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| **Job Title:** | **Analyst** |
| **Division:** | **Investment Management** |
| **Location/Office:** | **Brussels (Vilvoorde)** |
| **Reporting to:** | **Investment Director, Goodman European Partnership** |

Goodman is a leading global property group that owns, develops and manages logistics property and business space.



+ Own: Goodman buys property for the long-term, providing ongoing relationships with customers and investment opportunities for its investment partnerships

+ Develop: Goodman's tailor-made developments across the world are designed to meet the individual needs of its customers

+ Manage: Goodman's in-house property services teams ensure the operational needs of its customers are met and its assets are maintained to an exceptional standard. This generates increased customer satisfaction, higher retention rates and, in turn, secures returns for investors.

**The opportunity**

The Goodman European Partnership ("GEP" or the "Partnership") is one of Europe's largest unlisted investment vehicles dedicated to logistics real estate. GEP owns €2.5 billion worth of logistics assets, located in 11 countries across Europe, leased to key customers including Amazon, DHL, Schenker, Zalando and many others. The Partnership is backed by various leading institutional investors, including some of the world's largest pension and sovereign wealth funds. Goodman, GEP's manager and cornerstone shareholder, is one of the world's top logistics developers and the market leader in Europe.

In the context of GEP's constant growth an exceptional opportunity has now arisen for a bright, driven and ambitious individual to join the team.

The role will involve all aspects of running the Partnership in terms of financial analysis and reporting. The Analyst will also be closely involved in capital transactions such as new equity raises and bond issuances, acquisitions and disposals.
He/she will work closely with other GEP team members and will report to the GEP Director. There will be regular interaction with other offices and departments throughout Europe and with the Goodman Sydney head office.

**Accountabilities & duties**

+   Drive the financial forecast models in order to ensure accurate and timely forecasting of the Partnership's property income, Partnership's level earnings, distributions, return metrics (as applied in Business Plan, Reforecasts, equity raises and debt issuances);

+   Drive the Capital Management Plan to ensure accurate medium/long term cash flow projections and capital drawdown timings, liaise with treasury to maintain accurate short term cash flow forecasting;

+   Maintain the Covenant Testing Model in order to meet the reporting deadlines as set out by the debt agreements (including public bonds); Monitoring headroom and risk analysis;

+   Compile and verify data for Quarterly reports, external and internal;

+   Address Investor specific queries through ad-hoc analysis

+   Assist and guide the property analyst with property level forecasting;

+   Assist in analysis with regards to property transactions (acquisitions and disposals) and financial projects (equity raisings, debt structuring) in the Partnership.

+   Assist with the writing of the annual Business Plan and Quarterly Reforecasts;

+   Assist in the preparation of presentations, including investor presentations, market presentations etc;

+   Represent the Partnership as and when required at investor, finance and customer (tenant) meetings;

+   Assist the Director as required in order to meet the Partnership's compliance, governance and investment objectives.

**Relationships**

+   The Analyst will have wide exposure throughout the business and must seek to establish an excellent working relationship with senior management, colleagues, investors, internal and external advisers

**Skills, Knowledge and Experience:**

The ideal candidate will have a finance related degree (or engineering degree with strong interest in finance) and will have the following qualifications:

+ Prior financial analytics / accounting experience (investment banking or property analytics) is an asset
+ Excellent written and spoken knowledge of English. Dutch, French and/or German is a plus
+ Advanced excel and strong arithmetic/analytical skills
+ Good understanding of finance
+ Understanding of real estate is a plus
+ Eager to learn and apply, and take on increasingly more responsibility

Further the ideal candidate will have the following characteristics:

+ Strong communicator
+ Team player: The ability to work both independently and within a team environment, serving numerous internal and external customers under a tight timeline
+ Driven and can-do mentality
+ Resourceful
+ Positive attitude
+ Ability to combine a helicopter view with a good eye for detail
+ Pro-active, hands-on, able to prioritize
+ Initiative taking, goes beyond what is expected