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MEDIA RELEASE

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Swiss Prime Site acquires Wincasa

Olten, 12 September 2012 – Swiss Prime Site AG has concluded an agreement with Credit Suisse Group Ltd for the acquisition of Wincasa AG, Winterthur. The company ranks as one of the leading real estate services providers in Switzerland, with more than 670 employees and 171 000 properties under management. With Wincasa, Swiss Prime Site paves the way for gaining more direct access to the regional real estate markets, thus strengthening its strategic position for project development and acquisition activities as well.

Swiss Prime Site AG signed a purchase agreement on 12 September 2012 for the acquisition of 100% of the share capital of Wincasa AG, Winterthur, from the seller, Credit Suisse Group Ltd, which is divesting this non-strategic investment. Conclusion of the transaction is planned for end-October 2012, subject to approval by the Swiss Competition Commission. With Wincasa, Swiss Prime Site is acquiring a leading real estate services provider with which the Company has been engaged in a close and strongly intensive collaboration in recent years.

Wincasa enjoys a very well-established presence in all the real estate markets in Switzerland, with more than 670 employees situated at 15 locations. "We will be able to reap rewards from the familiarity of the Wincasa specialists with local conditions as well as their know-how in the real estate trading and construction management businesses," declares Swiss Prime Site's CEO Markus Graf. Wincasa should particularly contribute toward identifying and profitably exhausting project development potential already at a very early stage. Swiss Prime Site AG aims to retain Wincasa basically as an independently operating subsidiary within the Company's current constellation. "Through providing our know-how and the demands from an institutional real estate investor's view, we should be able to further develop Wincasa in a customer-focussed way," confidently states Hans Peter Wehrli, Swiss Prime Site's Chairman of the Board of Directors.

Furthermore, the acquisition enables Swiss Prime Site to achieve diversification of the revenue streams amid the concurrent expansion of the depth of value creation. The estimated annual contribution to earnings at the group level is forecast at roughly CHF 8 million. The two parties have agreed not to disclose the acquisition price.

Dr. Beat Schwab – who was responsible for the successful expansion of Wincasa in recent years as the firm's CEO – will depart the company effective as at end-October 2012, as already announced a couple of months ago. However, Dr. Schwab has already committed



to continuing to assume the role as Wincasa CEO on a part-time basis in the interim until his successor has joined the company.

Oliver Hofmann will take up the position as new Wincasa CEO effective as at 1 March 2013. Mr. Hofmann boasts years of extensive experience in the real estate sector and holds a degree in Business Administration (HWV) as well as a Master in Real Estate from the University of Zurich (CUREM (Center for Urban & Real Estate Management)). In addition, he is Chairman of RICS (Royal Institution of Chartered Surveyors) Switzerland – the leading international association of real estate experts.

Oliver Hofmann's photo and curriculum vitae can be downloaded via the following link:
<http://www.swiss-prime-site.ch/d/bilder.php>

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Swiss Prime Site

Swiss Prime Site AG is Switzerland's leading real estate investment company. The Company's portfolio is valued at CHF 8.4 billion and comprises first-class, value-retaining retail and commercial properties situated in prime locations. Swiss Prime Site is distinguished by its experienced management team, with stream-lined structures and low costs, high earnings and capital potential as well as an excellent risk/return profile. The Company has been listed on the SIX Swiss Exchange since 2000 and reports market capitalisation of around CHF 4.3 billion.

Wincasa

Founded in 1999 with roughly 80 employees, Wincasa today enjoys a strong presence in all regions of Switzerland, with more than 670 employees situated at 15 locations. Wincasa manages 171 000 properties with an asset value of CHF 40 billion. The company operates special competence centres for the management of residential and office properties as well as the management of retail real estate and restaurant properties.

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