

Disposal of two assets in Munich

- **alstria reduces exposure in Munich in line with stated strategic targets**
- **Gain to recent FY14 IFRS fair value of 6.4%**

Hamburg, June 24, 2015 – alstria office REIT-AG (symbol: AOX, ISIN: DE000A0LD2U1), the leading German office REIT, announces the sale of two assets in Munich.

The assets located in Landshuter Allee 174 and Arnulfstrasse 150 comprise a total lettable area of 13,100 sqm and were sold for a total consideration of EUR 30.5 m, representing a gain to the most recent valuation of 6.4%. Both buildings are sold vacant to be repositioned as hotel and as residential buildings, respectively. The two buildings were acquired in 2007 and 2006 for a total consideration of EUR 26.0 m.

The combined annual rent of both buildings amounts to 1.2 m with a combined WAULT of 0.25 years. Therefore the disposal will have only a minor effect on alstria's revenues going forward.

'With the disposal of two of our three assets in Munich we consistently pursue our strategy to benefit from the high demand for good assets and exit markets where we have a subcritical investment volume', said Olivier Elamine, CEO of alstria. 'Although our main focus is and will remain offices, we always seek for the best use for our assets. For the current assets, the repositioning into hotel and residential buildings allowed us to generate the best return possible, reflected by the premium to year end valuation'.

About alstria:

alstria office REIT-AG is an internally managed Real Estate Investment Trust (REIT) focused solely on acquiring, owning and managing office real estate in Germany. alstria was founded in January 2006 and was converted into the first German REIT in October 2007. Its headquarters are in Hamburg. The Company owns a diversified portfolio of properties across attractive German office real estate markets. As of March 31, 2015 the portfolio comprised 74 properties with an aggregate lettable space of 873,300 sqm and is valued at approximately EUR 1.7 bn. The alstria office REIT-AG strategy is based on active asset and portfolio management as well as on establishing and maintaining good relationships with key customers and decision makers. alstria focuses on long-term real estate value creation.

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