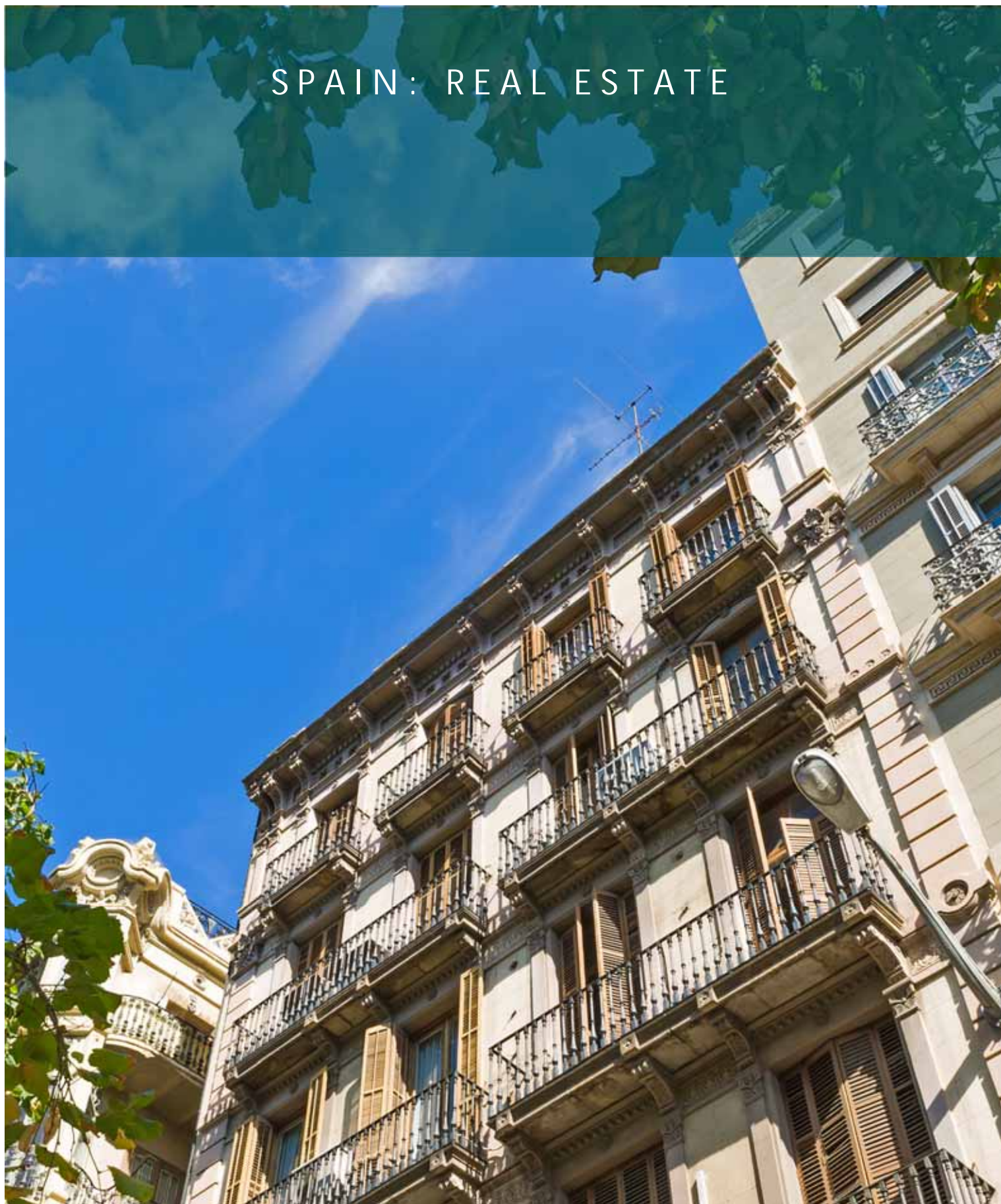


WATSON FARLEY  
&  
WILLIAMS

SPAIN: REAL ESTATE



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## KEY FACTS

140+  
PARTNERS

FOUNDED  
1982

14  
OFFICES

450+  
LAWYERS

11  
COUNTRIES

20+  
LANGUAGES  
SPOKEN

## OUR REAL ESTATE PRACTICE IN SPAIN

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Providing high quality advice to the full range of industry participants, Watson Farley & Williams' dedicated real estate lawyers act in relation to all classes of real estate assets.



### The property life-cycle

Experienced and pragmatic, our team advise on matters throughout the lifecycle of a property – from financing and funding (including advising on inward investment into various markets), sale and purchase (including headquarter purchases), planning and project development, construction and renovation, to sale and leaseback/ management-back arrangements, off-plan sales and dispute resolution and insolvency.

### Corporate and tax specialists

The commercially-minded real estate lawyers in our Madrid office deliver premium services in relation to closed end funds and joint ventures, tax and corporate structuring, lettings, site assembly and acquisition and regulatory matters, and particular experience in the hotels & leisure and infrastructure sectors.

### SHORTLISTED:

INTERNATIONAL LAW FIRM OF THE YEAR

LEGAL BUSINESS AWARDS 2015

### Financing expertise

We work with investors and lenders in relation to private equity and public issues in the sector as well as bank funding, capital allowances and other tax considerations. Our team provide practical and supportive advice in relation to refinancing, restructuring or other funding arrangements.

## SELECTED EXPERIENCE

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### DISTRESSED REAL ESTATE

#### ASENTIA

Advised the Spanish development company Asentia in relation to the operational, corporate and financial restructuring, converting its lenders (banks and investment funds) into shareholders.

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“AGAIN HERE THE OFFICE IS ESPECIALLY STRONG IN THE REAL ESTATE...”

IFLR 2000 2015

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### ESPACIO CORUÑA

Advised the financial entities in relation to the financial restructuring granted in the scope of insolvency proceedings for the Shopping Centre Parque Espacio Coruña (€130M). Acting as legal advisor to the lenders (Credit Agricole, Indosuez, ING, Natixis, Popular, Sabadell and Abanca).

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### SAREB

Advised SAREB (Spanish bad bank) in connection with the restructuring of the financial debt held by Sareb to Dirgenfin.

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### CORPORATE REAL ESTATE

#### FRASERS- HOTEL PORTA MARINA

Advised Frasers Hospitality (UK) on the purchase of Hotel Porta Marina in Barcelona, Spain, by acquiring 100% of the share capital of Teycotel BCN.

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#### RIOFISA – VIALIA MÁLAGA

Advised Riofisa in the sale of Vialia Málaga Shopping Centre.

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#### ASENTIA – AHORRA MÁS

Advised Asentia in the negotiation and execution of a turnkey agreement for the construction of a supermarket in Valdebebas.

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#### LANDSCAPE GESTIÓN DE ACTIVOS

Advising Landscape Gestión de Activos, under insolvency proceedings, on the sale of a 92% of a land plot of 7,0000 sqm to Kronos Investment Group an international real estate investment group.

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## PROPERTY FINANCE

### WARBURG HENDERSON – NERVIÓN PLAZA

Advised WH Nervi3n Plaza, S.L. on the refinancing granted by Deutsche Hypothekenbank (Actien-Gesellschaft), of the shopping centre Nervi3n Plaza located in Seville, Spain.

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### CACIB – MELIÁ HOTELES

Advised CACIB in relation to a corporate lending granted to Meliá Hoteles based on a ring-fence structure of 16 hotels.

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### SANTANDER AXIA REAL ESTATE

Advised Banco Santander in relation to a mortgage backed property facility granted to AxiaRe SOCIMI (Spanish listed REIT) for the acquisition of two office buildings located in Calle Velázquez and Glorieta Mar Caribe (Madrid).

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### BANCO POPULAR – ALSIS FUNDS

Advised Banco Popular in relation to the property facility granted to a wholly-owned subsidiary of Alsis Funds for the acquisition of a building located in María de Molina (Madrid).

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### SANTANDER GMP

Advised Banco Santander in relation to a mortgage backed property facility granted to a subsidiary wholly owned by GMP Property SOCIMI (Spanish listed REIT) for the acquisition of an office building located at Calle Trespaderne (Madrid).

### SANTANDER - ROYAL METROPOLITAN

Advised Banco Santander in relation to a mortgage backed property facility granted to a joint venture owned by Royal Metropolitan and Taconic for the acquisition of an office building located in Plaza Santa Bárbara (Madrid).

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### CAIXABANK – BANCO SABADELL

Advised Caixabank and Banco Sabadell in relation to the property facility granted to Sotocaribe, a joint venture owned by Sotogrande, Grupo Martín3n Grumasa and Grupo Obratur for the development and construction of a hotel resort in Isla Mujeres (Mexico).

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### CREDIT AGRICOLE – SANTANDER

Advised Crédit Agricole and Banco Santander in relation to a syndicated property facility granted to a joint venture owned by Neinver and Colony Capital for the acquisition of 25 logistic assets located in 13 Autonomous Communities (Comunidades Autónomas) of Spain.

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### SANTANDER – RENTA GESTIÓN FUENCARRAL

Advised Banco Santander on the granting of a loan to Renta Gestión Fuencarral, to partially finance the acquisition price of an office building located in Madrid as well as to, among others, finance the CAPEX envisaged for the refurbishment of the building.

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“... UNDERSTANDS THE RISKS AND THE COMMERCIAL PART, AND PROPOSES SOLUTIONS TO SOLVE THE ISSUES.”

CHAMBERS EUROPE 2015

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## TEAM PROFILE

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