



Press Release

FOR IMMEDIATE RELEASE

Sealy & Company announces its Joint Venture with AEW Capital Management

*Prominent Dallas-based commercial real estate provider partners with
AEW on multi-state property portfolio*

Dallas, TX. (February 6, 2014) –Sealy & Company , a fully integrated commercial real estate investment and operating company headquartered in Dallas, is pleased to announce a recently formed joint venture with global real estate investment management firm, AEW Capital Management. AEW formed the joint venture on behalf of AEW Partners VII, L.P., the seventh in AEW’s opportunistic fund series.

The joint venture seeks to acquire value-add industrial assets in the Southwest and Southeast United States. The initial investments include a 20-building industrial portfolio in Texas and a class A industrial property in Atlanta, Georgia. The 1.9 million square foot industrial portfolio is 91 percent leased and is comprised of warehouse/distribution and flex properties, with the majority of properties located in Dallas-Fort Worth area, specifically Addison, Carrollton, along Stemmons Freeway, and the northwest Dallas submarket. Additionally there are four properties located in Houston, San Antonio, and Atlanta.

Given the alignment of AEW and Sealy’s investment philosophies and their deep understanding of the industrial real estate market in Texas, the two companies found this joint venture to be a solid fit.

“We were pleased with the timing and the opportunity this JV afforded both our companies” said Scott Sealy Jr, Vice President and Business Development. “We were able to quickly acquire a portfolio with stable cash flow, market diversity, and a good mix of tenants – in submarkets that are exhibiting strong leasing velocity”.

The JV will focus on assets and portfolios in major industrial markets with a defined investment size between \$5 to \$100 million.

About Sealy & Company

Sealy & Company, a fully-integrated commercial real estate investment and operating company, is a recognized leader in acquiring, developing, and redeveloping regional distribution warehouse, industrial/flex, and other commercial properties. Sealy provides a full service platform for high-net-worth individuals and institutional investors through our development, management, and brokerage divisions. Sealy & Company has an exceptional team of over 100 employees, located in eight offices, with corporate offices in Dallas, TX and Shreveport, LA. In addition to this Joint Venture, Sealy & Company is the sponsor of SSEP, a private equity offering and diversified limited partnership, primarily comprised of industrial real estate assets.

About AEW:

Founded in 1981, AEW Capital Management, L.P. (AEW) provides real estate investment management services to investors worldwide. One of the world's leading real estate investment advisors, AEW and its affiliates manage over \$37 billion of capital invested in \$50.8 billion of property and securities in North America, Europe and Asia (as of September 30, 2013). Grounded in research and experienced in the complexities of the real estate and capital markets, AEW actively manages portfolios in both the public and private property markets and across the risk/return spectrum. AEW and its affiliates have offices in Boston, Los Angeles, London, Paris, Hong Kong and Singapore, as well as additional offices in eight European cities. For more information please visit www.aew.com.

For further information, Contact:

Kayte Hollowell

Sealy & Company

Corporate Marketing and Communications

318.222.8700