

# SPACE FOR GROWTH



PRESS RELEASE – REGULATED INFORMATION  
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## FUTURE DEVELOPMENT PROJECTS SUSTAIN QUALITY GROWTH OF MONTEA IN BELGIUM AND THE NETHERLANDS

- ➔ **LAND FOR DEVELOPMENT IN BELGIUM:**
  - **MONTEA ACQUIRES 59,900 M<sup>2</sup> PLOT OF LAND STRATEGICALLY LOCATED ALONG THE BRUSSELS RING ROAD (R0)**
  
- ➔ **NEW DEVELOPMENT IN THE NETHERLANDS:**
  - **MONTEA OFFERS DELTA WINES IN WADDINXVEEN CA. 5,000 M<sup>2</sup> MORE FLOORSPACE SO THAT IT CAN CONTINUE TO GROW**

➤ **Montea acquires 59,500 m<sup>2</sup> plot of land strategically located along the Brussels Ring Road (R0)**

Montea has signed an agreement concerning the acquisition of a strategically located plot of land of 59,900 m<sup>2</sup>. The land is located on the Vilvoorde interchange along the Brussels Ring Road. This location provides excellent connections to the E19, A12, and E40 motorways, as well as a smooth connection to Brussels Airport and the Brussels-Capital Region.

Montea wishes to develop a customised logistics and/or distribution building on this plot, once it has found a tenant. The project could encompass ± 35,000 m<sup>2</sup> of storage space. In the meantime, Montea is already in talks with a number of potential tenants, where the focus is placed on the high-quality logistics and (urban) distribution.



With a total investment value of € 10 million, this acquisition, brokered by JonesLangLasalle, will proceed through the takeover of 100% of the shares of VILPRO NV. This transaction is slated to be closed in the beginning of October 2017.

**Jo De Wolf, Montea Chief Executive Officer:** *“This transaction is fully in line with Montea’s long-term growth strategy, whereby we develop quality logistics buildings ourselves at prime strategic locations.”*

➤ **Montea offers Delta Wines in Waddinxveen ca 5,000 m<sup>2</sup> more floor space so that it can continue to grow**

In February 2014<sup>1</sup> Montea acquired a distribution centre of ca. 19,500 m<sup>2</sup> on 25,800 m<sup>2</sup> of land, let to Delta Wines. The site is strategically located along the A12 motorway with connection The Hague–Utrecht–Arnhem–Rhur Valley.



Montea «Space for Growth» - Waddinxveen site – Delta Wines (NL)

To keep pace with its growth, Delta Wines has asked Montea to expand the aforementioned site by ca. 5,000 m<sup>2</sup>. Delta Wines signed an additional lease for a fixed period of 12 years under the same terms and conditions. The investment value of this extension (including terrain) is € 3,3 million and will generate an additional rent of ca. € 225,000 per year.

The necessary permits have been obtained and this extension is scheduled for delivery in the first quarter of 2018.

**About MONTEA “SPACE FOR GROWTH”**

Montea Comm. VA is a public property investment company (PPIC – SIIC) under Belgian law specialising in logistical property in Belgium, France and the Netherlands, where the company is a benchmark player. Montea literally offers its customers room to grow by providing versatile, innovative property solutions. In this way, Montea creates value for its shareholders. Montea was the first Belgian property investor to be awarded the Lean & Green Star in recognition of effectively reducing CO2 emissions in the Belgian portfolio by 26%. On 31/03/2017 Montea’s property portfolio represented total space of 780,249 m<sup>2</sup> across 47 locations. Montea Comm. VA has been listed on NYSE Euronext Brussels (MONT) and Paris (MONTP) since 2006.



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**FOR MORE INFORMATION**

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<sup>1</sup> For more information, cf. Press release of 7 February 2014 or go to [www.montea.com](http://www.montea.com).