



**LOGIVEST<sup>®</sup>**  
C O N C E P T  
Service • Logistik • Beratung



INVESTMENT DECISION

# **LOGISTICS AND INDUSTRIAL PROPERTIES**

THE MARKET AND LOCATION REPORT  
AS AN IMPORTANT PART OF YOUR  
COMMERCIAL DUE DILIGENCE

# THE MARKET AND LOCATION REPORT

# OUR MARKET AND LOCATION ANALYSIS



## MAKING RIGHT INVESTMENT DECISIONS

Which property is a sustainable and secure investment?

Logistics properties, light industrial objects and business parks can still be a worthwhile investment class. However, both the market and the respective location factors are diverse and complex:

- ◆ Is the object suitable for third-party use and in the right location?
- ◆ How high is the potential for re-letting?
- ◆ Which rental price is realistic?
- ◆ What is the competitive situation in the region?

## YOUR STRATEGY AT A GLANCE:

- 01** We analyze the **macro level**: the greater area, its focuses of demand and the regional economic structure.
- 02** We consider the **meso level** in the regional (space) competition and the direct surroundings of the property.
- 03** We assess the possibility of third-party usage (**micro level**) of the object.
- 04** We explain the **market environment** using comparables and record the new developments that are in competition with your object.
- 05** You will receive objective guidance regarding the potential for re-letting and an independent recommendation for your investment project.

## USE OUR REPORT AS PART OF YOUR COMMERCIAL DUE DILIGENCE.



A small excerpt from our location report

By making reliable recommendations, we minimize your investment risk and evaluate your location alternatives.

## THAT'S WHAT SETS US APART:

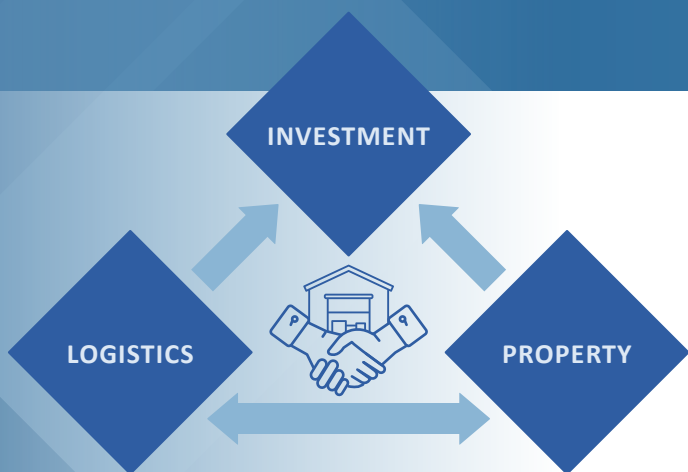
- ◆ **PROPERTY EXPERTISE**  
Thanks to our many years of market knowledge, we have professional expertise in the areas of logistics properties, light industrial objects and business parks.
- ◆ **SECTOR EXPERTISE**  
We know the needs of all tenant profiles from industry, trade and especially logistics.
- ◆ **DATA EXPERTISE**  
Thanks to our unique logistics property database, we have all specific detailed information.
- ◆ **METHODOLOGY**  
Based on our well-founded and scientific data analysis, we achieve the necessary objectivity. For this purpose, we use the „4 M“ methodology designed by Logivest Concept (macro, meso, micro level and market environment).
- ◆ **CUSTOMER ORIENTATION**  
We advise you individually, objectively and always confidentially. This is also reflected in our long-standing cooperations with renowned clients.

SEE FOR YOURSELF!

## FURTHER SERVICES:

- ◆ **CONSULTING**  
On location decision and in the context of transactions
- ◆ **QUICKCHECK**  
When purchasing logistics properties before granting exclusivity
- ◆ **„GEOLOG“**  
Individually configured platform for independent property valuation

CONTACT US!



# OUR PUBLICATIONS

Our publications based on our market expertise and continuous data collection and analysis can be found here:



[www.logix-award.de/download](http://www.logix-award.de/download)

Our logistics property seismograph can be found here:



[www.logivest.de/broschueren](http://www.logivest.de/broschueren)



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