



DOBLE · DÍGITO

REAL ESTATE BROKERAGE
& ASSET MANAGEMENT

DOBLE · DÍGITO

ABOUT

Doble Digito combines a deep understanding of the local market with services tailored to the institutional investor, offering our clients top tier brokerage and asset management services.

Directed by Evaristo M. de Sandoval Travesedo, a real estate professional with an extensive background in counseling national and international investors, the Doble Digito team is rounded out by Javier Segovia, Gabriella Luckert, Marina Rivero, Lorena Arrecubieta, and Violetta De Zotti.

E | Partner

Evaristo M. de Sandoval started in the real estate sector at Euroassets Capital, a company he founded in 2003 where he operated as an independent broker. Subsequently, in 2014 he founded Doble Digito, a real estate advisory and brokerage firm which primarily advises international investment fund managers on identifying investment opportunities in Spain.

Evaristo has brokered investment and divestment transactions worth approximately 1.5 bn euros, in all asset classes. Examples of noteworthy projects include Winterthur's headquarters in Plaza de Francesc Macia (Barcelona), Hotel Sky Barcelona, Edificio España (Madrid) or and the land occupied by Vicente Calderón Football Stadium (Madrid). In 2017, Evaristo founded Cartera de Inversiones Prime with the objective of co-investing his own and third-party capital acquiring and repositioning commercial and retail sites into retail and leisure space. Since its creation the company has transacted more than 50 million euros.

J | Partner

Javier Segovia Law graduate and Master's degree from IEB. In 2004, he began his professional career in the real estate sector at JLL (first in Madrid, then in Paris). In 2008, he became Investment Director at the French REIT of Realia, 'SIIC de PARIS.' In 2010, he founded TRIUMPH REIM, a French company dedicated to real estate investment and management with Spanish investors in France.

In 2016, he joined Tenigla Real Estate until January 2025, when he became a partner at Doble Digito. With over 20 years of professional experience, he has carried out transactions exceeding €2 billion in all types of real estate assets.

G | Partner

Gabriella Luckert began her career in real estate at Euroassets Capital, where she was responsible for the company's administration. Since 2014 she has been the partner responsible for the management and administration of Doble Digito, Cartera de Inversiones Prime, and all of the vehicle partnerships.

M | Asset Management

Marina Rivero with a Law degree and a Master of Laws (LL.M.) from the Instituto de Empresa (IE), as well as a Leadership and Management Program, Marina has a strong background in consulting and real estate development. Throughout her career, she has gained extensive experience working with top-tier investment funds, where she has managed and developed real estate projects comprehensively, from acquisition and planning to execution and commercialization of assets.

V | Transactions

Violetta De Zotti has an Architecture degree and prior experience in all the phases of architecture and civil construction. Since her arrival in Spain in 2016, she has used her skills for Doble Digito and Cartera de Inversiones Prime as a technical analysis and supports in transactions of leasing, buying, and selling.

L | Office Manager / Property Manager

Lorena Arrecubieta studied Tourism at the University of Deusto, in Bilbao. Before joining Doble Digito, she worked for Pacifica Capital, an asset management firm from California, for 19 years. As a member of Doble Digito and Cartera de Inversiones Prime she manages legal documents, manages tenant relations, and supervises and coordinates deal flow.

DOBLE · DÍGITO

SERVICES

BROKERAGE: Doble Digito has a good reputation for providing “off-market” business opportunities to buyers, sellers, operators and tenants. The result to date is an optimal market position that allows clients to close important real estate transactions, in excess of 1,5bn€ to date, as an independent brokerage firm.

ASSET MANAGEMENT: Cartera de Inversiones Prime is the subsidiary of Doble Digito dedicated to provide with asset management services. We structure and advice investment vehicles for the acquisition of commercial real estate requiring transformation or repositioning.

VALUE PROPOSAL

The advice provided by Doble Digito is based on the following three fundamental pillars:

1. Understanding of capital markets.
2. Original “off market” investment opportunities created through an extensive network of contacts, a reputation as a “deal maker,” and extensive knowledge of the local market.
3. Integrity, independence, and the continual pursuit of excellence in the services delivered to our clientele.

DOBLE·DÍGITO

PORTFOLIO

High-Street Retail

Student accommodation

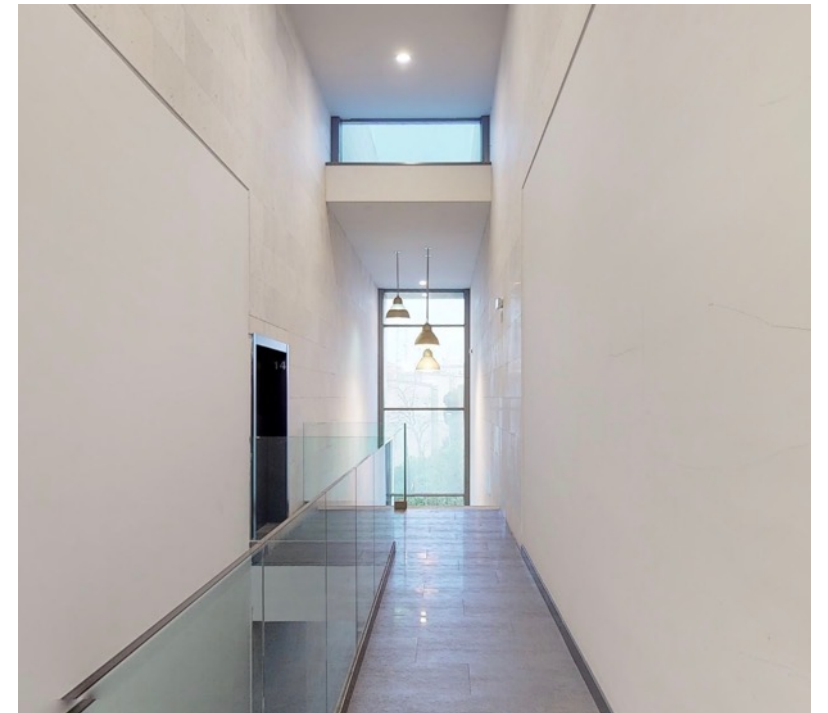
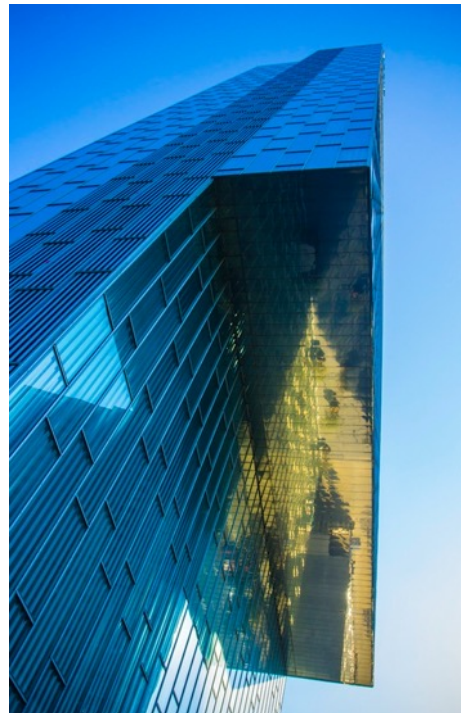
Residential

Office

Clinics & Hospitals

Hotels

Relevant transactions...





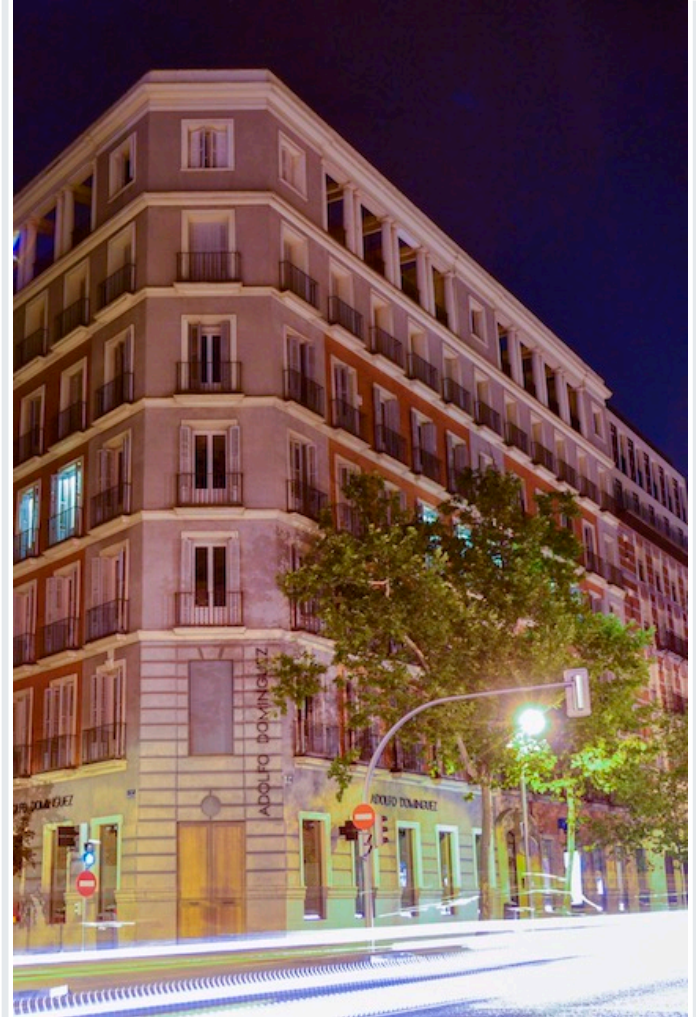
HIGH STREET RETAIL · STO DOMINGO DE GUZMÁN 1 BURGOS · H&M
Volume: ≈ 10.000.000€

Strategy	Core
Area	2.794 m2
Role	Sell-side advisor
Buyer	Mutualidad General de la Abogacía
Seller	Punta Na



HIGH STREET RETAIL · FUENCARRAL 16
Volume: ≈ 15.000.000€

Strategy	Value-add
Area	1.375 m2
Role	Buy-side advisor
Buyer	Private Investor
Seller	Private



HIGH STREET RETAIL · SERRANO 5
Volume: ≈ 20.000.000€

Strategy	Core
Area	2.244 m2
Role	Buy-side advisor
Buyer	Deka Immobilien
Seller	Promotora Gavir



HIGH STREET RETAIL · MAURICIO LEGENDRE 16

Volumen: ≈ 5.000.000€

Strategy	Core plus
Area	3.180 m2
Role	Sell-side advisor
Buyer	Azora Capital
Seller	Private



HIGH STREET RETAIL · MONTERA 9

Volumen: ≈ 30.000.000€

Strategy	Core plus
Area	2.117 m2
Role	Buy-side advisor
Buyer	Private Investor
Seller	Monthisa patrimonio y promoción



STUDENT ACCOMMODATION ·
GENERAL RODRIGO 13
Volume: ≈ 15.000.000€

Strategy
Area
Role
Buyer
Seller

Value-add
6.872 m2
Buy-side advisor
Urbania International
Hospital Virgen de la Paloma



RESIDENTIAL · MARTÍNEZ CAMPOS 19
Volume: ≈ 25.000.000€

Strategy
Area
Role
Buyer
Seller

Value-add
6.041 m2
Buy-side advisor
Europa Capital
Rialto Capital



RESIDENTIAL · GENOVA 7
Volume: ≈ 35.000.000€

Strategy
Area
Role
Buyer
Seller

Value-add
6.024 m2
Buy-side advisor
Invesco
Eurostone



RESIDENTIAL · · NARVÁEZ 30

Volume: ≈ 6.000.000€

Strategy	Value-add
Area	1.500 m2 + terraces
Role	Sell-side advisor
Buyer	Developer
Seller	Private



RESIDENTIAL · FRAY LUIS DE LEÓN 18

Volume: ≈ 15.000.000€

Strategy	Core
Area	3.063 m2
Role	Sell-side advisor
Buyer	Tikehau Capital
Seller	Urbania



RESIDENTIAL · SANTA ENGRACIA 65

Volume: ≈ 20.000.000€

Strategy	Value-add
Area	3.278 m2
Role	Buy-side advisor
Buyer	Terralpa Investments
Seller	Eurostone



RESIDENTIAL · ESPRONCEDA 32

Volume: ≈ 55.000.000€

Strategy
Area
Role
Buyer
Seller

Value-add
7.983 m2
Buy-side advisor
Arcano
Eurostone



RESIDENTIAL · LAGASCA 99

Volume: ≈ 100.000.000€

Strategy
Area
Role
Buyer
Seller

Value-add
4.436 m2
Sell-side advisor
Grupo LAR
Grupo F.F. Tapias



RESIDENTIAL · CALDERÓN

Volume: ≈ 100.000.000€

Strategy
Area
Role
Buyer
Seller

Value-add
38.427 m2
Buy-side advisor
Azora
Atlético de Madrid



OFFICE · GARCIA NOBLEJAS 43

Volume: ≈ 15.000.000€

Strategy	Value-add
Area	17.557 m2
Role	Buy-side advisor
Buyer	Marathon Asset Management
Seller	Caixa Bank



OFFICE · GENERAL PARDIÑAS 73

Volume: ≈ 20.000.000€

Strategy	Core-plus
Area	2.432 m2
Role	Sell-side advisor
Buyer	Gobierno de la Republica China
Seller	Reyal Urbis



OFFICE · ALCALÁ 28

Volume: ≈ 20.000.000€

Strategy	Core
Area	2.743 m2
Role	Buy-side advisor
Buyer	Private Investor
Seller	Bankia



OFFICE · GOYA 9

Volume: ≈ 35.000.000€

Strategy
Area
Role
Buyer
Seller

Core-plus
6.024 m2
Buy-side advisor
Inmobiliaria Alhambra
Metrovacesa



OFFICE · FRANCESC MACÍA 10 · BCN

Volume: ≈ 50.000.000€

Strategy
Area
Role
Buyer
Seller

Value-add
8.703 m2
Buy-side advisor
Reig Capital Group
Winterthur Seguros



OFFICE · PATONES 1 · ALCORCÓN

Volume: ≈ 75.000.000€

Strategy
Area
Role
Buyer
Seller

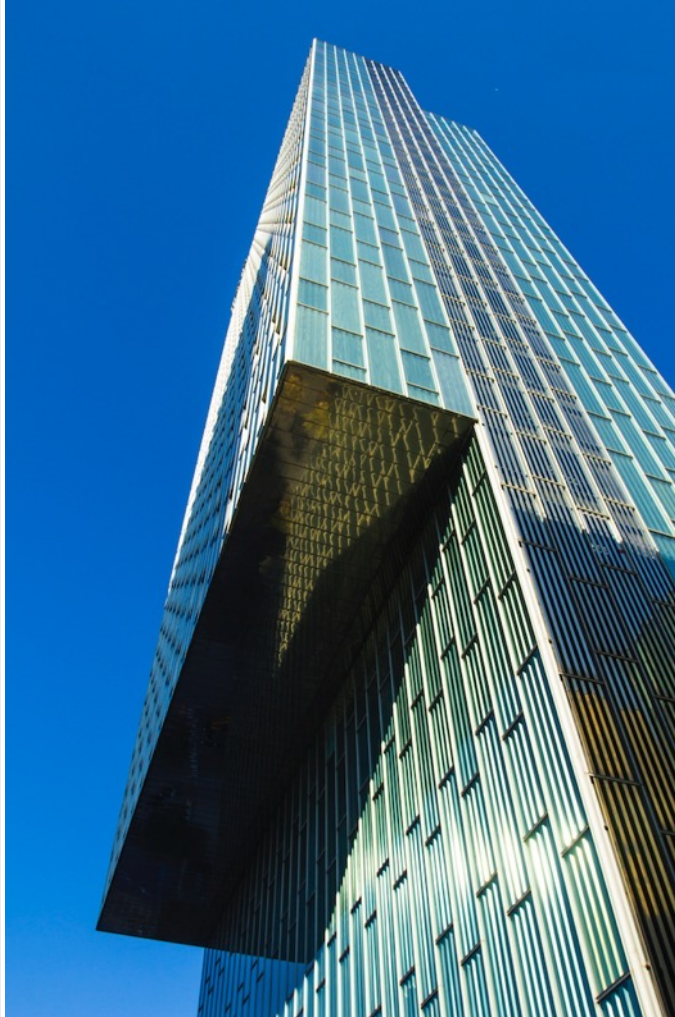
Core
44.325 m2
Buy-side advisor
Private Investor
Arnaiz Consultores



CLINICS & HOSPITALS · HM HOSPITALES

Volume: ≈ 125.000.000€

Strategy	Core
Area	54.114 m2
Role	Buy-side advisor
Buyer	Institutional Investor
Seller	HM Hospitales



HOTELS · MELIÁ BARCELONA SKY · BCN

Volume: ≈ 100.000.000€

Strategy	Core-plus
Area	20.000 m2
Role	Buy-side advisor
Buyer	Meliá Hotels International
Seller	Habitat Inmobiliaria



HOTELS · EDIFICIO ESPAÑA

Volume: ≈ 275.000.000€

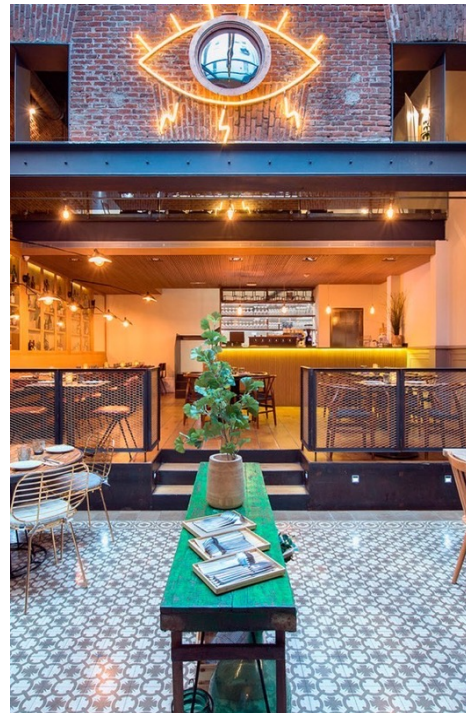
Strategy	Value-add
Area	77.093 m2
Role	Sell-side advisor
Buyer	RIU Hotels & Resorts
Seller	Grupo Baraka

DOBLE · DÍGITO

ASSET MANAGEMENT

Cartera de Inversiones Prime is the asset management platform subsidiary of Doble Digito, provides capital and services to structure value-add investment opportunities in the Iberian market.

Some of our structured transactions...





RETAIL F&B · VILLANUEVA 2

Volume: ≈ 10.000.000€

Strategy	Value-add
Area	1.326 m2
Role	Asset manager
Purchase year	2017
Tenant	Eneldo Catering



RETAIL F&B · MIGUEL ÁNGEL 21

Volume: ≈ 5.000.000€

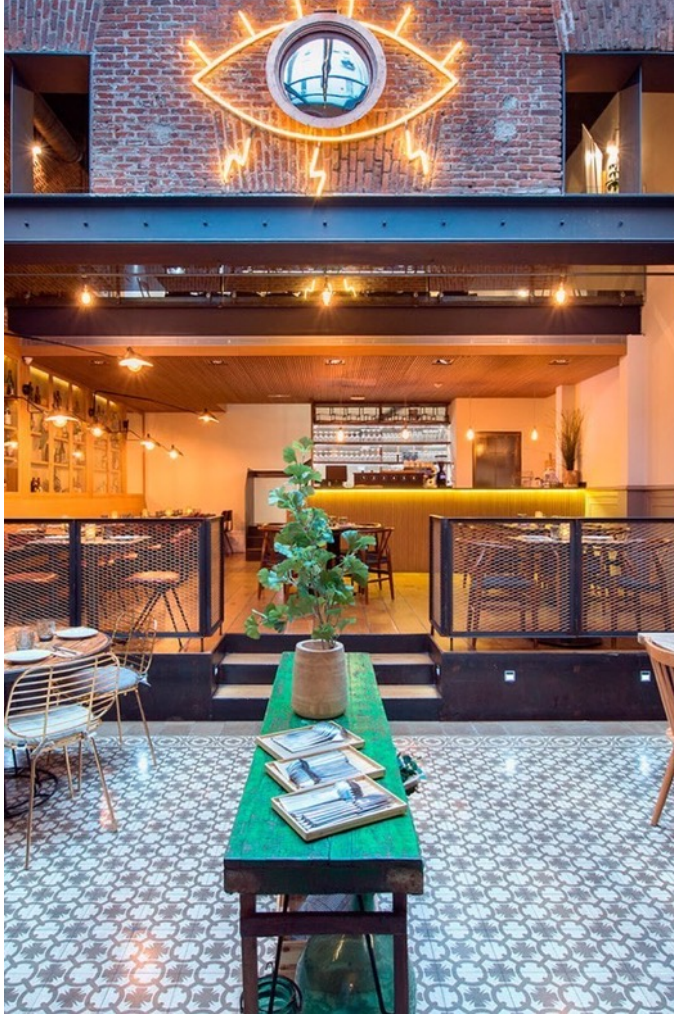
Strategy	Core-Plus
Area	450 m2
Role	Asset manager
Purchase year	2017
Tenant	Panthera Dinner & Club (Grupo Dibesa)



OFFICE · PASEO DE LA HABANA 9 - 11

Volumen: ≈ 30.000.000€

Strategy	Value-add
Area	5.792 m2
Role	Asset manager
Purchase year	2017
Tenant	Utopicus (Grupo Inmobiliaria Colonial)



RETAIL F&B · PONZANO 6

Volume: ≈ 5.000.000€

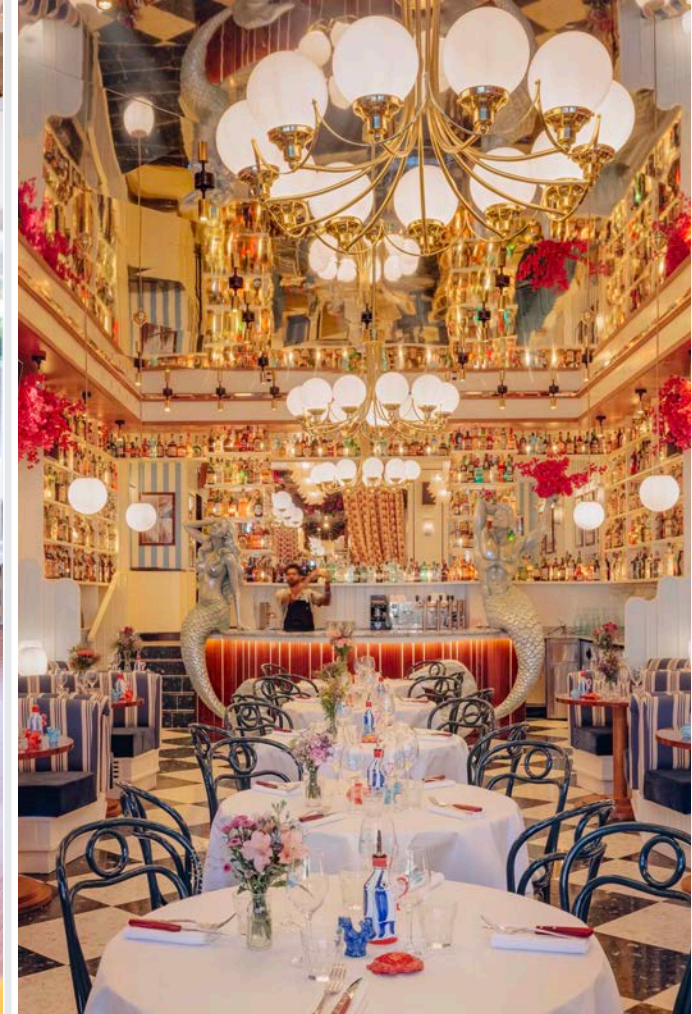
Strategy	Value-add
Area	329 m2
Role	Asset manager
Purchase year	2018
Tenant	Restaurante El Sainete (Grupo Mahou)



RETAIL F&B · MARTÍNEZ CAMPOS 42

Volume: ≈ 5.000.000€

Strategy	Value-add
Area	261 m2
Role	Asset manager
Purchase year	2019
Tenant	Restaurante Cyrcló



RETAIL F&B · HORTALEZA 118

Volume: ≈ 6.000.000€

Strategy	Value-add
Area	487 m2
Role	Asset manager
Purchase year	2021
Tenant	Restaurante Villa Capri (Big mamma Group)



HOTEL · BENAHAVIS (MARBELLA)

Volume: ≈ 10.000.000€

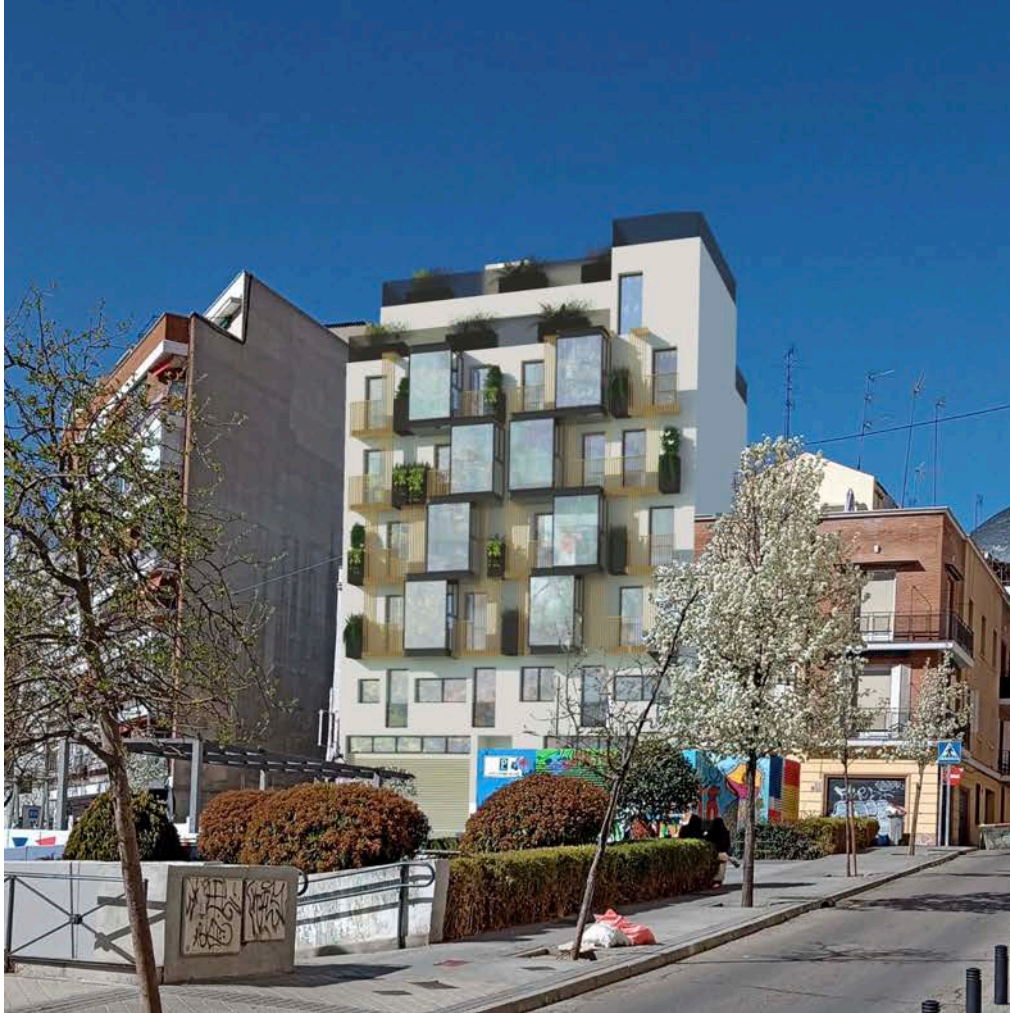
Strategy	Value-add
Area	2.114 m2
Role	Asset manager
Purchase year	2023
Tenant	TBC



HOTEL · BARAO OPORTO (PORTUGAL)

Volume: ≈ 13.000.000€

Strategy	Value-add
Area	3.500 m2
Role	Asset manager
Purchase year	2024
Tenant	Numa Stays Group



RESIDENTIAL · NAVARRA 16

Volume: ≈ 9.000.000€

Strategy	Value-add
Area	1.062 m2
Role	Asset manager
Purchase year	2023



RESIDENTIAL · GENERAL ZABALA 37

Volume: ≈ 5.000.000€

Strategy	Value-add
Area	1.093 m2
Role	Asset manager
Purchase year	2024



DOBLE · DÍGITO

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