



Press Release

Paris - 12/11/2024

AG REAL ESTATE FRANCE SIGNS A LEASE WITH FIVE GUYS FRANCE FOR ITS ASSET LOCATED AT 13 PLACE DE LA RÉPUBLIQUE IN THE 3rd ARRONDISSEMENT OF PARIS

On 1st October 2024, AG Real Estate France signed a 10-year commercial lease with the Five Guys restaurant chain, which is opening its 33rd restaurant in France at this iconic location, 13 place de la République.

With a floor area of almost 640 m², this restaurant is located at the crossroads between the République and Haut-Marais districts. This is now the chain's 9th Parisian address and even more importantly, its second flagship location after the restaurant on the Champs-Élysées.

This new outlet is located within a Haussmann-style building constructed in 1879 which boasts almost 2,400m² of commercial space. This corner location, which previously housed the Tati store, enjoys remarkable visibility from all around the square. The building has a canopy running the full length of its façade, adding a truly unique aspect to this architectural object.

AG Real Estate France acquired the entire building which was already divided into three retail spaces and one office space, in 2011. Taking advantage of a new momentum in the city initiated by the redevelopment of the Place de la République,



AG Real Estate France was able to maintain and renew a relationship of trust with its historical tenants. The building is now fully rented out with secure leases on all the commercial spaces:

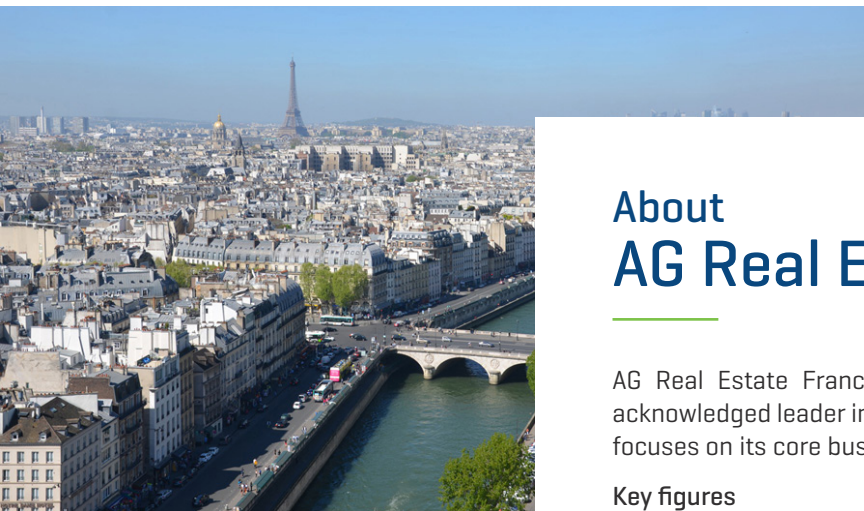
- Grand Optical occupying 391 m² since 2002;
- Orange occupying 200 m² since 2007;
- Wall Street English - English language training centre occupying 550 m² since 2003.

The new Five Guys restaurant opened to the public on Wednesday 6th November. The restaurant is open 7 days a week and offers 150 people the chance to dine with an unrestricted view of the statue of Marianne in the middle of the square.

'This new signing with Five Guys France demonstrates our commitment to breathing new life into the Parisian commercial landscape while offering consumers a high-quality experience. We're delighted to see this historic building being transformed and hosting a world-famous brand' said **Thibault Delamain, Director General & Head of Investment and Asset Management.**

"This new signing with Five Guys France demonstrates our commitment to breathing new life into the Parisian commercial landscape while offering consumers a high-quality experience."

THIBAUT DELAMAIN, DIRECTEUR GÉNÉRAL &
HEAD OF INVESTMENT ET ASSET MANAGEMENT
AG REAL ESTATE FRANCE



About AG Real Estate France

AG Real Estate France is the French subsidiary of AG Real Estate, a acknowledged leader in the Belgian property market. AG Real Estate France focuses on its core business: development and investment.

Key figures

By the end of 2024, AG Real Estate France has developed almost 300,000 m² of commercial space and 400,000 m² of logistics space, and has a managed portfolio of office, retail, logistics, business hotels and car parks worth some €1 billion. The development projects under its control offer a potential of around 150,000 m².

For more information, please visit www.agrealestate.fr

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