

## Foncière des Régions and Crédit Agricole Assurances deliver the New Vélizy campus to Thales



Paris, 7 November 2014 - Foncière des Régions and Crédit Agricole Assurances, co-investors and developers of the project, have announced the delivery of the New Vélizy campus to Thales. It has a new office complex located in the heart of the Vélizy-Meudon business district.

### New Vélizy, an outstanding development

Between city and nature, New Vélizy offers its occupants a working environment on a human scale. The three office buildings on GF+5 and GF+7, arranged around a two-level internal road, make up a complex of over 46,000 m<sup>2</sup>, surrounded by 10,000 m<sup>2</sup> of landscaped areas. The architectural design of the campus, by Quadri Fiore Architecture, and the interior design concept, developed by Saguez & Workstyle, make New Vélizy a campus designed with the comfort of its occupants in mind.

The 2,500 Thales employees will benefit from a wide range of services distributed over more than 10,000 m<sup>2</sup>: a range of dining options (restaurant, brasserie and cafeteria), reception area, auditorium (400 seats), sports hall, concierge's lodge, etc. An underground car park with over 1,500 spaces, computer rooms, archives and storage rooms complete the campus' impressive facilities.

From the design phase, New Vélizy has met the requirements for new office buildings, both in terms of user comfort and technical and energy performance. The architectural design of the complex has made it possible for vast green spaces to be included, highlighting the presence of landscaped areas within the campus. This balance between buildings and vegetation means that each occupant can enjoy a large amount of natural light and an attractive view from their work station.

### Contact presse

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New Vélizy is also one of the first projects to be HQE certified under the 2011 and RT 2012 references, and has a BREEAM Very Good rating. New Vélizy is also one of the 17 pilot projects involved in updating the HQE Performance standard<sup>1</sup>.

## **Vélizy-Meudon, a reference site**

Located 15 minutes from Paris, the Vélizy-Meudon site is the 2<sup>nd</sup> largest business hub in Ile-de-France, and is a base for 45,000 employees and 1,000 leading national and international companies in high-growth sectors: aeronautics, new ICTs, electromechanics, high-tech, etc. The site also has excellent transport links, with the arrival of the T6 tram line at the end of 2014.

Combining economic dynamism, services, public facilities and green spaces, it offers a pleasant living and working environment of exceptional quality, with the Vélizy 2 regional shopping centre and its 170 brands, as well as the national Meudon forest.

Thales has been involved with the site for some time, and has chosen to stay on at the New Vélizy campus, which the company will occupy under a nine-year lease.

*“The New Vélizy project shows the relevance and success of the Foncière des Régions’ partnership strategy. This campus, which has good links to the city and is open to its environment, bears testimony to the strength of the relationship between Foncière des Régions, Thales and the town of Vélizy-Villacoublay. With a focus on user comfort, New Vélizy is also a reflection of the Foncière des Régions office real estate approach, which is focused on performance and well-being”* Christophe Kullmann, General Manager of Foncière des Régions.

*“We want to encourage the development of sites which are attractive both to us as investors, and to the companies which use them. The New Vélizy campus is a new example of our partnership with Foncière des Régions which shares this view and with which we can implement this investment strategy”* Jérôme Grivet, General Manager of Crédit Agricole Assurances.

You can find the book site on line if you click on the link below :

<http://fr.slideshare.net/CreditAgricoleAssurances/portfolio-campus-new-vlizy>

You can also find a video showing the site via the link below :

<http://vimeo.com/111107982>

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<sup>1</sup> This certification is intended as an environmental performance indicator with a holistic approach including a building LCA (Life Cycle Analysis) as well as a study on the quality of the air inside the building at the time of delivery.

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#### **Foncière des Régions, real estate partner**

As a key player in real estate, Foncière des Régions has built its growth and its portfolio on the key and characteristic value of partnership. With a total portfolio valued at €16Bn (€10Bn in group share), located in the high-growth markets of France, Germany and Italy, Foncière des Régions is now the recognised partner of companies and territories which it supports with their real estate strategies with a twofold: adding value to existing urban property and designing buildings for the future.

Foncière des Régions mainly works alongside Key Accounts (Suez Environnement, Thales, Dassault Systèmes, Orange, EDF, IBM, and Eiffage, etc.) in the Offices market as well as being a pioneering and astute operator in the two other profitable sectors of Residential market in Germany and Hotels.

Foncière des Régions shares are listed in the Euronext Paris A compartment (FR0000064578 - FDR), are admitted for trading on the SRD, and are included in the composition of the MSCI, SBF 120, Euronext IEIF "SIIC France" and CAC Mid100 indices, in the "EPRA" and "GPR 250" benchmark European real estate indices, and in the FTSE4 Good, DJSI World and NYSE Euronext Vigeo (World 120, Eurozone 120, Europe 120 et France 20) ethics indices.

Foncière des Régions is rated BBB-/Stable by Standard and Poor's.

[www.en.foncieredesregions.fr](http://www.en.foncieredesregions.fr)



#### **About the Crédit Agricole Assurances Group**

Crédit Agricole Assurances, Europe's leading bankinsurer, groups together Crédit Agricole's various insurance subsidiaries. The Group offers a range of savings, retirement, health, personal protection and property insurance products and services. They are distributed by the Crédit Agricole Group's banks in France and in 14 other countries around the world by financial advisers and multi-line insurance agents. The Crédit Agricole Assurances companies serve individuals, professionals, farmers and businesses.

Crédit Agricole Assurances has 3,500 staff, with €26.4 billion in revenues at end-2013.



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