



Press Release – September 20th 2004

**Sonae Imobiliária invests €66 million**

**LoureShopping, innovation in shopping and leisure in the Loures area**

- **106 shops and 1000 new direct jobs**
- **40.000 m2 of GLA**
- **9,9 million visits/year expected**
- **Safety and environmental quality ensure by sophisticated solutions**

Shopping and Leisure Centre LoureShopping, owned and developed by Sonae Imobiliária, was presented to the market and the media today. The development represents a €66 million investment and is intended to introduce innovation and quality in the shopping and leisure offer of the Loures region, and is scheduled to be inaugurated in the Fall of 2005.

LoureShopping will have a Gross Lettable Area (GLA) of 40.000 m2 and will make a total of 106 shops available, nine of which will be anchor shops, including a Continente Hypermarket, as well as 25 restaurants and a parking lot with 2.100 spaces. More than one year away from being inaugurated, LoureShopping has already guaranteed the presence of some of the most prestigious brands, such as Zara, Worten, Vobis, Sportzone, Castelo Lopes Cinemas, Stradivarius, Pull&Bear, Massimo Dutti, Bershka, Often, Zara Home, Oysho, among others.

Implemented in a 82.940 m2 site, the new shopping and leisure centre is located next to the Quinta do Infantado, in Loures, and is served by a complete network of access roads, such as the A8 (Lisbon-Torres Vedras), CREL and EN 115, which will undergo several improvements supported by Sonae Imobiliária in the area surrounding the development.

LoureShopping will serve a population of more than 640 thousand people in a 30 minute catchment area, and will create about 1000 new direct jobs.

## **Environmental Quality and Safety ensured**

Benefiting from Sonae Imobiliária's vast experience and know-how in the development of shopping and leisure centres, LoureShopping will fulfil all the rigorous standards set by the company for its developments, namely in terms of comfort, safety, integration in the surrounding environment and environmental quality.

The new centre will, for example, feature the most sophisticated solutions in terms of waste separation and treatment or the monitoring of water and air quality, by a fully computerized energy saving and management system (BMS – Building Management System).

Also in what concerns safety, LoureShopping will benefit from the most modern support systems, such as the automatic fire detection system (SADI), the closed circuit television surveillance system (CCTV), the automatic intruder detection system (SAI), and the fire network (RIA), or the access control system.

Please find in annex LoureShopping's Technical Specifications.

*PS: For further information, please contact IMAGO (Joana Branquinho da Fonseca, Tel. 21 923 97 00)*

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**LOURESHOPPING**

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Owner and Developer	Sonae Imobiliária
Marketing	Sonae Imobiliária
Access	A8 (Lisboa-Torres Vedras), CREL and EN 115
Total site area	82.940 m2
Implementation area	30.857 m2
Built area	119.552 m2
Gross Lettable Area	40.000 m2
Parking area	59.186 m2
Green areas (no building allowed)	52.083 m2
N. of people in 10 minute catchment area	162.622
N. of people in 20 minute catchment area	327.747
N. of people in 30 minute catchment area	641.251
Number of annual visits expected	9.900.000
Direct jobs	1.000
Beginning of construction	September 2003
Opening to the public	Fall 2005
Number of shops	106
Anchor shops	9
Main anchor shops	Zara, Castelo Lopes Cinemas, Continente, Worten, Vobis and Sportzone
Restaurants	25
Sattellite shops	72
Main sattellite shops	Stradivarius, Pull&Bear, Massimo Dutti, Bershka, Often, Zara Home, Oysho
Number of parking spaces	2.100
Security equipment	Automatic fire detection system (SADI). Closed circuit television surveillance system (CCTV). Automatic intruder alert system (SAI). Automatic CO detection system (SADCO). Fire fighting system (RIA). Portable <i>extinguisher</i> network (REP). Access control system.
People and cars counting system	Infrareds and digital video cameras
Environmental protection systems	Pre-treatment of sewer water through fat and hydrocarbon container system. Timer system for all the public taps. Fully computerised energy recovery and management system – (BMS – Building Management System). Filters fitted to all smoke extractors in the restaurant area.
Development management	Sonae Imobiliária
Development coordination	Sonae Imobiliária
Construction work supervision and coordination	Engexpor
Architectural design	José Quintela de Fonseca (Sonae Imobiliária) & Design Group

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