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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 almost 2,500 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).



Property Company / Portfolio	Type of use	Time	Location	Price [M€]	Purchaser	Seller
Oulu Medipolis and Tampere Mediapolis	office, other	Q4 / 2019	Oulu, Tampere	57	Hemfosa AB	Technopolis Holding Oyj
405 right-of-occupancy apartments	residential	Q4 / 2019	many		KAS asunnot Oy	Setlementtiasunnot Oy
537 rental apartments	residential	Q3 / 2019	many	112	Joint Venture by YIT and Ålandsbanken	YIT Oyj
2178 rental apartments	residential	Q3 / 2019	Helsinki, Espoo, Vantaa, Many		Starwood Capital Group in partnership with Avara Ltd	Elo Mutual Pension Insurance OP-Henkivakuutus Oy OP-Eläkekassa OP-Eläkesäätiö
478 rental apartments	residential	Q3 / 2019	many		Olo Asunnot	Kojamo Oyj
334 rental apartments	residential	Q2 / 2019	HMA, Tampere, Jyväskylä	80	Catella Wohnen Europa	Fennia Mutual Insurance Company Fennia Life Insurance Company
547 rental apartments	residential	Q2 / 2019	HMA, Tampere, Turku, Jyväskylä		Erikoissijoitusrahasto OP-Vuokratuotto	LähiTapiola Asuntorahasto Prime Ky
Five retail properties	retail	Q2 / 2019	Vantaa, Mikkeli, Rovaniemi, Iisalmi, Rauma		Kauko E. Naumanen Oy Kiinteistö Oy Naumanen	Fastighets AB Esmero Retail Property
Two shopping centres (Arabia, Duo)	retail	Q2 / 2019	Helsinki, Tampere	77	NREP	Citycon Oyj
542 rental apartments	residential	Q2 / 2019	Espoo, Turku, Kirkkonummi, Riihimäki, Jyväskylä		Fund managed by DWS Real Estate GmbH	Lehto Asunnot Oy
48 care properties	care	Q2 / 2019	many	142	Samhällsbyggnadsbolaget i Norden AB (publ)	Erikoissijoitusrahasto eQ Hoivakiinteistöt
600 rental apartments	residential	Q1 / 2019	many	100	Joint Venture by YIT, Oma Säästöpankki, LähiTapiola Etelä-Pohjanmaa, and other Finnish private investment companies	YIT Oyj
Residential and care properties	residential, care	Q1 / 2019	Helsinki, Hämeenlinna	54	Erikoissijoitusrahasto OP-Vuokratuotto Erikoissijoitusrahasto OP-Palvelukiinteistöt	YIT Oyj

Major transactions, 2019Q1-2019Q4, Helsinki metropolitan area

updated 15/01/2020

Asset	Type of use	Time	Location	Price [M€]	Purchaser	Seller
Retail and office property (Aleksanterinkatu 19)	retail, office	Q4 / 2019	Helsinki	148	Union Investment Real Estate GmbH	Sponda Oyj
Fredriksberg (B & C)	office	Q4 / 2019	Helsinki	64	Fund managed by KanAm Grund Group	NCC Property Development Finland
Dixi	office	Q4 / 2019	Vantaa		PATRIZIA	Ilmarinen Mutual Pension Insurance Company
Office property (HQ of SOK)	office	Q4 / 2019	Helsinki	130	Fleming Properties AB (managed by Pareto Business Management AB)	Varma Mutual Pension Insurance Company
Hatsinanpuisto (phase I)	office	Q3 / 2019	Espoo	80	Varma Mutual Pension Insurance Company	NCC Property Development Finland
Three properties (Accountor Tower, Keilalampi, Keilaniemenranta pavilions)	office	Q3 / 2019	Espoo		Unnamed international investor	Regenero (HGR Property Partners Oy & YIT Oyj)
Office property (Eteläesplanadi 12)	office	Q3 / 2019	Helsinki	50	Union Investment Real Estate GmbH	OP-Henkivakuutus
Office property (ECHA)	office	Q2 / 2019	Helsinki	135	Hansainvest Real Estate	Skanska
Office property (HQ of Sweco)	office	Q2 / 2019	Helsinki		GLL Pan European Property Fund	Sponda Oyj
Spektri Business Park	office	Q2 / 2019	Espoo		Fund managed by Tristan Capital Partners	Spektri Kiinteistöt Ky
Shopping centre Dixi (Ratatie 11)	retail	Q2 / 2019	Vantaa	66	Erikoissijoitusrahasto eQ Liikekiinteistöt	NREP
Atlas building	office	Q1 / 2019	Helsinki		BlackRock Eurozone Core Fund (managed by BlackRock Real Assets)	OP-Henkivakuutus
Shopping centre Jumbo (34%)	retail	Q1 / 2019	Vantaa	248,6	Elo Mutual Pension Insurance	Unibail-Rodamco-Westfield

Asset	Type of use	Time	Location	Price [M€]	Purchaser	Seller
Office property (HQ of Lapti Group)	office	Q4 / 2019	Oulu		Erikoissijoitusrahasto OP-Vuokratuotto	Lapti Group
Technopolis Kuopio Oy (60%)	office	Q3 / 2019	Kuopio		KPY Sijoitus Oy	Technopolis Holding Oyj
Shopping centre Syke	retail	Q3 / 2019	Lahti		Osuuskauppa Hämeenmaa	Pegasos Real Estate Oy (owned by Varma)
Residential property (103 rental apartments)	residential	Q3 / 2019	Tampere		NREP Nordic Strategies Fund III	Bonava Oy
KOY Kuopion Kauppapaikka Herman II	retail	Q3 / 2019	Kuopio		Erikoissijoitusrahasto Trevian Suomi Kiinteistöt I	YIT Suomi Oy
Logistics property	logistics	Q2 / 2019	Hyvinkää		Fund managed by NRP Wilfast	Onvest Oy
Two office properties	office	Q2 / 2019	Jyväskylä	19,5	IVH Kampus Ky	Unnamed domestic property investment company
Industrial property (Mukulankatu 23)	industrial	Q2 / 2019	Lahti		Ilmarinen Mutual Pension Insurance Company	Isku Invest Oy
Care property (Keinusaaren Toimistotalo 1)	care	Q2 / 2019	Hämeenlinna		Erikoissijoitusrahasto eQ Hoivakiinteistöt	Aktia Henkivakuutus Oy Kirkon eläkerahasto
Palosaari Campus	other	Q2 / 2019	Vaasa	26	Vaasan Merikampus Oy	Suomen Yliopistokiinteistöt Oy
Retail and office property (Kivikukkaro)	retail, office	Q1 / 2019	Turku		Fund managed by Quadoro Doric Real Estate GmbH	Unnamed Joint Venture
KOy Trivium Retoriikka	office	Q1 / 2019	Turku	29	Veritas Pension Insurance	YIT Oyj
Logomon toimistot Oy	office	Q1 / 2019	Turku		Erikoissijoitusrahasto Aktia Toimitilakiinteistöt	Hartela Länsi-Suomi Oy City of Turku
Eight care properties	care	Q1 / 2019	Turku	130	Hemsö Fastighets AB	City of Turku
As Oy Lahden Kyösti Kallion katu 3	care	Q1 / 2019	Lahti	20	Pohjoismaiden Hoivatalot Oy (managed by Northern Horizon)	Skanska Talonrakennus Oy