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FIBRA Prologis Declares Quarterly Distribution

MEXICO CITY, Feb. 2, 2017 /PRNewswire/ -- FIBRA Prologis (BMV: FIBRAPL 14), Mexico's leading owner and operator of Class-A logistic real estate, today declared a cash distribution of Ps. 362.2 million (US$ 17.4 million), or Ps. 0.5709 per Certificado Bursátil Fiduciario Inmobiliario ("CBFI") (US$ 0.0275 per CBFI) related to the results of the quarter ending December 31, 2016.

The distribution is payable February 13, 2017 to CBFI holders with an ex-dividend date of February 8, 2017 and a record date of February 10, 2017.

FIBRA Prologis has declared quarterly distributions for an aggregate of Ps. 1.3 billion (US$69.6 million), Ps. 2.0668 per CBFI (US$ 0.1100 per CBFI), related to the results of the full year ending December 31, 2016 and represents a 10 percent increase in dollar terms over 2015 distribution.

The cash distribution for the year was comprised as follows:

	Total Amount (in million)		**Amount per CBFI**	
	Ps.	**US$**	**Ps. / CBFI**	**US$ / CBFI**
Capital redemption	Ps. 1,244.1	US$ 66.0	Ps. 1.9608	US$ 0.1043
Dividend, net of tax, derived from capital gains on the sale of real estate	Ps. 67.2	US$ 3.6	Ps. 0.1060	US$ 0.0057
Total cash distribution	**Ps. 1,331.3**	**US$ 69.6**	**Ps. 2.0668**	**US$ 0.1100**

ABOUT FIBRA PROLOGIS

FIBRA Prologis is the leading owner and operator of Class-A industrial real estate in Mexico. As of December 31, 2016, FIBRA Prologis was comprised of 194 logistics and manufacturing facilities in six industrial markets in Mexico totaling 34.2 million square feet (3.2 million square meters) of gross leasable area.

FORWARD-LOOKING STATEMENTS

The statements in this release that are not historical facts are forward-looking statements. These forward-looking statements are based on current expectations, estimates and projections about the industry and markets in which FIBRA Prologis operates, management's beliefs and assumptions made by management. Such statements involve uncertainties that could significantly impact FIBRA Prologis financial results. Words such as "expects," "anticipates," "intends," "plans," "believes," "seeks," "estimates," variations of such words and similar expressions are intended to identify such forward-looking statements, which generally are not historical in nature. All statements that address operating performance, events or developments that we expect or anticipate will occur in the future — including statements relating to rent and occupancy growth, acquisition activity, development activity, disposition activity, general conditions in the geographic areas where we operate, our debt and financial position, are forward-looking statements. These statements are not guarantees of future performance and involve certain risks, uncertainties and assumptions that are difficult to predict. Although we believe the expectations reflected in any forward-looking statements are based on reasonable assumptions, we can give no assurance that our expectations will be attained and therefore, actual outcomes and results may differ materially from what is expressed or forecasted in such forward-looking statements. Some of the factors that may affect outcomes and results include, but are not limited to: (i) national, international, regional and local economic climates, (ii) changes in financial markets, interest rates and foreign currency exchange rates, (iii) increased or unanticipated competition for our properties, (iv) risks associated with acquisitions, dispositions and development of properties, (v) maintenance of real estate investment trust ("FIBRA") status and tax structuring, (vi) availability of financing and capital, the levels of debt that we maintain and our credit ratings, (vii) risks related to our investments (viii) environmental uncertainties, including risks of natural disasters, and (ix) those additional factors discussed in reports filed with the "Comisión Nacional Bancaria y de Valores" and the Mexican Stock Exchange by FIBRA Prologis under the heading "Risk Factors." FIBRA Prologis undertakes no duty to update any forward-looking statements appearing in this release.

Non-Solicitation - Any securities discussed herein or in the accompanying presentations, if any, have not been registered under the Securities Act of 1933 or the securities laws of any state and may not be offered or sold in the United States absent registration or an applicable exemption from the registration requirements under the Securities Act and any applicable state securities laws. Any such announcement does not constitute an offer to sell or the solicitation of an offer to buy the securities discussed herein or in the presentations, if and as applicable.

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