

SoftLayer Moves Headquarters and Data Center to Digital Realty Trust Property

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Digital Realty Trust Property in Dallas to House SoftLayer Corporate Offices and IT Operations

SAN FRANCISCO, Feb. 18 /PRNewswire-FirstCall/ -- Digital Realty Trust, Inc. (NYSE: DLR), the world's largest wholesale datacenter provider, has completed a multi-faceted lease agreement with SoftLayer® that combines its headquarters and data centers in a Digital Realty Trust property in the Dallas area. SoftLayer Technologies, a leading provider of on-demand IT services, has signed a lease for office and data center space in a Digital Realty Trust building with the option to occupy the entire building to meet the company's future expansion requirements. SoftLayer also has naming rights for the standalone building, which will serve as the company's global headquarters and operations center.

"We were running out of office space and data center capacity in our current facilities, so we needed to find a solution that could accommodate our growth. The Digital Realty Trust property gives us tremendous flexibility to expand over time and enables us to house our offices and IT operation under the same roof. That has tremendous efficiencies for our operations and benefits for our customers," said Lance Crosby, CEO of SoftLayer. "The Digital Realty Trust building allows us to expand our IT operations incrementally and cost effectively as our business grows."

"We are pleased that SoftLayer selected a Digital Realty Trust property as the new home for its corporate headquarters and IT operations," said Brent Behrman, Vice President, Global Sales of Digital Realty Trust. "SoftLayer was looking for a standalone property that would provide first-rate office space as well as technical space for its IT service operations. We will convert part of the facility whose lease was expiring into a state of the art datacenter with ample power and fiber connectivity to support SoftLayer's datacenter operations. This lease demonstrates our ability to add value to our existing properties through our redevelopment program."

Mr. Crosby of SoftLayer added: "This is a first step in an aggressive growth plan for SoftLayer in 2010. Adding capacity in Dallas is a first priority, but we will continue to expand both our data center and network capabilities in the coming months to satisfy the needs of our growing customer base."

About SoftLayer Technologies

SoftLayer provides best-in-class, on-demand IT services on a global basis from facilities in Dallas, Seattle, and Washington, DC. SoftLayer integrates and automates all IT elements to innovate industry-leading services—including cloud, dedicated, and virtual computing environments—all managed through a single interface. Enterprises of all sizes benefit from gaining complete control, security, scalability, and ease-of-management for their IT solution. For more information, please visit www.softlayer.com or call 866.398.7638.

About Digital Realty Trust, Inc.

Digital Realty Trust, Inc. owns, acquires, redevelops, develops and manages technology-related real estate. The Company is focused on providing Turn-Key Datacenter® and Powered Base Building® datacenter solutions for domestic and international tenants across a variety of industry verticals ranging from information technology and Internet enterprises, to manufacturing and financial services. Digital Realty Trust's 84 properties, excluding one property held as an investment in an unconsolidated joint venture, contain applications and operations critical to the day-to-day operations of technology industry tenants and corporate enterprise datacenter tenants. Comprising approximately 14.9 million rentable square feet as of January 25, 2010, including 1.9 million square feet of space held for redevelopment, Digital Realty Trust's portfolio is located in 27 markets throughout North America and Europe. For additional information, please visit Digital Realty Trust's website at <http://www.digitalrealtytrust.com>.

Safe Harbor Statement

This press release contains forward-looking statements which are based on current expectations, forecasts and assumptions that involve risks and uncertainties that could cause actual outcomes and results to differ materially, including statements related to SoftLayer's future expansion and operating efficiencies to be achieved. These risks and uncertainties include the impact of the current deterioration in the global economy, including the turmoil in the financial and credit markets; the downturn of local economic conditions in our geographic markets; decreases in information technology spending, including as a result of economic slowdowns or recession; adverse economic or real estate developments Digital Realty Trust's industry or the industry sectors that Digital Realty Trust sells to; decreases in real estate valuations and resulting impairment charges; Digital Realty Trust's dependence upon significant tenants, including SoftLayer at this facility; bankruptcy or insolvency of one or more major tenants or a significant number of smaller tenants; defaults on or non-renewal of leases by tenants; Digital Realty Trust's failure to obtain necessary debt and equity financing for refinancing current debt obligations, undertaking or completing redevelopment, completing acquisitions or other purposes; increased interest rates and operating costs; Digital Realty Trust's failure to repay debt when due or breach of covenants or other terms contained in Digital Realty Trust's loan documents; financial market fluctuations; changes in foreign currency exchange rates; Digital Realty Trust's ability to manage its growth effectively; difficulty acquiring or operating

properties in foreign jurisdictions; Digital Realty Trust's failure to successfully operate acquired or redeveloped properties; risks related to joint venture investments; delays or unexpected costs in development or redevelopment of properties; decreased rental rates or increased vacancy rates; increased competition or available supply of data center space; inability to successfully redevelop and lease new properties and space held for redevelopment; difficulties in identifying properties to acquire and completing acquisitions; Digital Realty Trust's failure to maintain its status as a REIT; possible adverse changes to tax laws; environmental uncertainties and risks related to natural disasters; changes in real estate and zoning laws; and increases in real property tax rates. For a further list and description of such risks and uncertainties, see the reports and other filings by Digital Realty Trust with the United States Securities and Exchange Commission, including the Company's annual report on Form 10-K for the year ended December 31, 2008 and subsequent quarterly reports on Form 10-Q. Digital Realty Trust disclaims any intention or obligation to update or revise any forward-looking statements, whether as a result of new information, future events or otherwise.

Turn-Key Datacenter, Powered Base Building and POD Architecture are registered service marks of Digital Realty Trust.

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