



BOSCALT HOSPITALITY ANNOUNCES THE OPENING OF THE HYDE LONDON CITY

► The first property acquired by the Hospitality Fund starts its operations

Luxembourg, August 5th - Boscalt Hospitality, a real estate private equity firm and a member of the Edmond de Rothschild Private Equity partnership, is thrilled to announce the opening of the Hyde London City. Located at 15 Old Bailey, the property has been repositioned as an upscale hotel featuring 111 rooms and "Leydi," a full-service restaurant bar. Hyde Hotels, Resorts & Residences, is a brand part of the operator Ennismore (a joint venture with Accor).

Originally known as the Spiers & Pond Hotel built in 1874 and located in the heart of London's financial district, the Hyde London City is within walking distance of major attractions such as St. Paul's Cathedral and Tate Modern. The hotel offers easy access to the global financial hub of London along with major international investment banks, law firms, and other key businesses. The property was designed by Evans Cronk and later converted to a serviced office building in the early 1900s. The Victorian architecture building is known to be the first hotel ever in London to have electric lighting.

Boscalt co-founder, Jaume Tapies said: "We are delighted to open the doors of the first Hyde hotel in Europe. It marks a significant milestone for Boscalt. With exciting times ahead, the London hospitality industry shows increasing fundamentals such as occupancy, Average Daily Rate (ADR) as well as overnights and arrivals. Our teams are committed to provide a unique experience to meet both high-end services as well as business traveller's demand."

Alex Shamash, Founder of OB Capital added: "It is great to unveil the hotel, which is a true reflection of our commitment to bringing a new approach on luxury travel. This property blends cultures promising a memorable stay for both leisure and business travellers. Each detail has been designed to create a unique place that will resonate with the lively capital city of London."

François-Xavier Vucekovic, CIO of Edmond de Rothschild Private Equity added: "The Hyde London City is not only an investment but a landmark with high-end services. The opening of this property, which was the Fund's first acquisition, is a very important milestone and we are glad to share the news with all our partners and investors."

ABOUT BOSCALT HOSPITALITY

BOSCALT HOSPITALITY FUND SICAV-RAIF (« The Fund ») is an unregulated Luxembourg société d'investissement à capital variable – fonds d'investissement alternatif réservé (SICAV-RAIF), investing in hotels across major European cities. It creates substantial value by combining hospitality, real estate, corporate finance, and sustainability. The Fund focus is the upper end of the hotel market, upscale to luxury on prime locations of key European cities - requiring a high level of hospitality expertise and resources and delivering long-term value. The Fund presents specific risks including market risk, default risk, risks of capital loss, liquidity risks, and relevance risks of an investment, credit risk, operational risk, currency and exchange rate risks, risks on the disposal of certain investments, as well as the absence of guarantee of return on investment. The Fund is not open to commercialization. The mention of this investment shall not be considered as an offer, an inducement, or a solicitation to buy or sell the shares of the aforementioned company.

The Fund's AIFM: Edmond de Rothschild Private Equity Luxembourg S.A, 4 rue Robert Stumper, 2557 Luxembourg, Grand Duchy du Luxembourg. Registered with the « Registre de Commerce et des Sociétés du Luxembourg » under number B130070

ABOUT EDMOND DE ROTHSCHILD

As a conviction-driven investment house founded upon the belief that wealth should be used to build the world of tomorrow, Edmond de Rothschild specialises in Private Banking and Asset Management and serves an international clientele of families, entrepreneurs and institutional investors. The group is also active in Corporate Finance, Private Equity, Real Estate and Fund Services. With a resolutely family-run nature, Edmond de Rothschild has the independence necessary to propose bold strategies and long-term investments, rooted in the real economy. Founded in 1953, the Group had more than CHF 163 billion in assets under management at the end of December 2023, 2,600 employees, and 28 locations worldwide.

Press contact Boscalt

Communications & Investor Relations

Carolina Thiede: thiede@boscalt.com

www.boscalt.com

Press contact H/Advisors Maitland:

Billy Moran, Senior Consultant

billy.moran@h-advisors.global

07540 659 036