DREAM INDUSTRIAL REIT ANNOUNCES NOVEMBER 2026 MONTHLY DISTRIBUTION

FOR IMMEDIATE RELEASE

TORONTO, NOVEMBER 19, 2026, DREAM INDUSTRIAL REIT (TSX: DIR.UN) (the "Trust") announced today its November 2026 monthly distribution in the amount of $0.05979 per Unit ($0.7175 annualized). The November distribution will be payable on December 15, 2026 to unitholders of record as at November 30, 2026.

Dream Industrial REIT is an owner, manager, and operator of a global portfolio of well-located, diversified industrial properties. As at September 30, 2026, Dream Industrial REIT has an interest in and manages a portfolio which comprises 414 industrial assets (798 buildings) totalling approximately 84.5 million square feet of gross leasable area in key markets across Canada, Europe, and the U.S. Dream Industrial REIT's objective is to deliver strong total returns to its unitholders through secure distributions as well as growth in net asset value and cash flow per unit underpinned by its high-quality portfolio and an investment grade balance sheet. Dream Industrial REIT is an unincorporated, open-ended real estate investment trust. For more information, please visit our website at www.dreamindustrialreit.ca.

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