



GROUPE

DUVAL

A name,
a story.

Investing in values

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Success
stories



Éric Duval, Founding Chairman
Pauline Duval, Executive Director

25 years of entrepreneurial and family history. *25 years of investment.*

In twenty-five years, Éric Duval has built an independent French real estate player whom the country's key decision-makers trust. Today we are continuing our development with an ever-growing international presence.

When Pauline Duval, the company's Executive Director, decided to concentrate part of corporate investment in innovation, she applied the same rules that had ensured the Group's success in real estate.

We owe our current success in all the business lines to our ongoing capacity to integrate innovations.

Our businesses are developing at an increasingly accelerated pace. We are determined to ensure that the outcome of this constant growth proves to be an asset for our customers, as well as a generator of innovative solutions.

Our results and growth attest to the dynamism and resilience of our family Group's business model.

With businesses all across France, we employ more than 4,000 staff.

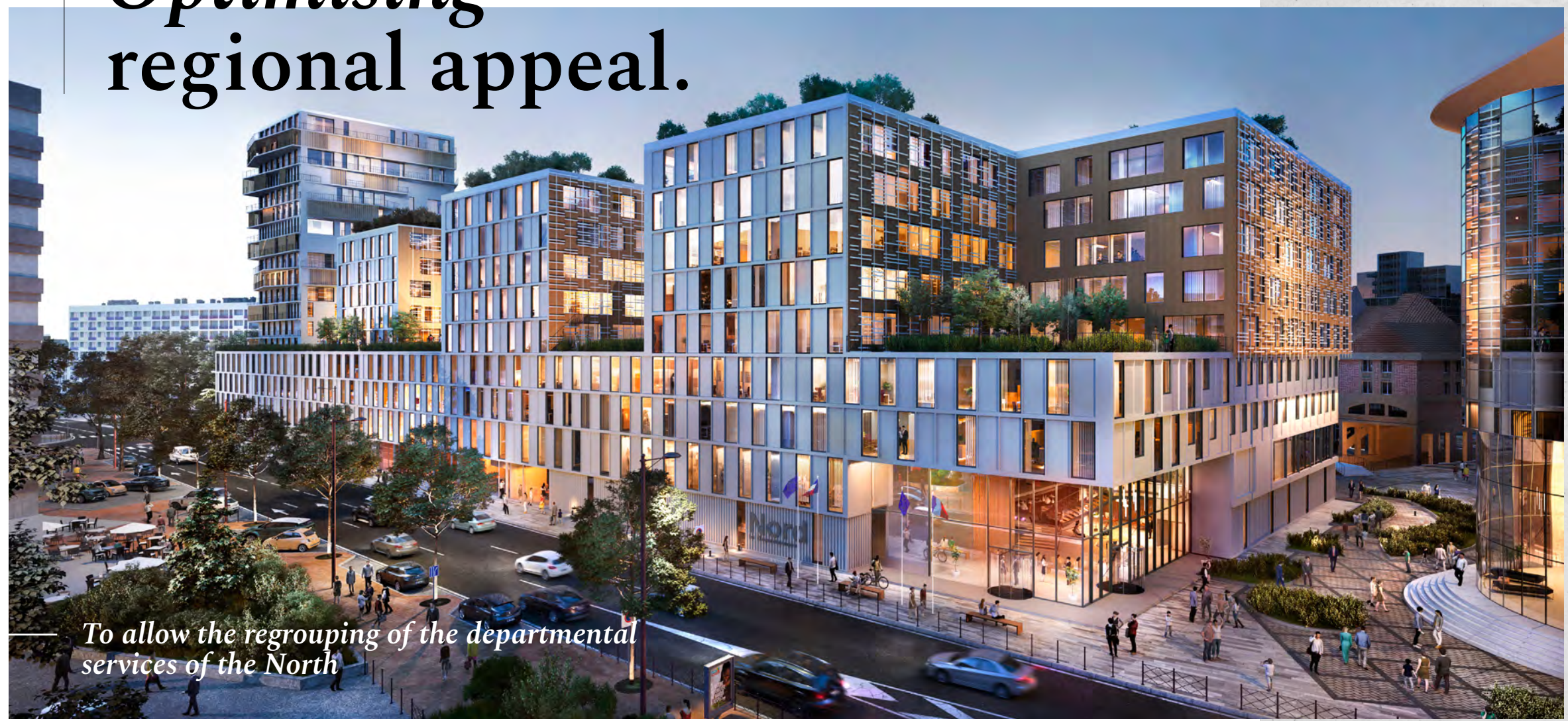
The strength of a Group relies on the human values that underlie it, as demonstrated every day by the commitment of our teams.

Together, we continue to work tirelessly to honour the trust placed in us and contribute to improving the life of the communities we work in.

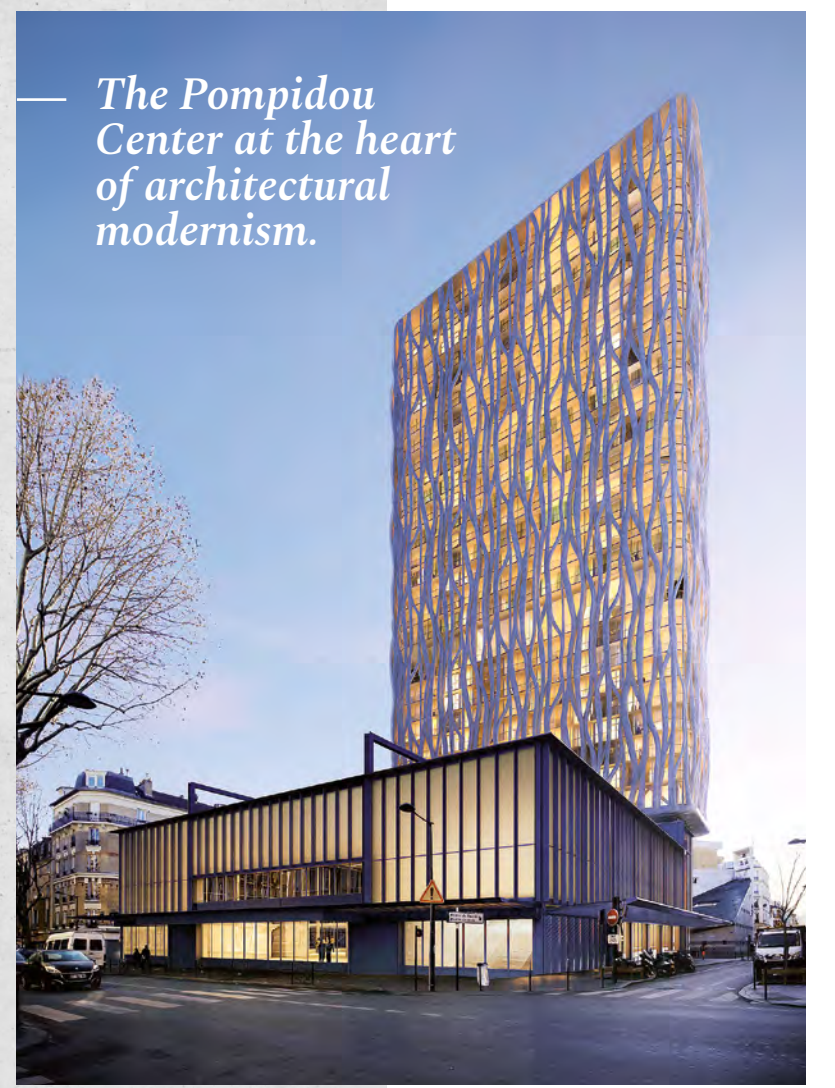
Investing regionally. Optimising regional appeal.

Left
Forum, Delory block,
Lille (59)

Right
Maison du Peuple,
Clichy-la-Garenne (92)



To allow the regrouping of the departmental services of the North

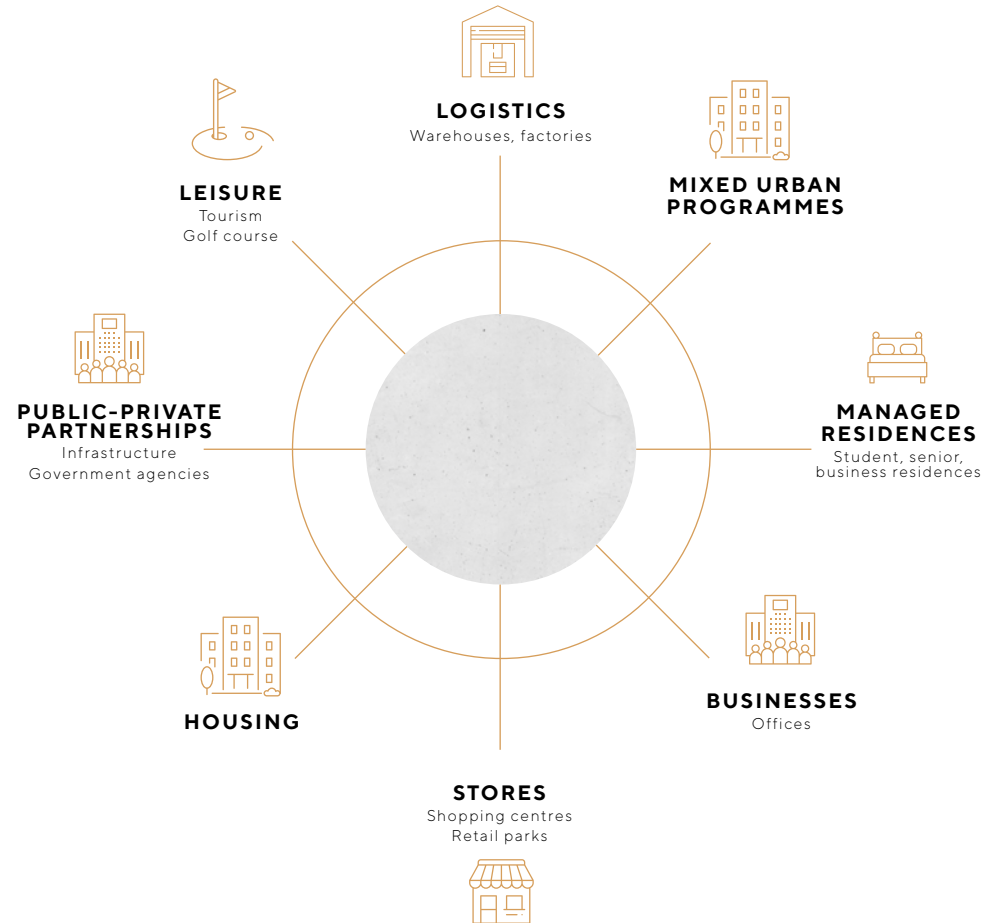


The Pompidou Center at the heart of architectural modernism.

Shaping cities around better community living.

Right
My Cardinet, Batignolles,
Paris 17th

Designing neighbourhoods where it is good to live, work and relax.
This has been our raison d'être for more than 25 years.



For twenty-five years, local authorities have placed their trust in our Group for its stability and long-term vision.

Every day, we contribute to developing attractive cities by providing a mix of uses, overseen by Valérie Dubant-Küng, Real Estate Development Executive Director.



The new Paris, including its own shopping destination of western metro access.

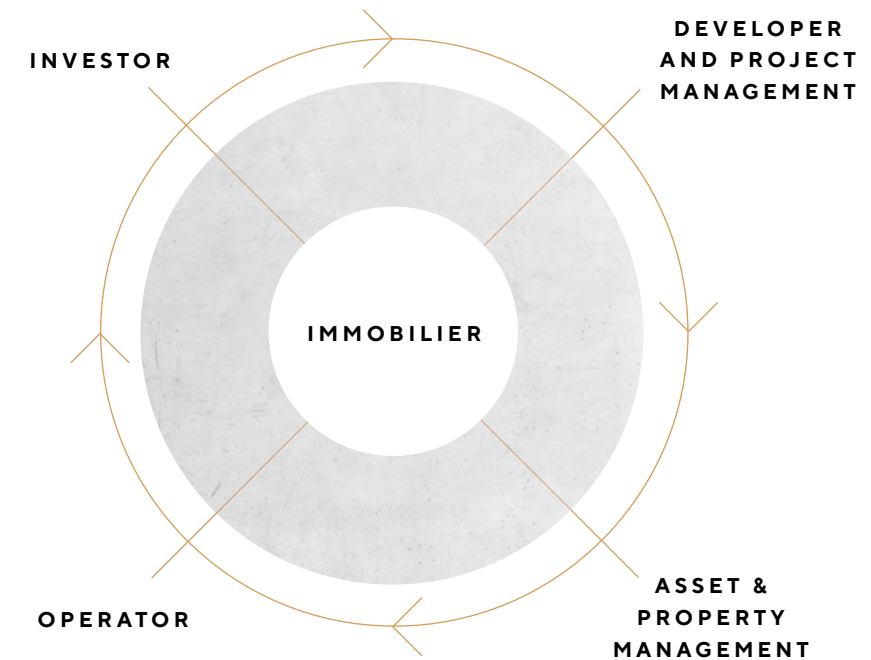
One of the largest urban projects in wood, meeting the highest environmental standards



Left page
Les bois d'Angers,
Angers (49)

Building the city of tomorrow.

Being innovative and responsible, our commitment for building the future.



We are simultaneously a real estate developer, operator, manager and investor. The Group is known as an urban development pioneer for having combined all the real estate trades into a single group.

We have integrated the real estate value chain which is now its base.

We provide services to local authorities for all their real estate needs: commercial infrastructures,

corporate real estate, PPP and mixed urban and housing programmes.



*Ice hockey palace
in France.*

Designing large-scale projects.

For over two decades, local authorities like Paris have placed their trust in us to design large-scale projects to serve public well-being.

Above
Aren'ice
Cergy-Pontoise (95)

We design large urban infrastructures (sports, leisure, etc.). Their planning, siting and hosting capacity ensure the appeal of the local area, contributing to strengthening social ties.

Alongside the Olympic champion, Philippe Riboud, Armelle de Gayffier oversees all Public-Private Partnerships.

Below
Magnetik building,
Lassalle Investment Management
JP Morgan
Paris (75)

*In the heart of the Paris
region's vitality.*



A real estate coordinator.

Supporting our customers in their
investments and strategies for
enhancing real estate assets.

With Alamo, led by Mathieu Gazu,
and Yxime, led by Céline Buchart,
we offer our customers a full-
range of expertise in the real estate
business.

From project to property
management, the Group offers
services in all the main real estate
trades.

A new model of services offered to seniors.

Enabling seniors to benefit from services they may need on a daily basis.

Right
Humanité
Capinghem (59)

With Happy Senior residences, we offer an innovative response to the property needs of today's independent older adults. This fresh concept, led by Guillaume Truong, allows residents to retain and enhance their assets by moving to a residence offering all services to meet their daily needs as

well as high-quality assistance respecting the autonomy of seniors in good health. Happy Senior enables them to live in the heart of lively districts, in spacious and pleasant surroundings, while benefiting from a stable quality of services.

A recent generation senior residence in the heart of a new neighbourhood.





*Backing
the leaders of tomorrow.
Supporting
innovation.*

Creating growth.

Every day, we invest in innovative entrepreneurs who share our values by providing assistance and support, thus helping create the businesses of tomorrow.

20 | Investments made

We provide daily support to French companies by harnessing our expertise for ambitious projects, building the future with entrepreneurs and companies who share our vision.

Together, we grow their businesses by creating synergies between our respective activities.

For us, investing is not just financing. It is building the future.

Passionate enthusiasm and determination combined with ambition and the desire to carry forward the entrepreneurs who will shape society: the leaders of the Duval Group have a shared vision and values. They express them today in the family holding company.

We want to write great stories of businesses and entrepreneurs who base their business on trust and sharing.

Supporting regional economies beyond Paris.

We respond to the everyday concerns of the regions across France, supporting them in their development.

With our regional teams spread out across France, our ambition is to mobilise economic players around the challenges of local employment, sustainable development and regional appeal.

We offer local authorities the means to root companies that correspond to their local history, traditions and know-how in the heart of their regions.

We give life to regional policies of economic development and principles of developing urban and social diversity.

We work with key institutional players covering the French regions, such as the Caisse des Dépôts et Consignations and regional banks including Caisse d'Épargne, Crédit Agricole, Vinci, Banque Populaire, Nexity, Arkéa, Predica, etc.

We provide a comprehensive offering for optimisation of regional assets, in particular providing support to them on issues related to financing. Our objective is to create more connected, more attractive, more inclusive and more sustainable regions.



Teams driven by the same passion.



To develop long-term projects in France and internationally and to build a world we believe in, we work with passion and out of passion, by focusing on people.

That is why all our staff believe in investment that creates value for companies who will build the future and shape the society of tomorrow.

Our Executive Committee

Éric Duval
Chairman



Pauline Duval
Executive Director



Lydia Le Clair
Executive Director



Richard Falquerho
Deputy Executive Director

Marie-Aimée Gonant
Administrative and Finance Director

Frédéric Lamoureux
Secretary general - Compliance

Isabelle Maurel
Human Resources Director

Didier Moutard
Legal & Corporate Director

Florian Silnicki
Communications Director

Christophe Triballier
Treasury and Financing Director

Our values



Agility

Agility is central to the way we do business.

BUSINESS APPROACH

An open mind-set means we quickly adapt to the reality on the ground and to the needs of our customers. For us, belonging to a family group is a guarantee of a firm foundation and stability, allowing us to move forward with audacity and in a position to propose innovative solutions because we are fast and flexible.

Creativity

Creativity is our driving-force. It is at the heart of how we see the world.

CREATIVE APPROACH

We listen to our customers and the needs of the market, but we also listen to ideas. Inventiveness and innovation are part of our DNA. We do not allow difficult circumstances to prevent us from thinking outside of the box to come up with new solutions. We are attentive and available, and our goal at all times is to remain open to others. Our high standards contribute to our desire to be the first, but we will not do so at the expense of remaining unaffected and faithful to ourselves.

Standards

We take pleasure in developing projects, visions, assets and regions.

APPROACH TO SUCCESS

We need to know how to support our customers – at all times – and adapt – constantly. Support as a partner, not as a supplier. Adapt so as to find tailored solutions that force us to ask ourselves the hard questions.

Building a sustainable society.

Mindful of what we will pass on to future generations, we invest in sustainable models of recycling, agri-food, education, health and support for the disabled.

Our world is changing. Our family spirit leads us to look very carefully at the world that surrounds us and the challenges of sustainable development connected to it. With its charitable activities, our Group strives to give more meaning to its efforts by placing people at the heart of its values.

We have chosen to support general interest efforts in the educational and social fields. This has translated into assistance for ophthalmologic treatment for children in Burkina Faso, the building of an orphanage in Togo and a dispensary in Cambodia.

Our commitment to building a sustainable society is also illustrated by our investments in AGR, which sorts and markets waste, and in Valudo, producing certified organic and fair trade coconut oil for the cosmetic industry.



40

projects
have benefited
from our support.



Success stories

UGolf

#1 in French golf courses,
#1 worldwide in golf course networks

Odalys

#2 in tourist residences in Europe

Patrimoine & Commerce

#1 in French low-cost retail parks

UGolf

#1 operator of French golf courses

In 2009, Éric Duval acquired NGF Golf, operator of 13 golf courses.

Today rebranded UGolf and led by Pierre- André Uhlen, it is the leading golf course operator in France. As of 2019, it operates 55 golf courses.

UGolf also created the Club, the #1 golf network worldwide, offering enthusiasts access to nearly 850 courses around the globe.



Below
Nakâra prestige residence,
Le Cap d'Agde (34)



Odalys

#2 in tourist residences in Europe

Acquired by Éric Duval in 2000, Odalys was then a small, newly- created structure operating 8,000 beds in tourist residences. Led by Laurent Dusollier, Odalys currently operates more than 130,000 beds in 400 residences.

Odalys has risen to become the second-largest player in European tourist residences. It also develops business and student residences.



Above
Les Croisières,
Carpentras (84)

Patrimoine & Commerce

#1 in French low cost retail parks

In 2012, Eric Duval took over the management of Patrimoine & Commerce.

Listed on Euronext Paris and led by Matthieu Gueugnier, Patrimoine & Commerce owns and operates a portfolio of real estate assets mainly comprising recent retail spaces, located on the

periphery of or inside medium-sized towns throughout France.

Consisting of retail parks and city centre shopping malls, Patrimoine & Commerce's assets are highly attractive, with occupancy rates close to 100% for several years.

Patrimoine & Commerce has risen to become the leading French real estate company in low cost retail parks.

For more information
about our know-how,
find us on
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