

Press Release

From the statutory manager

Montea invests in multimodal urban logistics in Brussels

REGULATED INFORMATION
EMBARGO UNTIL 12/04/2021 – 5:45 PM

www.montea.com



Montea and Port of Brussels join forces

- ✓ Signing of land concession agreement with the Port of Brussels for a site of ca. 35,000 m² for a fixed term of 30 years (extendable with periods of 10 years).
- ✓ Montea signs purchase agreement with DSV for a distribution centre of ca. 20,000 m²
- ✓ Lease of this distribution centre to Van Moer Group for a fixed term of 10 years.

This transaction will generate a net annual rental income of €0.7 million, after deduction of concession obligations.

These agreements are in line with Montea's sustainability strategy where further growth is focused on multimodal hubs and urban distribution centres near major cities.

Signing of land concession agreement with the Port of Brussels for a site of ca. 35.000 m²

Montea and the Port of Brussels signed a land concession agreement for a fixed term of 30 years (extendable by periods of 10 years) for a site of ca. 35,000 m². This site is located on the Vilvoordeselaan and is immediately adjacent to the TTB terminal (Trimodal Terminal Brussels) in Brussels. As a result, besides the approach road to the centre of Brussels, this site boasts exceptional multimodal possibilities for rail and canal traffic.

Montea signs purchase agreement with DSV for a distribution centre of ca. 20,000 m²

Montea and DSV have signed a purchase agreement for a distribution centre of ca. 20,000 m², located on the aforementioned concession land in the Port of Brussels.



The total investment value amounts to € 7 million and was accompanied by JLL. As part of its sustainable value growth, Montea will also take further steps to make the site sustainable by installing charging stations, LED lighting, solar panels, etc.

Van Moer Logistics signs a lease for a fixed term of 10 years

As of Q2 2021, the site will be leased for a fixed term of 10 years to Van Moer Logistics (www.vanmoer.com), which was urgently looking for additional capacity for its water bound cargo flows towards Brussels. The acquisition of the TTB terminal by Van Moer Logistics itself some time ago was also part of this plan. Van Moer Logistics will also reactivate the adjacent tracks to make the hub fully trimodal.



The people at Van Moer Logistics are also pleased with the new cooperation. **Jo Van Moer:** *"In view of the recent take-over of the Trimodal Terminal Brussels by our logistics group, offering storage possibilities is an important winning asset for the further development of the inland terminal. Together with the Port of Brussels, we want to develop opportunities in the port further and thus expand logistics activities in Brussels."*

"This project is in tune with Montea's vision and sustainability ambitions for developing and investing in multimodal hubs and city distribution centres near major cities. This 'Walk the Talk' principle applies also to similar projects such as Blue Gate in Antwerp, Amazon in Amsterdam and the Vorst site to the south of Brussels." **Peter Demuyneck, Chief Commercial Officer, Montea**



Smart multimodal logistical flow of goods

With this partnership the Port of Brussels underscores the importance of combining smart multimodal logistics flows of goods with high added value and sustainable last mile deliveries for the centre of Brussels. The cooperation by and between the above three partners should lead to a significant reduction in CO2 emissions and better future mobility in Brussels.



Alfons Moens, CEO van de Haven van Brussel: *"The Port of Brussels congratulates Montea with the acquisition of a logistics building strategically located in the outer port, on a site connected by rail and waterway. The arrival of a major player in the real estate industry specialised in logistics real estate will undoubtedly bring major added value to the sustainable development of this site and we would like to thank Montea for its commitment to develop rail and waterway traffic on this site. During the first ten years, Montea will welcome Van Moer as a tenant of the building, hereby creating a strong synergy with the Trimodal Terminal Brussels container terminal situated close by, which was recently taken over by Van Moer Group."*

ABOUT MONTEA "SPACE FOR GROWTH"

Montea Comm. VA is a property trust (Sicafi – SIIC) that specialises in logistical and semi-industrial property in Belgium, the Netherlands and France. The company is a benchmark player in this market. Montea literally offers its customers the space they need to grow through versatile and innovative property solutions. In this way, Montea creates value for its shareholders. As of 31/12/2020 the property portfolio represented a total space of 1.463.071m², spread across 74 locations. Montea Comm. VA has been listed on NYSE Euronext Brussels (MONT) and Paris (MONTP) since the end of 2006.

CONTACT (Press)

Jo De Wolf | +32 53 82 62 62 | jo.dewolf@montea.com

MORE INFO

www.montea.com