



JSS Real Estate Management

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Suisse Romande Property Fund: Acquisition of a residential property in Morges (VD)

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JSS Real Estate Management Ltd ("JSSREM") is pleased to announce the acquisition for Suisse Romande Property Fund ("SRPF" or the "Fund") of a residential property in Morges (VD).

Following the sale of three commercial properties at the end of 2023, marking the first stage in SRPF's residential repositioning, a new step has been reached with the purchase of a residential property in Morges (VD) at the end of June 2024.

The 24-flat building is located in a prime location in Morges, with a rental reserve of around 25% and attractive ESG potential, among which the forthcoming connection to district heating and the possibility of installing photovoltaic panels on the roof. This CHF 11 million purchase is therefore fully in line with the Fund's residential orientation.

As part of its strategy, JSSREM also sold the Fund's last property in the Jura region (Porrentruy) in mid-May 2024, thereby closing its positions in that canton. In addition, the sale of a motel/restaurant in Prangins (VD) at the end of May 2024 contributed to a further decrease in SRPF's commercial share. These two sales were concluded for a total of CHF 7.6 million.

These actions demonstrate the ability of JSSREM's team to implement the Fund's repositioning strategy, which will continue to be pursued by taking attractive opportunities and maintaining a focus on delivering value to shareholders.

JSS Real Estate Management Ltd thanks its investors for their trust.

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Suisse Romande Property Fund (SRPF)

SRPF is a real estate fund under Swiss law within the meaning of the Federal Act on Collective Investment Schemes of June 23, 2006 (CISA). The Fund was approved by the Swiss Financial Market Supervisory Authority (FINMA) on October 15, 2014 and has been listed on the SIX Swiss Exchange since December 11, 2017. The fund contract is drawn up by JSS Real Estate Management Ltd in its capacity as fund manager with the approval of Bank J. Safra Sarasin Ltd in its capacity as custodian bank of SRPF. The fund's assets are invested in real estate assets in Switzerland, mainly residential or commercial, with a minimum of 80% in French-speaking Switzerland. SRPF's objective is to preserve investors' capital over the long term and to ensure the distribution of a regular dividend.

JSS Real Estate Management

JSS Real Estate Management is a real estate fund management company, with head office in Geneva, incorporated under Swiss law, duly approved by the Swiss Financial Market Supervisory Authority (FINMA). JSS Real Estate Management's ambition is to develop and offer its investors a range of regulated thematic real estate funds including the Suisse Romande Property Fund ("SRPF"). Find more information on JSS Real Estate Management's activities on our website www.jsafrasarasin.com/jsrem.

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