



Zurich, 31 August 2023

## Swiss Prime Site Solutions creates living space

**With the population expected to grow in the coming years, the already high demand for living space is also set to increase. Swiss Prime Site Solutions (SPSS) has an important role in this development. The Asset Management unit of the listed company Swiss Prime Site has built over 1,000 new rental apartments since 2017. By 2027, SPSS plans to add another 2,400 apartments, with a focus on sustainable real estate. The assets managed by SPSS have grown by CHF 0.5 billion since the beginning of 2023 to reach CHF 8.2 billion.**

The demand for workers among Swiss companies remains high, and the population will continue to grow in the coming years. But for years now, the supply of housing has failed to keep pace with the high demand. Stringent building regulations, long-winded procedures and objections all delay or impede many construction projects.

### Strong growth in a challenging environment

As a capital investment opportunity, real estate still offers high value retention, particularly in times of increased inflation. This is the view of SPSS and its 600 clients, most of them institutional investors. And the asset value of the real estate managed by SPSS has risen by half a billion Swiss francs since the beginning of the year – even under the challenging market conditions of late. In six years, SPSS has grown from a three-person operation to an SME with 80 employees and responsibility for a real estate portfolio valued at CHF 8.2 billion.

CEO Anastasius Tschopp: «There's no doubt – professionally managed real estate remains an outstanding investment, particularly for institutional investors such as pension funds and foundations. And we have a clear focus on sustainable real estate.»

### Projects with climate targets

Through its funds and its real estate products, SPSS pursues a consistent carbon reduction path with the target of carbon neutrality for the entire property portfolio by 2050. SPSS has succeeded in combining ambitious sustainability targets with reliable returns for its customers in its portfolio and projects.

All new-build projects are also planned with sustainability targets and built with the goal of certification for long-term added value, not just environmental but also social and entrepreneurial. Flagship projects for the Swiss Prime Investment Foundation (SPIF) such as «Riverside» in Zuchwil and «Eco Living» in Zurich, as well as «Akara Tower» in Baden and the «Leuengasse» in Uitikon Waldegg by Akara Swiss Diversity Property Fund PK (ADPK), are outstanding examples of this approach. They are all new-build apartment projects.



### **Real estate remains a compelling investment**

Despite higher interest rates, real estate remains a compelling investment with high value retention. «Our investments create jobs, new residential and living space, they contribute to value creation in the country and help to secure the pensions of the Swiss population», says Anastasius Tschopp. The low debt ratio along with attractive, stable cash flow yields offers additional security to investors.

### **If you have any questions, please contact:**

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## Swiss Prime Site Solutions AG

Swiss Prime Site Solutions is a group company of the listed Swiss Prime Site AG. The real estate asset manager, which has more than CHF 8.2 billion in assets under management and a pipeline of CHF 1.1 billion, develops tailor-made services and real estate solutions for clients. Swiss Prime Site Solutions AG has been approved as a fund manager by FINMA pursuant to Art. 2 para. 1 (d) in conjunction with Art. 5 para. 1 FinIA.

### Facts and figures (as at August 2023)

**Year of foundation:** 2017

**Number of employees:** 80

**Products:** Swiss Prime Investment Foundation (SPIF), Akara Diversity PK (ADPK), SPSS Investment Fund Commercial (IFC)

**Number of clients:** 600

**Number of properties:** 360

**Assets under management:** CHF 8.2 billion

**New-build apartments (2017–2022):** > 1,000 (without IFC)

**Planned new-build apartments (2023–2027):** > 2,400 (without IFC)

**Climate neutrality:** by 2050

**Share of certified new builds:** 100%

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