

## Announcement

17 December 2019

### TRITAX GROUP

("Tritax" or the "Group")

#### APPOINTS HELEN DRURY AS SUSTAINABILITY LEAD



Tritax, a market leading property investment fund management house, is pleased to announce the appointment of Helen Drury as Sustainability Lead at Tritax Group, which acts as the Fund Manager to Tritax Big Box REIT (ticker: BBOX) and Tritax EuroBox plc (tickers: EBOX (Sterling); BOXE (Euro)).

Helen will be responsible for leading and further developing the sustainability strategy and performance and driving its integration and implementation across the Group, supporting not only the existing funds but also the strategic growth of Tritax.

Helen has over nine years' experience focused on driving sustainability, the environment and corporate responsibility within organisations and managing relationships to implement and communicate strategy and results on a broad range of sustainability issues to help create long term value, with extensive expertise in the real estate industry.

Since June 2018, Helen was Senior Manager, Sustainability, at Virgin Money, where she was responsible for sustainability across the CYBG/Virgin Money Group and the Yorkshire and Clydesdale Bank Foundation, creating a new long-term strategy and targets integrated across the group following the acquisition of Virgin Money. From February 2017 to June 2018, Helen was Disability Champion for Retail at the Department of Work and Pensions, amplifying the voices of disabled customers and employees within their own industries, increasing accountability and challenging inequality.

From June 2015 to June 2018, Helen was Corporate Responsibility Manager, intu Properties plc, where she was responsible for creating and delivering sustainability strategy, engaging employees, reporting on progress and managing stakeholder relationships. From June 2012, as Sustainability Manager at Revo (formerly BCSC), Helen was responsible for providing insight and driving best practice within the retail property sector and representing industry to policy makers and think tanks.

From June 2011 to December 2011, Helen was Senior Energy and Climate Change Advisor at eef (now Make UK, The Manufacturers' Organisation). From May 2010, Helen was a Policy Advisor at the Civil Service (London), firstly in Energy Efficiency at DECC then as Life Cycle Assessment at Defra.

Helen is a Chartered Environmentalist and holds an MA in Environmental Impact Assessment and Management Tools at the University of Manchester.

#### **Commenting on the appointment, Henry Franklin, Partner of Tritax, said:**

"We are really pleased to welcome Helen to the Tritax team as Sustainability Lead for the Group. This appointment signals Tritax's commitment to sustainable business. We are confident that Helen's wealth of experience and successful track record in driving sustainability and corporate responsibility within businesses, will be invaluable for the Group and its funds as we continue to integrate ESG strategies within our wider business strategy.

We are also pleased to report that Tritax recently became a Gold Leaf Member of UKGBC, an industry-led network with a mission to radically improve the sustainability of the built environment, further demonstrating the Group's commitment to sustainability."

**END**

## FOR FURTHER INFORMATION, PLEASE CONTACT:

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## NOTES:

**Tritax** is a market leading investment fund management house. Since 1995, the Tritax Group has acquired and developed commercial property assets with an acquisition value of over £6.0 billion including office, retail, hotel and industrial properties. Tritax Group has a particular specialism in acquiring and managing large scale logistics real estate assets in the UK and across 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 developments predominantly delivered through a pre-let forward funded basis, the Company focuses on large, well-located, modern Big Box logistics assets, 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.

**Tritax EuroBox plc** invests and manages 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 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.

The Company is targeting, on a fully invested and geared basis, an initial Ordinary Share dividend yield of 4.75% p.a.<sup>2</sup>, which is expected to increase progressively through regular indexation events inherent in underlying lease agreements and by increasing rents through asset management initiatives, and a total return on the Ordinary Shares of 9.0% p.a.<sup>2</sup> over the medium-term. The Company intends to pay dividends on a quarterly basis with shareholders able to receive dividends in Sterling or Euro.

Further information on Tritax, Tritax Big Box REIT plc and Tritax EuroBox plc is available at: [www.tritax.co.uk](http://www.tritax.co.uk), [www.tritaxbigbox.co.uk](http://www.tritaxbigbox.co.uk) and [www.tritaxeurobox.co.uk](http://www.tritaxeurobox.co.uk)

<sup>1</sup> Tritax Big Box portfolio valued as at 31 December 2018, plus Q1 2019 assets at acquisition price. Tritax EuroBox portfolio valued as at 31 December 2018. TPIF value as at 31 March 2019 and Tritax legacy products by acquisition price.

<sup>2</sup> Euro denominated returns, by reference to IPO issue price. These are targets only and not profit forecasts. There can be no assurances that these targets will be met and they should not be taken as indications of the Company's expected or actual future results. Accordingly, potential investors should not place any reliance on the target in deciding whether or not to invest in the Company and should not assume that the Company will make any distributions at all and should decide themselves whether or not the target is reasonable or achievable.