



Press release
May 30, 2022

IKORY Launches "Investment Evenings" with a Private Sale of 53 Discounted Real Estate Properties

On Wednesday, June 22nd, at 6:00 PM, Ikory Properties will host its inaugural "Investment Evening" at Le Fouquet's. This event is aimed at individual investors and will offer 47 apartments for sale, ranging from studios to 5-room units, along with 5 premises, including 3 commercial spaces, and an entire building, all located in Paris, the Île-de-France region, and the South of France.

In a time of volatile stock values and inflation, real estate has never been more appealing to both individual and institutional investors. Already a significant player in the residential market, particularly in the sale of occupied units, Ikory Properties is innovating by launching its first "Investment Evening," introducing the concept of private sales to the real estate sector.

Taking advantage of a market momentum, including the expiration of tax benefits for certain SCPI (real estate investment trust) portfolios, the conclusion of marketing efforts for specific units, and portfolio adjustments by institutional investors, Ikory Properties is granting individual investors the opportunity, for one evening, to acquire real estate properties from the portfolios of major institutional owners or developers at an exceptional price. Whether vacant or occupied, new or old, the presented apartments, premises, and building are subject to discounts of up to 27%. This discount encompasses both the reduction for occupied units, in comparison to the market value, as well as a special reduction available only during the evening of June 22, 2022.

In addition to providing buyers with preferential rates, Ikory's initiative offers several advantages for individual investors. Firstly, the fact that these properties mainly originate from major institutional portfolios ensures the reliability and quality of the locations or the stability of tenants in the case of occupied units (supported by rental history). Additionally, in the event a potential buyer wishes to make a reservation on the same evening, financial advisors, a notary, and a manager will be present to assist them with financial, asset, tax, and management aspects. Ikory's teams will also offer tax optimization (such as Pinel or LMNP) for all new real estate properties, aiming to make the most of this Investment Evening.

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As an example, Ikory Properties is offering a 4-room apartment with 3 bedrooms, optimally configured at 98 m², on Gutenberg Street near the Beaugrenelle shopping center in the 15th arrondissement of Paris. Situated in a well-maintained and recent building of high quality, it is currently occupied by a tenant with a yield of 2.8%. It stands as an ideal investment for an individual seeking potential appreciation upon acquisition. The offered price presents a 20% discount compared to its estimated market value by Ikory Properties; this offer is only valid during the Investment Evening on Wednesday, June 22nd.



Interested buyers can now register for the event and review the list of properties on the website www.soireeinvestissement.com or inquire at 01 85 736 736. Participants will have the opportunity to visit the properties for sale in advance (excluding new properties).

About Ikory

Established in 2015, Ikory is an independent player specializing in residential real estate for major property owners and institutional investors. Serving as a true innovation incubator, the company operates across various segments, including social or intermediate housing, luxury real estate, managed residences, and engages in a wide range of roles—from consulting and asset management to investment, project development, and transformation management. Ikory manages over €600 million in asset management contracts, has concluded transactions totaling €750 million in bulk since 2016, and has marketed 170 addresses per apartment.

Among its activities, Ikory Properties assists buyers and private investors in their residential projects encompassing all types of housing—intermediate or upscale, new or old, for primary residence or rental investment.

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