

Media Release

Helvetica Swiss Commercial Fund: Successful acquisition of properties with commercial and residential use in Frauenfeld

Zurich, 27 January 2020 – Helvetica Swiss Commercial Fund (HSC Fund) has acquired two properties with commercial and residential use in Frauenfeld (TG) with a market value of about CHF 18.3 million. The legal transfer of ownership took place retroactively as of 1 January 2020.

HSC Fund (SIX Swiss Exchange: HSC) today announced the successful acquisition of two properties with commercial and residential use and a total market value of about CHF 18.3 million. The properties are located at Zürcherstrasse 331/333 and 370 in Frauenfeld (TG), which is the main road between Frauenfeld and Constance. In terms of the site, the buildings are located in a lively commercial cluster with very good visibility. They are extremely well served by both individual traffic and public transport.

The properties have a rentable space of 5,059 m² and generate annual rental income of around CHF 1.03 million, which corresponds to a gross yield on market value of around 5.6%. The properties are fully let. AMAG Automobil und Motoren AG (AMAG), the largest tenant, represents about 95% of rental income, the remaining 5% are generated with four other tenants. The rental contract with AMAG as the main tenant runs until the end of 2027, and includes market customary renewal options. The legal transfer of ownership of the properties took place retroactively as of 1 January 2020.

FOR MORE INFORMATION

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Authorised by the Swiss Financial Market Supervisory Authority FINMA.



About Helvetica Property

Helvetica Property is an independent partner-owned and managed real estate Fund Management Company regulated by the Swiss Financial Market Supervisory Authority FINMA. Helvetica Property offers the full spectrum of real estate investments, including investment strategies, investment property selection, deal structuring, acquisitions, financing, portfolio management and sales. The firm offers both direct and indirect real estate investments in Switzerland on behalf of its clients.



About Helvetica Swiss Commercial

Helvetica Swiss Commercial (HSC Fund) is a contractual investment fund under Swiss law approved by the Swiss Financial Market Supervisory Authority (FINMA) and **open to all investors**. The HSC Fund is listed at SIX Swiss Exchange. The fund is suited for investors with a long-term investment horizon who are interested in a stable and consistent cash-flow. The fund invests in commercial properties with value appreciation potential across the most dynamic economic regions in Switzerland. The focus is on potentially undervalued properties with an attractive cash-flow yield. The Fund Management Company pursues an active hands-on management in order to exploit hidden potential of the properties by means of revitalization, renovations, vacancy reductions as well as lease extensions and to increase the value in the long-term. The aim is to diversify the portfolio according to region, type of use, size and tenant mix. Listing at SIX Swiss Exchange; Ticker Symbol HSC; Valor 33 550 793; ISIN CH0335507932

The prospectus as well as the simplified prospectus can be obtained free of charge at the Fund Management Company.

