

Latest Investors to the Market

Aedifica UK

13 Hanover Square, London W1S 1HN
 Tel: 0203 917 3406
 Email (gen): enquiries@aedifica.uk
 Web: www.aedifica.uk
 Bruce Walker (Country Manager UK)

Comment

Aedifica is a Regulated Real Estate Company under Belgian law specialised in European healthcare real estate, particularly in senior housing. Aedifica has developed a portfolio of over 600 sites in Belgium, Germany, the Netherlands, the United Kingdom, Finland, Sweden, Ireland and Spain, worth more than €5.3 billion.

Aedifica entered the UK market at the beginning of 2019, following the acquisition of a significant portfolio of 90 care homes. Since then, Aedifica has further expanded its portfolio through the acquisition of several new care properties. (09/2022)

09/2022 - Aedifica announced plans to invest approx. £13.5m in the construction of a brand-new care home in Biddenham, Bedfordshire. The care home will accommodate 60 residents in spacious bedrooms with en-suite facilities.

09/2022 - Aedifica invested approximately £45.5 million for the forward acquisition of a new care home and two care homes under construction. The buildings are being developed by care home developer and operator LNT Group. The care homes will be let on the basis of new irrevocable 35-year triple net leases. Upon completion of the works, the initial net yields will amount to approximately 5%.

Beachetwood Holdings Ltd

3 New Plaistow Road, London
 Tel: 0207 632 7558
 Email (gen): info@bhld.co.uk
 Web: www.bhld.co.uk
 Mark Stansfield (Director)

Comment

Beachetwood are actively looking for land or buildings, to purchase immediately, or to work in conjunction with the land owners in a joint venture. Currently looking for sites in London, the Home Counties, Cheshire and Manchester. (09/2022)

09/2022 - Beachetwood Holdings paid £1.823m for 31-33 Stamford New Road, Altrincham. The building comprises 8,500 sq ft, producing an annual income of £121,400 reflecting a net initial yield of 6.4%.

Euro Property Investments Ltd

20 Brickfield Road, Yardley
 Birmingham, West Midlands B25 8HE
 Tel: 0121 764 7111
 Email (gen): afia.farhan@epil.co.uk
 Web: www.epil.co.uk
 Afia Farhan (Director)

Comment

09/2022 - Euro Property Investments sold 100 Broad Street, Birmingham. The asking price was £18m.

Inflection Real Estate

85 Great Portland Street, London W1W 7LT
 Email (gen): info@inflectionre.co.uk
 Web: www.inflectionre.co.uk
 Ben Cassey (Founding Director)

Comment

Inflection Real Estate is a privately held company that works with property owners and funding partners to deliver exceptional returns from UK commercial real estate.

Thematic focus on sectors and sub-sectors that are directly impacted by technological and social change, and where Inflection perceive there to be a supply/demand imbalance. (09/2022)

09/2022 - Inflection Real Estate and PropShare Capital acquired a B&M unit in Greenock. The acquisition comprises a high-yielding, inflation-linked solus retail warehouse unit located in a prominent position in the centre of Greenock.

Requirements

In partnership with PropShare, Inflection are actively looking to assemble a UK portfolio of properties that meet the following criteria:

Industrial, retail warehouse or alternative sector
 Solus or multi-let
 £2-7m
 6.5%+ NIY
 Strong covenants
 8+ year term
 (09/2022)

Opus North Ltd

First Floor, 35 Brook Street, Ilkley LS29 8AG
 Tel: 01943 816 839 Fax: 01943 850 029
 Email (gen): ryan.unsworth@opusnorth.co.uk
 Web: www.opusnorth.co.uk
 Ryan Unsworth (Development Director)

Comment

09/2022 - Ryan Unsworth, director of Yorkshire-based property development company Opus North, has purchased a 33% shareholding in the business, becoming joint owner alongside managing director Andrew Duncan and London-based investment manager Fiera Real Estate UK.

Praedius Ltd

Sirius House, Delta Crescent
 Warrington, Cheshire WA5 7NS
 Tel: 01925 715400
 Email (gen): ukinfo@emrgroup.com
 Web: www.emrgroup.com
 Ian Nixon (Land & Property Director)

Comment

Praedius is a subsidiary of European Metal Recycling Ltd.

Managing a UK industrial and commercial property portfolio of 300 acres, Praedius has an asset value in excess of £100m and a further \$25m of assets in the USA.

09/2022 - Praedius, the development arm of Warrington-based European Metal Recycling, acquired a five-acre former gas holder site off Liverpool Street, Salford for £6.25m. The site could be redeveloped into homes or commercial space subject to planning approval.

Latest Investors to the Market

Pro-invest Group

32 Curzon Street, London W1J 7WS
Tel: 0203 713 2980
Email (gen): info@proinvestgroup.com
Web: www.proinvestgroup.com
Sabine Schaffer (Chief Executive)

Comment

09/2022 - ICG Real Estate launched an investment platform with specialist hotel investor and asset manager Pro-invest Group, with a target to invest up to £500m in UK hotel properties. The jv will seek to acquire hotels in London and other core UK markets.

RCL Partners LLP

1 Albemarle Street, London W1S 4HA
Tel: 0203 817 8980
Email (gen): mark.watkins@rclpartners.co.uk
Web: WWW.rclpartners.co.uk
Mark Watkins (Partner)

Comment

RCL Partners advise on a global multi-asset class investment portfolio on behalf of the Richardson family. RCL specialise in property development, regeneration projects and private growth capital investments.

09/2022 - The Richardson family office acquired the Swan Lane Industrial Estate in Hindley Green, Wigan, Greater Manchester from Melburg Capital for £15m.

Sixpenny Group Ltd

6 Tanners Yard, London Road
Bagshot, Surrey GU19 5HD
Email (gen): info@sixpennygroup.com
Web: www.sixpennygroup.com
Egor Shestakov (Director)

Comment

09/2022 - Sixpenny Group sold the Gemstone Building, at Manor Royal in Crawley, for £47.7m to CBRE Global Investors. The site, which used to be the HQ of Virgin Group, was bought by Sixpenny Group in 2021 and was redeveloped into an 82,000 sq ft warehouse unit, let to delivery company Evri.

Socius Development Ltd

33 Broadwick Street, London W1F 0DQ
Tel: 0203 924 2222
Email (gen): barry.jessup@socius-dev.com
Web: www.socius-dev.com
Barry Jessup (Managing Director)

Comment

Socius is a developer of mixed-use places.

02/2022 - Socius and Amicala acquired the JTI office building off Brooklands Road, Weybridge for £16.635m.

09/2022 - Socius and Amicala submitted plans for a new retirement community at Members Hill in Weybridge, Surrey. The plans include 205 purpose-built homes for sale alongside a range of amenities that will be accessible to the wider community including shops, a hydro pool, exercise studio and café. Members Hill is the second partnership between Amicala and Socius following plans to deliver an Integrated Retirement Community at the former St Christopher's school in Bristol.

UBS UK Life Sciences strategy

Fund Manager: UBS Asset Management (UK) Ltd
5 Broadgate, London EC2M 2QS
Tel: 0207 568 0000
Email (gen): [firstname.surname]@ubs.com
Web: www.ubs.com
Olivia Drew (Director and Portfolio Manager, UK Life Sciences)

Comment

09/2022 - UBS is set to continue to raise funds for investment in the life sciences sector, targeting its second fund close at around £1bn. This follows the first close of UBS's dedicated fund at £400m. UBS is also considering investment into European life sciences.

Urban Vision Real Estate Ltd

Cedar Court, 221 Hagley Road
Halesowen, West Midlands B63 1ED
Email (gen): info@urbanvision.uk
Web: www.urbanvision.uk
Mark Owen (Director)

Comment

Urban Vision specialise in UK and European real estate investment and development.

09/2022 - Urban Vision Real Estate Ltd acquired 100 Broad Street, Birmingham. The asking price was £18m. Work has commenced on the design of a highly sustainable, next generation residential BTR project that will provide over 280 apartments with residents' wellbeing firmly at its core.

New Acquisitions

ALB Group Ltd

Archibald House, Cavendish Road
Nottingham NG4 3DZ
Tel: 0115 985 9001
Email (gen): info@albgroupp.co.uk
Web: www.albgroupp.co.uk
Arran Bailey (Managing Director)

Comment

09/2022 - ALB Group purchased 11-15 Low Pavement, Nottingham from the Oakgate Group. ALB Group is hoping to attract a high-end restaurant to occupy a ground floor space.

New Acquisitions

Amro Real Estate Partners Ltd

20 North Audley Street, London W1K 6WE
Tel: 020 3786 8995 Fax: 020 7665 6650
Email (gen): tom@amropartners.com
Web: www.amropartners.com
Tom Donnachie (Investment Director)

Comment

09/2022 - Amro Partners bought a 200,000 sq ft office building in Sutton, south London, which it plans to convert into a £170m, 450-home build-to-rent development

Angle Property Ltd

4 Liscombe West, Liscombe Park
Soulbury, Buckinghamshire LU7 0JL
Tel: 01296 688914
Email (gen): james@angleproperty.co.uk
Web: www.angleproperty.co.uk
James Good (Director)

Comment

09/2022 - Angle Property purchased RSA House on Western Road in Bracknell from RSA Security UK Limited. The 35,000 sq ft vacant office built in 2000 occupies a prominent 1.5-acre site at the entrance to the established Western Industrial Area and provides an opportunity for re-letting, conversion or redevelopment.

Barings Real Estate Advisors

20 Old Bailey, London EC4M 7BF
Tel: 020 7628 6000 Fax: 020 7297 0999
Email (gen): [firstname.surname]@barings.com
Web: www.barings.com
Darren Hutchinson (Head of UK Real Estate Transactions)

Comment

09/2022 - Barings completed a deal to forward-fund Omega Business Park in Warrington, Cheshire, on behalf of its pan-European logistics joint venture.

Big Yellow Group Plc

1 The Deans, Bridge Road
Bagshot, Surrey GU19 5AT
Tel: 01276 470 190 Fax: 01276 470191
Email (gen): dpotter@bigyellow.co.uk
Web: www.bigyellow.co.uk
Dave Potter (Head of Acquisition)

Comment

09/2022 - Big Yellow acquired a freehold interest in a 1.8-acre site in Oxfordshire for £13.5m. This continues BY's strategy of acquiring freehold interests.

Requirements

<https://corporate.bigyellow.co.uk/property->

Blackbrook Capital (Europe) Ltd

16 Charles II Street, London SW1Y 4QU
Email (gen): info@blackbrook.com
Web: www.blackbrook.com
Jon Strang (Managing Director)

Comment

09/2022 - Blackbrook agreed a forward funding deal with Rula developments for Fulwood 190, Sutton-in-Ashfield. The 190,000 sq ft Class A logistics facility is scheduled for completion in July 2023.

Bricks Group

Ground Floor, 8-9 Bulstrode Place
London W1U 2HY
Tel: 0203 355 6488
Email (gen): info@bricksgroup.com
Web: www.bricksgroup.com
Allan Davidson (Chief Operating Officer)

Comment

09/2022 - A JV between Tristan Capital Partners and Bricks Group acquired a 999-bed student accommodation building in Liverpool from consortium Aura Investors for £110m. The acquisition, through Tristan Capital Partners' CCP 5 Fund, expands the joint venture's PBSA portfolio to assets with more than 2,100 beds in Birmingham, Manchester/Salford, Glasgow and Liverpool, which are managed by Bricks' True Student business.

Capital & Centric Ltd

Phoenix Building, 72 Chapelton Street
Manchester M1 2EY
Tel: 0161 819 1852
Email (gen): info@capitalandcentric.com
Web: www.capitalandcentric.com
Adam Higgins (Co-founder)

Comment

09/2022 - Capital & Centric acquired the Chapelton Warehouse in Manchester's Piccadilly East, with plans to transform the former mill into its new headquarters. C&C will create 20,000 sq ft of new workspace across four storeys. C&C expects the workspace to be ready in 2023.

Clearbell Capital LLP

2 Harewood Place, London W1S 1BX
Tel: 020 7494 7620 Fax: 020 7494 7626
Email (gen): enquiries@clearbell.com
Web: www.clearbell.com
Rob West (Partner)

Comment

09/2022 - Clearbell Property Partners III acquired a portfolio of six student properties in Aberdeen, comprising 1,050 beds for £33m.

New Acquisitions

Craigard

1650 Parkway, Solent Business Park
Fareham PO15 7AH
Tel: 01489 880100 Fax: 01489 886605
Email (gen): matthew.barker@craigard.biz
Web: www.craigard.biz
David Foster (Managing Director)

Comment

09/2022 - Craigard made the off market acquisition of 18 Manor Grove, South Bermondsey. The 18,200 sq ft last mile warehouse will be refurbished and will be available to let in February 2023.

Custodian REIT Plc

Fund Manager: Custodian Capital
1 New Walk Place, Leicester LE1 6RU
Tel: 0116 240 8740 Fax: 0116 240 8749
Email (gen): info@custodiancapital.com
Web: www.custodianreit.com
Richard Shephard-Cross (Managing Director)

Comment

09/2022 - Custodian REIT acquired a 91,955 sq ft distribution facility on the Eurocentral industrial estate, Motherwell for £11.125m, reflecting a net initial yield of 5.25%. This acquisition increases the industrial weighting within the Company's highly diversified portfolio of 165 properties to 48% by value.

DWS Real Estate

Winchester House, 1 Great Winchester Street
London EC2N 2DB
Tel: 020 7545 8000
Email (gen): michael.hill@dws.com
Web: www.dws.com
Michael Hill (Head of Real Estate Transactions)

Comment

09/2022 - DWS and Watkin Jones signed a £100m forward funding deal to deliver 316 new BTR homes in Bath. The Bath BTR is Watkin Jones and DWS' second deal, following the practical completion of almost 700 purpose-built student homes at Kelaty House – now Pavilion Court – in Wembley.

Evolve Estates Ltd

17-19 Maddox Street, London W1S 2QH
Tel: 0207 228 6508 Fax: 0207 228 0300
Email (gen): dok@evolveestates.com
Web: www.evolveestates.com
Danny O'Keefe (Director)

Comment

09/2022 - Evolve Estates acquired Falkland Square in Crewkerne for an undisclosed price from an investment company..

GLP PF UK Management

50 New Bond Street, London W1S 1BJ
Tel: 020 7901 4455
Email (gen): contact-uk@glp.com
Web: www.glp.com
Bruce Topley (Managing Director - UK)

Comment

09/2022 - GLP agreed to fund logistics schemes in Basingstoke and Stevenage. Works have already begun at Stevenage and will shortly commence in Basingstoke. Both are due to complete in 2023.

Greystar Europe Holdings

15 Finsbury Circus House, London EC2M 7EB
Tel: 020 3595 3333
Email (gen): londonreception@greystar.com
Web: www.greystar.com
Ben Mowbray (Senior Director - UK Investment)

Comment

09/2022 - Greystar Real Estate Partners acquired the former Peek Freans biscuit factory site in Bermondsey from Grosvenor. Greystar are planning a BTR scheme comprising 1,548 homes. Since entering the UK market in 2013, Greystar has built up a property portfolio worth £6.5 billion, comprising more than 14,300 units that include both multifamily rental accommodation and student accommodation. Greystar will execute the acquisition of the Bermondsey scheme through its strategic partnership with a wholly-owned subsidiary of the Abu Dhabi Investment Authority

Heitman

3rd Floor, 8 Hanover Street, London W1S 1YQ
Tel: 0207 318 1030
Email (gen): [firstname.surname]@heitman.com
Web: www.heitman.com
Gordon Black (Senior Managing Director)

Comment

09/2022 - Heitman acquired a purpose-built student accommodation scheme in Bath in an off-market transaction with Alumno Group.

ICG Real Estate

Procession House, 55 Ludgate Hill
London EC4M 7JW
Tel: 020 3545 2000
Email (gen): [first.surname]@icgam.com
Web: www.icgam.com
Kevin Cooper (Managing Director Real Estate)

Comment

09/2022 - ICG acquired the OVO Arena Wembley from Quintain.

09/2022 - ICG Real Estate launched an investment platform with specialist hotel investor and asset manager Pro-invest Group, with a target to invest up to £500m in UK hotel properties. The jv will seek to acquire hotels in London and other core UK markets.