

Tikehau Capital and Forte acquire five residential properties across Frankfurt, Düsseldorf, Cologne, and Bonn

Tikehau Capital¹, the global alternative asset manager, together with residential real estate company Forte, have acquired a portfolio of five well-located residential properties across Frankfurt am Main (2x), Düsseldorf, Cologne, and Bonn from MEAG, Munich Re’s asset manager. The portfolio comprises approximately 24,110 square metres of lettable area and around 300 residential units.

Tikehau Capital and Forte plan to modernise the properties and improve their energy efficiency to meet advanced sustainability standards and enhance long-term asset resilience and tenant comfort. All five assets are situated in highly sought-after district neighbourhoods with strong tenant demand and benefit from the positive demographic developments in Germany’s largest cities and metropolitan areas.

The investment is being made through Tikehau Capital’s pan-European value-add real estate strategy and represents the sixth fund transaction in Germany as well as the second collaboration under the programmatic multifamily residential joint venture with Forte as an operating partner in Germany. The investment vehicle is an Article 9 fund under the EU Disclosure Regulation, investing specifically in sustainable projects and embedding ESG criteria as an integral part of its approach. In the coming years, Tikehau Capital and Forte intend to invest in additional residential properties in A and B cities across Germany to help meet growing demand for sustainable, affordable housing.



Steffen Meinshausen, Head of Real Estate Germany at Tikehau Capital, comments: *“This acquisition is another important milestone for our German real estate business and underscores our commitment to long-term urban development. The project is part of our pan-European value-add real estate strategy, through which we sustainably develop buildings and living spaces. With Forte, we have a competent partner by our side who has a strong track record in developing existing properties.”*



Felix Vüth, Head of Transactions at Forte Capital, added: *“We are very pleased to develop the properties through targeted modernization measures and orient them towards the future in our second joint venture deal with Tikehau Capital. This addresses the growing need for affordable housing and contributes to urban development.”*

Tikehau Capital and Forte were joint advised on the legal side of the transaction by Simmons & Simmons and SNP Schlawien. CBRE provided a commercial DD report and market analysis to the parties while Cushman & Wakefield advised on the technical and ESG side of the deal. JLL advised on the sale side.

¹ Through its asset management company: Tikehau Investment Management.



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ABOUT TIKEHAU CAPITAL

Tikehau Capital is a global alternative asset management group managing €53.0 billion of assets (as of 31 March 2026). The Group has developed a wide range of expertise across four asset classes: Credit, Real Assets, Private Equity, and Capital Markets Strategies. Capitalizing on its strong equity base (€3.1 billion as of 31 December 2025), Tikehau Capital invests its own capital alongside its investor-clients. The Group is guided by a strong entrepreneurial spirit and DNA, shared by its 723 employees (as of 31 March 2026) across 17 offices in Europe, Asia, and North America



ABOUT FORTE CAPITAL

ForTE is a residential property company operating throughout Germany. In close cooperation with its strategic partners, the company owns around 9,000 residential units in major cities such as Berlin, Frankfurt, Cologne and Leipzig. Sustainable and responsible growth is at the core of its business. This includes, in particular, the renovation of existing buildings to optimise their energy efficiency. With 95 highly qualified employees at four locations, ForTE has been making a significant contribution to increasing the value of affordable housing for over 15 years.



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