



## PRESS RELEASE

### VGP ITALY STARTS WORKS ON THE NEW VGP PARK VALSAMOGGIA 2 IN THE PROVINCE OF BOLOGNA

*VGP Italy starts construction of a production hub in Valsamoggia, in the province of Bologna: the facility will be built on an area of about 125,000 m<sup>2</sup> and will consist of two buildings, one of which will be handed over to CEI S.p.A.*

**Valsamoggia, 7 February 2024** – VGP, a European owner, manager, and developer of high-quality logistics and semi-industrial real estate today kicked off work on a new production hub in Valsamoggia.

This morning the groundbreaking of the first building took place in the presence of representatives of VGP Italy - among them Valentina Slavazzi, Commercial Director, and Massimo Vicenzino, Technical Director - and some CEI S.p.A. delegates - among them Elisabetta Boni, President, and Alberto Pellegrino, Managing Director.

The VGP Park Valsamoggia 2 will consist of two buildings, one of which will be handed over to CEI S.p.A., a company from Emilia Romagna that has been on the market for over 50 years in the spare parts sector.

Four years after handing over the headquarters to Macron, a well-known Italian sportswear company, VGP continues to invest in the Bologna area, the manufacturing centre of the country, and extends its presence in Valsamoggia.

Thanks to the new hub, VGP Italy aims to consolidate an increasingly central role in Emilia Romagna, supporting companies through efficient and high-quality services. The VGP Park Valsamoggia 2 will be inaugurated in 2024, with a covered area of 32,000 m<sup>2</sup>. CEI S.p.A will lease a building inside the park, with a covered area of about 18,000 m<sup>2</sup> and 1,200 m<sup>2</sup> that will be used for offices on two floors.

The new pole is strategically located about five kilometres from the centre of Bologna and one kilometre from the exit of the A1 motorway, the main artery connecting Milan and Naples. The park is located within a dynamic area with a high presence of industrial districts and several Italian manufacturing excellences. In line with an increasing part of VGP's European real estate portfolio, VGP Park Valsamoggia 2 is designed to accommodate production activities.

The new Valsamoggia park also confirms the Group's commitment to green objectives and will offer flexible spaces according to customer needs with high sustainability standards, including the goal to receive the BREEAM Excellent (Building Research Establishment Environmental Assessment Method) certification. The building is also scheduled to be equipped with a 1.6 MWp photovoltaic system, in addition to the creation of approximately 20,000 m<sup>2</sup> of green space in the immediate surroundings of the park.

*"We are proud to celebrate another important milestone for VGP Italy with the ground-breaking of the first building of the industrial park in Valsamoggia, which will be destined for CEI S.p.A., an important manufacturing company in Emilia," - says Agostino Emanuele, Country Manager VGP Italy - "Thanks to the cooperation and support of the local institutions, we can consider this project a great success that strengthens our presence in the Bologna area, and is a fundamental part of our wider strategy of growth and development*

*in Italy. In recent years we have invested significantly and will continue to do so in order to offer our clients an increasingly efficient standard of service with real estate, sustainability and high quality".*

VGP Park Valsamoggia 2 follows the recent announcement of the acquisition of VGP Park Parma: with more than 560,000 m<sup>2</sup> of owned areas, VGP Italy currently has eight business parks, four of which are in the Emilia Romagna region, two in Parma and two in Valsamoggia.

CEI S.p.A., a historic Bologna-based company, is a leader in the aftermarket spare parts sector for industrial vehicles and has specialised in the production of gearbox and differential parts for over 50 years. The quality of CEI S.p.A.'s products has always been recognised, both at national level, thanks to its capillary presence throughout the territory, and especially at international level, where thanks to its consolidated distribution network it boasts distribution in over 95 countries and a presence on all continents.

With the realisation of this ambitious project, CEI S.p.A. intends to give a significant turning point to the growth process that has already been underway for several years, which will allow it not only to create a hub of significant size, but also to renovate the current plant in Anzola dell'Emilia; the current headquarters will, in fact, be the subject of a significant expansion of the production departments as well as the renewal of the existing machinery, an aspect on which the management of CEI S.p.A. management has always focused on over the years and which has allowed it to remain at the highest level in terms of product quality and the technologies used.

*"We are delighted to be present at this important event that represents a significant chapter in our continued business growth," - says Elisabetta Boni, President of CEI S.p.A. - "this project represents a strategic and crucial step forward for us that brings with it several key advantages for our future development and makes possible the logistical expansion needed to meet the challenges of new markets." The laying of the first pillar is not just a new facility, but a tangible investment. CEI S.p.A. commitment to reach new levels of excellence and competitiveness.*

## **ABOUT VGP**

VGP is a pan-European owner, manager and developer of high-quality logistics and semi-industrial properties as well as a provider of renewable energy solutions. VGP has a fully integrated business model with extensive expertise and many years of experience along the entire value chain. VGP was founded in 1998 as a family-owned Belgian property developer in the Czech Republic and today operates with around 371 full-time employees in 17 European countries directly and through several 50:50 joint ventures. In June 2023, the gross asset value of VGP, including the 100% joint ventures, amounted to € 6.76 billion and the company had a net asset value (EPRA NTA) of € 2.2 billion. VGP is listed on Euronext Brussels (ISIN: BE0003878957).

For more information, please visit: <http://www.vgpparks.eu/en>