

L'Etoile Properties advises Amundi Real Estate on the acquisition of “Max & Moore”, two office buildings under construction in Amsterdam

Amsterdam, 22 July 2020 - L'Etoile Properties, on behalf of a fund managed by Amundi Real Estate, announces the acquisition of two office buildings in “Amsterdam-Noord”, from Dutch developers Being and COD, as part of a future state of completion sale. Construction started in July 2020 and completion is scheduled for the end of 2021. □The development is approximately 9,800 m², divided into 7,000 m² for Max and 2,800 m² for Moore. The buildings will be partially connected and will offer 90 outdoor parking spaces and an indoor bicycle garage.

The project meets rigorous environmental criteria and aims for BREEAM Excellent certification. The buildings will be equipped with solar panels on the roofs and facades; it will use geothermal power to heat and cool the buildings, recovering energy directly from the ground. Greenery is the strong connector between both buildings, with pronounced terraces, double-height winter gardens and vegetalized vertical curtains.

Max & Moore is located in a former industrial area in the heart of Buiksloterham, a lively mixed neighbourhood on the Northern IJ banks of Amsterdam. Situated on the waterfront, its contemporary design is consistent with neighbourhood’s culture of sustainability, creativity and entrepreneurship. The buildings are easily accessible via the A12 highway - the IJ tunnel is nearby -, both the metro and a ferry will take you to Central Station, and Amsterdam’s city center just two kilometers away.

Gerwin Sint Nicolaas, Head of Acquisitions Benelux, comments, “L'Etoile Properties is proud to advise Amundi on this transaction, in which parties were able to finalize this forward transaction in challenging times for global economies. The buildings have been acquired within a long-term vision, both in terms of the upcoming Amsterdam North area, as in terms of sustainability. L'Etoile Properties looks forward to monitor the construction process towards the turn-key delivery of the buildings at the end of 2021.”

Amundi Immobilier was advised by L'Etoile Properties (Acquisition Advisor), Rutgers & Posch (Legal advisor) and Drees & Sommer (Technical Advisor).