- LBBW: Joint Bookrunner, Joint Mandated Lead Arranger and Joint Facility Coordinator
- Office



Our goal is to meet your requirements.

All our employees are highly qualified specialists with excellent market contacts who stand out in the national and international commercial real estate arena by virtue of their longstanding and considerable expertise. We make use of this distinctive real estate and creative market competence in a targeted way to support and achieve sustainable success for our sophisticated customers.

All of this creates the basis for rapid and reliable decisions relating to complex financing structures, asset, or share deals on a recourse or non-recourse basis.

Customer satisfaction and long-term business partnerships are our hallmarks.

Further information
can be found at:

www.LBBW.de/commercial_real_estate



1250 René-Lévesque, Montréal, Canada

- LBBW: Joint Lead Arranger
- Office



Film House, London, UK

- LBBW: Sole Lender
- Office and Retail



Selected examples of our financings in the residential property segment.

Steimker Gärten, Wolfsburg, Germany

- LBBW: Co-Arranger
- Housing company
- Long-term financing and Green Bond
- Construction of about 260 new units in Wolfsburg



Magdeburger Allee, Erfurt, Germany

- LBBW: Sole Lender
- Long-term financing
- Residential and Retail



Städtische Wohnbaugesellschaft mbH, Weil am Rhein, Germany

- Living in all life situations and across all generations: multi-generational living, assisted living, welfare station, kindergarten
- LBBW: Arranger



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