

Press Release

11 September 2018

The Tritax Group makes two appointments

Alina Iorgulescu & Anisha D'Cruz

Tritax, a market leading property investment fund management house, is pleased to announce two appointments: Alina Iorgulescu, as Assistant Fund Manager; and Anisha D'Cruz as Legal Counsel (real estate). Both are based in London and have been appointed following the successful £300 million IPO in July 2018 of Tritax EuroBox plc (tickers: EBOX (Sterling); BOXE (Euro)), the investment trust that invests in Continental European logistics real estate assets, to which Tritax is the Fund Manager.



Alina has worked for over 11 years in the real estate market, with significant expertise in the logistics sector in Continental Europe. Alina will further strengthen the team's capabilities in transaction origination and execution. Before joining Tritax, Alina worked in JLL's European Logistics Capital Markets team, for the past four years as an Associate Director based in London, where she was responsible for and advised on acquisitions, disposals and joint-venture structuring of logistics portfolios across Continental Europe. In the last three years, she was involved in over €4.5 billion of logistics assets transactions.



Anisha will oversee the Tritax EuroBox acquisitions, tax and structuring functions and joins Tritax on a six-month secondment from the real estate department at Ashurst LLP, a leading international law firm. Anisha qualified as a solicitor in 2011 and has significant experience in real estate investment, finance and development, acting for funds, trusts, developers, property companies and occupational tenants, including Westfield, Invesco and M&G Investments.

Nick Preston, Fund Manager of Tritax EuroBox, commented:

"We are pleased to welcome Alina and Anisha to the Tritax team. They bring significant specialist expertise, with a particular focus on the European logistics sector. They have already played an integral role in the deployment of the capital raised at IPO into the current pipeline of well-located eight assets under exclusivity valued at approximately €500 million.

Their skill sets, knowledge and experience complement those of our existing team and will prove invaluable in helping to support our business and Tritax EuroBox deliver on its investment strategy."

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FOR FURTHER INFORMATION, PLEASE CONTACT:

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About Tritax

Tritax started in 1995 where it focused on originating, syndicating and managing commercial property investments. The Group has acquired and developed commercial property assets with an acquisition value of over £4.6 billion including Big Box assets, industrial properties, office, retail and hotels. As at 30 June 2018, the Tritax Group had total assets under management of approximately £3.6 billion¹, consisting of over 29 million sq. ft. of real estate assets.

Tritax EuroBox plc (tickers: EBOX (Sterling) BOXE (Euro)) intends to acquire and manage a well-diversified portfolio of well-located Continental European logistics real estate assets, that are expected to deliver an attractive capital return and secure income to shareholders. These assets will fulfil key roles in the logistics and distribution supply-chain focused on the most established logistics markets and on the major population centres across core Continental European countries.

Occupier demand for Continental European logistics assets is in the midst of a major long-term structural change principally driven by the growth of e-commerce. This is evidenced by technological advancements, increased automation and supply-chain optimisation, set against a backdrop of resurgent economic growth across much of Continental Europe.

Tritax Big Box REIT plc is the only listed vehicle dedicated to investing in very large logistics warehouse assets ("**Big Boxes**") in the UK and is committed to delivering attractive and sustainable returns for shareholders. Investing in and actively managing existing built investments, land suitable for Big Box development and pre-let forward funded developments, the Company focuses on well-located, modern "Big Box" logistics assets, typically greater than 500,000 sq. ft. (measured by floor area, c. 65% of the Company's existing logistics facilities including forward funded developments are in excess of 500,000 sq ft.), let to institutional-grade tenants on long-term leases (typically at least 12 years in length) with upward-only rent reviews and geographic and tenant diversification throughout the UK. The Company seeks to exploit the significant opportunity in this sub-sector of the UK logistics market owing to strong tenant demand and limited supply of Big Boxes.

The Company is a real estate investment trust to which Part 12 of the UK Corporation Tax Act 2010 applies ("**REIT**"), is listed on the premium segment of the Official List of the UK Financial Conduct Authority and is a constituent of the FTSE 250, FTSE EPRA/NAREIT and MSCI indices.

Further information on Tritax, Tritax EuroBox plc and Tritax Big Box REIT plc is available at www.tritax.co.uk, www.tritaxeurobox.co.uk and at www.tritaxbigbox.co.uk

¹) Tritax Big Box and TPIF portfolio valued as at 30 June 2018 and Tritax legacy products by acquisition price.