

Building D9



D9 building is situated in the centre of Ljubljana and it represents CEEREF's second rental project in the capital of Slovenia. This building was constructed in 1963 and was renovated in 2001. In 2008, construction works were initiated which focus predominately on the ground floor with the intention to obtain additional office space. The investment size time-framed with Q1 and Q2 2008 reaches EUR 1 million.

Out of total six floors D9 building's four floors were until recently leased to Deloitte Audit Slovenia and Deloitte Consulting Slovenia. Some of the current tenants of D9 are DARS, the Motorway Company in the Republic of Slovenia; Akton - telecommunication engineering, Valiant - oil wholesaler, Infekta - management coaching and advisory and various Slovenian companies. CEEREF Ljubljana's local advisors are also located in the ground floor of the D9 building.

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numbers and facts

asset type	office rental
number of stories	2B+GF+7
leasable area	2.120 m ²
land size	780 m ²
year of construction	1963
year of renovation	2001, 2008
occupancy rate 2007	100%
occupancy rate 2008	100%
current value	EUR 4.700.000
net rent yield 2008	3.38%
current debt/equity	33.55%

