



PRESS RELEASE

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## **ROHLIG SUUS LOGISTICS EXPANDS TO 48,000 SQM AT ELI WARSAW AIRPORT JANKI**

**European Logistics Investment (ELI), a high-quality logistics platform in the Polish market, has finalized a major lease renewal and expansion at its A-class Warsaw Airport Park in Janki with Rohlig SUUS Logistics. The agreement increases the tenant's footprint to approximately 48,000 sqm, making it one of the most significant transactions in the Warsaw warehouse market in year 2025. Located less than 10 km from central Warsaw, the asset serves as one of the largest logistics hubs for the SUUS, combining warehousing and cross-docking operations.**

Under the agreement, Rohlig SUUS Logistics, the largest logistics operator in Poland, extended its lease for the next 15 years and will expand to approx. 48,000 sqm, consolidating operations and becoming the sole occupier of the park's north building. The parties will also co-invest in green and operational upgrades tailored to the tenant's needs and evolving sustainability standards, including photovoltaic panels and ev-truck charging infrastructure. The agreement also provides an option for future expansion within ELI's assets.

The facility includes a cross-dock area, high-bay warehouse, and a three-level logistics headquarters office, supporting the company's growing operations.

"At Rohlig SUUS Logistics, we consistently invest in modern logistics infrastructure, expanding our capabilities in warehousing and road distribution. The expansion of our Janki branch by an additional 8,000 sqm aligns with this strategy and strengthens the operational capabilities of our entire warehouse network in Warsaw. This strategic location enables efficient service of the local market as well as the execution of both domestic and international transport. Warsaw and its surrounding areas remain one of the country's key economic hubs, developing dynamically and attracting both local investors and international players, which translates into sustained high demand for advanced logistics services," says **Tomasz Chmielewski, Real Estate Director at Rohlig SUUS Logistics.**

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*"This transaction reflects two major trends shaping Poland's logistics market: sustained demand for modern warehouse space and a clear shift toward tenants prioritizing facilities tailored to their operational needs rather than speculative expansion. By co-investing in tailored upgrades, we ensure this asset meets the highest standards and supports Rohlig SUUS Logistics dynamic growth. This approach reflects ELI's strategy of combining prime locations with flexibility and innovation to deliver long-term value for our partners,"* says **Pieter Prinsloo, Chief Executive Officer at European Logistics Investment.**

ELI Warsaw Airport Janki comprises two Grade-A warehouses totalling c. 72,260 sqm GLA. Located in Janki, the park ensures direct access to the A2 and S8 expressways, proximity to Warsaw Chopin Airport (18 km), and convenient connections to downtown Warsaw, reinforcing its strategic importance for logistics operations.

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**ELI (European Logistics Investment)** is a high-quality logistics platform in the Polish market, delivering facilities located in the most sought-after locations across the country, offering superb accessibility warehouse space for business. The dynamic growth of the platform, established in 2018, is assured thanks to its partnership with Panattoni, a leading developer of industrial real estate. The ELI portfolio currently includes 30 logistics projects within 9 logistics hubs across Poland, with a total GLA of 1.2m sqm, including 1,010,000 sqm of standing assets, 11,500 sqm of space under construction, and a secured pipeline of 165,000 sqm. The company is owned by Redefine Properties, Madison International Realty, and Griffin Capital Partners.

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