

December 8, 2025

Shurgard Self Storage Ltd
("Shurgard" or the "Company")**Shurgard opens new self-storage facility in Rotterdam (Randstad, the Netherlands)**

Shurgard – the largest owner and operator of self-storage facilities in Europe – is excited to announce the opening of its brand-new self-storage location in a residential area **near the centre of Rotterdam**, the second largest city in the Netherlands' Randstad.

- **Shurgard Rotterdam Oostzeedijk** offers approximately **3,300 Sqm of net lettable area** or **approximately 800 individual storage units** spread over three floors.
- This modern facility is managed from our conveniently located nearby property, Rotterdam Spaanse Polder Giessenweg.
- With Rotterdam's storage facilities operating at very high occupancy, **Shurgard Rotterdam Oostzeedijk** ensures we can continue to offer secure, convenient solutions to local customers.
- Direct project cost is estimated to amount to **€9.1 million** and the **expected property yield at maturity is approximately 9%**.
- Shurgard now operates **71 properties in the Netherlands** and continues to hold the largest market share in that market.

Shurgard's growth plan in the Netherlands is currently backed by another five properties in its short-term development pipeline – representing over 26,000 sqm of net lettable area:

- One project in Zaandam (north of Amsterdam) – freehold – c. 4,400 Sqm – set to open in 2025
- One project in The Hague – freehold – c. 6,500 Sqm – set to open in 2026
- One project in Eindhoven – freehold – c. 5,500 Sqm – set to open in 2026
- One project in north of Randstad area – freehold – c. 3,500 Sqm – set to open in 2027
- One project in Rotterdam – freehold – c. 7,100 Sqm – set to open in 2027

About Shurgard

Shurgard is the largest provider of self storage in Europe. The company owns and/or operates 346 self-storage facilities and approximately 1.7 million net rentable square meters in seven countries: the United Kingdom, the Netherlands, France, Germany, Sweden, Belgium and Denmark.

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

Shurgard's European network currently serves c. 230,000 customers and employs approximately 900 people. Shurgard is listed on Euronext Brussels under the symbol "SHUR".

For more information:

www.shurgard.com/corporate

www.shurgard.com/en-nl

www.shurgard.com/en-nl/blog

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