

# Media release

## **UBS today announces a further letting at 85 Fleet Street, London EC4.**

**London – 18<sup>th</sup> September 2007 - UBS Global Asset Management announced today that its South East Recovery Fund (SERF), has let 11,683sq ft at 85 Fleet Street, its 96,000 sq ft office redevelopment in Midtown, to a Russian Investment Bank, Troika Dialog (UK) Ltd at £57.50 per sq ft.**

Troika has taken the fourth floor on a 15 year FRI lease with 5 yearly upward only rent reviews and a six month rent free period.

Alex O'Connell, Executive Director, UBS Global Real Estate said, "We are delighted to have completed our second letting at 85 Fleet Street to Troika. There is good interest in the remaining space and we are hopeful that we will achieve further lettings shortly."

The ground to third floors, totalling 36,027 sq ft, are available in single floors from 3,178 sq ft at a quoting rent of £57.50 per sq ft.

Letting agents, King Sturge and Knight Frank acted on behalf of UBS.

### **UBS**

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**Notes to Editors:**

UBS is one of the world's leading financial firms, serving a discerning international client base. Its business, global in scale, is focused on growth. As an integrated firm, UBS creates added value for clients by drawing on the combined resources and expertise of all its businesses.

UBS is the leading global wealth manager, a top tier investment banking and securities firm, and one of the largest global asset managers. In Switzerland, UBS is the market leader in retail and commercial banking.

UBS is present in all major financial centers worldwide. It has offices in 50 countries, with about 39% of its employees working in the Americas, 34% in Switzerland, 16% in the rest of Europe and 11% in Asia Pacific. UBS's financial businesses employ more than 80,000 people around the world. Its shares are listed on the SWX Swiss Stock Exchange, the New York Stock Exchange (NYSE) and the Tokyo Stock Exchange (TSE).

UBS Global Asset Management is one of the world's leading asset managers, providing traditional, alternative and real estate investment management solutions to private clients, financial intermediaries and institutional investors worldwide. Invested assets totalled some CHF 920 billion at 30 June 2007, making the firm one of the largest global institutional asset managers, a leading fund house in Europe and the largest mutual fund manager in Switzerland. With around 3,500 employees, located in 23 countries, UBS Global Asset Management is a truly global firm.

The Global Real Estate business of UBS Global Asset Management invests in properties in Europe, Japan and the US and in publicly traded real estate securities worldwide.

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