



## Press release

### · Major refinancing repayable in 2015, reducing debt maturing in 2010 by over €90 million

**Paris, 20 April 2010:** MRM (Euronext ISIN code FR0000060196), a mixed real estate company specialising in office and retail property, has today announced a major refinancing deal. It comprises of a new bank loan of €91.2 million, predominantly repayable in 2015 which will be used to repay a €93.7 million bank loan maturing in April 2010.

The new loan, which is related to a portfolio of retail properties, comprises a tranche of €85.8 million repayable in 2015 plus a second tranche of €5.4 million repayable in 2011. It has been provided by SaarLB bank, which already finances several office and retail assets owned by MRM group and thus reinforces its relations with the group.

The bank loan to be refinanced is a credit line arranged in May 2007 for an initial amount of €149.0 million, maturing in April 2010. The amount drawn down has been gradually reduced to €93.7 million, mainly through refinancing and repayments resulting from MRM's asset disposal plan introduced in early 2009.

The asset disposal plan to date includes the sale in April 2010 of a 1,200 sqm retail property at Brétigny-sur-Orge (91), for the sum of €2.4 million excluding transfer taxes. The sale brings the total amount of disposals since the plan was first introduced in early 2009 to €31.6 million.

Jacques Blanchard, Chairman and Chief Executive Officer of MRM, commented: "***This refinancing announced today significantly strengthens our room for manoeuvre. It is also testimony to the quality of the assets refinanced and the asset management work we have carried out to enhance their value since the first acquisitions in 2004.***"

The MRM group was advised on the refinancing by the law firm Orrick Rambaud Martel and SaarLB bank was advised by Etude notariale Didier Lasaygues.

## Calendar

1st quarter 2010 sales will be published on 12 May 2010 before market opening.

## About MRM

A listed real estate investment company, MRM owns a mixed portfolio of office and retail properties comprising both stabilised assets and value-added opportunities. Its portfolio has been built up gradually since the second half of 2007 with the contribution of properties from Dynamique Bureaux and Commerces Rendement, two investment companies created and managed by CB Richard Ellis Investors, and acquisitions carried out directly by its subsidiaries. MRM's real estate operations are managed by CB Richard Ellis Investors. MRM is listed in Compartment C of Euronext Paris (Bloomberg code: MRM:FP – Reuters code: MRM.PA).

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