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KTR ACQUIRES 595 TERRITORIAL DRIVE IN BOLINGBROOK, IL

New York, NY - December 20, 2012 - KTR Capital Partners ("KTR") announced today that an affiliate has closed on the acquisition of 595 Territorial Drive in Bolingbrook, IL. The building is situated on approximately 6 acres in the I-55 submarket of Chicago. The 108,154 SF rear-load facility features 28' clear ceiling heights, 12 loading docks, two drive in doors, and a 130' truck court. The warehouse is currently 37% leased with 68,000 SF available.

Ryan Stoller, Vice President of Investments at KTR, stated, "This acquisition is a very attractive opportunity to add a Class A facility in a highly desirable institutional submarket. The existing 68,000 square foot vacancy is easily divisible and well positioned to compete for a wide range of prospective tenants in size ranges currently in short supply in the I-55 market."

This acquisition brings KTR's total portfolio in the Chicago market to over 11.6 million square feet.

KTR CAPITAL PARTNERS

KTR Capital Partners is a real estate private equity fund manager and operating company specializing in the industrial property sector. Headquartered in New York City with offices in Philadelphia, Chicago, Miami, Las Vegas and Los Angeles, KTR manages a series of discretionary value-add investment funds that target opportunities throughout major markets in North America. KTR's current investment vehicles provide approximately \$3.5 billion of investment capacity. For further information go to www.ktrcapital.com.