

CLS Holdings plc ("CLS", the "Company" or the "Group")
CLS leases 14,700 sqm at Gothic Haus, Dortmund

CLS is pleased to announce an 8-year, index-linked lease for 14,700 sqm (158,230 sq. ft) and 290 parking spaces signed at Gothic Haus, Westfalendamm 96-100, Dortmund, with a government department.

The lease is scheduled to commence 1 September 2026 following completion of a refurbishment and fit-out programme by CLS. The former anchor tenant left in June this year and the building is now over 80% let with on-going discussions for the remaining c.20%. The rent is index-linked to German CPI and the total rental income for the building will increase to over €4.0 million p.a.

The changing lease profile and planned improvements in the building is expected to drive an increase in value between now and practical completion.

Gothic Haus is a c. 22,300 sqm architecturally striking multi-let office complex acquired by CLS in 2017. The property holds a BREEAM In-Use certification rating of "Very Good" and offers flexible office space, bright atriums, roof terraces and an underground car park with over 400 spaces. The building fronts Westfalendamm, a main thoroughfare in Dortmund, with excellent public transport connectivity.

Rolf Mensing, Head of Germany at CLS, commented:

"We are delighted to welcome the new tenant to Gothic Haus in Dortmund. The letting reflects what drives success in the German office market: active asset management, close partnerships with occupiers, and the ability to configure space to tenant's precise operational needs. Our investment in building quality and energy efficiency, reflected in Gothic Haus's BREEAM In-Use 'Very Good' rating, supports durable, index-linked income and underlines the appeal of well-located, sustainable offices in Germany."

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