

# Investment profile

1st half of 2024

Leoff has been a trusted partner to institutional investors since 1991 with an investment volume of around 6 billion euros. Inspired by the market dynamics, we founded the specialised platform Gutenberg Capital Investors and expanded our retail investment portfolio.



	Food retailers Germany	Food retailers Poland
Risk profile	Value Add, opportunistic	Value Add, opportunistic
Volume	€ 3-100 million	up to € 20 million
City	> 10.000 inhabitants	> 20.000 inhabitants
Location	Nationwide Micro-location with very good accessibility and sufficient parking spaces	Nationwide Micro-location with very good accessibility and sufficient parking spaces
Letting	WALT < 4 years, vacancy Individual case decision	WALT < 4 years, vacancy Individual case decision
Occupancy rate	0 %–100 %	0 %–100 %
ESG	No requirements	No requirements
Transaction	Single asset, portfolio	Single asset, portfolio
Structure	Asset deal	Asset deal
Other	Full-range retailers, discounters, hypermarkets Retail parks (high proportion of food retail) Mixed-use properties (high proportion of food retail) Project developments (focus on food retail) Development sites (focus on food retail)	Hypermarkets Retail parks (high proportion of food retail)