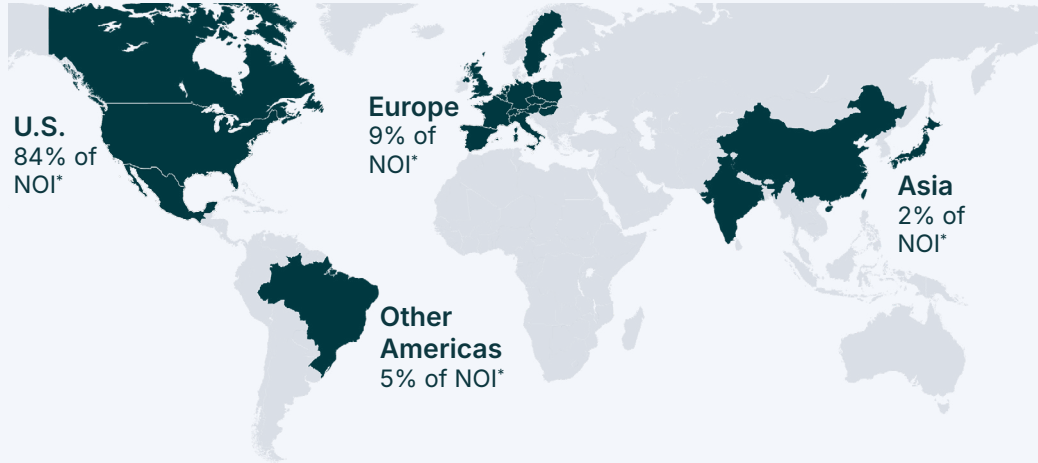


Investment Proposition

Through its integrated operating platform, development expertise and access to public and private capital, Prologis is positioned to deliver consistent cash flow growth and attractive risk-adjusted returns, supported by long-term demand for modern logistics real estate, digital infrastructure and energy solutions.

Global Portfolio



Market Metrics

\$126B

Equity market cap

#82

S&P 500 ranking

\$4.28

Annual dividend per share

3.2%

Dividend yield¹

Investment Highlights

Category-defining scale and location advantage

Irreplaceable portfolio positioned in high-barrier, high-consumption markets

Embedded and durable growth

\$6.9B of net operating income* with "inflation-plus" growth characteristics

Vast development potential

\$42B Total Estimated Investment ("TEI") with land owned or controlled

Beyond logistics real estate

Scaling digital infrastructure and distributed energy

Disciplined capital allocation and balance sheet strength

Strong liquidity, low leverage and proven ability to allocate capital across cycles

Prologis at a Glance



\$3.2T

of goods (the equivalent of 2.9% global GDP) flowed through Prologis warehouses in 2024²

\$235B

assets under management

1.3B

square feet in 20 countries

6,500

customers

5.6 GW

power pipeline* for data centers

\$68B

third-party AUM

\$42B

build out land bank (TEI)

A2/A

rated by Moody's/S&P³

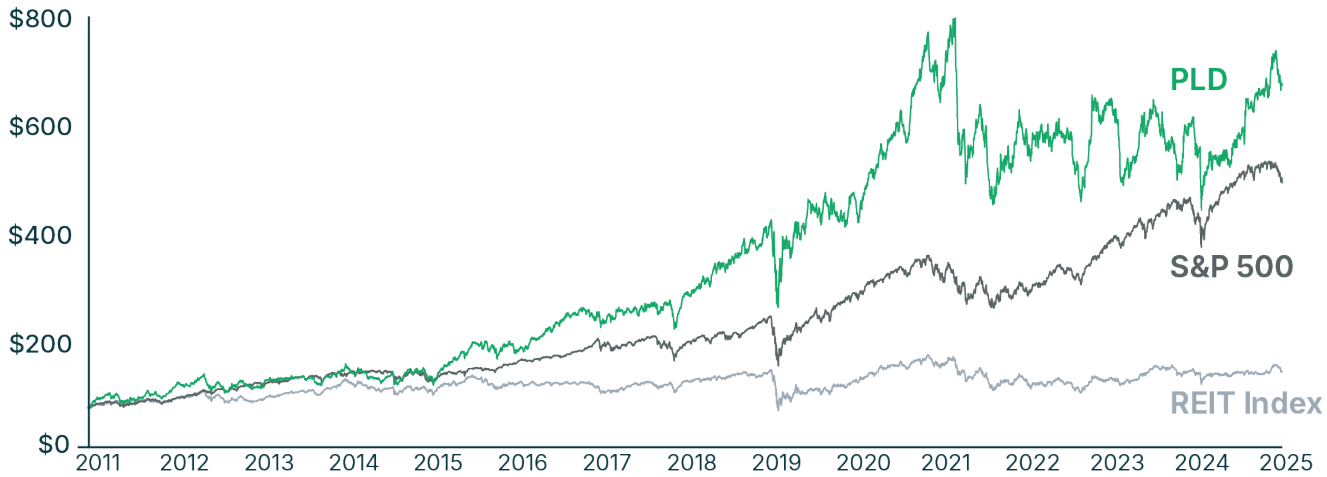
1.3 GW

solar and battery storage installed

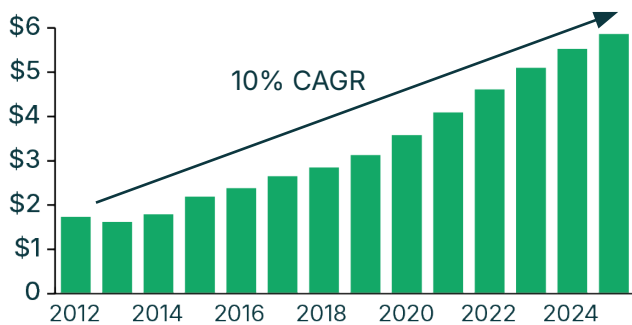


Historical Track Record

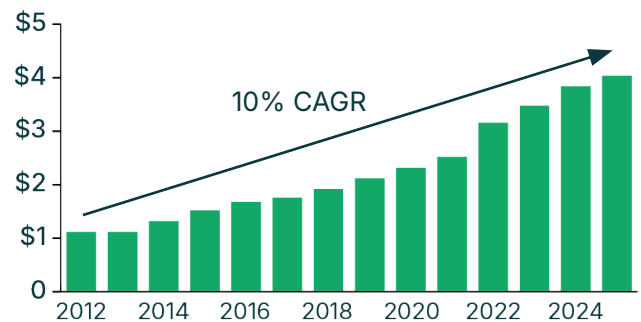
Growth of \$100⁴



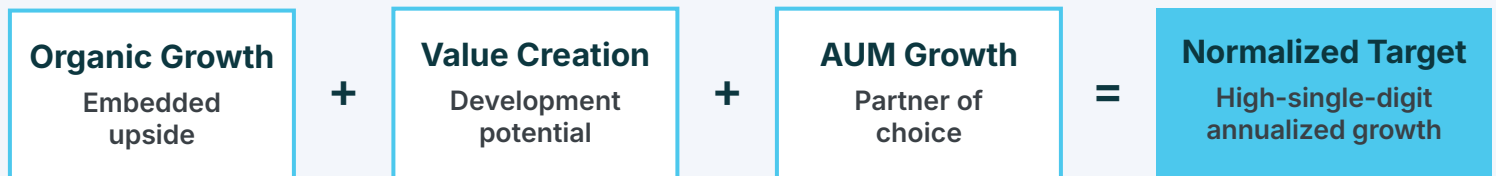
Core FFO Per Share (ex. promotes)*



Dividend Per Share



Financial Algorithm



Note: Data as of March 31, 2026.

* Please see our Q1 2026 Supplemental for definitions, reconciliations of non-GAAP measures, and other important information.

1. Dividend yield as of March 31, 2026.
2. Source: Oxford Economics as of December 31, 2024.
3. A securities rating is not a recommendation to buy, sell or hold securities and is subject to revision or withdrawal at any time by the rating agency.
4. Source: FactSet as of March 31, 2026. Past performance is not indicative of future results.

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