

## **The launch of Cœur d'Orly**

### **Construction work has started on Askia, the first office building**

**Aéroports de Paris, Altarea Cogedim and Foncière des Régions have officially launched Cœur d'Orly, Grand Paris' flagship urban development project, by starting the construction of the first building, providing 18,500 sqm of offices.**

Cœur d'Orly is a large urban development project at 12 kilometres south of Paris (in the southern Île-de-France region's top economic hub, in the immediate vicinity of the terminals of Paris-Orly Airport). It involves creating an eco-friendly business district and living areas with tertiary services, combining office buildings, shops, hotels and various services.

The first phase of this project on a plot covering 13.5 hectares involves the construction of 160,000 sqm of buildings, including in particular 70,000 sqm of offices (spread over three buildings), 41,000 sqm of shops and services, and a 35,000 sqm hotel complex.

**This first office building will be delivered during the 3<sup>rd</sup> quarter of 2015**

Aéroports de Paris is the overall project planner and an equal joint investor in the office and retail space project with the Altarea Cogedim and Foncière des Régions joint venture. Altarea Cogedim and Foncière des Régions are also equal joint property developers for the project.

The three partners have concluded a 9-year rental agreement with a major client for 50% of the surface in the Askia office building, which has a total surface of 19,500 sqm (including 1,000 sqm of ground-floor shops). Construction work on this building started in mid-October, with delivery scheduled for the third quarter of 2015.

The Askia building was designed by Wilmotte & Associés and occupies a strategic position on the Cœur d'Orly site, at the entrance to the central garden. The rhythmical, vibrant and graphic treatment of the façades, as well as the reception hall of monumental proportions, establish a relationship between the building and its environment based on light and transparency.



*View of the Askia building ©ArteFactoryLab*



The future business district's other office buildings will be launched gradually, at the pace of the pre-letting phase.

## Press Contacts

### Aéroports de Paris

Elise Hermant  
Tel: + 33 (0)1 40 35 70 70  
[elise.hermant@adp.fr](mailto:elise.hermant@adp.fr)

### Altarea Cogedim

Nathalie Bardin  
Tel: + 33 (0)1 56 26 24 40  
Mobile: + 33 (0) 6 85 26 15 29  
[nbardin@altareacogedim.com](mailto:nbardin@altareacogedim.com)

### Foncière des Régions

Géraldine Lemoine  
Tel: + 33 (0)1 58 97 51 00  
[geraldine.lemoine@fdr.fr](mailto:geraldine.lemoine@fdr.fr)

[www.coeurdorly.com](http://www.coeurdorly.com)

#### About Aéroports de Paris

[www.aeroportsdeparis.fr](http://www.aeroportsdeparis.fr)

Aéroports de Paris builds, develops and manages airports including Paris-Charles de Gaulle, Paris-Orly and Paris-Le Bourget. In 2012, Aéroports de Paris handled almost 89 million passengers at Paris-Charles de Gaulle and Paris-Orly, 2.3 million tonnes of freight and mail, and 40 million passengers at airports abroad.

Boasting an exceptional geographic location and a major catchment area, Aéroports de Paris Group is pursuing its strategy of adapting and modernising its terminal facilities and upgrading quality of services; the Group also intends to develop its retail and real estate businesses. In 2012, Group revenue stood at €2,640 million and net income at €341 million.

#### About Altarea Cogedim

[www.altareacogedim.com](http://www.altareacogedim.com)

Altarea Cogedim is a benchmark player in the real estate sector. As both a commercial real estate company and property developer, Altarea Cogedim is present on the three main real estate markets: retail, housing, and offices. On each of these markets, Altarea Cogedim has expertise for designing, developing, marketing and managing bespoke real estate products. Taking over Rue du Commerce, one of France's leading e-commerce businesses, has made Altarea Cogedim the top multi-channel commercial real estate company.

Altarea Cogedim is present in France and Italy and manages shopping centre assets worth 4 billion euros as of 31 December 2012. Altarea Cogedim is listed in the A compartment of NYSE Euronext Paris and had a market capitalisation of 1.4 billion euros as of 30 June 2013.

#### About Foncière des Régions

[www.foncieredesregions.fr](http://www.foncieredesregions.fr)

As a partner to companies' real estate strategy, Foncière des Régions designs simple and innovative solutions alongside them. The aim of these strategies is twofold: of adding value to existing urban property and designing buildings for the future.

Foncière des Régions owns and manages real estate assets of €10 bn group share (€16 bn total share), which are primarily rented to key accounts who are the leading companies in their sector (Suez Environnement, Thales, Dassault Systèmes, Orange, EDF, IBM, and Eiffage, etc.). This responsible partnership culture is based on key values and know-how: namely vision and expertise.

Foncière des Régions shares are listed in the Euronext Paris A compartment (FR0000064578 - FDR), are admitted for trading on the SRD, and are included in the composition of the MSCI, SBF 120, Euronext IEIF "SIIC France" and CAC Mid100 indices, in the "EPRA" and "GPR 250" benchmark European real estate indices, and in the "FTSE4 Good", ASPI Eurozone® and DJSI World ethics indices.

Foncière des Régions is rated BBB-/Stable by Standard and Poor's.