

## **MULTIPLAN ACQUIRES A 30% INTEREST IN SHOPPING VILA OLÍMPIA, SÃO PAULO**

Rio de Janeiro, February 9, 2012 – **MULTIPLAN EMPREENDIMENTOS IMOBILIÁRIOS S.A.** (BM&FBOVESPA: MULT3) announces the acquisition of a 30% interest in Shopping Vila Olímpia, São Paulo, increasing its total stake from 30% to 60% interest in the development. The deal was made with Brookfield Brasil Shopping Centers Ltda., for a total of R\$175 million, cash.

The Company estimates an initial acquisition cap rate of 9.1%, based on the expected Net Operating Income (NOI) for 2012, added of additional Key Money and Services revenues. The expected Internal Rate of Return (IRR) is 13.1% per annum, real and unleveraged. This acquisition is in line with the company's strategy to hold majority interest in the shopping centers in its portfolio.

Shopping Vila Olímpia, which opened in November 2009 in a privileged location, has a Gross Leasable Area of 28,201 m<sup>2</sup>, and is in its consolidation phase. The mall presented sales growth of 31.6% in the 2011/2010 comparison.

**Armando d'Almeida Neto**  
CFO and IRO



**Shopping Vila Olímpia**

**Disclaimer:** This document may contain prospective statements, which are subject to risks and uncertainties as they were based on expectations of the Company's management and on the information available. These prospects include statements concerning our management's current intentions or expectations. Readers/investors should be aware that many factors may mean that our future results differ from the forward-looking statements in this document. The Company has no obligation to update said statements. The words "anticipate", "wish", "expect", "foresee", "intend", "plan", "predict", "forecast", "aim" and similar words are intended to identify statements. Forward-looking statements refer to future events which may or may not occur. Our future financial situation, operating results, market share and competitive positioning may differ substantially from those expressed or suggested by said forward-looking statements. Many factors and values that can establish these results are outside the Company's control or expectation. The reader/investor is encouraged not to completely rely on the information above. This document also contains information on future projects which could differ materially due to market conditions, changes in law or government policies, changes in operational conditions and costs, changes in project schedules, operating performance, demand by tenants and consumers, commercial negotiations or other technical and economic factors.

**IR – Multiplan**  
Tel: 55 21 3031-5200  
Fax: 55 21 3031-5322

**Address:** Av. das Américas, 4.200  
Bloco 2 - Sala 501 Duplex  
Barra da Tijuca - Rio de Janeiro  
CEP: 22640-102

