

Press release

July 27, 2015

AEW Europe acquires first Dutch asset for LOGISTIS

AEW Europe announces that, on behalf of its LOGISTIS Fund, it has acquired DC Helmond, a group of three grade A logistics properties totalling 50,000 sqm in Helmond, The Netherlands. The properties have been acquired from District54, the development business of Van Berlo Vastgoed, for €40 million, representing a gross acquisition yield of 6.9%.



DC Helmond comprises three warehouses of 18,000 sqm, 17,000 sqm and 15,000 sqm developed in 2004, 2006 and 2013 respectively, all of which are fully let to Schneider Electric with a minimum lease term of five years. Strategically located 15km from Eindhoven at the junction of the A2 and A67 motorways, which connect Antwerp to Venlo and to Germany, Helmond is Schneider Electric's key logistics hub serving the EMEA region.

In addition, AEW Europe has secured a development agreement with the vendor, which developed the existing assets for Schneider Electric, with the option to extend DC Helmond.

The transaction represents LOGISTIS' first acquisition in The Netherlands and, following investments carried out in Germany and Central Europe, means LOGISTIS has committed to acquisitions in excess of €400 million in 2015. LOGISTIS' growth strategy remains focused on working with local developers to build a portfolio of grade A logistics parks in prominent locations across the main logistics hubs in Continental Europe.

Remy Vertupier, Fund Manager for AEW Europe LOGISTIS said: "The income stream provided by the existing assets, together with the development potential at DC Helmond and elsewhere with District54, makes this transaction a highly attractive investment opportunity as LOGISTIS consolidates its growing position in Continental Europe by expanding into the Netherlands. We have a strong pipeline of prospective deals in place and we expect to announce further acquisitions in the coming weeks and months as we continue to deploy the capital available to us."

AEW Europe and District54 were advised by JLL.

AEW Europe was one of the first real estate investment managers to offer a specialist logistics fund in 1999 and has since built up the existing LOGISTIS portfolio of grade A logistics assets to more than 1.8 million sqm in France, Italy, Spain, Benelux, Germany and Central Europe.

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About AEW Europe

AEW Europe is one of the leading European real estate asset and investment managers. Together with AEW Capital Management in the United States and Asia, AEW Europe and its regulated subsidiaries - AEW Europe LLP, NAMI - AEW Europe and AEW Europe SGP - form a global real estate platform of €44.6 billion in assets under management (of which €16.6 billion is in Europe as at 03.31.2015). AEW has over 30 years' experience in the management of real estate funds and separate institutional mandates with 500 employees in 14 locations around the world, including head offices in Boston, London, Paris and Singapore. AEW's innovative investment strategies are research-driven and rigorously controlled for risk, with implementation carried out by professional teams in its extensive network of local offices on the ground.

AEW regularly receives industry awards in recognition of its investment performance and adherence to principles of sustainability. AEW Europe is a founding member of the group of leading real estate fund managers applying the Bureau Veritas "Green Rating" standards to its European investment portfolio and is a signatory to the United Nations' Principles for Responsible Investment. The company is also an active member of the European Association for Investors in Non-listed Real Estate Funds (INREV) and its portfolios are benchmarked by the Investment Property Databank (IPD). AEW Europe is a subsidiary of Natixis Global Asset Management, one of the top 16 asset managers in the world.

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