

Key figures

Key financial figures (EUR mn)	2013	2012	
Total revenues	236.1	229.1	+3%
Gross rental income	125.2	126.5	-1%
Fees from real estate management	6.5	5.7	+14%
Property disposal proceeds	81.1	75.7	+7%
Profits on property disposals	7.6	3.8	+100%
Funds from Operations (FFO)	45.9	44.9	+2%

Key financial figures per share (EUR)	2013	2012	
EPRA earnings*	0.93	0.89	+4%
FFO*	0.94	0.95	-1%
Net asset value (NAV)	12.58	14.99	-16%

* based on the new average number of shares outstanding,
in accordance with IFRS (48,991,351 shares)

Balance sheet figures (EUR mn)	31 Dec 2013	31 Dec 2012
Net debt equity ratio (%)	32.6%	31.6%
Loan-to-value ratio (LTV)	66.9%	68.1%
Investment property	2,256.4	1,847.4
Equity	793.1	614.8
Financial debt	1,723.9	1,489.9
Total assets	2,596.0	2,210.2
Cash and cash equivalents	56.4	56.7