



**FOR IMMEDIATE RELEASE**

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**KTR CAPITAL PARTNERS ACQUIRES A 682,800 SQUARE FOOT  
TEMPERATURE-CONTROLLED FACILITY IN THE INLAND EMPIRE**

**New York, NY – April 16, 2014** - KTR Capital Partners (“KTR”) announced today that an affiliate completed the acquisition of a 682,800 square foot temperature-controlled facility located in the Inland Empire. This state-of-the-art facility includes a combination of freezer, cooler and ambient warehouse. Built in 2007, the building features a two-story main office structure, 35 foot clearance height, 155 dock high doors, 450 trailer stalls, an ESFR sprinkler system and parking for nearly 1,000 automobiles. The transaction also included land for expansion which can accommodate more than 600,000 square feet of new development. This well-located facility is situated just west of I-215 and south of the Cactus Avenue exit in the 1,300 acre master-planned Meridian Business Park.

“This was a rare opportunity to acquire a state-of-the-art, food-grade facility in the Inland Empire,” commented Phil Prassas, Senior Vice President of Investments for KTR. “The project is 100% leased on a long-term basis at attractive risk-adjusted returns. We are pleased to have sourced this deal on a direct basis through an existing relationship.”

This acquisition brings KTR’s footprint in Southern California to nearly 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](http://www.ktrcapital.com).