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## Nodal Logistics and Custo Brasil Case Solution

Solution ID	Length	Case Author	Case Publisher
882	505 Words (3 Pages)	Manish Mishra	Transportation/Logistics/Supply Chain Management TSC0022

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Nodal Logistics Corporation is a Real Estate Investment Trust (REIT) that focuses acquisition of industrial warehouses and logistics property in high density markets. It aims the majority of its revenues from rents and leases. With this intention of strengthening its long term profitable position, NLC is planning to acquire a building 120,000 sq ft or an 800,000 sq ft industrial property located in São Paulo. Based on São Paulo real estate market report, cost of industrial properties ranges including warehouse, telephone, adjacent areas in São Paulo combined with expected growth in industrial space. As the REIT focuses on the acquisition, construction, and possession of industrial facilities, São Paulo seems to be an attractive building site. Nodal subject faces a number of challenges in regard to move to Brazilian market. First challenge NLC would face is its company with the highly volatile Brazilian currency. Secondly, currency funds as a non-Brazilian parent in the form of dividends and that is a hurdle. Thirdly, local supply contracts (commitment) in Brazilian Region is a real challenge. Nodal must have willing all industrial real estate agreements in U.S. dollars, which had been

submitted to be internationalized.



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**AW Chickering**



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