

**M&G REAL ESTATE PURCHASES WAREHOUSE IN UK DISTRIBUTION
HEARTLAND FOR £32 MILLION**

LONDON, 2 June 2014 – M&G Real Estate today announces the acquisition of Indesit's distribution warehouse in Raunds, Northamptonshire for £32.5 million, representing a net initial yield of 6.36% and a guaranteed reversionary yield of 7.19% in January 2016. The purchase was made on behalf of the M&G Property Portfolio, managed by Fiona Rowley and Justin Upton of M&G Real Estate.

The warehouse is a well specified modern unit of 467,323 sq ft, set on a 25 acre site on the A45 corridor. It is let to Indesit Company UK Limited on a lease expiring in January 2021, with a fixed rental increase in January 2016. The location is in close proximity to Indesit's administrative HQ in Peterborough and provides good access to the East Coast ports.

Commenting, Justin Upton, says: "The A45 corridor has a growing profile from a logistics perspective so we're very pleased to have acquired a good quality distribution warehouse at a time when stock remains hard to come by due to strong investor demand for the sector. The yield is accretive to the Fund's income profile and provides further investment into the UK's growing logistics sector."

M&G Real Estate was represented by Gerald Eve. The Vendor was represented by Chesterton Humberts.

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Notes to Editors:

About M&G Real Estate

M&G Real Estate is the real estate fund management arm of M&G and is one of the top 25 real estate fund managers in the world by assets under management, with over £18.4 billion invested in a broad spread of properties across Europe, North America and the Asia Pacific region (as of 31 March 2014).

M&G is the investment arm of Prudential Plc in the UK and Europe and Asia. For more information please visit www.mandg.com/realestate

About M&G

M&G is an international active asset manager, investing on behalf of individuals and institutions for over 80 years. At 31 March 2014 the firm manages over £248 billion of assets through a wide range of investment strategies across equities, bonds, property and multi asset.

Headquartered in London, M&G employs over 1,500 people worldwide operating from offices across Europe and Asia. M&G's history is a story of investment firsts, from the UK's first mutual fund in 1931 to the Inflation Linked Corporate Bond Fund in 2010.

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