



## **Digital Colony Partners Backed Vantage Europe Signs Definitive Agreement to Acquire Next Generation Data**

*Further Accelerates Digital Colony's European Expansion of Hyperscale Data Centers to a Sixth Market*

*Underscores Colony Capital's Pivot to Digital Infrastructure and Commitment to Investing in Assets Around the Globe*

**LOS ANGELES (April 7, 2020)** – Colony Capital, Inc.'s (NYSE: CLNY) digital infrastructure arm, Digital Colony Partners ("Digital Colony"), today announced that Vantage Data Centers ("Vantage"), a leading global provider of hyperscale data center campuses, today announced it has signed a definitive agreement with InfraVia Capital Partners ("InfraVia"), to acquire Wales-based Next Generation Data ("NGD"). Upon closing, Wales will mark Vantage's sixth strategic market in Europe following its entrance into five markets (Berlin, Frankfurt, Milan, Warsaw and Zurich). The transaction will be funded with equity commitments from Digital Colony and other investors in Vantage, as well as acquisition debt financing.

"The need for hyperscale data centers is more vital than ever, and we are thrilled to support Vantage Europe in its acquisition of NGD," said Marc Ganzi, CEO of Digital Colony and CEO-elect of Colony Capital. "Despite the current market dislocation, Digital Colony remains committed to supporting its portfolio companies and meeting the ever-increasing needs of our valued customers around the globe. This strategic acquisition advances that goal, providing Vantage Europe with immediate scale and access to significant renewable energy in the important UK market."

This acquisition will provide Vantage customers with access to Europe's largest data center campus totaling 180MW, including an existing 72MW facility and 108MW of expansion capacity. The NGD campus is in the Cardiff Capital Region in South Wales, which includes the Welsh capital, and is the region's economic hub. Located on 50-acres, the existing NGD data center is a Tier III facility using 100% renewable energy, consistent with Colony Capital's commitment to ESG in digital infrastructure.

The transaction is subject to customary regulatory approvals and is expected to close in Q3 2020. Terms of the deal are not being disclosed.

Natixis provided debt financing for the transaction.

### **About Colony Capital**

Colony Capital, Inc. (NYSE:CLNY) is a global investment firm with a focus on building the leading digital real estate provider and funding source for the occupancy, infrastructure, equity and credit needs of the world's mobile communications and data-driven companies. The Company has assets under management of approximately \$49 billion composed of \$36 billion of capital managed on behalf of third party institutional and retail investors and \$13 billion of investment interests on its own balance sheet. The Company's owns and operates an investment management business with \$14 billion in digital real estate investments and \$22 billion in traditional commercial real estate debt and equity investments. With respect to investment interests on its balance sheet, the Company owns (a) a controlling 20% interest in DataBank, a leading provider of enterprise-class data center, cloud, and connectivity services, (b) a 71% interest in 358 healthcare properties, (c) a 94% interest in 157 hospitality properties, (d) approximately 67 million shares of Colony Credit Real Estate, Inc. (NYSE:CLNC), and (e) interests in various other equity and debt investments including general partnership interests in funds management by the Company commercial real estate equity and debt investments and other real estate-related securities. The Company is headquartered in Los Angeles with key offices in Boca Raton, New York, Paris and London, and has over 400 employees across 21 locations in 13 countries. For additional information regarding the Company and its management and business, please refer to [www.clny.com](http://www.clny.com).

### **About Digital Colony**

Digital Colony Management, LLC ("Digital Colony") is the global digital infrastructure investment platform of Colony Capital, Inc. (NYSE: CLNY) and a leading investor, owner and operator of companies enabling the next generation of mobile and internet connectivity. Digital Colony was launched in 2018 by Digital



Bridge Holdings, LLC and Colony Capital to bring together Digital Bridge's industry, operational and investment expertise in the telecommunications sector with Colony Capital's global scale, operating platform and capital markets access. The inaugural fund, Digital Colony Partners, LP, closed in May 2019, with \$4.05 billion in commitments, making it the first fund dedicated solely to investing in digital infrastructure. For more information, please visit [www.digitalcolony.com](http://www.digitalcolony.com)

### **About Vantage Data Centers**

Vantage Data Centers powers, cools, protects and connects the technology of the world's well-known hyperscalers, cloud providers and large enterprises. Developing and operating across six markets in North America and five markets in Europe, Vantage has evolved data center design in innovative ways to deliver dramatic gains in reliability, efficiency and sustainability in flexible environments that can scale as quickly as the market demands.

For more information, visit [www.vantage-dc.com](http://www.vantage-dc.com)

### **About NGD**

Located in the Cardiff Capital Region, NGD is a purpose-built, carrier-neutral Tier III facility offering 750,000 square feet of highly secure and cost-effective space. NGD's environmentally-friendly, high-level technology infrastructure is designed to meet and exceed the ever-increasing demand for more computing power. Among its many features are a high capacity 180 MVA power supply direct from the super grid and sourced from 100% renewable energy, as well as a variety of on-site, high-speed and low-latency carrier interconnects.

For more information, visit [www.nextgenerationdata.co.uk](http://www.nextgenerationdata.co.uk)

### **Cautionary Statement Regarding Forward-Looking Statements**

This communication may contain forward-looking statements within the meaning of the federal securities laws. Forward-looking statements relate to expectations, beliefs, projections, future plans and strategies, anticipated events or trends and similar expressions concerning matters that are not historical facts. In some cases, you can identify forward-looking statements by the use of forward-looking terminology such as "may," "will," "should," "expects," "intends," "plans," "anticipates," "believes," "estimates," "predicts," or "potential" or the negative of these words and phrases or similar words or phrases which are predictions of or indicate future events or trends and which do not relate solely to historical matters. You can also identify forward-looking statements by discussions of strategy, plans or intentions. Forward-looking statements involve known and unknown risks, uncertainties, assumptions and contingencies, many of which are beyond the Company's control, and may cause the Company's actual results to differ significantly from those expressed in any forward-looking statement. Factors that might cause such a difference include, without limitation, the impact of the Coronavirus on the Company, Vantage, NGD, the market, economic and environmental conditions in the digital and communications technology, healthcare and hospitality real estate, other commercial real estate equity and debt, and investment management sectors, whether Vantage will complete the acquisition of NGD on the terms and within the timeframe contemplated or at all, whether the Company will achieve any of the anticipated benefits of the transaction, the demand for hyperscale data centers, Digital Colony's commitment to supporting its portfolio companies, including the ability to meet the ever-increasing needs of valued customers around the globe, whether Vantage Europe will achieve the anticipated benefits of the transaction including its scale and access to significant renewable energy in the UK market, the UK renewable energy market demand, the Company's commitment to ESG, the Company's ability to successfully execute its strategic transition to become the leading digital real estate and infrastructure focused company, whether the Company will generate long-term, sustainable value for stockholders, the Company's ability to capitalize on compelling global opportunities in the digital ecosystem and simplify its business to deliver value of its stockholders, the Company's ability to pay dividends, the Company's board composition, the impact of the digital transition on the Company's legacy portfolios and assets, including whether such transition will result in significant impairments to certain of its investments, including healthcare and hospitality assets,

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including whether such transition will result in any of the anticipated benefits, the Company's ability to continue deploying capital in its sponsored Digital Colony fund or to raise additional capital in future funds, the pace of additional asset monetizations and other risks and uncertainties detailed in the Company's filings with the Securities and Exchange Commission ("SEC"), including but not limited to the Company's Annual Report on Form 10-K for the year ended December 31, 2019. All forward-looking statements reflect the Company's good faith beliefs, assumptions and expectations, but they are not guarantees of future performance. Additional information about these and other factors can be found in the Company's reports filed from time to time with the SEC.

The Company cautions investors not to unduly rely on any forward-looking statements. The forward-looking statements speak only as of the date of this communication. The Company is under no duty to update any of these forward-looking statements after the date of this communication, nor to conform prior statements to actual results or revised expectations, and the Company does not intend to do so.

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