

 Early Warning System

EBRD-55689

Brno New Town Square



Quick Facts

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|-------------------------|---|
| Countries | Czech Republic |
| Specific Location | Brno |
| Financial Institutions | European Bank for Reconstruction and Development (EBRD) |
| Status | Proposed |
| Bank Risk Rating | B |
| Voting Date | 2025-04-09 |
| Borrower | Brno New Town Square s.r.o. (Crestyl Brno Properties LTD) |
| Sectors | Construction, Industry and Trade |
| Investment Type(s) | Loan |
| Investment Amount (USD) | \$ 68.00 million |
| Loan Amount (USD) | \$ 68.00 million |
| Project Cost (USD) | \$ 230.15 million |



Project Description

As stated by the EBRD, the project consists of the provision of a senior secured loan through EBRD participation of up to EUR 65mn alongside co-lenders in a multi-bank project finance club loan of up to an aggregate EUR 156mn, in favour of Brno New Town Square.

The purpose of the Loan is financing masterplan-driven sustainable urban-regeneration project consisting of a mixed-use development scheme including affordable residential component, green office, food-anchored retail and affordable hotel with culture and lifestyle concept. The Project is in the historical city centre of Brno, a sought-after location that currently houses outdated retail premises owned by the Borrower, which will be redeveloped as part of the Project.



Investment Description

- European Bank for Reconstruction and Development (EBRD)



Private Actors Description

As stated by the EBRD, Brno New Town Square s.r.o is a fully owned company incorporated in the Czech Republic. It was established by Crestyl Brno Properties LTD, a joint venture between Crestyl Holding CZ and ACP Partners. Founded in 2001, Crestyl Holding is a leading Czech developer with a diversified portfolio in mixed-use multipurpose residential, retail, and commercial properties. ACP Partners is a co-investment platform established in the UK for private investors looking to structure and participate in proprietary investment.



| Private Actor 1 | Private Actor 1 Role | Private Actor 1 Sector | Relation | Private Actor 2 | Private Actor 2 Role | Private Actor 2 Sector |
|-----------------|----------------------|------------------------|----------------|--------------------|----------------------|------------------------|
| ACP Partners | Client | Construction | contracts with | Crestyl Holding CZ | Client | Construction |



Contact Information

Client - Brno New Town Square s.r.o. (Crestyl Brno Properties LTD):

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ACCESS TO INFORMATION

You can request information by emailing: accessinfo@ebrd.com or by using this electronic form:

<https://www.ebrd.com/eform/information-request>

ACCOUNTABILITY MECHANISM OF EBRD

The Project Complaint Mechanism (PCM) is the independent complaint mechanism and fact-finding body for people who have been or are likely to be adversely affected by an European Bank for Reconstruction and Development (EBRD)-financed project. If you submit a complaint to the PCM, it may assess compliance with EBRD's own policies and procedures to prevent harm to the environment or communities or it may assist you in resolving the problem that led to the complaint through a dialogue with those implementing the project. Additionally, the PCM has the authority to recommend a project be suspended in the event that harm is imminent.

You can contact the PCM at: pcm@ebrd.com or you can submit a complaint online using an online form at:

http://www.ebrd.com/eform/pcm/complaint_form?language=en

You can learn more about the PCM and how to file a complaint at: <http://www.ebrd.com/work-with-us/project-finance/project-complaint-mechanism.html>