



EUROPEAN COMMISSION
DG Competition

***Case M.10307 - OXFORD PROPERTIES/
M7 REAL ESTATE***

Only the English text is available and authentic.

**REGULATION (EC) No 139/2004
MERGER PROCEDURE**

Article 6(1)(b) NON-OPPOSITION
Date: 23/08/2021

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EUROPEAN COMMISSION

Brussels, 23.08.2021
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PUBLIC VERSION

Oxford Properties Management (UK)
Limited
The Leadenhall Building
122 Leadenhall Street
EC3V 4AB London
United Kingdom

**Subject: Case M.10307 – OXFORD PROPERTIES / M7 REAL ESTATE
Commission decision pursuant to Article 6(1)(b) of Council Regulation
(EC) No 139/2004¹ and Article 57 of the Agreement on the European
Economic Area²**

Dear Sir or Madam,

1. On 29 July 2021, the European Commission received a notification of a proposed concentration pursuant to Article 4 of the Merger Regulation by which the undertaking Oxford Properties Management (UK) Limited (“Oxford Properties”, United Kingdom), controlled by Oxford Properties Group (Canada) and belonging to the OMERS Group (Canada), acquires within the meaning of Article 3(1)(b) of the Merger Regulation sole control over the whole of the undertaking M7 Real Estate Ltd. (“M7 Real Estate”, United Kingdom) by way of purchase of shares.³
2. The business activities of the undertakings concerned are:
 - for Oxford Properties: part of the Oxford Properties Group (Canada) that is active in the ownership, development and managing of real estate assets. The Oxford Properties Group is the real estate arm of OMERS Administration Corporation (Canada), the administrator of the Ontario Municipal Employees Retirement System Primary Pension Plan and trustee of the pension funds,
 - for M7 Real Estate: an investment asset manager focussing on the real estate sector.

¹ OJ L 24, 29.1.2004, p. 1 (the ‘Merger Regulation’). With effect from 1 December 2009, the Treaty on the Functioning of the European Union (‘TFEU’) has introduced certain changes, such as the replacement of ‘Community’ by ‘Union’ and ‘common market’ by ‘internal market’. The terminology of the TFEU will be used throughout this decision.

² OJ L 1, 3.1.1994, p. 3 (the ‘EEA Agreement’).

³ Publication in the Official Journal of the European Union No C 314, 6.8.2021, p. 10-11.

3. After examination of the notification, the European Commission has concluded that the notified operation falls within the scope of the Merger Regulation and of paragraph 5(c) of the Commission Notice on a simplified procedure for treatment of certain concentrations under Council Regulation (EC) No 139/2004.⁴
4. For the reasons set out in the Notice on a simplified procedure, the European Commission has decided not to oppose the notified operation and to declare it compatible with the internal market and with the EEA Agreement. This decision is adopted in application of Article 6(1)(b) of the Merger Regulation and Article 57 of the EEA Agreement.

For the Commission

(Signed)
Olivier GUERSENT
Director-General

⁴ OJ C 366, 14.12.2013, p. 5.