

 Early Warning System

IFC-48119

Lion's Head BG



Quick Facts

Financial Institutions	International Finance Corporation (IFC)
Status	Proposed
Bank Risk Rating	B
Voting Date	2023-10-27
Borrower	Lion's Head Investments AD
Sectors	Finance
Investment Type(s)	Loan
Investment Amount (USD)	\$ 161.96 million



Project Description

According to the Bank's website, Lion's Head Investments AD ("LHI" or the "Company") is a commercial property investment platform in Bulgaria and Romania, established in 2017 (<https://www.lhinv.eu/>). The Company currently owns and operates five office buildings situated in prime locations, two in Sofia and three in Bucharest. LHI plans to expand its portfolio to the rapidly growing logistics and light industrial market in the Central and Eastern Europe (CEE) region. As part of this strategy, LHI will be acquiring income generating assets and developing new projects in Bucharest, Sofia and other key transportation hubs in Romania and Bulgaria.

The Project comprises: (i) acquisition and development of the aforementioned logistics assets, as well as (ii) partial refinancing of and capital expenditure in the existing office portfolio. The logistics assets are expected to be certified with the IFC's Advanced Excellence in Design for Greater Efficiencies (EDGE) green building certification.



Investment Description

- International Finance Corporation (IFC)



Private Actor 1	Private Actor 1 Role	Private Actor 1 Sector	Relation	Private Actor 2	Private Actor 2 Role	Private Actor 2 Sector
-	-	-	-	Lion's Head Investments AD	Client	-



Contact Information

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The Compliance Advisor Ombudsman (CAO) is the independent complaint mechanism and fact-finding body for people who believe they are likely to be, or have been, adversely affected by an IFC or MIGA- financed project. If you submit a complaint to the CAO, they may assist you in resolving a dispute with the company and/or investigate to assess whether the IFC is following its own policies and procedures for preventing harm to people or the environment. If you want to submit a complaint electronically, you can email the CAO at CAO@worldbankgroup.org You can learn more about the CAO and how to file a complaint at <http://www.cao-ombudsman.org>



Bank Documents

- [Environmental & Social Review Summary \(ESRS\)](#)