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**ACQUISITION OF A CITY OFFICE BUILDING IN LONDON
FOR THE SWEDISH GROUP STENA AB**

The subsidiary of N+1 in the British Real Estate market, Trinova, has acquired an office building on behalf of Stena.

Stena Realty have acquired the freehold interest in 100 Leman Street on the eastern fringe of the City of London from Arab Investments. Stena is advised by Trinova Real Estate, the London based investment and asset manager. The Property was comprehensively refurbished in 2000 and comprises 99,165 sq ft of modern office accommodation. The seven storey building is leased entirely to Level 3 Communications.

Ronald Visscher, Managing Director of Stena Realty commented:

“We are very happy to have succeeded in our first London office investment after following the market for some time. We feel confident on the success of the building and area. This opportunity matches our requirements to learn the London market in various aspects which we will use for our further expansion plans in London.”

Edmund Costello, Head of Investment at Trinova added:

‘100 Leman Street is an excellent office investment with an attractive tenant profile situated in a very promising sub-market offering many opportunities to add value. We are delighted to complete this acquisition with Stena which marks our first deal together’

Khaled Affara, Managing Director of Arab Investments concluded:

‘We were impressed with the professionalism with which Stena and Trinova undertook their due diligence and completed the acquisition.’

Hanlon Bennett and Savills advised Arab Investments.

About Stena

Stena Realty B.V. is a part of the Stena AB group. It owns a portfolio of prime commercial real estate in a number of Western European countries and U.S.A., and also owns stakes in non-listed property companies. Besides of being a property investor, Stena Realty wants to be professional in the management of all its buildings. Where possible we have our own management teams. In our opinion, a close contact with tenant helps us to understand the needs of our clients and will create long term relations. www.stenarealty.com

About Trinova Real Estate

Trinova Real Estate is a London based company specialising in investment management, asset management and investment advisory. The company offers institutional and professional investors tailored investment opportunities in the UK commercial property market. Trinova’s philosophy is to offer its investors transparency, the ability to influence key decisions and alignment of interest. Trinova is a subsidiary of N+1. Further information at www.trinovarealestate.com