

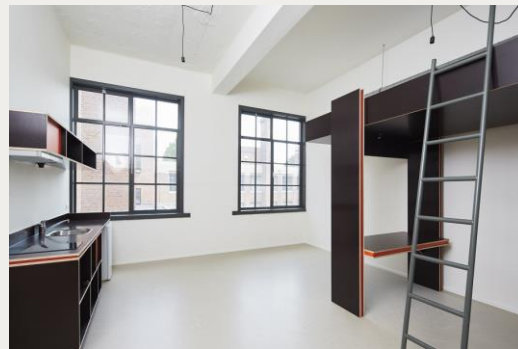
1 September 2016 – Embargo until 17:40 (CET)

Regulated information

Acquisition of Carré building in Maastricht successfully completed

Acquisition of 143 student rooms

Antwerp, Belgium – 1 September 2016 – Xior Student Housing NV, the Belgian real estate investment trust (BE-REIT) specialised in student housing in Belgium and the Netherlands, has successfully completed the acquisition of the "Carré building" in Maastricht, which consists of 143 student units and ground floor retail space.



Acquisition of "Carré building" in Maastricht successfully completed

Earlier this year, Xior concluded an agreement to acquire the "Carré building" in Maastricht¹.

This acquisition was successfully completed on schedule. As the result of this acquisition, Xior now has a student property situated in the centre of Maastricht, which is close to several higher education institutions. It consists of 143 units and shared facilities, plus the ground floor retail space which is let on a long-term lease.

Xior is adding a new property full of character to its portfolio for the 2016-2017 academic year in order to meet the demand for additional high quality student housing in the Netherlands.

This acquisition has a total investment value of approximately EUR 24 million², and the (furnished) property is expected to generate a total annual rent of approximately EUR 1,511,000.

The seller offers Xior a one-year rental guarantee starting from the planned transfer date. Almost all of the student rooms have now been rented and only a small number of rooms are still available. Anyone still wishing to secure a room in this location can call +31 88 6000 185.

¹ See also our press release of 23 May 2016.

² This is in line with the estimates of the independent property expert.

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For more information about this acquisition please contact:

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About Xior Student Housing

Xior Student Housing NV is the first Belgian public regulated real estate company (RREC) specialising in the student housing segment in Belgium and the Netherlands. Within this property segment, Xior Student Housing offers a variety of accommodation, ranging from rooms with shared facilities to en-suite rooms and fully-equipped studios. Since 2007, as owner-operator, Xior Student Housing has built high-quality, reliable student housing for students looking for the ideal place to study, live and relax. A place with that little bit extra, where every student will feel at home right away.

Xior Student Housing has been accredited as a public REIT under Belgian law since 24 November 2015. Xior Student Housing's shares have been listed on Euronext Brussels (XIOR) since 11 December 2015. On 31 March 2016, Xior Student Housing had a property portfolio worth approximately 206 million euros. More information is available at www.xior.be.

Xior Student Housing NV, Public RREC under Belgian law (BE-REIT)
Mechelsesteenweg 34, bus 108, 2018 Antwerp (Belgium)
BE 0547.972.794 (Antwerp Company Register, Antwerp department)

Disclaimer

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