



FIBRA UNO ANNOUNCES THE CLOSING OF THE BUFFALO PORTFOLIO ACQUISITION

Mexico City, Mexico May 13, 2015. – *Fibra Uno* (BMV: FUNO11) (“FUNO” or “Fideicomiso F/1401”), the first and largest Real Estate Investment Trust in Mexico announces that it has closed the Buffalo Portfolio acquisition.

FUNO announces today that it has closed the Buffalo portfolio acquisition, a mixed-use development project for which FUNO paid Us. 185 million, and that includes the prestigious Mitikah project located on the southern part of Mexico City.

The project will have several different components, including offices, specialized offices, a fashion mall, a hotel and a tower of condominiums for sale.

FUNO is analyzing all the alternatives to maximize this project’s profitability that could modify the variables base-case scenario presented herein. Assuming the most conservative development scenario, FUNO estimates that the project will have a combined gross leasable area of 131,307 sqm (excluding tower of condominiums for sale) that is expected to generate a stabilized annual net operating income of approximately Ps. 1,043 million. The total expected investment for the development (including the purchase price) will be of approximately Ps. 6,683 million. This amount considers that the tower of condominiums is sold and the proceeds are used as part of the investment for the project.

Once we have defined the most attractive development opportunity, which may differ from the one presented herein, FUNO will host a conference call to present the final development project for this property.

About Fibra Uno

Fibra Uno is a Mexican trust created primarily to acquire, own, develop and operate a diverse range of properties, including industrial, commercial and offices in Mexico. Our objective is to provide attractive returns to our CBFH holders, through stable cash distributions and the appreciation of our real estate. The Trust began operating on the Mexican Exchange Stock on March 18th, 2011. Currently, it has 445 properties in 31 states of Mexico with a rentable area of approximately 6.0 million square meters. Fibra Uno is always analyzing a number of properties to buy and rent, in order to increase the income of its portfolio. Under Mexican law, a REIT must invest at least 70% of its assets in real estate for lease, among other requirements. Additionally, a REIT must distribute at least 95% of its annual taxable income to CBFH holders at least once a year. These, combined with a solid performance of the real estate market in Mexico and a team with over three decades of experience in the real estate industry, make Fibra Uno a compelling investment story.

Fibra Uno is internally managed by F1 Management, S.C., and is externally advised by Fibra Uno Administración S.A. de C.V., whose top executives have over 30 years in the development and operation of real estate in Mexico.

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