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This list comprises only the largest recently published transactions in the Finnish property market. More detailed information and analyses on property transactions in Finland can be obtained in the KTI Transactions information service. The service includes information on some 2,600 transactions since 2001. For more information, please contact: *Olli-Pekka Virkola* (olli-pekka.virkola(a)kti.fi, +358 50 330 5287) or *Mikko Soutamo* (mikko.soutamo(a)kti.fi, +358 50 548 0480).



## Major portfolio transactions, located in several cities, 2021Q4-2022Q3

updated 14/10/2022

Property Company / Portfolio	Type of use	Time	Location	Price [M€]	Purchaser	Seller
Three residential property (313 rental apartments)	residential	Q3 / 2022	Helsinki, Kirkkonummi		Taaleri Asuntorahasto VIII Ky	Bonava Oy
SaKa portfolio	logistics	Q3 / 2022	Helsinki, Tampere, Oulu		Partners Group	Mandatum Life Kaleva Mutual Insurance Company
2200 rental apartments	residential	Q3 / 2022	many		Orange Capital Partners (OCP) GIC	Starwood capital group in partnership with Avara Ltd
942 rental apartments	residential	Q2 / 2022	Helsinki, Espoo, Vantaa, Turku, Jyväskylä		Lumo Kodit Oy	NREP
261 rental apartments	residential	Q2 / 2022	many	55	Sirius Fund IV	Hartela Oy
17 retail properties	retail	Q2 / 2022	many	50	Erikoissijoitusrahasto LähiTapiola Sijoituskiinteistöt	Elite Finland Value Added Fund II Ky
17 commercial properties	industrial, retail, office	Q2 / 2022	many	137	Nyfosa Brunswick Real Estate	n/a
2009 rental apartments	residential	Q2 / 2022	Hämeenlinna, Jyväskylä, Lahti, Oulu,		Heimstaden Bostad AB	SATO Oyj
Two residential properties	residential	Q1 / 2022	Turku, Vantaa	50	Erikoissijoitusrahasto Aktia Asunnot+	AKR Tuotto Ky Varma Mutual Pension Insurance Company
Four healthcare properties	public use	Q1 / 2022	Helsinki, Turku, Oulu, Kuopio		Medical Properties Trust	Pohjola Vakuutus
1900 rental apartments	residential	Q1 / 2022	many	300	Orange Capital Partners (OCP) GIC	Real estate fund managed by Morgan Stanley Real Estate Investing Premico
Two residential properties (186 rental apartments)	residential	Q4 / 2021	Espoo, Tampere		Erikoissijoitusrahasto eQ Asunnot	Bonava Oy
Three logistics properties	logistics	Q4 / 2021	Vantaa, Hyvinkää, Hämeenlinna		AXA IM Alts	NREP Logicensers
IVH KAMPUS KY	office	Q4 / 2021	Jyväskylä, Lappeenranta	56,3	Nyfosa Brunswick Real Estate	Investors House Private investors

## Major transactions, 2021Q4-2022Q3, Helsinki metropolitan area

updated 14/10/2022

Asset	Type of use	Time	Location	Price [M€]	Purchaser	Seller
Alberga Business Park A	office	Q3 / 2022	Espoo		Erikoissijoitusrahasto eQ Liikekiinteistöt	Union Investment Real Estate GmbH
Iimalan Aura	office	Q3 / 2022	Helsinki		Union Investment: UniInstitutional EuropeanM fund	Hartela Etelä-Suomi Oy
Pasilan Visio	office	Q3 / 2022	Helsinki		Funds managed by Swiss Life Asset Managers Nordic	Fennia Mutual Insurance Company
Shopping Centre Kaari	retail	Q3 / 2022	Helsinki	207	Keva	Niam
Industrial property (EATON)	industrial	Q2 / 2022	Vantaa		Fund managed by abrdn	Jatke Oy
Office property (HQ of WithSecure)	office	Q2 / 2022	Helsinki	58	UniInstitutional European Real Estate (Fund managed by Union Investment Real Estate)	SRV
Office property	office	Q2 / 2022	Helsinki		NREP	GNRE Fund II (Fund managed by Genesta)
Fab9	office	Q2 / 2022	Helsinki		Fund managed by KanAm Grund Group	Genesta Nordic Real Estate II (GNRE II)
Akiva Kiinteistö I Ky	industrial	Q2 / 2022	Helsinki, Espoo, Vantaa	120	Blackstone - Mileway	Akiva Kiinteistöt I shareholders
Four office properties	office	Q2 / 2022	Helsinki		CapMan Nordic Real Estate III	Goldman Sachs Asset Management Cromwell Property Group
Stockmann department store property	retail	Q1 / 2022	Helsinki	400	Keva	STOCKMANN Oyj Abp
Duetto Park	office	Q1 / 2022	Helsinki		Revcap Cobbleyard Real Estate	Amundi Asset Management
Kiinteistö Oy Espoon sairaala	public use	Q1 / 2022	Espoo	295	LähiTapiola Yhteiskuntakiinteistöt Suomi Ky	City of Espoo
Metso Outotec Office Campus	office	Q4 / 2021	Espoo		Corum Eurion (managed by Corum Asset Management)	Union Investment Real Estate GmbH
Office property	office	Q4 / 2021	Vantaa		ICG	Niam
Residential property (240 rental apartments)	residential	Q4 / 2021	Helsinki	101	PATRIZIA	SRV
Office and healthcare property	office, public use	Q4 / 2021	Vantaa		Erikoissijoitusrahasto eQ Liikekiinteistöt Erikoissijoitusrahasto eQ Yhteiskuntakiinteistöt	Sponda Oyj
Fredriksberg D	office	Q4 / 2021	Helsinki	75	Fund managed by abrdn	NCC Property Development
Office property	office	Q4 / 2021	Helsinki		Altaal	Niam
Columbus shopping centre	retail	Q4 / 2021	Helsinki	106,2	NREP	Citycon Oyj
As Oy Helsingin Atlas (288 rental apartments)	residential	Q4 / 2021	Helsinki	100	Unilmmo: Global (managed by Union Investment Real Estate)	Skanska

Asset	Type of use	Time	Location	Price [M€]	Purchaser	Seller
Two residential properties (142 rental apartments)	residential	Q3 / 2022	Turku		Evli Residential II Ky	Lujatalo Oy
Two residential properties (116 rental apartments)	residential	Q3 / 2022	Turku		Taaleri Vuokrakoti Ky	Pohjola Rakennus Oy Suomi
Lahti City Hospital	public use	Q2 / 2022	Lahti	96	LähiTapiola Yhteiskuntakiinteistöt Suomi Ky	City of Lahti
Office property	office	Q2 / 2022	Tampere		Nyfosä	SBB i Norden AB
Public use property	public use	Q2 / 2022	Seinäjäki	50	Erikoissijoitusrahasto eQ Yhteiskuntakiinteistöt	City of Seinäjoki
Logistics property (Tokmanni)	logistics	Q1 / 2022	Mäntsälä	60	NREP Logicensers Finland	Tokmanni Oy
Public use portfolio	public use	Q2 / 2022	Oulu	166	Erikoissijoitusrahasto eQ Yhteiskuntakiinteistöt	City of Oulu
Four commercial properties	retail	Q1 / 2022	Vaasa		Serena Properties AB	WasaGroup Fund I WasaGroup Fund III
F-MEDI II	public use	Q1 / 2022	Tampere		Erikoissijoitusrahasto eQ Yhteiskuntakiinteistöt	S-Pankki Toimitila Erikoissijoitusrahasto
Eight public use properties	public use	Q1 / 2022	Tampere	96	Erikoissijoitusrahasto eQ Yhteiskuntakiinteistöt	Tampereen Palvelukiinteistöt Oy
Hospital properties	public use	Q4 / 2021	Jyväskylä	24,6	Apitare Oy (owned by Investors House Oy, Ovaro Kiinteistösijoitus Oy, Royal House Oy)	Central Finland Health Care District
Public use property portfolio	public use	Q4 / 2021	Jyväskylä	141	Erikoissijoitusrahasto eQ Yhteiskuntakiinteistöt	City of Jyväskylä
Logistics property	logistics	Q4 / 2021	Turku		HANSA Europe Logistic Fund (managed by HANSAINVEST Real Assets GmbH)	n/a
Logistics property	logistics	Q4 / 2021	Turku		MEAG	YIT
Three residential properties (186 rental apartments)	residential	Q4 / 2021	Tampere		Elo Mutual Pension Insurance	Tampereen Asunnot Ky (owned by LocalTapiola, OP and Ilmarinen)
Industrial property	industrial	Q4 / 2021	Tampere		Erikoissijoitusrahasto LähiTapiola Sijoituskiinteistöt	OP-Henkivakuutus Oy
Shopping centre Ideapark Oulu	retail	Q4 / 2021	Oulu	60	Erikoissijoitusrahasto UB Pohjoismaiset Liikekiinteistöt	Alma Property Partners I AB
Logistics property	logistics	Q4 / 2021	Lieto		VVT Property Fund II Ky	SRV