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Union Investment acquires logistics facility near Duisburg

Acquisition for Uninstitutional European Real Estate / Logistics property with 87,500 sq m of rental space

Union Investment has acquired a newly constructed logistics facility in Kamp-Lintfort near Duisburg. The property was completed in November 2017 and is fully let to Berlin-based e-commerce company Chal-Tec. The facility comprises total rental space of 87,500 sq m, divided into around 49,500 sq m of warehouse space, 7,700 sq m of mezzanine space and approximately 700 sq m of office space. A further 30,000 sq m of outdoor space is available for the tenant's use. The vendor and developer of the property is Habacker Holding GmbH & Co. KG of Düsseldorf. The property occupies the site of the former Bergwerk West (Zeche Friedrich Heinrich) coal mine. Following the change of ownership, the property will be managed by Habacker Engineering GmbH.

The warehouse space at the property is designed for flexibility and can be divided into five 10,000 sq m units if required. The large outside area gives the tenant additional space to incorporate into its logistics processes. Chal-Tec will use the mezzanine space primarily to handle returns. The e-commerce company specialises in electronic products from the “modern living”, lighting and sports sectors. Founded in 2005, Chal-Tec operates its own platforms, such as electronic-star.com, and is also present on all the relevant trading platforms in Europe. As well as trading, the company develops its own products and frequently acts as a brand incubator.

“In the Duisburg area, demand for modern logistics space currently significantly outstrips market supply. In our view, this situation is set to continue for many years. We therefore believe that conditions are highly favourable for our investment,” said Stephan Riechers, head of Investment Management Logistics in Union Investment's Real Estate segment. “With its innovative product and solution offerings, tenant Chal-Tec is an established player in the e-commerce industry.”

Press Release



The logistics facility is located close to the A42/A57 motorway intersection at Kamp-Lintfort. In addition, the Port of Duisburg – the largest inland port in Europe – is only 20 minutes from the property. The area around Duisburg also provides excellent opportunities for combined multimodal logistics via road, rail, water and air.

About Union Investment

Union Investment stands for forward-looking real estate investment worldwide. We provide private and institutional property investors with a comprehensive investment platform. Union Investment currently has assets under management totalling around EUR 33.2 billion in its open-ended retail real estate funds, specialised funds and service and pooling mandates. We invest in the office, retail, hotel, logistics and residential sectors and hold 365 commercial properties across 23 countries in our actively managed portfolio.

Habacker Holding in brief

Habacker Holding GmbH & Co. KG plans, develops, builds and manages logistics and industrial properties. Headquartered in Düsseldorf, the family-owned company is currently engaged in a range of logistics real estate projects at over 20 locations in Germany involving more than 100 tenants. With property assets under management of around EUR 600 million and lettable space totalling approximately 2.1 million sq m, Habacker Holding is one of the most dynamic mid-sized logistics property firms in Germany. The company's clients and business partners include Union Investment, UBS, Aquila, DSV, Deutsche Post DHL, C&A Mode KG, GEODIS Logistics Deutschland GmbH and BOSCH. www.habackerholding.com

Press contact:

For Union Investment Institutional Property GmbH

Simon Sahn
Real Estate Marketing, Communication
Union Investment Real Estate GmbH
Valentinskamp 70 / EMPORIO
20355 Hamburg, Germany
Tel: +49 40 3491 94054
E-mail: simon.sahm@union-investment.de
Internet: www.union-investment.com/realestate

Media contact Habacker Holding

STROOMER PR Concept GmbH
Ina Schmaloske
Tel. +49 40 / 853133-24
E-Mail: ina.schmaloske@stroomer.de