

# Press Release

## Hotel Highlight Closes the Year

### Hilton and Hilton Garden Inn open in THE SQUAIRE

**Frankfurt am Main, 20. December 2011.** Today two hotels, the Hilton and the Hilton Garden Inn, are opening at the same time in THE SQUAIRE at Frankfurt Airport. In the eastern part of the building there are therefore 249 rooms and suites in the Frankfurt Airport Hilton, and the Frankfurt Airport Hilton Garden Inn has 334 rooms. Whereas the Hilton offers the well-known standard, the Hilton Garden Inn is tailored especially to the needs of business travellers.

Charles Muller, Cluster General Manager of both hotels, says with some satisfaction, “we are very glad to be represented with two hotels in this extraordinary property. Location and access are what makes an attractive location in our eyes, and THE SQUAIRE offers both. To this is added the comprehensive infrastructure in the building from which our guests also benefit. And naturally the architecture, which is an absolute highlight not only at the Airport.”

IVG Immobilien AG also takes a positive view as building owner: “The opening of the hotels is a crowning conclusion for our opening year 2011“, says IVG managing director Dr. Wolfgang Schäfers. “With the many office tenants who have moved in, the many catering establishments and businesses which have opened, we have taken a large step forward. Added to this is the new letting of over 32,000 square metres in the year 2011, including to Deutsche Lufthansa AG. The idea of a NEW WORK CITY in THE SQUAIRE has already taken real shape today.”

THE SQUAIRE is meanwhile around 82% let and in large part occupied. Deutsche Lufthansa will move into its 18,500 sqm in the spring. For 2012 the goal is a letting status of 95%. The next large step in the coming year is the taking into service of the public car park THE SQUAIRE Parking, which will make the building even more accessible with its 2,500 additional parking spaces.

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**Background Information on THE SQUAIRE**

Nearing completion at Frankfurt Airport, THE SQUAIRE is an international meeting point conceived as a radically new working and living environment. It resembles a whole city in microcosm under a single roof, situated directly at Germany's main mobility hub.

The concept of New Work City puts people centre stage as the key success factor of today's knowledge society. Personal networks, time savings, and personal wellbeing form the basis for corporate success in the 21st century.

That is why many of the facilities spread across a total of 140,000 sqm of usable floor area reconcile the spheres of working and living. Retailers, a supermarket, medical practices, a fitness club, numerous cafés and restaurants, a day-care centre, a beauty parlour, a pharmacy, and a drycleaner will thus form an integral part of the concept. Similarly, the exclusive "manager-lounge," a business and conference centre, and a professional concierge service create added value for resident companies.

Extending over a length of 660 m and a width of 65 m, this landmark structure built on top of the airport's ICE high-speed train station counts among the world's largest office buildings. In sync with the successive completion of each construction stage, tenants will keep moving in throughout 2011. THE SQUAIRE is to 97% owned by the IVG Immobilien AG, a real estate company based in Bonn, while the remaining 3% are held by airport operator Fraport AG.

**Background Information on IVG**

IVG Immobilien AG is one of the major real estate companies in Europe. The company manages assets worth approx. €22 billion and is located with approx. 590 employees in 19 selected major German and European cities. Via this network of local branches, IVG manages inter alia on balance properties with a market value of €4.1 billion. In northern Germany IVG constructs and operates underground storage caverns for oil and gas. In the fund segment IVG is the leading provider of tailored property funds for institutional investors. In combination with the closed-end funds for private investors, IVG manages funds and mandates amounting to a volume of €15.2 billion.