



# SACCO GREEN LOGISTICS PARK

Connected for a more sustainable future



**GREEN**  
**LOGISTICS**  
by Logista Group

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# 1.

## THE PROJECT

The **Sacco Green Logistics Park** is a logistics complex located in the municipality of Ferentino, in the province of Frosinone (FR). The project takes its name from the Sacco Valley, in which it is sited.

The project consists of a state-of-the art sustainable warehouse with a total GLA of 37,384 sqm on a plot of 67,135 sqm.

It has been designed following strict energy efficiency and sustainability standards, featuring solar photovoltaic panels on the rooftop and with BREEAM certification for sustainable construction.

Plot surface:

67,135 sqm

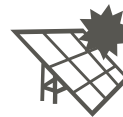
GLA warehouse:

37,384 sqm

### Commitment to sustainability and protecting the environment

We are committed to the environment and sustainability. Our investments in green and sustainable logistics projects aim to have a positive impact on both the environment and society.

The pillars of our green logistics concept are:



Rooftop design that can accommodate large photovoltaic solar panel installations.



Building construction to a high standard of international sustainability certification (i.e. BREEAM, LEED).



Workflow optimisation to reduce carbon footprint.

# 2.

## STRATEGIC LOCATION

The **Sacco Green Logistics Park** is located in the municipality of Ferentino, in Frosinone (FR), within the industrial, pharmaceuticals and logistics districts of Ferentino and Anagni. The area has direct access to the Ferentino exit of the A1 motorway.

Ferentino is an industrial hub served extremely well by the road network, being crossed in the northwest and southeast by the A1 "Autostrada del Sole" highway. It is connected by State Road 156 with Latina, by State Road 155 with Fuggi and by State Road 214 with Isola Liri and Sora.



**SACCO GREEN LOGISTICS PARK**

**Distances from Sacco Green Logistics Park**

- Latina 58 km
- Rome Ciampino Airport 69 km
- Rome 70 km
- Rome Fiumicino Airport 122 km
- Naples 140 km

# 3.

## ACCESS AND PLOT LAYOUT

The **Sacco Green Logistics Park** warehouse will be constructed on a 67,135 sqm plot and is expected to be completed in Q4 2024.

This project offers ample customisation possibilities to shape the space available to meet the requirements of its tenants.

<b>PLOT</b>	<b>PLOT SURFACE</b> sqm	<b>WAREHOUSE</b> sqm	<b>OFFICES</b> sqm
Sacco	67,135	32,273	1,600

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**SACCO GREEN LOGISTICS PARK**

32,273 sqm

164,7 m

197,5 m

Offices 1

Offices 2

↑  
SORA

←  
ROME

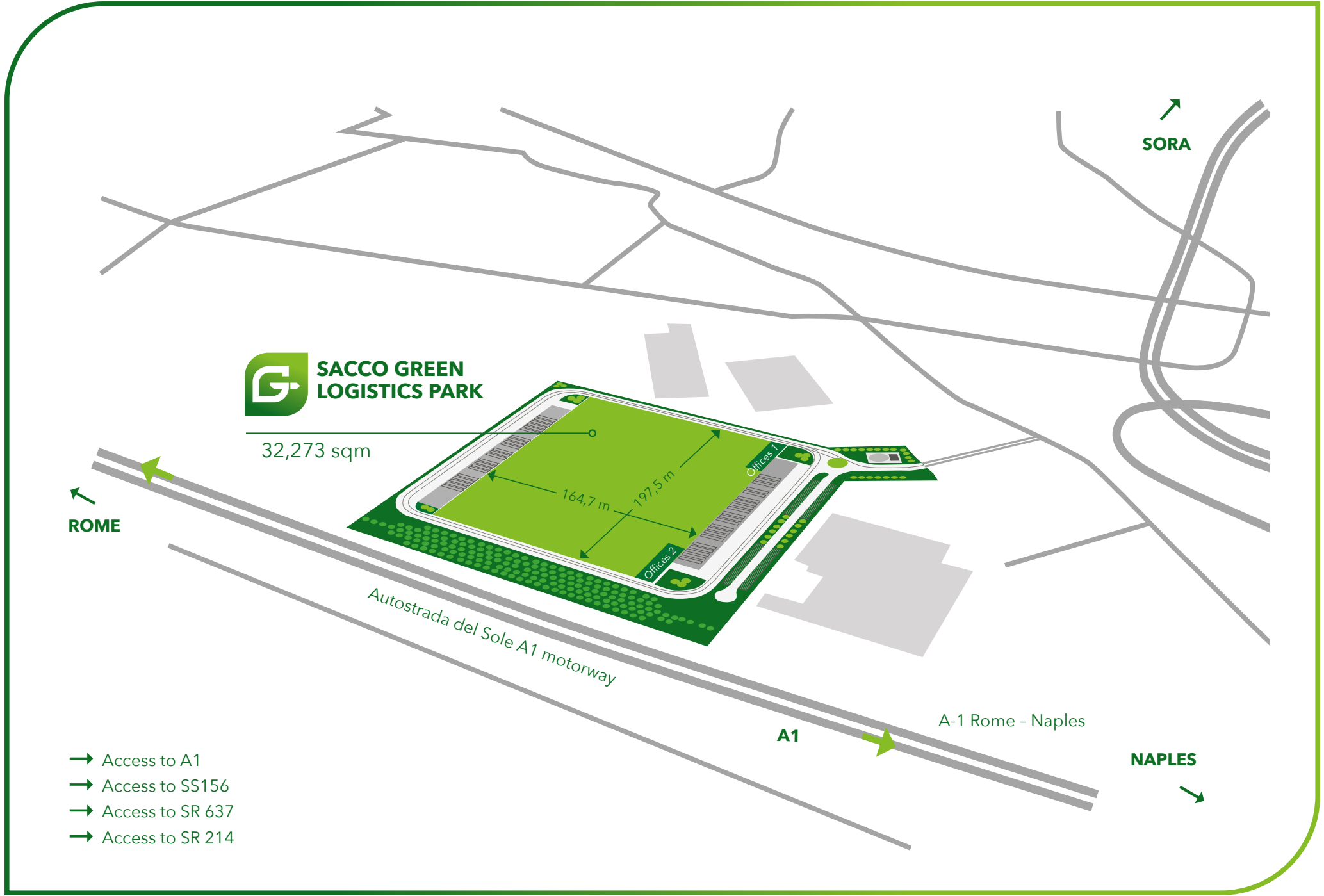
Autostrada del Sole A1 motorway

A1

A-1 Rome - Naples

↓  
NAPLES

- Access to A1
- Access to SS156
- Access to SR 637
- Access to SR 214



# 4.

## FEATURES AND SPECIFICATIONS



- Solar photovoltaic panels installed on rooftop
- BREEAM certification
- Loading bays: 43
- Floor bearing capacity: 5T/sqm
- Internal indoor height under beam:  
Min. 11.91 m - max. 12.64 m
- LED lighting throughout the warehouse
- Fire resistance rating of REI 120



# 5.

## SUSTAINABILITY

Aquila Group has the mission to become one of the world's leading sustainable investment and development companies for essential assets by 2030. Essential assets are those related to expanding or renovating the world's low-carbon infrastructure. Founded in 2001 by Roman Rosslenbroich and Dieter Rentsch, we started to specialise in carbon reduction in 2007 with the launch of two funds – climate protection and forestry management – and through the commitment to be climate neutral in our own operations. By the end of 2022, Aquila Group registered 14.7 bn euros of assets under management, 13.9 GW of installed capacity in wind energy, solar photovoltaic (solar PV) and hydropower assets, and created a track record of 1.13 m<sup>2</sup> of green logistics projects completed or under development.

Given these origins, sustainability has always been part of our value system and we believe that it is critical that we manage ESG criteria throughout the entire value chain and lifecycle. Sustainability criteria are considered in the development,

construction and operation of our Green Logistics projects. With a firm foothold in the market and a seasoned track record in this sector, Green Logistics by Aquila Group is capable of guaranteeing attractive timeframes for the construction of its projects, along with a sustainable and stable ROI potential and constant focus on sustainability and energy efficiency measures.

In addition, the design and construction of our projects under the highest standards of energy efficiency and sustainability allow us to help our tenants comply with their ESG and CSR policies.

By implementing sustainable, energy-efficient building practices and allowing ESG criteria to guide our investments, we are not only helping to chart a new course for the ongoing development of the logistics sector towards improved sustainability, but also actively involved in meeting the challenge of Europe's 2030 energy transition targets.

Green Logistics by Aquila Group supports the world to achieve four of the UN Sustainable Development Goals (SDGs):



Access to sustainable and affordable energy (No. 7)



Build resilient infrastructure and foster innovation (No. 9)



Create sustainable cities and communities (No. 11)



Combat climate change (No. 13)

As part of the local engagement activities to achieve a positive footprint in the territories where we are present, Green Logistics by Aquila Group has signed sponsorships with local sports teams, enhancing the values of sport and promoting good health and well-being. In Seville (Spain) we are sponsoring a local female basketball team, promoting gender equality and in Milan (Italy) we support an American Football team.

Other initiatives are focused on the development of the communities. In this case, in Portugal at our Rainha Green Logistics Park, we have granted the municipality 10 hectares of land and contributed to the construction of one of the two future roundabouts to improve connectivity of the area.

# 6.

## GREEN LOGISTICS BY AQUILA GROUP

**Since 2012**, Aquila Group has invested in Green Logistics via a combination of financial and environmental efficiency, helping to reduce the environmental impact of its logistics investments.

Its dedicated team of investment professionals **benefits from more than 85 years of combined experience** in the logistics sector, and worked on acquisitions in excess of €1 billion.

Aquila Group boasts an extensive track record in logistics investment, with a particular focus on green logistics properties in **Germany, Spain, Portugal and Italy**. The firm has invested in both development projects and existing long-term rental properties.

Its investment projects are handled in-house by local teams, encouraging local development in the business areas where it operates. It has developed a significant number of high-quality, **big box** logistics warehouses, with a clear focus on sustainability and operational excellence.

Track record investment

€1.182 million

Total lettable area Southern Europe more than

872,000 sqm

OPERATING IN  
4 COUNTRIES



# 7.

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