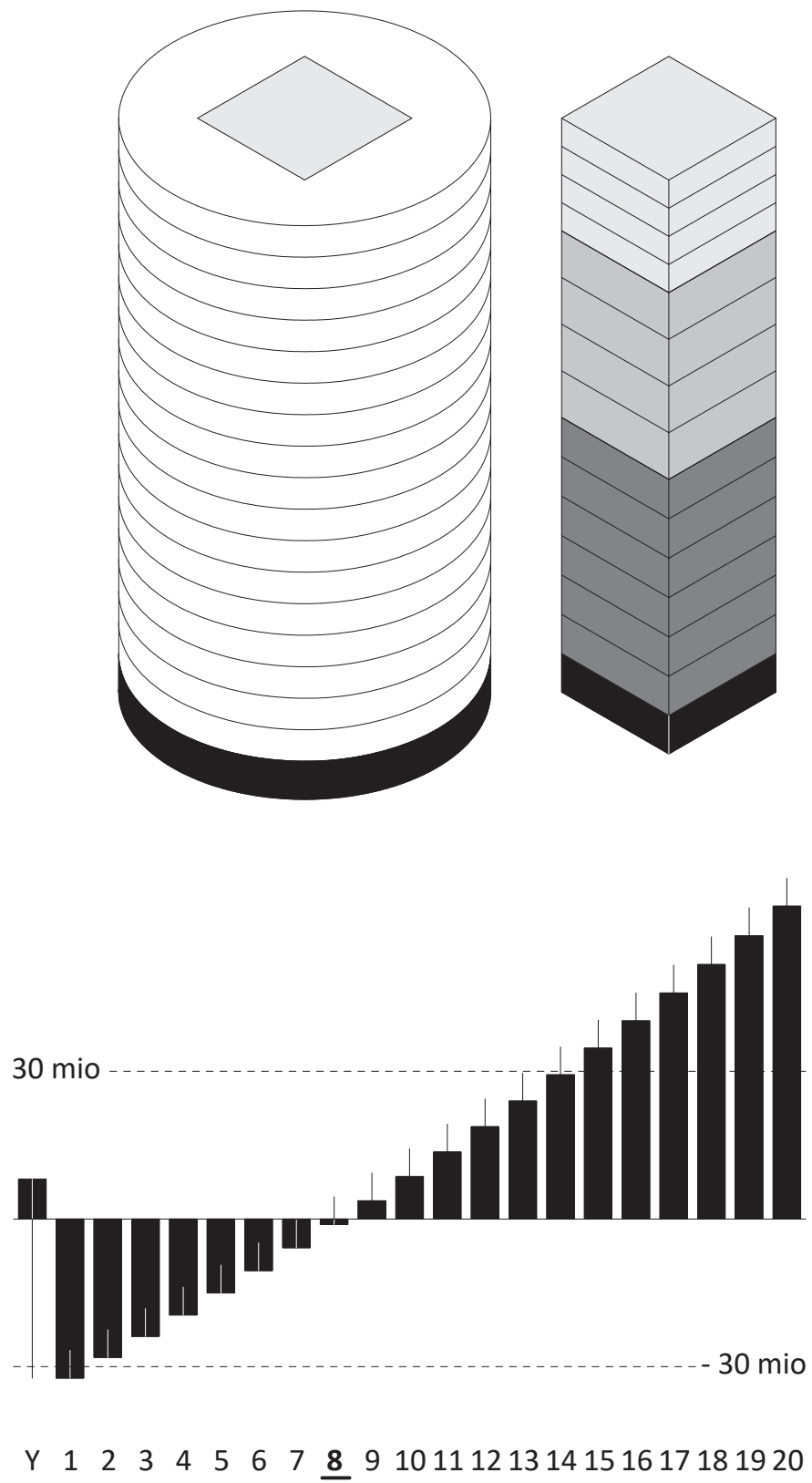


Refunding variations

6 floors data & 4 floors art & 4 floors wine
Same financial conditions



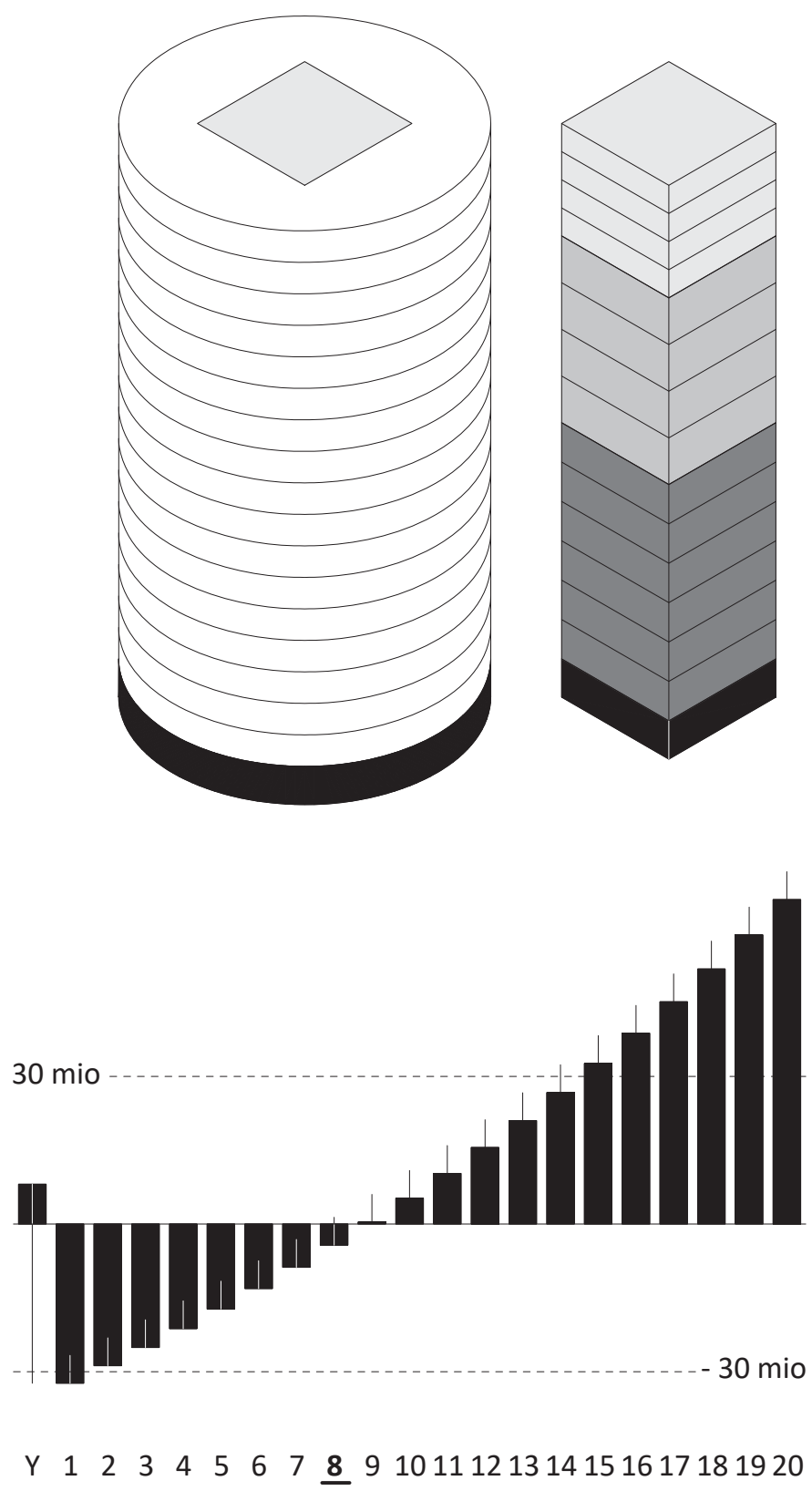
	Plot		
GSF	Plot area	5 030	m ² 100.0%
BGF	Footprint	572	m ² 11.4%
GU	Hard covered area	1 000	m ² 19.9%
UUF	Green area	3 430	m ² 68.2%
	Building		
GV	Build volume	29 170	m ³
GF	Floor area	9 943	m ² 100.0%
	Housing	7 676	m ² 77.2%
	Common	572	m ² 5.8%
	Datacenter	726	m ² 7.3%
	Art storage	484	m ² 4.9%
	Wine storage	484	m ² 4.9%
	Building cost		
BKP 1	Preparatory works	1 334 808	CHF
BKP 2	Building	26 696 156	CHF
BKP 4	Surroundings	5 626 500	CHF
BKP 5	Additional costs	2 135 693	CHF
BKP 8	Balance account, reserve	1 686 128	CHF
	Total excl. VAT	37 544 384	CHF
	incl. 7.7% VAT	40 435 302	CHF

Funding	
Equity to assets ratio	20 %
Equity	8 087 060 CHF
Loan	32 348 242 CHF
Interest rate	2 %

Cost	
Maintenance cost ratio	2 %
Maintenance cost	808 706 CHF/year

Assets	
Housing	1 688 720 CHF/year
Data storage	2 160 000 CHF/year
Art storage	1 446 192 CHF/year
Wine storage	360 000 CHF/year
Total	5 654 912 CHF/year

6 floors data & 4 floors art & 4 floors wine
4% interest rate



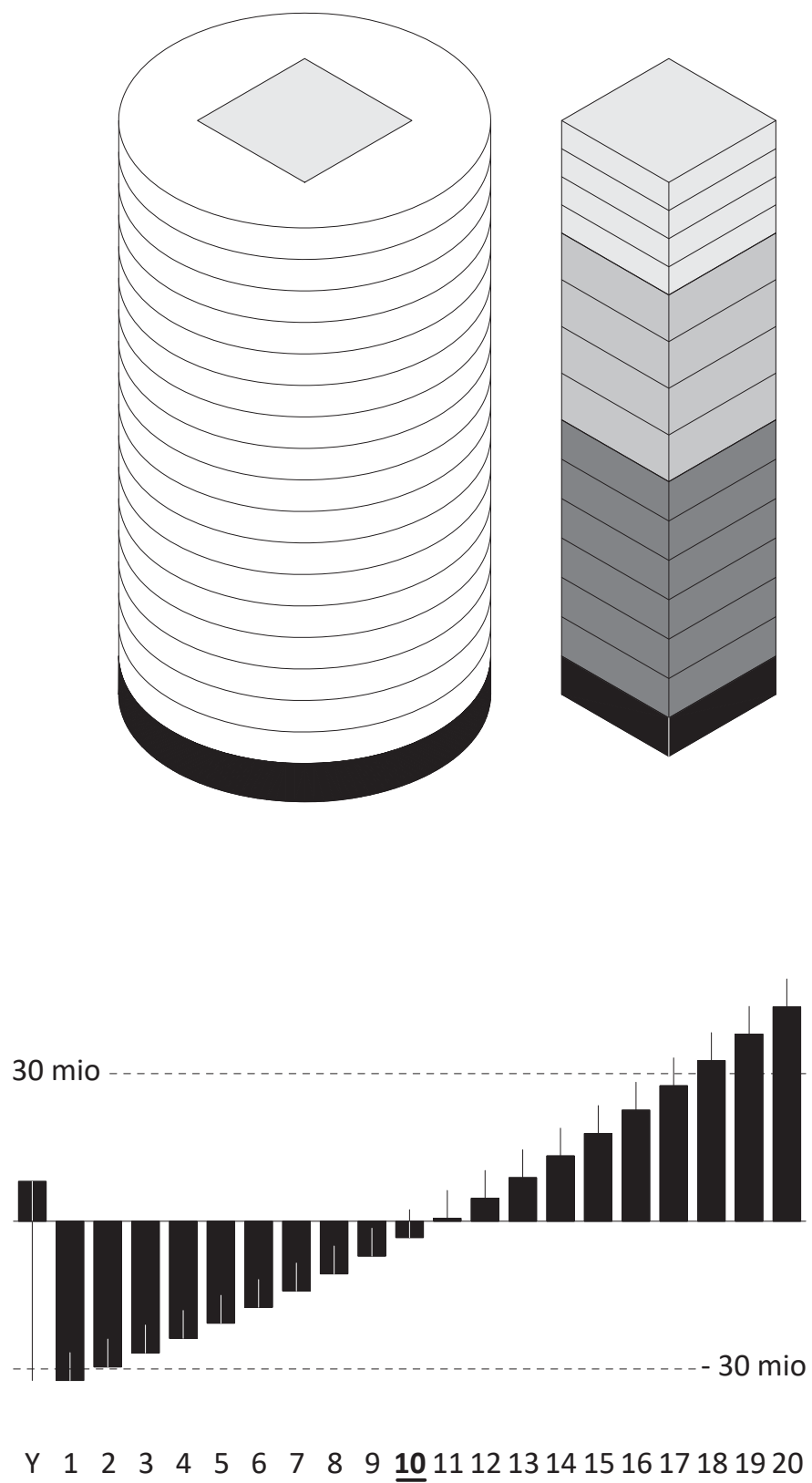
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6 floors data & 4 floors art & 4 floors wine
4% interest rate & 4% maintenance cost



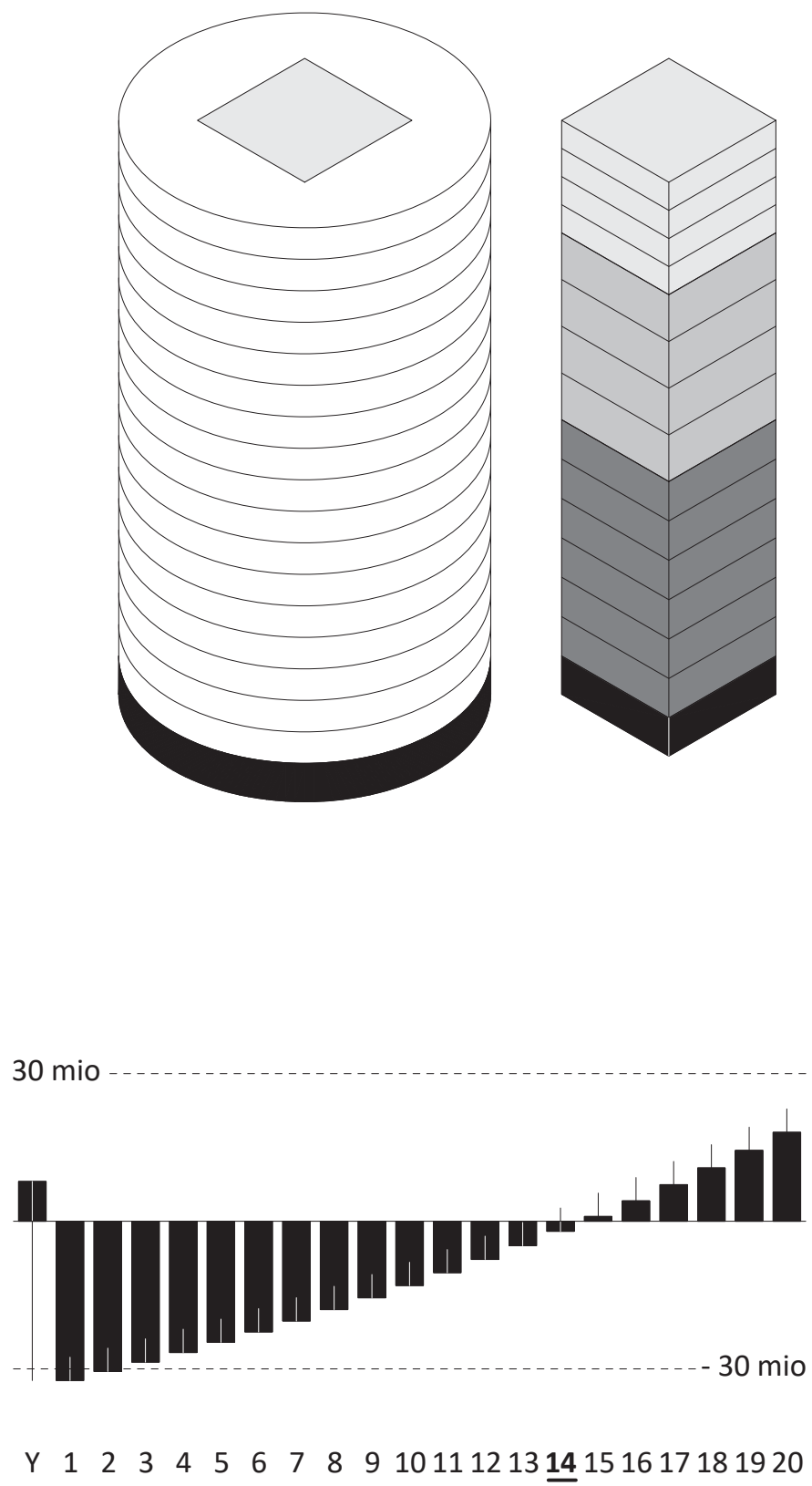
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BKP 2	Building	26 696 156	CHF
BKP 4	Surroundings	5 691 600	CHF
BKP 5	Additional costs	2 135 693	CHF
BKP 8	Balance account, reserve	1 666 128	CHF
	Total excl. VAT	37 544 384	CHF
	incl. 7.7% VAT	40 435 302	CHF

Funding	
Equity to assets ratio	20 %
Equity	8 087 060 CHF
Loan	32 348 242 CHF
Interest rate	4 %

Cost	
Maintenance cost ratio	4 %
Maintenance cost	1 617 412 CHF/year

Assets	
Housing	1 688 720 CHF/year
Data storage	2 160 000 CHF/year
Art storage	1 446 192 CHF/year
Wine storage	360 000 CHF/year
Total	5 654 912 CHF/year

6 floors data & 4 floors art & 4 floors wine
4% interest rate & 4% maintenance cost
100 CHF/sq m year housing cost



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Total	5 654 912	CHF/year