

# ALVARIUM OSESAM

**OSESAM signs the off-market acquisition of an office building in Boulogne (92) on behalf of its partner-investor, ALVARIUM.**

This acquisition, made at the end of last year, fits perfectly with OSESAM's value creation strategy under its investment mandate for ALVARIUM.

The project is being developed by their joint asset management company ALVARIUM OSESAM. The design of workspaces is adapted to the new expectations of users and the renewal of buildings with proven features but with real potential for transformation in line with the economic and environmental challenges of tomorrow are the cardinal values of ALVARIUM OSESAM.

This 3,600 m<sup>2</sup> real estate complex is located opposite the Pont de Sèvres metro station, which has undergone major restructuring. As a result, it offers its users a wide range of services, more functional platforms, a more pronounced identity thanks to the transformation of all the façades and 1,000 m<sup>2</sup> of green outdoor spaces in the form of courtyards, terraces, and roofs. The aim is to create collaborative workspaces that meet the productivity, creativity and well-being requirements that companies are looking for today.

Paris, February 11, 2022.

*OSESAM was advised by **Roc Notaires**, Archibuild (Architect), Sedri (AMO), Arsène (taxation), Goodwin (legal), JLL (buy-side real estate).*

## ABOUT OSESAM

OSESAM, Operating partner/ Asset manager was founded by Alain Hortion and Stéphane Pesic, after twelve years spent in real estate with Groupe Arnault-LVMH.

OSESAM'S investment strategy is focused on the **development/redevelopment** of office, commercial or residential real estate complexes, mainly on the French market. It is based on three **key values: Innovation** by systematically seeking to anticipate trends and changing uses. **Responsibility**, both social and environmental, favouring, for example, restructuring rather than projects contributing to the artificialization of soils. Also, the group systematically aims for the highest labels in terms of ESG and energy consumption. **Discipline** throughout the real estate value chain and in the selectivity of the assets studied, in order to always preserve the interests of its investor partners.

## ABOUT ALVARIUM

Alvarium is an independent investment firm, global multi-family office and merchant banking boutique providing tailored solutions for families, foundations and institutions across the Americas, Europe and Asia-Pacific.

Alvarium offers direct and co-investment opportunities from specialist alternative managers and real asset operating partners in real estate and the innovation economy.

Alvarium has over 220 employees and 28 Partners in 14 locations in 10 countries, advising on circa \$22 billion of assets across four service lines — investment advisory, co-investments, merchant banking and family office services.

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