

The background of the entire page is a photograph of a modern building's courtyard. The building has a light-colored upper section and a darker, vertically-slatted lower section. The courtyard is paved with cobblestones and has some young trees and landscaping. The Value One logo is in the top left corner.

value
one

Your Partner for Real Estate Development

Acquisition Profile

Value One develops and manages real estate projects and city districts that offer more: more visions, more quality of life, more joy. We think outside the box, have an international approach and more than 20 years of experience. Our vision is to leverage the power of creation and operation to shape a good world.

To expand our project portfolio, we are constantly on the lookout for properties all over Europe with strong development potential in very good locations for hotel and student living projects.

In order to process your offer quickly, it should include the following information:

- Address
- Property Size, Zoning
- Purchase Price
- If available: pictures, planning documents, design studies

Address and contact:

value one development international GmbH
Am grünen Prater 2 / Grandstand 2, A-1020 Wien



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Search Profile MILESTONE Student Living

- Target Countries: Portugal, The Netherlands, Italy, Germany, Poland
- Greenfield development projects in urban, lively quarters
- University cities with more than 20,000 full-time students and ideally a large number of English-taught programmes
- Close to universities and trendy neighbourhoods with excellent access to public transport, also at night, max. 30 min transport time or distance door to door to the university/campus or closest faculty
- Minimum 300 rooms (approx. 10,000 sqm GFA)
- Zoning approved (suitable for student accommodation, according to local law)



Search Profile MILESTONE Silver Living

- Target Countries: Portugal, Italy, Germany, Austria
- Greenfield development projects in urban, lively quarters
- Good public transport connections
- Appealing surroundings that offer safety and comfort
- Park or green space nearby, close to cultural facilities and everyday infrastructure
- Barrier-free accessibility, in existing buildings conversion to barrier-free entrance must be possible
- GFA: $\geq 3,000 \text{ m}^2$ in Austria, $\geq 5,000 \text{ m}^2$ international





Search Profile Hotel

- **Macro Location:** 1A and 1B locations in metropolitan regions in Europe with a strong and balanced hotel market, good infrastructure and transport links
- **Micro Location:** Central city locations and market-specific strategic locations as well as good connections to public facilities (airport, event centers, exhibition grounds and others)
- **Objects:**
 - Cashflow-producing assets and project developments
 - Repositioning Opportunities
 - Stand-alone or mix-use objects
 - Number of rooms from 100 upwards
 - Sufficient number of parking spaces (depending on location)
- **Hotel segmentation:** All segments, both city and resort
- **Tenants/ operators:** Unencumbered or with the possibility of extraordinary termination of operational agreement and license agreement

You can find out more about Value One and its projects at www.value-one.com

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