

Index

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

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).



Property Company / Portfolio	Type of use	Time	Location	Price [M€]	Purchaser	Seller
345 residential apartments	residential	Q3 / 2021	many		n/a	Erikoissijoitusrahasto OP-Vuokratuotto OP-Eläkesäätiö
257 residential apartments	residential	Q3 / 2021	Espoo, Helsinki, Kerava	82	Fund managed by DWS Real Estate GmbH	SRV
461 residential apartments	residential	Q3 / 2021	Espoo, Helsinki, Vantaa	145	PATRIZIA	Taaleri Asuntorahasto VI Ky
301 residential apartments	residential	Q3 / 2021	Espoo, Helsinki, Tampere	71	Erikoissijoitusrahasto eQ Asunnot	Pohjola Rakennus Oy
9 office properties	office	Q3 / 2021	Jyväskylä	208	Nyfosa Brunswick Real Estate	Castellum
Kielo AB (22 office properties)	office	Q3 / 2021	Espoo, Helsinki, Vantaa, Lahti, Tampere,	640	Castellum	Blackstone Tactical Opportunities Brunswick Real Estate
21 public use properties	public use	Q2 / 2021	many		Kinland AS (Whitehelm Capital portfolio company)	Social Infrastructure Invest AS (managed by Oslo Capital Partners AS)
5 industrial properties	industrial	Q2 / 2021	many		AB Sagax	n/a
Four residential properties (rental apartments)	residential	Q2 / 2021	many		Fidus Vuokratalot Oy (Managed by Sirius Capital Oy)	YIT
1854 rental apartments	industrial	Q2 / 2021	many	500	CapMan Nordic Residential Real Estate Fund	ICECAPITAL Housing Fund IV Ky
72 retail properties	industrial	Q2 / 2021	many	71,6	Cibus Nordic Real Estate AB	AB Sagax
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

Major transactions, 2020Q4-2021Q3, Helsinki metropolitan area

updated 8/17/2021

Asset	Type of use	Time	Location	Price [M€]	Purchaser	Seller
Gradus Business Park	office	Q3 / 2021	Helsinki		Erikoissijoitusrahasto eQ Yhteiskuntakiinteistöt	Schroder Nordic Property Fund
Bread Factory	office	Q3 / 2021	Helsinki		NREP	Investors represented by Cobbleyard Real Estate Revcap
HQ of Ramboll Finland Oy	office	Q2 / 2021	Helsinki		Altaal	Keva
Office property (Atomitie 5)	office	Q2 / 2021	Helsinki	24,4	Erikoissijoitusrahasto Trevian Suomi Kiinteistöt I	AREIM Fund III
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

Asset	Type of use	Time	Location	Price [M€]	Purchaser	Seller
Office premises	office	Q3 / 2021	Järvenpää	32	Quadoro Sustainable Real Estate Europe(managed by Quadoro Investment GmbH)	YIT
Logistics property	logistics	Q2 / 2021	Hyvinkää	86	Fund managed by Barings Real Estate Advisers	Fund managed by NRP Wilfast
Frenckell building	office	Q2 / 2021	Tampere	14,3	M/K Tampere IV Oy (managed by Aare Invest)	City of Tampere
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 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