



FOR IMMEDIATE RELEASE

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**KTR CAPITAL PARTNERS ACQUIRES A 206,711 SQUARE FOOT,
CLASS-A ASSET IN BOLINGBROOK, ILLINOIS**

New York, NY – June 17, 2014 - KTR Capital Partners (“KTR”) announced today that an affiliate closed on the acquisition of 700 Gateway Drive, a 206,711 square foot, Class-A distribution facility in Bolingbrook, Illinois. Built in 2005, this building features 30 foot clearance height, 32 loading docks, 2 drive-in doors, 135 foot truck courts and 6,623 square feet of office. 700 Gateway Drive is also outfitted with modern amenities such as ESFR, T-5 lighting and a secured loading court. The building is well-located in the heart of the I-55 submarket and has 800 feet of freeway frontage on I-55. Currently vacant, KTR has already launched an aggressive marketing campaign to lease up the asset.

“This was an opportunity to engage in an off-market transaction directly with the user/owner to acquire a modern, high-image asset in the heart of the I-55 submarket at an attractive basis well below replacement cost,” commented Ryan Stoller, Vice President of Investments for KTR. “With the I-55 submarket at an all-time low vacancy rate, this building is the only free standing availability in its size range and is very well-positioned to attract a user looking for a visible, highly functional warehouse.”

KTR’s footprint in the Chicago market currently exceeds 10 million square feet.

KTR CAPITAL PARTNERS

KTR Capital Partners is a real estate investment, development and operating company focused exclusively on the industrial property sector. Headquartered in New York City with offices in Philadelphia, Chicago, Dallas, Las Vegas, Los Angeles and Miami, KTR has a 75 person platform that manages a series of discretionary value-add investment funds that target opportunities throughout major markets in North America. KTR funds currently own a portfolio of approximately 60 million square feet across North America and provide nearly \$7.0 billion of investment capacity. For additional information, please visit www.ktrcapital.com.