



PETERSON GROUP
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Press Release

December 21, 2015

**PETERSON GROUP,
THE ANCHOR INVESTOR OF QUEENSGATE INVESTMENTS FUND II
COMPLETED THE LARGEST HOTEL DEAL IN LONDON
ACQUIRES THE HOLIDAY INN LONDON KENSINGTON FORUM**

(December 21, 2015 – Hong Kong News)

Peterson Group's Queensgate Investments Fund II (the "QIF 2"), which is advised by Queensgate Investments LLP, has completed its acquisition of the Holiday Inn London Kensington Forum for GBP 345M (circa HK\$ 4B), the largest Hotel deal in London this year.

The Holiday Inn London Kensington Forum is one of the largest hotel in Central London, with passing occupancy at circa 95%, offering 906 rooms and circa 500,000 sqft of freehold real estate in a 28 storey tower, with extensive conference facilities, multiple food and beverage offerings and basement car parking. The Hotel is adjacent to Gloucester Road tube station, close proximity to shopping anchors including Harrods and Westfield and next to cultural attractions including the Natural History Museum and Royal Albert Hall.

Peterson Group is the lead anchor investor in this investment. Queensgate is a joint venture between Peterson Group, Jason Kow and LJ Group. Queensgate controls circa GBP 1.6B of assets included London Executive Offices and 5 star Hotel etc.

The Holiday Inn London Kensington Forum was the "Crown Jewel" of the previous investor in a circa GBP 1B and 22 strong hotel portfolio and was immediately procured by QIF 2 following the acquisition of the portfolio and together with finance costs, refurbishment costs, and other costs QIF 2 is spending circa GBP 495M (circa HK\$ 5.8B) on the investment.



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About Peterson

Peterson Group is private company headquartered in Hong Kong with businesses in property and capital investments. Its property arm focuses in Hong Kong, United Kingdom and Canada covering different asset classes and opportunistic strategies. The group's capital arm conducts investments in alternative assets classes such as private equity, private lending and capital markets.

About Jason Kow

Jason Kow is CEO of Queensgate Investments LLP. Mr Kow was formerly at London & Regional one of the largest privately owned European real estate companies with circa USD 8B assets under management. Mr Kow was Head of Real Estate and a Partner at SPQR Capital LLP and previously at Credit Suisse Private Equity.

About LJ Group

LJ Group is a global multi-family office platform and has circa USD 10B of assets under advisory representing 250 families.

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