BNP Paribas Real Estate and Cat Real Estate advise on the leasing of 1,000 m² to MUTUAM (M.P.S)

- With an area exceeding 6,000 m², the building exclusively for office use is located in the heart of the Eixample district in Barcelona.

The property consultancy **BNP Paribas Real Estate** and **Cat Real Estate** have advised on the rental of 1,052.75 m² in a building exclusively for office use to **MUTUAM (Mútua de Previsió Social)**, a firm related to activities of a social nature in Catalonia.

The office building, located at no. 392 on the street Calle Provença, possesses refurbished corporate floors which will be used for the first time by **MUTUAM**. These consist of open plan spaces with finishings of the highest specifications, including technical floors, suspended ceilings, floor-by-floor HVAC systems and LED downlighters. It additionally has parking spaces in the building itself. The area per floor amounts to approximately 1,000 m².

**MUTUAM** has relocated to a building in the central zone of the city with higher specifications and better finishings, thus meeting all of its current needs in a more efficient and functional space. Situated only a few metres from the Avda. Diagonal, the property is surrounded by a wide range of services in the area and is superbly connected by public transport.

According to Francisco López Ramón, the Investment Director for **BNP Paribas Real Estate** in Catalonia, this consists of a company that wished to remain working in the same zone, but which was seeking higher quality facilities and more emblematic buildings. “This transaction demonstrates that companies are, little by little, beginning to value quality and seek out properties in line with their needs; without depending so much on price”. He also points out that prime rent in Barcelona has risen, as has that of the city centre.

**BNP Paribas Real Estate** additionally underlines the significance of this transaction, asserting that it “consists of the third deal which we have undertaken with a prestigious business in the same
property, the agreements with Gameloft and Editorial Cruïlla prior to this being noticable.” It additionally points out that “this represents one of the most symbolic and noteworthy transactions for BNP Paribas Real Estate to date this year, both in terms of the floor area transacted and the type of company with whom we have closed the agreement”.

One of the principal international property service consultancies, BNP Paribas Real Estate offers a full range of services covering the entire real estate life cycle: Development, Transactions, Consultancy, Valuation, Property Management and Investment Management. With more than 180 delegations and 3,800 professionals, BNP Paribas Real Estate provides local knowledge at a global scale in 37 countries (in 21 by means of alliances). The firm employs 120 people in Spain and has regional offices and a strong local presence in the main cities throughout the country. In 2014, BNP Paribas Real Estate achieved a turnover of €18.3 million in Spain, managing close to one million square metres. It was involved in almost 250 transactions, representing 870,000 m² and produced 2,145 valuation reports. BNP Paribas Real Estate belongs to the BNP Paribas Group. For more information: www.realestate.bnpparibas.es

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