

65

CROISSETTE CANNES, FRANCE



Key Features

- Located on Boulevard de la Croisette in the Cote d'Azur
 - 8 independent boutiques ranging from 200-400 sq. meters
 - 85m of window frontage
 - 9.5 million visitors annually
- Tenants include renowned luxury retailers: Bottega Veneta, Balenciaga, Brioni, Burberry, Yves Saint Laurent, Paule Ka, Jimmy Choo & Emilio Pucci
- Home to the Cannes International Film Festival with 120,000 participants
- Designed by esteemed architects Alain Moatti and Henri Riviere
- Exclusively listed under the trial category at the World Architecture Festival Awards
 - Surrounding towns include Monaco, St. Tropez, and Nice

As the premier luxury leisure destination in Europe, Cannes, France is internationally renowned for picturesque beautiful beaches, exclusive restaurants and cafes, attractive architecture, first class hotels, and hundreds of luxury retail shops and boutiques. 65 Croisette fronts the Mediterranean Sea, and sits under the Martinez hotel and just steps away from the Carlton Intercontinental, attracting attention from a high pedestrian volume and an average of 9.4 million visitors annually. The property is 100% let to retailers Bottega Veneta, Balenciaga, Brioni, Burberry, Yves Saint Laurent, Paule Ka, and Emilio Pucci; all benefitting from an extremely wealthy and growing local population. Designed by esteemed architects Alain Moatti and Henri Riviere, noted for their work on the Jean Paul Gaultier, and the YSL boutiques, this property blends in extremely well aesthetically within the context of the Croisette location with its luxury boutiques and hotels.

Flourishing with an array of leisure, cultural, nautical and artistic events, Cannes is noted as the location for trade shows and events, exhibitions and conventions. 65 Croisette features triple net leases with a good diversity of income, providing a secure cash flow and a strong upside potential on rents upon expiration of leases in 2018.

65 BOULEVARD DE LA CROISSETTE CANNES, FRANCE

