



PRESS RELEASE

Quarterly financial information as at September 30, 2013

PARIS, November 5, 2013 – Foncière de Paris releases today its quarterly report as at September 30, 2013. Due to the advance closure year-end to June 30, 2013 for the adoption of SIIC status, this revenue accounts for 3 months of income over July 1 to September 30, 2013 and **corresponds to Foncière de Paris revenue before the merger with Foncière Paris France. Once the Shareholders' Meetings of both Companies, called on November 30, 2013, approve the merger, Foncière de Paris will publish a press release.**

IN MILLIONS OF EUROS	€m		
	30/09/2013 3 months	30/09/2012 3 months	31/12/2012 12 months
Consolidated revenue	18.3	19.7	96.0

BUSINESS ACTIVITY

As at September 30, 2013 consolidated **revenue** amounted to € 18.3 million. By adding 2013 H1 revenue, consolidated revenue rose to €64 million versus €67.4 million for the same period in 2012. With the decline of leasing linked to the withdrawal of approval as a credit institution, consolidated revenue slightly decreased. This downward effect was partly balanced by the rise of hotel and rental revenues.

PORTFOLIO

- **Acquisition: Vivarte's head office (Paris 19) for €53 million**

On July 9, 2013, Foncière de Paris acquired Vivarte's head office located in Paris 19. With a total surface area of 15,700 sq m and 120 car parks, this property is entirely rented to Vivarte by a nine-year lease. This investment generates a 6.6% yield.

- Consolidated rental revenue stood at €5 million during Q3 versus €8.8 million for 2013 H1. This sharp rise is explained by the rental revenue generated by Vivarte's property since July 2013.

- As at September 30, 2013, two third of **Foncière de Paris' portfolio** was comprised of office assets located for more than 90% in Paris and in the Hauts de Seine. The company owns and also manages two hotels, one located in La Villette (Holiday Inn Express) and the other in Boulogne-Billancourt (Courtyard by Marriott hotel).

- No portfolio valuation was performed at September 30. As at June 30, 2013, when the last appraisal values were carried out, **portfolio valuation came to €391.2 million**, implying **an added value of € 145.3 million**, (stable versus the end of 2012 financial year).

- **Hotel revenue**
Over 9 months, the hotel revenue rose sharply to reach €9.3 million (versus €7.4 million as at September 30, 2012). This increase can be explained by the full contribution to the rents of Boulogne hotel, which opened in March 2012, and by a good performance of the hotel activity.

- **Portfolio of holdings**
The holdings equity portfolio remains mainly constituted, as at June 30, 2013 by Foncière des 6^{ème} et 7^{ème} Arrondissements de Paris (16.8 % of the shareholders' equity) and Foncière Paris France (14.6% of the shareholders' equity).

OUTLOOK

In the coming months, Foncière de Paris SIIC will take advantage of credit-leasing cash-flows, which will enable the company to reduce its financing needs and seize new opportunities. Even before the merger with Foncière Paris France, scheduled to occur on November 20, 2013, the company is in a sound financial situation (€94 million of undrawn confirmed credit lines as at September 30, 2013) and a significant cash position (€65 million as at September 30, 2013).

ABOUT FONCIÈRE DE PARIS

Foncière de Paris has been a real estate actor on the French market (leasing and property investments) for more than 20 years.

Foncière de Paris has been listed on Euronext Paris since 1987 (ISIN code: FR0000034431) classified as FTSE real estate.

www.fonciere-de-paris.fr

CONTACTS

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