

Nei Primi Sei Mesi del 2018 Prologis Completa a Livello Globale 16 Progetti Build-to-Suit per Oltre 576.000 Metri Quadrati

Milano (12, luglio 2018)

Nei primi sei mesi del 2018 Prologis, Inc., leader mondiale nel settore immobiliare logistico, ha completato a livello globale, 16 progetti immobiliari build-to-suit per complessivi 576.000 metri quadrati circa per un investimento complessivamente stimato (TEI) di USD 475 milioni da parte di Prologis.

Nello stesso periodo la società ha inoltre siglato accordi per 14 nuovi progetti build-to-suite per complessivi 437.000 metri quadrati circa, per un investimento stimato di USD 450 milioni da parte di Prologis. In linea con le operazioni completate nei primi sei mesi dell'anno anche i nuovi sviluppi sono principalmente per clienti multisito nelle adiacenze di grandi centri urbani per operazioni sull' "ultimo miglio".

"I nostri clienti multisito, molti dei quali operano nell'e-commerce, continuano a sostenere la nostra crescita nel segmento degli edifici build-to-suit", ha commentato Michael S. Curless, chief investment officer, Prologis. "I nostri sviluppi si concentrano nei pressi dei grandi centri urbani poiché i nostri clienti hanno bisogno di edifici per la logistica in prossimità dei loro clienti finali".

Progetti Build-to-Suit Completati da Prologis nella Prima Metà del 2018

	Customer	Industry	Market	Size (SM)*
1	Amazon	E-commerce (International)	Mexico City, Mexico	92.000
2	Lindt	Manufacturing (International)	Tracy, CA	65.000
3	Zinus Inc.	Retail (Domestic)	Tracy, CA	61.000
4	CULTURA	Retail (Domestic)	Paris, France	56.000
5	Home Depot	Retail (Regional)	Cranbury, NJ	46.000
6	Logista Italia	Logistics (Regional)	Bologna, Italy	40.000
7	Yusen Logistics	Logistics (International)	Wellingborough, United Kingdom	35.000
8	Sainsburys	Retail (Domestic)	Northampton, United Kingdom	30.000
9	Brivio&Vigano	Logistics (International)	Milan, Italy	29.000
10	ID Logistics	Logistics (International)	Barcelona, Spain	26.000
11	Pantos Logistics	Logistics (International)	Tilburg, Netherlands	25.000
12	EXERTIS	Logistics (International)	Paris, France	25.000
13	VAFO PRAHA	Manufacturing (International)	Prague, Czech Republic	23.000
14	Prime Cargo	Logistics (International)	Szczecin, Poland	9.000
15	RTP Company	Manufacturing (International)	Wroclaw, Poland	7.000
16	JAS Forwarding	Logistics (International)	Chicago, IL	7.000
			Total	576.000

**Valori in metri quadrati convertiti da piedi quadrati e arrotondati

Progetti Build-to-Suit Avviati da Prologis nella Prima Metà del 2018*

	Customer Profile	Market	Size (SM)**
1	Retail (International)	Muggensturm, Germany	101.000
2	E-commerce (International)	Tsukuba, Japan	63.000
3	Construction (International)	Central Valley, CA	52.000
4	E-commerce (International)	Mexico City, Mexico	52.000
5	Automotive (International)	Birmingham, UK	38.000
6	Logistics (International)	Douvrin, France	33.000
7	Logistics (Domestic)	Douvrin, France	26.000
8	E-commerce (International)	Dulles, VA	17.000
9	E-commerce (International)	Dulles, VA	13.000
10	E-commerce (International)	Dulles, VA	13.000
11	Retail (Domestic)	Piotrkow, Poland	10.000
12	Logistics (International)	Szczecin, Poland	9.000
13	Retail (International)	Hemel Hempstead, United Kingdom	7.500
14	Logistics (International)	Szczecin, Poland	2.500
		Total	437.00

*Per motivi di confidenzialità Prologis non rivela il nome dei clienti per edifici build-to-suit.in questa fase di sviluppo

**Valori in metri quadrati convertiti da piedi quadrati e arrotondati

A proposito di Prologis

Prologis Inc. è il leader mondiale nel settore immobiliare logistico, con un focus sui mercati con elevata barriera d'ingresso e a elevata crescita. Al 31 marzo 2018, Prologis deteneva investimenti consolidati o in joint venture e progetti di sviluppo per un volume stimato di circa 63 milioni di metri quadrati in 19 paesi. La società offre in locazione delle strutture di distribuzione moderne a oltre 5.000 clienti, operanti nei settori del b2b e Commercio/online fulfillment.

Forward-looking Statements

The statements in this document that are not historical facts are forward-looking statements within the meaning of Section 27A of the Securities Act of 1933, as amended, and Section 21E of the Securities Exchange Act of 1934, as amended. These forward-looking statements are based on current expectations, estimates and projections about the industry and markets in which we operate as well as management's beliefs and assumptions. Such statements involve uncertainties that could significantly impact our financial results. Words such as "expects," "anticipates," "intends," "plans," "believes," "seeks," and "estimates" including variations of such words and similar expressions are intended to identify such forward-looking statements, which generally are not historical in nature. All statements that address operating performance, events or developments that we expect or anticipate will occur in the future—including statements relating to rent and occupancy growth, development activity, contribution and disposition activity, general conditions in the geographic

areas where we operate, our debt, capital structure and financial position, our ability to form new co-investment ventures and the availability of capital in existing or new co-investment ventures—are forward-looking statements. These statements are not guarantees of future performance and involve certain risks, uncertainties and assumptions that are difficult to predict. Although we believe the expectations reflected in any forward-looking statements are based on reasonable assumptions, we can give no assurance that our expectations will be attained, and therefore actual outcomes and results may differ materially from what is expressed or forecasted in such forward-looking statements. Some of the factors that may affect outcomes and results include, but are not limited to: (i) national, international, regional and local economic and political climates; (ii) changes in global financial markets, interest rates and foreign currency exchange rates; (iii) increased or unanticipated competition for our properties; (iv) risks associated with acquisitions, dispositions and development of properties; (v) maintenance of real estate investment trust status, tax structuring and changes in income tax laws and rates; (vi) availability of financing and capital, the levels of debt that we maintain and our credit ratings; (vii) risks related to our investments in our co-investment ventures, including our ability to establish new co-investment ventures; (viii) risks of doing business internationally, including currency risks; (ix) environmental uncertainties, including risks of natural disasters; and (x) those additional factors discussed in reports filed with the Securities and Exchange Commission by us under the heading "Risk Factors." We undertake no duty to update any forward-looking statements appearing in this document except as may be required by law.

Per ulteriori informazioni:

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