

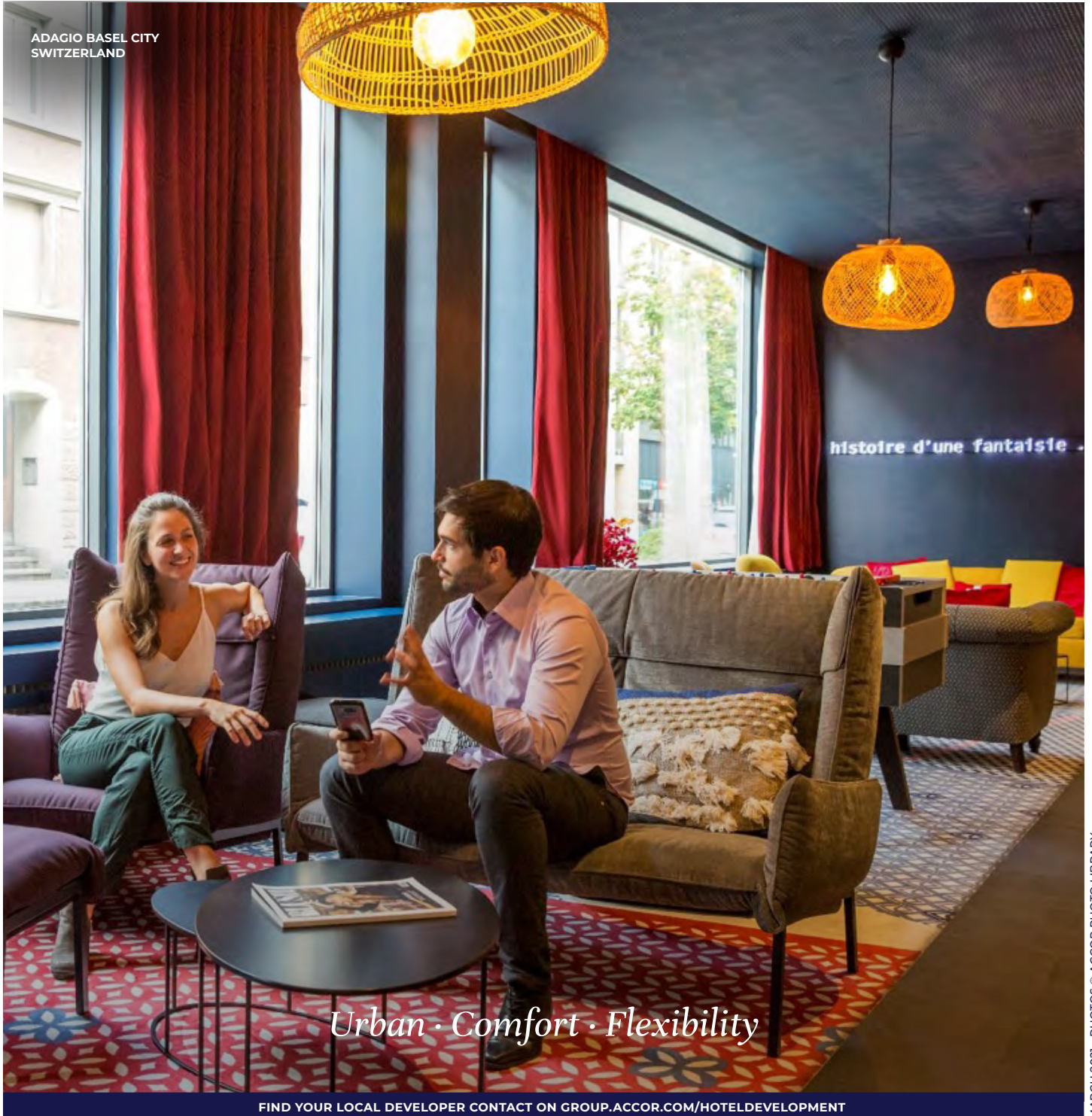


The services of hotels, the freedom of apartment

How do you stay away from home and enjoy real at-home comfort while discovering a new city?

Adagio Aparthotels offer functional apartments with the advantage of dedicated hotel services and natural hospitality. Located in the heart of cities, over 100 addresses in the world, the brand has three product ranges: Adagio, Adagio access and Adagio premium.

adagio-city.com



ADAGIO BASEL CITY
SWITZERLAND

Urban · Comfort · Flexibility

FIND YOUR LOCAL DEVELOPER CONTACT ON [GROUP.ACCOR.COM/HOTELDEVELOPMENT](https://group.accor.com/hoteldevelopment)

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RAFFLES \ ORIENT EXPRESS \ FAENA \ BANYAN TREE \ DELANO \ SOFITEL LEGEND \ FAIRMONT \ SLS \ SO
SOFITEL \ THE HOUSE OF ORIGINALS \ RIXOS \ ONEFINESTAY \ MANTIS \ MALLERY \ 21C \ ART SERIES
MONDRIAN \ PULLMAN \ SWISSÔTEL \ ANGSANA \ 25HOURS \ HYDE \ MÖVENPICK \ GRAND MERCURE \ PEPPERS
THE SEBEL \ MANTRA \ NOVOTEL \ MERCURE \ ADAGIO \ MAMA SHELTER \ TRIBE \ BREAKFREE \ IBIS
IBIS STYLES \ GREET \ IBIS BUDGET \ JO&JOE \ HOTELF1

Global footprint of 156 aparthotels OPENED + PIPELINE

NETWORK → 115 APARTHOTELS 13,000 APARTMENTS PIPELINE → 41 APARTHOTELS 6,497 APARTMENTS

13 COUNTRIES	APARTHOTELS NETWORK	APARTMENTS NETWORK + PIPELINE	
South America	6	5%	762 +160
Northern Europe	20	30%	2,434 +3,455
Southern Europe	82	47%	8,783 +450
India, Middle East & Africa	7	18%	1,100 +2,432

Development

New Built & Conversion	PRIME LOCATIONS	SECONDARY LOCATIONS	AIRPORTS SUBURBS
CAPITALS, KEY CITIES & RESORT DESTINATIONS	●	●	
MAJOR DOMESTIC DESTINATIONS	●		
OTHER CITIES & ATTRACTIVE TOURISTIC DESTINATIONS			

Upcoming openings

London Whitechapel, U.K. - 147 apartments (2022)
Glasgow Custom House, U.K. - 162 apartments (2022)
Sochi Le Rond, Russia - 457 apartments (2022)
Toulouse La Grave, France - 114 apartments (2022)
Gent, Belgium - 98 apartments (2023)

Top 3 unique selling propositions

N°1 EXTENDED STAY BRAND IN EUROPE

Global network of 116 aparthotels and 13,000 apartments.

Growing demand from guests for flexible & autonomous product, meeting business and leisure travellers' expectations.

Still strong potential in Europe for this product.

X HIGH PROFITABLE BUSINESS MODEL

Longer average length of stay which maximizes occupancy in low demand periods and optimizes average room rates.

Reduced operational costs with less cleaning fees.

High profitability with GOP > 60%.

= INTELLIGENT INVESTMENT

Reduced construction costs with limited back of house spaces and public areas.

Only brand on heavy asset model with 20-25 years leases.

Extended stay model is the least volatile in case of economic downturns.

Easy conversion model to residential (limited risk).

Key programs

Product

Modular functionality of apartments: they are equipped with modular furniture to create a larger living area while offering superior comfort.

Adagio's long-stay expertise

Revenue management and a pricing offer specific to short, medium and long stays to optimise aparthotel performance.

New common areas concept

New common areas offering new functionality to create a warmly welcoming, convivial atmosphere that encourages interaction between customers and staff.

New generation of apartments

A subtle mix of elegant, grand design and industrial codes with a decorative touch that ties in with the local area.

A redesigned open-plan kitchen that creates an even more convivial space.

Programming

ROOMS	URBAN
— Average number of rooms	80-200
— Room average size* (sqm)	25-35
— Total Gross Floor Area* (sqm)	44
FOOD & BEVERAGE	Breakfast room No restaurant but vending machine
WELL-BEING	Fitness center (25 sqm min.) No swimming pool No spa
MEETINGS, EVENTS & OTHERS	Web or City corner

* For Midscale AAA Ultra City Center, Historic Conversion, the room size and areas can go down by 15-20%.

Customer profile

BUSINESS	60%	40%	LEISURE
DOMESTIC	53%	47%	INTERNATIONAL

Top 5 flagships to visit

PARIS BERCY VILLAGE
FRANCE



PARIS COURBEVOIE
FRANCE



KÖLN CITY
GERMANY



EDINBURGH ROYAL MILE
U.K.



LIVERPOOL CITY CENTRE
U.K.

