

March 23, 2023

**Shurgard Self Storage Ltd
("Shurgard")**

Shurgard signs new purchase agreement in Stuttgart area (Germany)

LONDON – Shurgard, the largest developer, owner and operator of self-storage facilities in Europe has signed a new land purchase agreement in Stuttgart and expects to obtain planning permission in the coming months.

- This new property project in Stuttgart will be the second one in that area and fits the company's aim to develop or acquire properties in new desirable regions.
- The future c. 6,700 Sqm purpose-built self-storage facility will offer approximately 875 clean and secure self-storage units to local residents and businesses.
- This new freehold property is set to open in late 2024 | early 2025.

Shurgard currently offers self-storage solutions in 25 properties in Germany: 13 facilities in the North-Rhine-Westphalia area (comprising Cologne, Dusseldorf, Bonn...), six facilities in Berlin, three in the Munich area and three in Hamburg.

Shurgard has currently five properties in its organic development pipeline in Germany:

- (i) one property in Berlin – c. 4,900 net Sqm set to open early 2024
- (ii) one property in Stuttgart – c. 7,000 net Sqm set to open in the second half of 2024
- (iii) one property in the Düsseldorf region – c. 5,800 Sqm set to open late 2024
- (iv) the newly-disclosed project in Stuttgart – c. 6,700 Sqm set to open late 2024 | early 2025
- (v) one property in Frankfurt – c. 7,300 Sqm set to open in 2026

These five projects represent c. 31,700 sqm of additional self-storage space or 24% of the existing Shurgard footprint in the German market.

About Shurgard

Shurgard is the largest provider of self storage in Europe. The company owns and/or operates 267 self-storage facilities and approximately 1.4 million net rentable square meters in seven countries: France, the Netherlands, the United Kingdom, Sweden, Germany, Belgium and Denmark.

Shurgard is a GRESB 5-star and Sector Leader, has a 'AA' ESG rating from MSCI, Sustainalytics Low risk, EPRA sBPR Gold medal.

Shurgard's European network currently serves more than 180,000 customers and employs approximately 750 people. Shurgard is listed on Euronext Brussels under the symbol "SHUR".

For more information:

www.shurgard.com/corporate

www.shurgard.com/de-de

www.shurgard.com/de-de/blog

www.facebook.com/shurgardselfstorage

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