



## ESR Europe Closes £153m Loan for London's Corus Hyde Park Hotel

**LONDON, 5 July 2024** - ESR Europe, the European platform of ESR Group, has arranged a £152.5m commercial real estate loan secured against the Corus Hyde Park hotel in London.

The loan provides funding to the MUI Group to refinance existing loans and finance a comprehensive refurbishment of the property. The hotel is located on the north side of Hyde Park, near Lancaster Gate, and benefits from the Paddington basin regeneration. The business plan is to convert the existing 388-key offering to an upper-scale international hotel brand.

The transaction demonstrates ESR Europe's ability to step into the financing gap left as traditional lenders retrench from the market and support complex business plans with flexible capital and fast closing.

**George Cotterell, Managing Director, Debt Investments** at ESR Europe, commented: "The current market continues to provide attractive investment opportunities especially for refinancings as traditional lenders look to exit legacy positions. This transaction demonstrates our commitment to supporting value-add Sponsor business plans, secured against high quality real estate with strong underlying fundamentals and we are excited to work with the Corus team on this important project."

**Paul House, Co-Head of Debt Investments** at ESR Europe, added: "We are delighted to support the MUI Group with this transaction, marking another milestone in our over 10-year track record of deploying our investors' capital into high-quality debt investment opportunities."

**David Yeadon of SPF Private Clients' debt advisory team** and introducer of the transaction, commented: "It has been a pleasure dealing with the highly professional team at ESR Europe to deliver a funding solution for our client the MUI Group, to facilitate this highly prestigious and exciting hotel development project."

ENDS

### About ESR Europe

ESR Europe is the European platform of ESR Group, a global real estate investment manager with a leading position in New Economy in Asia-Pacific. ESR Europe operates across the UK and Western Europe, bringing over 30 years of real estate investment and asset management experience delivered by a highly skilled in-house team. Our vehicles include public markets, equity and credit discretionary funds, joint ventures and separate accounts. From the spaces we create to the services we offer, we work alongside you to create space and investment solutions for a sustainable future.

Media Contacts

For more information, please contact:

**Citigate Dewe Rogerson**

[Camilla.wyatt@citigatedewerogerson.com](mailto:Camilla.wyatt@citigatedewerogerson.com) / [Will.easton@citigatedewerogerson.com](mailto:Will.easton@citigatedewerogerson.com)