

Requirements Q3 2017



C₂ Capital

Please contact us with any potential opportunities or if you wish to discuss our requirements in more detail:

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Urbandepot.co.uk

This is a new requirement, targeting a £100m portfolio of assets with the following criteria;

- Single/multi let warehouse and light industrial units
- Lot sizes of £2-6m
- Located in densely populated urban areas
- Strong alternative use values
- NIY of 6% +

Industrials.co.uk

25 Estates, comprising c2m sq ft of space acquired over the last 2 years with increasing appetite to acquire further multi-let Industrial stock as follows;

- Multi-let estates – single assets and portfolios
- Lot sizes of £2m + but a preference for larger lot sizes
- Target Capital Values of <£70 psf
- All locations considered
- Preference for purpose built, portal frame estates

Private clients/ In-house funds

Our private clients/funds have the following broad requirements, with specific characteristics highlighted in more detail below;

- Lot size £2-8m
- Will consider locations across the UK
- All sectors considered with a preference for industrial, leisure, retail and alternatives

Particular client/fund requirements which form part of the above:

- Well located assets with short term asset management potential or sustainable income in place and good growth potential
- Assets that have the potential to create longer term income through removal of breaks, lease regearing etc... (Lot size £2-4m)
- Opportunistic situations (with or without income), where there is potential to achieve substantial upside through taking measured risk (Lot size £2-5m)