

**Index**

	<b>page</b>
<b>Major portfolio transactions, located in several cities</b>	<b>1</b>
<b>Major transactions, Helsinki metropolitan area</b>	<b>2</b>
<b>Major transactions, other cities</b>	<b>3</b>

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, 2020Q2-2021Q1

updated 4/15/2021

Property Company / Portfolio	Type of use	Time	Location	Price [M€]	Purchaser	Seller
400 rental apartments	residential	Q1 / 2021	many		Avara Residential Fund II Ky	FIM Asuntorahasto I Ky FIM Asuntotuotto Erikoissijoitusrahasto (managed by S-Bank)
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)

Asset	Type of use	Time	Location	Price [M€]	Purchaser	Seller
As Oy Helsingin Hyperion (216 rental apartments)	residential	Q1 / 2021	Helsinki	74	Unilmmo: Deutschland fund (managed by Union Investment Real Estate)	Skanska
Logistics and industrial property	industrial	Q1 / 2021	Vantaa	77	AB Sagax	HKScan Oyj
Office property	office	Q1 / 2021	Espoo	90	NREP	Metsäliitto Cooperative Farmers' Social Insurance Institution Mela
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

Asset	Type of use	Time	Location	Price [M€]	Purchaser	Seller
Go 21	office, retail	Q1 / 2021	Tampere		A. Ahlström Kiinteistöt Oy	Jatke Pirkanmaa Oy
Residential property (265 rental apartments)	residential	Q1 / 2021	Lahti		Niam AB	Bankruptcy estate of the company
Residential property (72 rental apartments)	residential	Q1 / 2021	Turku		Taaleri Vuokrakoti Ky	Rakennusliike Lapti Oy
Two residential properties (64 rental apartments)	residential	Q1 / 2021	Kirkkonummi		Taaleri Vuokrakoti Ky	Bonava Oy
Paavola Kampus	Educational	Q1 / 2021	Lahti	85	Hemsö Fastighets AB	City of Lahti
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 property	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