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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, 2020Q1-2020Q4

updated 1/15/2021

Property Company / Portfolio	Type of use	Time	Location	Price [M€]	Purchaser	Seller
630 rental apartments	residential	Q4 / 2020	many	148,5	M&G European Property Fund	ÅB Kodit Ky (Joint Venture by YIT and Ålandsbanken) Ålandsbanken Housing Fund
10 care properties	care	Q4 / 2020	many	82	Hoivatila Oyj	Ilmarinen Mutual Pension Insurance Company
7 retail properties	retail	Q4 / 2020	Helsinki, Tampere, Turku, Seinäjoki	102	Cibus Nordic Real Estate AB	Erikoissijoitusrahasto eQ Liikekiinteistöt
55 care properties	care	Q4 / 2020	many	222	SBB i Norden AB	Erikoissijoitusrahasto eQ Hoivakiinteistöt
Three retail properties	retail	Q4 / 2020	Helsinki, Lohja, Kokkola		Serena Properties AB	n/a
Two retail properties (K-Citymarket)	retail	Q4 / 2020	Kemi, Pieksämäki		Trophii Fastighets AB (managed by Redito)	n/a
Three residential properties (163 rental apartments)	residential	Q3 / 2020	Järvenpää, Turku, Oulu		Taaleri Vuokrakoti Ky	Rakennusliike Lapti Oy
Residential properties (306 rental apartments)	residential	Q3 / 2020	many		Real estate fund managed by Morgan Stanley Real Estate Investing RIM	Seafarers' Pension Fund Finnish Youth Foundation
Three residential properties (171 rental apartments)	residential	Q3 / 2020	Helsinki, Vantaa, Tampere	30	Erikoissijoitusrahasto eQ Asunnot	Pohjola Rakennus Oy
Eight residential properties (over 600 rental apartments)	residential	Q3 / 2020	many		Joint Venture by YIT and Erikoissijoitusrahasto OP-Vuokratuotto	YIT Oyj
18 retail properties	retail	Q2 / 2020	many		Cibus Nordic Real Estate AB	Two funds (managed by Trevian Asset Management)
Hemfosa Finland	office, care	Q1 / 2020	many	370	SBB i Norden AB	Shareholders of Hemfosa
Hoivatilat Oyj	care	Q1 / 2020	many	480	Aureit Holding Oy (owned by Aedifica)	Shareholders of Hoivatilat Oyj
Seven car sales properties	retail	Q1 / 2020	Tampere, Lahti, Kuopio, Joensuu, Hämeenlinna, Hyvinkää		Fastighets AB Balder	Autokiinteistöt Laakkonen Oy
900 rental apartments	residential	Q1 / 2020	many		AREIM	Ilmarinen Mutual Pension Insurance Company

Asset	Type of use	Time	Location	Price [M€]	Purchaser	Seller
Pöllölaakso	office	Q4 / 2020	Helsinki		Skanska Oy	NV Property Fund I Ky
Hospital and care property	care	Q4 / 2020	Helsinki		Erikoissijoitusrahasto eQ Hoivakiinteistöt	Invalidisäätiö
Lauttis shopping centre	retail	Q4 / 2020	Helsinki		Veritas Pension Insurance	Aberdeen European Balanced Property Fund
Lindström Invest Oy	office	Q4 / 2020	Helsinki	150	Castellum	Shareholders of Lindström Invest Oy
Office property (Konttori)	office	Q3 / 2020	Vantaa		Erikoissijoitusrahasto Aktia Toimitilakiinteistöt	Renor Oy
Office property (Arkadiankatu 23)	office	Q3 / 2020	Helsinki	45,5	LaSalle E-REGI Fund	OP-Henkivakuutus
Office property (Keilaniemi Next)	office	Q3 / 2020	Espoo		Fund managed by Warburg HIH-Invest	NCC Property Development Finland
Industrial and office property (HQ of Cramo Finland Oy)	industrial, office	Q2 / 2020	Vantaa	40	Terrieri Kiinteistöt Ky A. Ahlström Kiinteistöt Oy	Jatke Oy
Retail property (Tyynenmerenkatu 11)	retail	Q1 / 2020	Helsinki		Corum Asset Management	Elo Mutual Pension Insurance
Logistics property (Juvan teollisuuskatu 25)	logistics	Q1 / 2020	Espoo		n/a	Genesta Nordic Real Estate II (GNRE II)
Retail property (Vanhanlinnatie 3)	retail	Q1 / 2020	Helsinki		VVT Kiinteistösijoitus Oy	Sponda Oyj
REDI (40%)	retail	Q1 / 2020	Helsinki		Ilmarinen Mutual Pension Insurance Company Pohjola Vakuutus Oy OP-Henkivakuutus Oy LocalTapiola Group	SRV
Nine commercial properties	retail, office	Q1 / 2020	Helsinki		Antilooppi Ky	Sponda Oyj
OP Cooperative's HQ	office	Q1 / 2020	Helsinki	480	Varma Mutual Pension Insurance Company NH Investment & Securities (NHIS) Shinhan Investment Corp.	OP Cooperative

Asset	Type of use	Time	Location	Price [M€]	Purchaser	Seller
Two residential properties (131 rental apartments)	residential	Q4 / 2020	Turku		Erikoissijoitusrahasto eQ Asunnot	Bonava Oy
Kiinteistö Oy Lahden Hämeenkatu 12 and Kiinteistö Oy Lahden Mariankatu 12	care	Q4 / 2020	Lahti	16,5	OP-Palvelukiinteistöt -erikoissijoitusrahasto	YIT
Retail propety	retail	Q4 / 2020	Kalajoki	12,4	Cibus Nordic Real Estate AB	n/a
Healthcare property	care	Q4 / 2020	Vaasa	20	Cofinimmo Mirabel Partners Oy	FinCap Kiinteistökehitys Oy
Residential property (75 rental apartments)	residential	Q3 / 2020	Turku		ICECAPITAL Housing Fund V Ky	Bonava Oy
Two office properties (Hermia 5-6)	office, industrial, other	Q3 / 2020	Tampere		Quadoro Sustainable Real Estate Europe Private (managed by Quadoro Investment GmbH)	Investors represented by Cobbleyard Real Estate and Revcap
Residential property (101 rental apartments)	residential	Q2 / 2020	Tampere	19	Erikoissijoitusrahasto OP-Vuokratuotto	Jatke Oy
Logistics property	logistics	Q2 / 2020	Tuusula	20	Erikoissijoitusrahasto OP-Vuokratuotto	Jatke Oy
Office property (Kankaan Arkki)	office	Q2 / 2020	Jyväskylä	16	Erikoissijoitusrahasto Aktia Toimitilakiinteistöt	YIT Suomi Oy
Two industrial properties	industrial, office	Q1 / 2020	Vaasa	28,2	Danske Finance Oy	n/a
Commercial properties	retail, office, hotel	Q1 / 2020	Vaasa		Erikoissijoitusrahasto Trevian Suomi Kiinteistöt I	Harry Schauman Foundation
Tampere deck and central arena (25 %)	other	Q1 / 2020	Tampere		OP Group LocalTapiola City of Tampere	SRV