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DRC Capital's ERED II completes two German mezzanine financings

European Real Estate Debt II S.à.r.l ("ERED II"), advised by DRC Capital, has provided a €16.2 million mezzanine facility as part of a refinancing of a portfolio of six department stores in Germany fully let to Kaufhof, part of the Metro Group. The €55 million senior facility was provided by a German Bank. All stores are in city centre locations, largely in Western Germany.

ERED II has also provided a €37.5 million mezzanine facility as part of a full refinancing of the senior debt position on Königsbau Passagen, the largest shopping centre in Stuttgart, Germany. Allianz Real Estate provided a senior facility of €145 million as part of the transaction. The centre is owned by Evans Randall, the privately-held UK investment banking and private equity group.

Note to Editors:

DRC Capital LLP is an independent investment adviser focusing on the real estate debt sector in Europe. Through its London-based dedicated debt investment platform, it offers advisory and origination services to borrowers and investors seeking high quality returns from commercial real estate. Since 2008, the DRC team has been a leader in the provision of private debt capital for commercial real estate finance in Europe, having arranged over £650 million worth of debt investments for its institutional investor client base, and is a reliable partner for both banks and borrowers in the European commercial real estate market.

DRC Capital's second debt fund, ERED II, is capitalising on the increased flow of investment opportunities in the market and continues to have a strong pipeline.