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Contact

Caroline Lannen
KTR Capital Partners
(484)530-1841
clannen@ktrcapital.com

**KTR CAPITAL PARTNERS ANNOUNCE ACQUISITION OF
GATEWAY DISTRIBUTION CENTER IN ATLANTA**

New York, NY- November 17, 2010 - KTR Capital Partners ("KTR") announced today that an affiliate has closed on the acquisition of Gateway Distribution Center located at 6047 & 6049 Fulton Industrial Blvd SW in Atlanta, GA. The two warehouse buildings total 410,806 SF and are situated on 19 acres in the I-20 West submarket of Atlanta. Property features include: rail service, 24' clear ceiling heights, T-5 lighting, and 102 exterior dock doors. The buildings are currently 74% leased to two tenants.

PJ Charlton, Senior Vice President of Investments at KTR, stated, "This acquisition is an opportunity to acquire two functional assets at an attractive basis in one of the largest submarkets of Atlanta. This is our second acquisition in Atlanta this year, and we will continue to seek out industrial investment opportunities in this market, and other major logistics markets in the US, including direct property acquisitions, equity recapitalizations and debt purchases."

This acquisition brings KTR's portfolio in the Southeast to 5.6 million square feet spread across Florida, Tennessee and Georgia.

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 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 billion of investment capacity. For further information go to www.ktrcapital.com.