

FIBRA EDUCA (HOLD, T.P. MXN\$63.00)

Acquired new educational asset in Veracruz with a 10.4% cap rate

FIBRA EDUCA announced that on November 21st it acquired a new asset in the educational sector in the State of Veracruz, which has a Gross Leasable Area of 2,255 M2 (0.4% of total GLA). This property was leased from the date of purchase for a 15-year period, that can be extended for a similar term. We believe the valuation was attractive since the Fibra estimates this property will generate a 10.4% cap rate. Our recommendation is HOLD with MXN\$63.0/CBFI target price.

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