

## Green Bond Fact Sheet

Duke Realty		Date: 19/11/2019	
Issue date: 15-11-2019 Maturity date: 15-11-2029 Tenor: 10			
Issuer Name	Duke Realty	Amount Issued	USD400m
Country of risk	USA	CBI Database	Included
Issuer Type <sup>1</sup>	Financial Corporate	Bond Type	Sr Unsecured
Green Bond Framework	N/A	Second party opinion	
Certification Standard	Not certified	Assurance report	
Certification Verifier	N/A	Green bond rating	N/A
Use of Proceeds			
<input checked="" type="checkbox"/> Energy	<input type="checkbox"/> Solar <input type="checkbox"/> Onshore wind <input type="checkbox"/> Offshore wind <input type="checkbox"/> Geothermal <input type="checkbox"/> Hydro	<input type="checkbox"/> Tidal <input type="checkbox"/> Biofuels <input type="checkbox"/> Bioenergy <input type="checkbox"/> District heating <input type="checkbox"/> Electricity grid	<input type="checkbox"/> Energy storage <input type="checkbox"/> Energy performance <input type="checkbox"/> Infrastructure <input type="checkbox"/> Industry: components <input type="checkbox"/> Adaptation & resilience
<input checked="" type="checkbox"/> Buildings	<input type="checkbox"/> Certified Buildings <input type="checkbox"/> HVAC systems <input type="checkbox"/> Energy performance	<input type="checkbox"/> Water performance <input type="checkbox"/> Energy storage/meters <input type="checkbox"/> Other energy related	<input type="checkbox"/> Industry: components <input type="checkbox"/> Adaptation & resilience
<input checked="" type="checkbox"/> Transport	<input type="checkbox"/> Electric vehicles <input type="checkbox"/> Low emission vehicles <input type="checkbox"/> Bus rapid transit <input type="checkbox"/> Passenger trains <input type="checkbox"/> Urban rail	<input type="checkbox"/> Freight rolling stock <input type="checkbox"/> Coach / public bus <input type="checkbox"/> Bicycle infrastructure <input type="checkbox"/> Energy performance	<input type="checkbox"/> Transport logistics <input type="checkbox"/> Infrastructure <input type="checkbox"/> Industry: components <input type="checkbox"/> Adaptation & resilience
<input checked="" type="checkbox"/> Water & wastewater	<input type="checkbox"/> Water distribution <input type="checkbox"/> Water treatment <input type="checkbox"/> Wastewater treatment <input type="checkbox"/> Water storage	<input type="checkbox"/> Storm water mgmt <input type="checkbox"/> Flood protection <input type="checkbox"/> Desalination plants <input type="checkbox"/> Erosion control <input type="checkbox"/> Energy performance	<input type="checkbox"/> Infrastructure <input type="checkbox"/> Industry: components <input type="checkbox"/> Adaptation & resilience
<input checked="" type="checkbox"/> Waste management	<input type="checkbox"/> Recycling <input type="checkbox"/> Waste prevention <input type="checkbox"/> Pollution control	<input type="checkbox"/> Landfill, energy capture <input type="checkbox"/> Energy performance <input type="checkbox"/> Infrastructure	<input type="checkbox"/> Waste to energy <input type="checkbox"/> Industry: components <input type="checkbox"/> Adaptation & resilience

<input type="checkbox"/> Land use & agriculture	<input type="checkbox"/> Afforestation/parks <input type="checkbox"/> FSC Forestry <input type="checkbox"/> FSC Cellulose & paper	<input type="checkbox"/> Land remediation <input type="checkbox"/> Energy/water efficiency	<input type="checkbox"/> Sustainable agriculture <input type="checkbox"/> Adaptation & resilience
<input type="checkbox"/> Other	<input type="checkbox"/> Adaptation & resilience <input type="checkbox"/> ICT	<input type="checkbox"/> Industry: process	
<b>Issue details</b>			
Reporting			
Issuer information	Duke Realty Corporation owns and operates approximately 155 million rentable square feet of industrial assets in different logistics markets in the USA. Duke Realty Corporation is publicly traded on the New York Stock Exchange and is included in the S&P 500 Index.		
Firsts, records and certifications	First Industrial REIT to issue a green bond in the United States.		
Proceeds description	Eligible project categories are: <ul style="list-style-type: none"> <li>- Green buildings</li> <li>- Energy efficiency</li> <li>- Sustainable water management systems</li> <li>- Wastewater management systems</li> <li>- Renewable energy projects</li> <li>- Clean transportation</li> <li>- Pollution prevention and control</li> </ul>		
Climate Bonds view	Green bond issuance from REITs is growing which is a good indicator of a growing green property market. Duke Realty is the first industrial REIT in the USA to issue a green bond. We hope this encourages more issuers of this kind to come to the market.		
Underwriters	Citi, Jefferies, JPM, MS, Suntrust, US Bancorp		
<b>Deal comments</b>			
Credit Rating	BBB+ (S&P)		
Pricing summary	<ul style="list-style-type: none"> <li>• Issue price: 99.983%</li> <li>• Coupon: 2.875%</li> <li>• Issue yield: 2.877%</li> </ul>		
Investors summary			

<sup>1</sup> Issuer categories: ABS, development bank, financial corporate, government-backed entity, loan, local government, non-financial corporate, sovereign