

a.s.r.  
de nederlandse  
verzekerings  
maatschappij  
voor alle  
verzekeringen

Factsheet Q4 2022

**ASR Dutch**

**Mobility Office Fund**

**€ 750m**

Portfolio

**€400m**

Pipeline

**4.7 years**

WALT

**99%**

Occupancy rate

**2016**

Initial closing

Core office portfolio at  
major transport hubs in the  
five largest office markets  
of the Netherlands

## Fund strategy

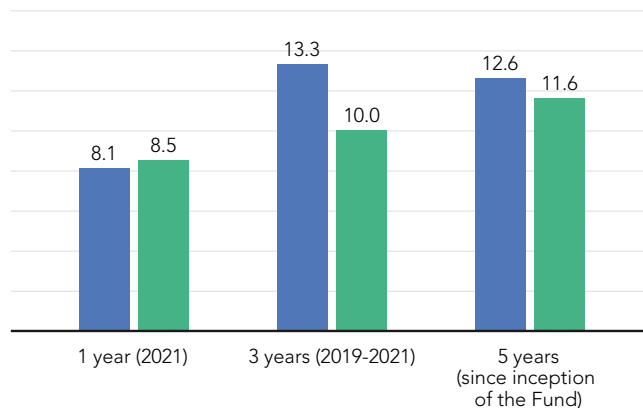
The Fund's strategy is aimed at high-quality offices in the immediate vicinity of mobility hubs, i.e. large train and metro stations in the Netherlands and Schiphol. These locations offer the right mix of local facilities and public transport functions, as well as a large variety of amenities.

### Fund facts

Domicile	Netherlands
Legal structure	Fund for Joint Account
Distributions	Quarterly
Trading frequency	Quarterly
Fund size	€ 750m
Pipeline	€ 400m
Minimum stake	10m
LTV	4.4%
Management fee	0.55%
WALT	4.7 years
Gross lettable area	96,000 sq.m.
IRR since inception	9.0%
Number of investors	7
GRESB rating	91 (5 star)

### Performance overview

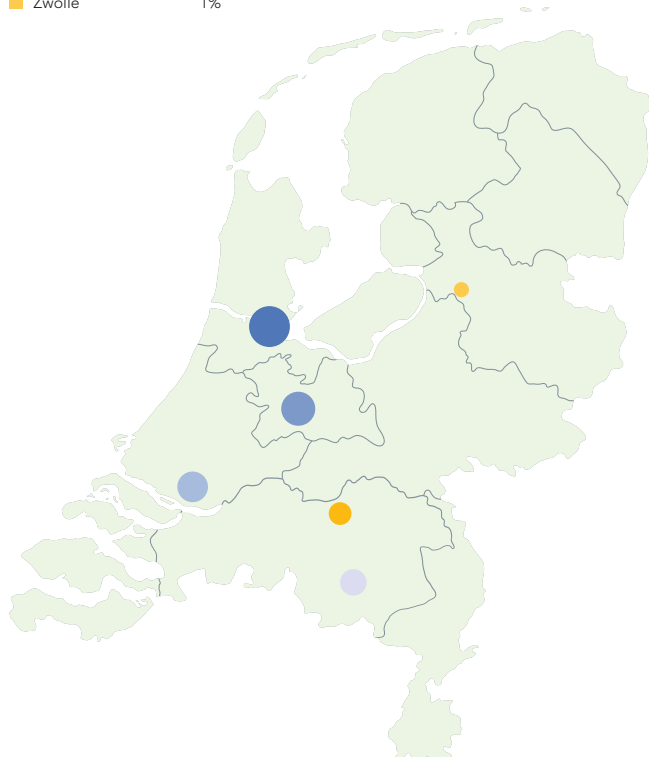
Percentage



■ Portfolio total return  
■ MSCI benchmark total return

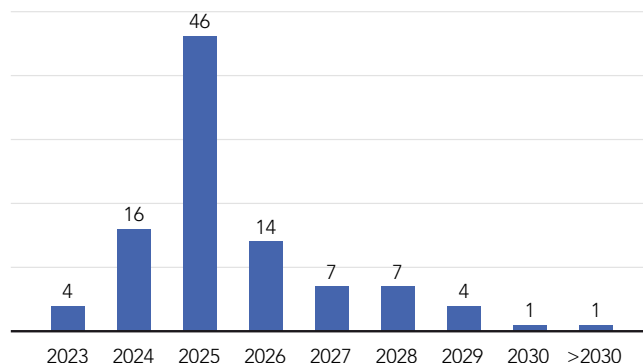
### Geographical exposure of the portfolio incl. pipeline

Amsterdam	33%
Utrecht	25%
Rotterdam	20%
Eindhoven	19%
's-Hertogenbosch	2%
Zwolle	1%



### Lease expiry profile

Percentage



### Contact details



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