



CapMan Real Estate sells airside logistics and last mile asset at Turku Airport, Finland

CapMan Real Estate press release
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CapMan Real Estate has sold the airside logistics and last mile asset located at Turku Airport, Finland, held by CapMan Nordic Real Estate III fund (CMNRE III). The buyer is a Swedish publicly listed company Logistea.

The property is unique due to its location at Turku Airport adjacent to the airport's runway, serving both air and ground freight and forming a significant node in the Finnish and Nordic logistics network. The main tenants are FedEx and DHL Express.

During CapMan Real Estate's ownership, significant gains on the operational side were achieved. Net operating income (NOI) of the asset increased by over 30% during the holding period. Sustainability investments included, for example, LED lighting upgrades, a social premises upgrade, electric car chargers, a docking traffic light system, and the installation of cooling to the office premises.

These measures improved the property's operational performance, tenant experience, and long-term value.

"We are pleased to have completed our business plan for this strategically located logistics asset and to hand over the property to its new owner. Logistics assets serve strong structural demand trends such as e-commerce, and this transaction highlights our active asset management ability to enhance the operational performance of the properties. We would like to thank the property's tenants for the excellent cooperation throughout our ownership," says **Alexi Konsti**, Head of Finland at CapMan Real Estate.

Following this transaction, the CMNRE III fund continues its value-increasing activities and focus on exits across all remaining portfolio assets.

For further information, please contact:

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About CapMan

CapMan is a leading Nordic private asset expert with an active approach to value creation and 7.2 billion euros in assets under management. As one of the private equity pioneers in the Nordics we have developed hundreds of companies and assets creating significant value for over three decades. Our objective is to provide attractive returns and innovative solutions to

investors by enabling change across our portfolio companies. An example of this is greenhouse gas reduction targets that we have set under the Science Based Targets initiative in line with the 1.5°C scenario and our commitment to net-zero GHG emissions by 2040. We have a broad presence in the unlisted market through our local and specialised teams. Our investment strategies cover real estate and infrastructure assets, real asset debt, natural capital and minority and majority investments in portfolio companies. We also provide wealth management solutions. Altogether, CapMan employs around 200 professionals in Helsinki, Jyväskylä, Stockholm, Copenhagen, Oslo, London, Luxembourg, and Düsseldorf. We are listed on Nasdaq Helsinki since 2001. www.capman.com.