

WDP launches over 100 million euros of new pre-let development projects

WDP announces three new pre-let developments on its own land reserves in Ridderkerk (NL) and Bucharest- Dragomirești (RO). Jointly, these account for a total lettable area of approximately 93,000 m². The total investment budget amounts to approximately 107 million euros and will generate an average NOI yield¹ of more than 7.5%. These new projects will be developed for both existing and new clients that are active in food logistics and third-party logistics services. The location of the new developments helps optimise clients' supply chains, thanks to sites' excellent connectivity and the central role of the sector in which the clients operate.

“We are excited about these new developments, where WDP's longstanding expertise and in-depth industry knowledge once again result in specialised, tailor-made real estate solutions. Despite the volatile macroenvironment, the continued demand for new developments validates the strong fundamentals of the sector and our clients' confidence in further expanding their operations. *Joost Uwents, CEO of WDP*”

WDP cluster bolstered at logistics hotspot in Ridderkerk (NL)

WDP will develop a brand-new refrigerated logistics centre with a total lettable area of around 34,000 m² for Kivits Logistics Group BV, a family-owned company active in value-add logistics for the “AGF sector”², located in the Dutch Fresh Port, the key cluster and hotspot for the international fresh produce sector.



The building will be developed in Ridderkerk, adjacent to the existing WDP premises (completed in 2020), leased by VGK Cool Logistics BV, a subsidiary of Kivits. This location, with direct access to the A15/A16 junction, optimises the efficiency of Kivits' international goods flow, which are cleared, matured and/or packed for European distribution via the new project. WDP will develop a BREEAM-certified, conditioned new-build logistics centre with 25 cold stores and space for these value-add logistics activities. The building will also be equipped with solar panels. Delivery is scheduled for the first half of 2026.

WDP's investment budget amounts to approximately 55 million euros. Kivits will be leasing the new development for 20 years and will also extend the lease period of the existing premises to 20 years.

This project further expands the WDP cluster in the Dutch Fresh Port to a total lettable area of around 220,000 m², spread over five buildings for renowned clients active in food distribution.

¹ The NOI Yield is defined as the annualised net operating result (gross rental income minus the non-recoverable operating costs for property) compared to the total investment.

² AGF is short for Aardappelen, Fruit, Groenten (potatoes, fruit and vegetables) sector.

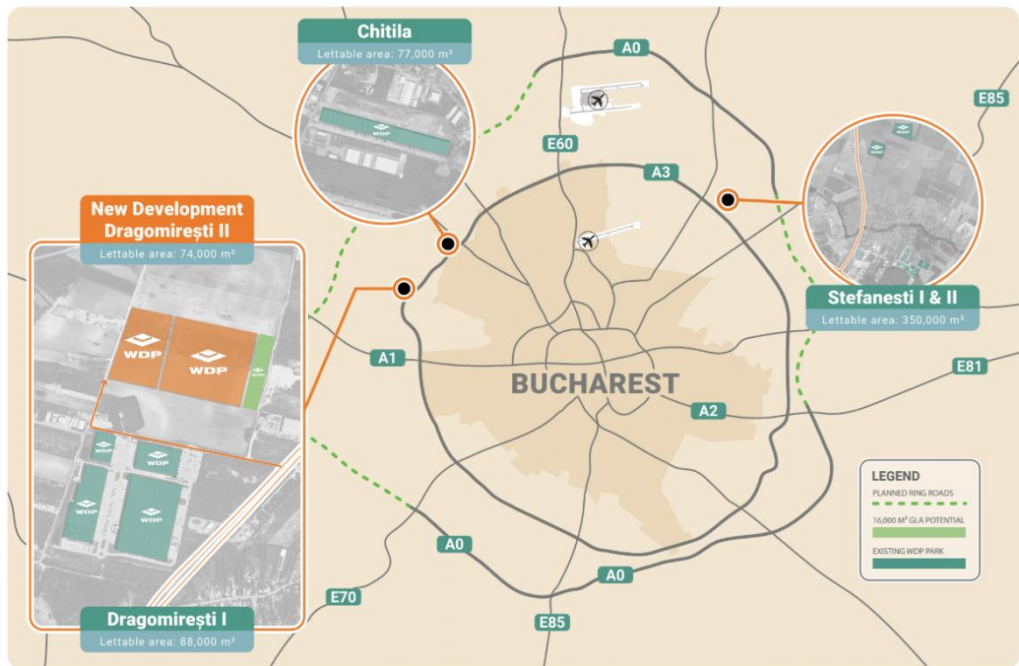


Pre-let developments projects at WDP Park Bucharest - Dragomirești (RO)

The **WDP Park Bucharest – Dragomirești**, located along the Bucharest ring road, will be expanded with two high-quality logistics warehouses, in particular a warehouse of approximately 47,000 m² with a climate-controlled area with refrigerated and freezer cells and an ambient warehouse of approximately 11,000 m². Both distribution centres will be EDGE Advanced certified. The projected investment budget for WDP amounts to approximately 52 million euros. The sites will be leased to logistics service providers on a 10-year fixed lease agreement. Completion is scheduled for the end of 2026. Additionally, over 16,000 m² of GLA is available on this site for future development.

The location of the **WDP Park Bucharest - Dragomirești** is excellent, situated between and with direct access to both existing and under- construction ring roads around Bucharest on one side, and near the major highways towards the west of the country on the other.

The international airport is only 18 km away, and the center of Bucharest can be reached in 30 minutes.



More information



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WDP develops and invests in logistics real estate (warehouses and offices). WDP's property portfolio amounts to more than 8 million m². This international portfolio of semi-industrial and logistics buildings is spread over more than 350 sites at prime logistics locations for storage and distribution in Belgium, the Netherlands, France, Luxembourg, Germany and Romania.

WDP NV/SA – BE-REIT (public regulated real estate company under Belgian law).
Company number 0417.199.869 (Register of legal Entities of Brussels, Dutch section)

WDP is listed on Euronext Brussels (BEL 20) and Amsterdam (AMX) and is, among other things, part of the European Real Estate Association (EPRA), MSCI, STOXX, and the Dow Jones Sustainability Index (DJSI).

