

PARIS
December 10, 2024



Ardian strengthens its self-storage platform in France, by acquiring Atout-Box, the leading self-storage company in the Occitanie region

Ardian, a world-leading private investment house, today announces the acquisition of Atout-Box, the leading self-storage company in the Occitanie region. The acquisition is part of Ardian's strategy of creating a property platform dedicated to self-storage.

Atout-Box was founded in 2010 with a first site in Montpellier of c.1,600sqm. Today, the company owns 7 storage centers representing around 40,000sqm with thirty employees. In addition to its core self-storage business, Atout-Box has also developed complementary services such coworking spaces, daily van hire and dedicated areas for delivering heavy goods.

Atout-Box is experiencing strong growth, driven by the increasing demand for storage among private individuals, particularly during major life events. With the support of Ardian, which will draw on its deep experience in acquisitions and asset management, Atout-Box will continue its nationwide geographic expansion as it acquires and develops further self-storage sites, to offer new locations to its customers.

The acquisition of Atout-Box strengthens Ardian's self-storage platform, launched at the end of 2023 with the acquisition of Costockage. The portfolio now comprises 19 centers across several regions, including Ile de France, Occitanie, Auvergne-Rhône-Alpes, Bretagne, Provence-Alpes-Côte d'Azur and Hauts-de France. Ardian plans to continue its acquisition strategy in this developing property sector to meet the increasing demand from private individuals and professionals for storage space.

"The acquisition of Atout-Box represents a major step forward in the strategic development of our self-storage platform. Through its well-established centers and excellent operational expertise, Atout-Box has positioned itself as a key player in the south of France. We're particularly impressed by its focus on customer satisfaction and the quality of its center management, which will be key to future growth. This integration strengthens our self-storage platform and we are confident that this rapidly expanding sector in France continues to demonstrate great potential."

● **OMAR FJER** ● MANAGING DIRECTOR REAL ESTATE, ARDIAN

"We're delighted to be embarking on this new adventure with Ardian. Their experience in asset management and real estate will enable us to continue to expand throughout France and become a major player in the self-storage market. Our know-how in customer relations and expertise in the operational management of large-scale centers will help ensure this partnership is a success. True to our values and with our in-depth knowledge of the markets in which we operate, we are excited for the next stage in Atout-Box's journey, as it continues to expand throughout France."

● JEAN-BAPTISTE BERTRAND ● PRESIDENT, ATOUT-BOX

LIST OF PARTICIPANTS

Ardian

M&A: Edmond de Rothschild

Legal: Lacourte Raquin Tatar

Notaries: Etude Attal

Tax law: Arsène Taxand

Social law: Daher

Data protection law: Taliens

Intellectual property law: Lighten

Financial due diligence: Oderis

Real estate technical due diligence: Théop

IT due diligence: Vaultinum

Environmental due diligence: Axa Climate

Sellers

M&A: CIC Conseil

Legal: Fairway Avocats

Financial due diligence: Deloitte

Notary: Victor Vendrell

Senior Advisor: Faro Capital Partners

ABOUT ARDIAN

Ardian is a world-leading private investment house, managing or advising \$176bn of assets on behalf of more than 1,720 clients globally. Our broad expertise, spanning Private Equity, Real Assets and Credit, enables us to offer a wide range of investment opportunities and respond flexibly to our clients' differing needs. Through Ardian Customized Solutions we create bespoke portfolios that allow institutional clients to specify the precise mix of assets they require and to gain access to funds managed by leading third-party sponsors. Private Wealth Solutions offers dedicated services and access solutions for private banks, family offices and private institutional investors worldwide. Ardian's main shareholding group is its employees and we place great emphasis on developing its people and fostering a collaborative culture based on collective intelligence. Our 1,050+ employees, spread across 19 offices in Europe, the Americas, Asia and Middle East are strongly committed to the principles of Responsible Investment and are determined to make finance a force for good in society. Our goal is to deliver excellent investment performance combined with high ethical standards and social responsibility.

At Ardian we invest all of ourselves in building companies that last.

ardian.com

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