

Germany calling

REAL Estate Alliance has established a partnership with Youngfields OCP, an Irish company based in Dublin, Cork and Stuttgart.

The two companies have teamed up to give Irish investors the chance to be part of private commercial investment syndicates investing in Germany.

The partnership's first investment vehicle is an office and warehouse development in Herrenburg, Stuttgart. The development is 9.434sqm privately sourced, off-market commercial property

with a rental yield of 6.52pc net of all costs, fees and outgoings.

The promoters have secured circa 80pc finance on the building and 37 'turn-key' shares are now available at a cost of €51,500 each, with a 100pc return on investment over five years (20pc per annum) forecast.

A combination of rent increases and yield compression will allow for considerable gain for investors in the medium term, according to Real Estate Alliance CEO Eimer O'Keefe.