



COMISIÓN NACIONAL DEL MERCADO DE VALORES

En cumplimiento de los deberes de información previstos en el artículo 227 del Real Decreto Legislativo 4/2015, de 23 de octubre, por el que se aprueba el texto refundido de la Ley del Mercado de Valores, Lar España Real Estate SOCIMI, S.A. (en adelante, “**Lar España**” o la “**Sociedad**”) pone en conocimiento de la Comisión Nacional del Mercado de Valores la siguiente

OTRA INFORMACIÓN RELEVANTE

Como continuación a la información comunicada por la Sociedad al mercado mediante otra información relevante de fecha 30 de abril de 2020 (número de registro 1888), en relación con las medidas adoptadas por la Sociedad ante el COVID-19, situación del negocio y posición de liquidez, la Sociedad adjunta a la presente comunicación una nota de prensa y presentación explicativas de los acuerdos alcanzados con los inquilinos, la situación actual de los centros y parques comerciales de la Sociedad así como de las últimas operaciones llevadas a cabo.

Madrid, a 20 de julio de 2020.

Lar España Real Estate SOCIMI, S.A.

Don José Luis del Valle Doblado,

Presidente del Consejo de Administración

LAR ESPAÑA ha llegado a acuerdos sobre más del 80% de la superficie bruta en alquiler de sus centros y parques comerciales

Madrid, 20 de julio de 2020. La socimi Lar España Real Estate ha alcanzado, desde la declaración del estado de alarma y hasta ahora, acuerdos individualizados de alquileres sobre más del 80% de superficie bruta en alquiler de sus centros. La compañía ha gestionado directamente y sin intermediarios cada situación, lo que le ha permitido alcanzar acuerdos rápidos y adaptados a la necesidad concreta de cada inquilino y actividad. Los acuerdos se han alcanzado mayoritariamente en condiciones que suponen un gran compromiso por ambas partes, fortaleciendo las relaciones con los comerciantes y reforzando la duración y estabilidad de los contratos, así como la de todos los centros y parques comerciales.

Desde finales de mayo en algunos casos, y desde comienzos de junio en otros, todos los centros y parques comerciales de Lar España están ya abiertos y en funcionamiento, con una recuperación muy positiva de las afluencias de público y respetando siempre las medidas de seguridad. En junio de 2020, la afluencia a los centros de Lar España alcanzó el 92% respecto a la obtenida el mismo mes de 2019. Desde el 1 hasta el 12 de julio de 2020, la afluencia ha sido del 95% respecto al mismo periodo de hace un año.

Pese a la crisis sanitaria, la actividad de la compañía no se ha detenido. Entre otras operaciones realizadas en estos meses, Albacenter ha abierto un nuevo Mercadona correspondiente a la nueva generación de supermercados eficientes. Ànecblau ha reabierto tras la reforma acometida en los últimos meses con diez nuevos restaurantes, cines Yelmo y una ampliación de Lefties. En Portal de la Marina se ha modernizado la tienda de Zara, mientras Gran Vía de Vigo cuenta con una nueva tienda Oysho.

Desde Lar España se subraya que las negociaciones han reforzado las excelentes relaciones corporativas con los inquilinos, a quienes se considera socios comerciales. La socimi cuenta con una base de inquilinos sólida, muy consolidada y de contrastada calidad. Sus diez principales arrendatarios representan el 34% de los ingresos por alquileres de la compañía. En los contratos firmados con minoristas, cerca del 60% se han acordado con plazos de vencimiento iguales o superiores a cinco años.

Sobre LAR ESPAÑA Real Estate SOCIMI S.A.

LAR ESPAÑA REAL ESTATE SOCIMI, S.A. es una compañía cotizada en las Bolsas españolas, constituida SOCIMI "Sociedad Anónima Cotizada de Inversión en el Mercado Inmobiliario" en marzo de 2014. Hoy es líder del mercado español en retail, con cerca de 600.000 metros cuadrados en alquiler y 1.555 millones de euros en valor de activos.

En 2015 LAR ESPAÑA fue incluida en el índice FTSA EPRA/NAREIT Global, un selectivo índice global diseñado para representar tendencias generales de empresas inmobiliarias cotizadas en todo el mundo. Asimismo, en 2018 fue incluida en el índice Ibex Top Dividendo. En septiembre de 2019, por quinto año consecutivo, Lar España ha sido galardonada con el EPRA Gold Award relativo a la calidad de la información financiera puesta a disposición de sus principales grupos de interés. En lo que concierne a la información publicada sobre



Responsabilidad Social Corporativa y Sostenibilidad, Lar España ha obtenido la máxima distinción por parte de EPRA, logrando el Gold Award por segundo año consecutivo.

La compañía está administrada por un Consejo de Administración independiente y de gran experiencia, que combina reputados profesionales del sector inmobiliario y financiero tanto españoles como internacionales. La gestión de Lar España, en virtud de un contrato de gestión, ha sido encomendada en exclusiva a Grupo Lar.

Para más información:

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Relationship with tenants during COVID-19

July 20th 2020

Agreements and conversations with tenants

Strong relationships with our retailers, whom we understand as business partners

Conversations with retailers



- Solid and high-quality tenant base
- Top ten tenants account for 34% of its rental income
- 60% of all the leases signed with retailers have a remaining term of over five years
- >80% of contracts have been agreed based on one-on-one conversations
- The agreements have strengthened the relations with tenants, reinforcing the duration and stability of the contracts

Strong leasing activity despite COVID-19

 <p>albacenter</p>	 <p>Opening of Mercadona in Albacenter</p>
 <p>à necblau CENTRE COMERCIAL</p>	 <p>10 restaurants + new Yelmo cinemas</p>  <p>Lefties store refurbished and extended</p>
 <p>Portal de la Marina CENTRO COMERCIAL</p>	 <p>Zara store refurbished</p>
 <p>GranVía de Vigo CENTRO COMERCIAL</p>	 <p>New Oysho store</p>

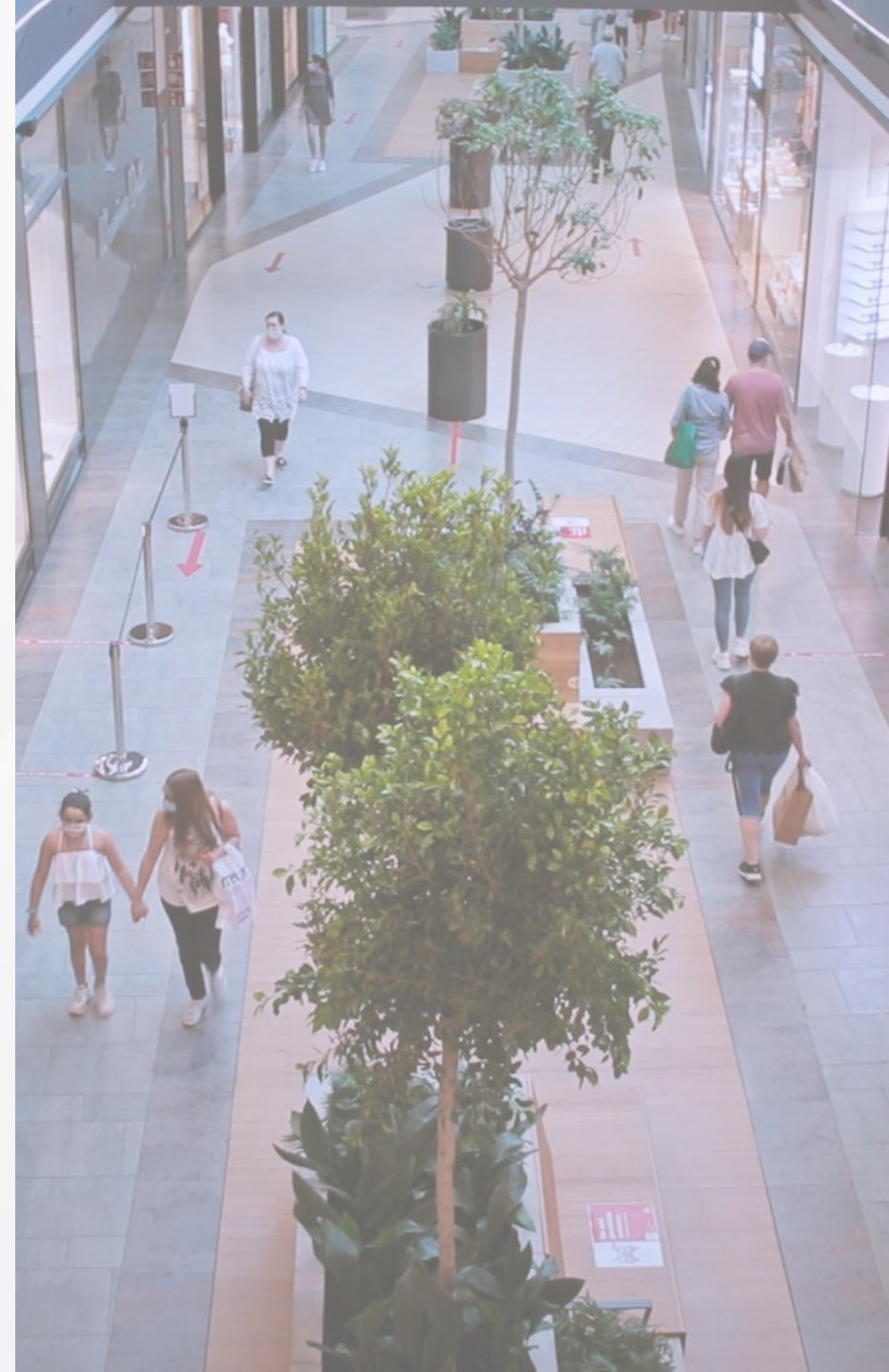


Positive footfall recovery

All assets of Lar España are opened and in operation with a very positive recovery of footfall

Footfall recovery vs 2019

June	92%
1-12 July	95%



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