



NATIONAL SECURITIES MARKET COMMISSION

In compliance with the reporting requirements under article 228 of the consolidated text of the Securities Market Act, approved by Royal Legislative Decree 4/2015, of 23 October, Lar España Real Estate SOCIMI, S.A. (hereinafter, "Lar España" or the "Company") hereby informs the National Securities Market Commission of the following

MATERIAL FACT

Today, the Company has transferred to Fructiregions Europe SCPI two retail warehouses in Parque Galaria retail park (Pamplona) with a total gross leasable area (GLA) of approximately 4,108 sqm.

The aforementioned sale has been formalized in public deed dated today, for a total price of 11.5 million euros that represents (i) a capital gain of 36.9% on the acquisition price paid by the Company for said property in July 2015, and (ii) an increase of 5.5% over the last valuation of this asset made in June 2018.

Madrid, 3 August 2018.

Lar España Real Estate SOCIMI, S.A.
Mr. José Luis del Valle Doblado,
Chairman of the Board of Directors