

State	Market	Address	City	Industrial/ Office/ Cold Storage	Availabilities (SF)		Clear Height	Listing Broker Contact	Broker Email
					Total	Minimum			
AZ	Southwest Phoenix	4901 W. Van Buren St.	Phoenix	I	5,780	5,780	18'	Marc Hertzberg - Jones Lang LaSalle (602) 648-9219	marc.hertzberg@am.jll.com
		4929 W. Van Buren St.	Phoenix	I	74,642	37,321	24'	Marc Hertzberg - Jones Lang LaSalle (602) 648-9219	marc.hertzberg@am.jll.com
		6111 W. Washington St. (Land/BTS)	Phoenix	I	273,000	114,000	32'-36'	John Werstler - CBRE (602) 735-5504	john.werstler@cbre.com
CA	Los Angeles	24760 S Main St.	Carson	I	231,008	231,008	30'	John Repstad - Binswanger (213) 892-8881	jrepstad@raginc.com
		1601 W. Mission Blvd.	Pomona	I	751,528	7,338	12'-20'	John Repstad - Binswanger (213) 892-8881	jrepstad@raginc.com
		13083 Slover Ave.	Fontana	I	323,660	323,660	32'	Chuck Belden - Cushman & Wakefield (909) 942-4640	chuck.belden@cushwake.com
		6100 Garfield Ave. (Land/BTS)	Commerce	I	620,000	152,000	36'	Zac Sakowski - JLL (213) 239-6239	zac.sakowski@am.jll.com
		2601 S. Malt Ave.	Commerce	I	179,224	179,224	20'-22'	Dave Hess - Cushman & Wakefield (213) 955-6412	dave.hess@cushwake.com
		675 W. Manville St.	Compton	I	123,456	123,456	22'	Rooney Daschbach - Cushman & Wakefield (562) 276-1431	rooney.daschbach@cushwake.com
		350 W. Manville St.	Compton	I	50,000	50,000	24'	Brad Levin - Daum Commercial (310) 538-6728	brad.levin@daumcommercial.com
		4422 Airport Dr.	Ontario	I	62,835	62,835	24'	Len Santoro - CBRE (909) 418-2158	len.santoro@cbre.com
		9425 Nevada St.	Redlands	I	606,000	187,673	32'	Chuck Belden - Cushman & Wakefield (909) 942-4640	chuck.belden@cushwake.com
		9910 Nevada St. (Land/BTS)	Redlands	I	425,940	425,940	32'	Jeff Smith - Lee & Associates (909) 373-2909	jsmith@lee-assoc.com
CA	Bay Area	8024-8076 Central Ave.	Newark	I/O	36,999	7,801	20'	Joe Kelly - CBRE (408) 453-7474	joe.kelly@cbre.com
FL	Southeast Florida	1001 Broken Sound Pkwy.	Boca Raton	I/O	10,250	10,250	16'	Jeff Kelly - CBRE (561) 393-1621	jeffrey.kelly@cbre.com
		1155 Broken Sound Pkwy.	Boca Raton	I/O	42,563	11,351	16'	Jeff Kelly - CBRE (561) 393-1621	jeffrey.kelly@cbre.com
		1225 Broken Sound Pkwy.	Boca Raton	I/O	16,281	5,720	16'	Jeff Kelly - CBRE (561) 393-1621	jeffrey.kelly@cbre.com
		1335 W. 53rd St.	Mangonia Park	I	27,265	7,500	24'	Robert Smith - CBRE (561) 393-1608	robert.c.smith@cbre.com
		1395 NW 17th Ave.	Delray Beach	I/O	22,701	6,049	20'	Christopher Thomson - Cushman & Wakefield (561) 227-2020	christopher.thomson@cushwake.com
		430 S. Congress Ave.	Delray Beach	I	41,334	9,013	24'	Jeff Kelly - CBRE (561) 393-1621	jeffrey.kelly@cbre.com
		251 International Pkwy. (Sublet)	Sunrise	I	178,791	178,791	40'	Brad Stitchberry - KTR Capital Partners (954) 421-0948	bstitchberry@ktrcapital.com
		602 - 668 S. Military Trl.	Deerfield Beach	I/O	22,967	1,843	16'	Tom Hotz - Butters Realty (954) 312-2415	tom@butters.com
		700 - 710 S. Military Trl.	Deerfield Beach	I	18,111	18,111	18'	Tom Hotz - Butters Realty (954) 312-2415	tom@butters.com
		712 - 734 S. Military Trl.	Deerfield Beach	I	24,526	8,518	24'	Tom Hotz - Butters Realty (954) 312-2415	tom@butters.com
		736 - 774 S. Military Trl.	Deerfield Beach	I	15,325	15,325	24'	Tom Hotz - Butters Realty (954) 312-2415	tom@butters.com
		776 - 858 S. Military Trl.	Deerfield Beach	I/O	27,994	550	16'	Tom Hotz - Butters Realty (954) 312-2415	tom@butters.com
		5555 Anglers Ave	Hollywood	O	9,277	1,000	16'	David Wigoda - Jones Lang Lasalle (954) 829-3737	david.wigoda@am.jll.com
		3601-3613 N. 29th Ave	Hollywood	I	9,150	9,150	24'	David Wigoda - Jones Lang Lasalle (954) 829-3737	david.wigoda@am.jll.com
		3850 N. 29th Ter	Hollywood	I	24,480	24,480	23'	David Wigoda - Jones Lang Lasalle (954) 829-3737	david.wigoda@am.jll.com
		1901-1949 Tigertail Blvd	Hollywood	I	7,000	7,000	22'	David Wigoda - Jones Lang Lasalle (954) 829-3737	david.wigoda@am.jll.com
		5553 Anglers Ave (Bldg 4)	Hollywood	I	32,000	5,440	21'	David Wigoda - Jones Lang Lasalle (954) 829-3737	david.wigoda@am.jll.com
		645 NW Enterprise Dr.	Port St. Lucie	I	19,200	2,400	18'	Derrick Christenson - Christenson Commercial RE (772) 419-5076	derricksoldit@aol.com
		651 NW Enterprise Dr.	Port St. Lucie	I	16,896	1,536	18'	Derrick Christenson - Christenson Commercial RE (772) 419-5076	derricksoldit@aol.com
		7655 Enterprise Dr.	Riviera Beach	I	12,450	1,600	18'	Christopher Thomson - Cushman & Wakefield (561) 227-2020	christopher.thomson@cushwake.com
7656 Byron Dr.	Riviera Beach	I	21,715	1,592	18'	Christopher Thomson - Cushman & Wakefield (561) 227-2020	christopher.thomson@cushwake.com		
7540 Byron Dr.	Riviera Beach	I	104,640	104,640	32'	Christopher Thomson - Cushman & Wakefield (561) 227-2020	christopher.thomson@cushwake.com		
9439 W. Commercial Blvd.	Tamarac	I	84,100	84,100	35'	Tom O'Loughlin - CBRE (954) 356-0468	tom.oloughlin@cbre.com		
1904 NW 97th Ave.	Doral	I	102,899	43,680	22'	Brian Smith - Cushman & Wakefield (305) 533-2892	brian.smith@cushwake.com		
2000 NW 97th Ave.	Doral	I	25,200	25,200	24'	Brian Smith - Cushman & Wakefield (305) 533-2892	brian.smith@cushwake.com		
Beacon @ 97th Ave (Land/BTS)	Doral	I	55,000	55,000	30'	Brian Smith - Cushman & Wakefield (305) 533-2892	brian.smith@cushwake.com		

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FL	Southeast Florida	Miami Int'l Distribution Center (Land/BTS)	Doral	I	335,841	151,100	36'	Jose Juncadella - Fairchild Partners (305) 668-0620	jjuncadella@fairchildpartners.com
		Miami Int'l Distribution Center (Land/BTS)	Doral	I	94,000	94,000	36'	Jose Juncadella - Fairchild Partners (305) 668-0620	jjuncadella@fairchildpartners.com
		2301 SW 32nd Ave	Pembroke Pines	I	56,530	56,530	24'	Rick Etner - Cushman & Wakefield (954) 771-0800	rick.etner@cushwake.com
		Seneca North Industrial Park (Land/BTS)	Pembroke Pines	I	36,300	36,300	30'	Rick Etner - Cushman & Wakefield (954) 771-0800	rick.etner@cushwake.com
FL	Tampa	4023 Tampa Rd.	Oldsmar	I/O	30,564	9,564	20'	Alan Feldshue - Colliers Arnold (727) 442-7296	alan.feldshue@colliers.com
		4025 Tampa Rd.	Oldsmar	I/O	19,638	750	20'	Alan Feldshue - Colliers Arnold (727) 442-7296	alan.feldshue@colliers.com
		4027 Tampa Rd. (Sublet)	Oldsmar	I/O	32,000	11,500	22'	John Dunphy - Jones Lang LaSalle (813) 387-1312	JohnC.Dunphy@am.jll.com
		4029 Tampa Rd. (Sublet)	Oldsmar	I	94,000	18,000	22'	Al Corr - KTR Capital Partners (484) 530-1821	acorr@ktrcapital.com
FL	Orlando	38 Skyline Dr.	Lake Mary	I	60,500	25,000	32'	Bo Bradford - Southern Commercial (321) 281-8502	bbradford@southerncommercialre.com
		7000 Kingspointe Pkwy.	Orlando	I	42,000	42,000	30'	Bo Bradford - Southern Commercial (321) 281-8502	bbradford@southerncommercialre.com
GA	Atlanta	1500 Distribution Ct.	Lithia Springs	I	35,533	35,533	24'	Chris Miller - NAI Brannen Goddard (404) 812-4084	cmiller@naibg.com
		1575 Distribution Ct.	Lithia Springs	I	85,000	85,000	26'	Chris Miller - NAI Brannen Goddard (404) 812-4084	cmiller@naibg.com
		1650 Horizon Pky	Buford	I	116,440	20,480	28'	Mark Hawks - CBRE (404) 504-5978	mark.hawks@cbre.com
IL	Chicago	200 S Mitchell Court	Addison	I	152,200	57,000	22'	Jeff Fischer - NAI Hiffman (630) 317 - 0726	jfischer@hiffman.com
		5619 W. 115th St.	Alsip	I	170,563	170,563	28'	Larry Johnson - CB Richard Ellis (630) 573 - 7099	larry.johnson@cbre.com
		3557 Butterfield Rd.	Aurora	I	30,000	30,000	30'	Brian Kling - Colliers International (847) 698 - 8223	brian.kling@colliers.com
		3565 Butterfield Rd.	Aurora	I	29,879	29,879	30'	Brian Kling - Colliers International (847) 698 - 8223	brian.kling@colliers.com
		7447 Central Ave.	Bedford Park	I	62,500	62,500	21'	Steve Connolly - NAI Hiffman (630) 639-0642	sconnolly@hiffman.com
		595 Territorial Dr.	Bolingbrook	I	67,904	33,745	28'	Terry Grapenthin - Cawley Chicago (630) 810-1160	tgrape@cawleychicago.com
		513 Express Center Dr	Chicago	I	138,000	69,000	24'	Matt Mulvihill - CBRE (847) 706-4964	matt.mulvihill@cbre.com
		3100-3250 S. Central Ave.	Cicero	I	220,685	10,134	14'-22'	Tom Condon - Colliers International (847) 698-8212	tcondon@colliers.com
		105 E. Oakton St.	Des Plaines	I	100,227	100,227	23'	Matthew Stauber - Colliers International (847) 698-8236	matthew.stauber@colliers.com
		801 Chase Ave.	Elk Grove Village	I	6,383	6,383	17'	Rick Daly - Darwin Realty (630) 782-9520	rdaly@darwinrealty.com
		1250 Arthur Avenue	Elk Grove Village	I	55,188	55,188	20'	Chris Nelson - Lee & Associates of Illinois (773) 355-3011	cnelson@lee-associates.com
		3710 N. River Rd.	Franklin Park	I	79,961	20,000	30'	Matt Mulvihill - CBRE (847) 706-4964	matt.mulvihill@cbre.com
		10800-10900 W. Belmont Ave.	Franklin Park	I	66,417	66,417	16'-24'	Larry Goldwasser - Cushman & Wakefield (312) 470-2323	larry.goldwasser@cushwake.com
		240 Windy Point Dr.	Glendale Heights	I	35,981	35,981	30'	Britt Casey - Cushman & Wakefield (847)518-3280	Britt.Casey@cushwake.com
		1100 Lakeside Dr.	Gurnee	I	39,364	39,364	18'	Keith Puritz CBRE (847) 572-1410	keith.puritz@cbre.com
		1820 Northwestern Ave.	Gurnee	I	24,000	24,000	22'	Robin Stolberg Jones Lang LaSalle (312) 228-3218	robin.stolberg@am.jll.com
		1400-1456 Norwood Dr	Itasca	I	19,478	19,478	16'	Jeff Janda - Lee & Associates of Illinois (773) 355-3015	jjanda@lee-associates.com
		2407 - 2457 W. North Avenue	Melrose Park	I	205,998	49,763	30'	John Suerth - CBRE (847) 706-4929	john.suerth@cbre.com
		3701-3749 N. 25th Ave.	Schiller Park	I	7,360	7,360	16'	Tom Rodeno - Colliers International (847) 698-8231	tom.rodeno@colliers.com
		10524 N. United Pkwy	Schiller Park	I	19,500	19,500	16'	Larry Goldwasser - Cushman & Wakefield (312) 470-2323	larry.goldwasser@cushwake.com
4136 N. United Pkwy.	Schiller Park	I	107,040	107,040	22'	Larry Goldwasser - Cushman & Wakefield (312) 470-2323	larry.goldwasser@cushwake.com		
4210 Transworld	Schiller Park	I	16,200	16,200	16'	Larry Goldwasser - Cushman & Wakefield (312) 470-2323	larry.goldwasser@cushwake.com		
4310 Transworld	Schiller Park	I	23,000	23,000	18'	Larry Goldwasser - Cushman & Wakefield (312) 470-2323	larry.goldwasser@cushwake.com		
4205-4321 N. United Pkwy.	Schiller Park	I	5,000	5,000	16'	Larry Goldwasser - Cushman & Wakefield (312) 470-2323	larry.goldwasser@cushwake.com		
10501 - 10505 Delta Pkwy.	Schiller Park	I	19,470	19,470	16'	Larry Goldwasser - Cushman & Wakefield (312) 470-2323	larry.goldwasser@cushwake.com		
10508 N. United Pkwy.	Schiller Park	I	10,672	10,672	16'	Larry Goldwasser - Cushman & Wakefield (312) 470-2323	larry.goldwasser@cushwake.com		
10509-10521 N. United Pkwy.	Schiller Park	I	32,000	12,000	16'	Larry Goldwasser - Cushman & Wakefield (312) 470-2323	larry.goldwasser@cushwake.com		
4250 - 4306 N. United Pkwy.	Schiller Park	I	108,040	27,010	21'	Larry Goldwasser - Cushman & Wakefield (312) 470-2323	larry.goldwasser@cushwake.com		

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					Total	Minimum					
IL	Chicago	16750 Vincennes Road	South Holland	I	202,902	106,961	22' - 24'	Walter Murphy - Lee & Associates of Illinois (773) 355-3017	wmurphy@lee-associates.com		
		1601 Atlantic Dr.	West Chicago	I	6,491	3,233	18'	Adam Johnson- NAI Hiffman (630) 317-0729	ajohnson@hiffman.com		
		KTR - Crossroads DuPage (Land/BTS)	West Chicago	I	210,000	30,600	30'	Kirk Armour - CB Richard Ellis (847) 706 - 4030	kirk.armour@cbre.com		
NJ	New Jersey	275 Omar Ave.	Avenel (12)	I	279,700	150,000	36'	Bill Waxman - CBRE (201) 712-5810	william.waxman@cbre.com		
		275 Omar Ave.	Avenel (12)	C	111,950	111,950	40'	Bill Waxman - CBRE (201) 712-5810	william.waxman@cbre.com		
		3025 Woodbridge Ave.	Edison	I	62,208	62,208	36'	Adam Citron - Jones Lang LaSalle (732) 590-4174	adam.citron@am.jll.com		
		3001 Woodbridge Ave.	Edison	I	393,000	86,000	27'	Adam Citron - Jones Lang LaSalle (732) 590-4174	adam.citron@am.jll.com		
		115 Interstate Blvd. (Sublet)	S. Brunswick (8A)	I	526,400	526,400	33'	Tom Consiglio - Resource Realty (973) 299-0900 x 227	tconsiglio@resource-realty.com		
		600 Meadowlands Pkwy.	Secaucus	I	15,043	2,400	24'	Brian Scheuer - Chaus Realty (201) 288-8818	bscheuerchaur@aol.com		
		600 Meadowlands Pkwy.	Secaucus	O	32,633	1,360	n/a	Brian Scheuer - Chaus Realty (201) 288-8818	bscheuerchaur@aol.com		
NV	Las Vegas	iPort 12 - 8003 Industrial Ave.	Carteret	I	1,064,515	513,547	36'	Nate Demetsky - Cushman & Wakefield (609) 672-3163	nate.demetsky@cushwake.com		
		3550 E. Post Rd.	Las Vegas	I/O	4,000	4,000	16'-30'	Spencer Pinter - Colliers (702) 836-3776	spinter@lvcolliers.com		
		3585 E. Patrick Ln.	Las Vegas	I/O	17,800	4,385	16'-30'	Spencer Pinter - Colliers (702) 836-3776	spinter@lvcolliers.com		
		3595 E. Patrick Ln.	Las Vegas	I/O	48,514	5,267	16'-30'	Spencer Pinter - Colliers (702) 836-3776	spinter@lvcolliers.com		
		6275 S. Pearl St.	Las Vegas	I/O	33,084	5,722	16'-30'	Spencer Pinter - Colliers (702) 836-3776	spinter@lvcolliers.com		
		6295 S. Pearl St.	Las Vegas	I/O	37,578	4,800	16'-30'	Spencer Pinter - Colliers (702) 836-3776	spinter@lvcolliers.com		
		3655 E. Patrick Ln.	Las Vegas	I/O	11,703	5,104	16'-30'	Spencer Pinter - Colliers (702) 836-3776	spinter@lvcolliers.com		
		6180 S. Pearl St.	Las Vegas	I/O	86,870	21,600	16'-30'	Spencer Pinter - Colliers (702) 836-3776	spinter@lvcolliers.com		
		3650 E. Post Rd.	Las Vegas	I/O	11,661	11,661	16'-30'	Spencer Pinter - Colliers (702) 836-3776	spinter@lvcolliers.com		
		6155 S. Sandhill Rd.	Las Vegas	I/O	20,728	6,050	16'-30'	Spencer Pinter - Colliers (702) 836-3776	spinter@lvcolliers.com		
		6275 S. Sandhill Rd.	Las Vegas	I/O	15,000	15,000	16'-30'	Spencer Pinter - Colliers (702) 836-3776	spinter@lvcolliers.com		
		6255 S. Sandhill Rd.	Las Vegas	I/O	4,800	4,800	16'-30'	Spencer Pinter - Colliers (702) 836-3776	spinter@lvcolliers.com		
		7370 Dean Martin Dr.	Las Vegas	I/O	21,629	21,629	20'-24'	Jeremy Green - CBRE (702) 369-4883	jeremy.green@cbre.com		
		7440 Dean Martin Dr.	Las Vegas	I/O	43,208	21,350	20'-24'	Jeremy Green - CBRE (702) 369-4883	jeremy.green@cbre.com		
		6445 Montessori St.	Las Vegas	I/O	71,678	71,678	30'	Mike Hillis & Susan Borst - CW (702) 688-6915	sborst@comre.com		
		NV	Reno	Eagle Valley Industrial Center (Land/BTS)	McCarran	I	566,875	275,000	32'-36'	Eric Bennett - CBRE (775) 823-6963	eric.bennett@cbre.com
		OH	Columbus	5650 Greenpoint Dr. North	Groveport	I	75,000	37,500	32'	Michael Mullady - CBRE (614) 430-5030	michael.mullady@cbre.com
PA	Harrisburg	3700 Industrial Rd.	Harrisburg	I	209,110	209,110	30'	Joe McDermott - CBRE (610) 251-5107	joe.mcdermott@cbre.com		
		3700 Industrial Rd.	Harrisburg	C	178,479	82,682	30'	Joe McDermott - CBRE (610) 251-5107	joe.mcdermott@cbre.com		
		3700 Industrial Rd.	Harrisburg	Truck Maint.	15,100	15,100	20'	Joe McDermott - CBRE (610) 251-5107	joe.mcdermott@cbre.com		
PA	Carlisle	950 Centerville Road	Newville	I	570,000	300,000	32'	Michael Hess - CBRE (717) 540-2705	michael.hess@cbre.com		
TN	Nashville	104 Challenger Rd.	Portland	I	300,000	60,000	30'	Michael Reid - Binswanger (404) 307-6900	mreid@binswanger.com		
		1125 Vaughn Dr.	Portland	I	504,000	504,000	32'	John Ward - Cassidy Turley (615) 301-2834	john.ward@cassidyrturley.com		
TX	Dallas	14900 Frye Rd.	Ft. Worth	I	494,990	146,790	32'	Cannon Green - Stream Realty Partners (214) 560-5096	cgreen@streamrealty.com		
		5401 N. Riverside Dr. (Sublet)	Ft. Worth	I	658,692	250,000	40'	Paul Whitman - JLL (214) 438-6280	paul.whitman@am.jll.com		
TX	Houston	14430-14440 JFK Blvd.	Houston	I/O	56,000	13,440	24'	Justin Robinson Stream Realty Partners (713) 300-0304	jrobinson@streamrealty.com		
		9010 West Little York Rd	Houston	I	91,200	22,800	24'	Justin Robinson Stream Realty Partners (713) 300-0304	jrobinson@streamrealty.com		
WI	Wisconsin	11100 W. Silver Spring Rd.	Milwaukee	I	127,400	28,286	22' - 24'	Samuel Dickman Jr. - The Dickman Company (414) 271-6100	sam-jr@dickmanrealestate.com		

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					Total	Minimum			

KTR Asset Management Contacts

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COOLER/DRY WAREHOUSE

275 OMAR AVENUE

AVENEL, NEW JERSEY



NEW CONSTRUCTION



Introducing Turnpike 12 Commerce Center, a **NEWLY CONSTRUCTED** 279,700 sq. ft. warehouse and distribution building and a high end 111,950 sq. ft. cooler building. T12 has an efficient blend of dry warehouse and cooler space and features extensive truck loading and on-site car and trailer parking. It is surrounded by a large, quality labor base and situated at the hub of the most concentrated and affluent consumer market in the world. Perfectly positioned at Exit 12 of the NJ Turnpike and located just 1.4 miles from I-95, 4.9 miles from the Garden State Parkway, and 9.5 miles from I-287, T12 has easy access to the Port Newark/Elizabeth Marine Terminal as well as Newark Liberty International Airport and can serve a multitude of users.

- | | | |
|-----------------|---------------------------------|--------------------------------|
| NEW | :: ±391,650 sq. ft. (Divisible) | :: 260 car spaces |
| FEATURES | :: 35.56 acres | :: ESFR sprinklers |
| | :: Renovated in 2013 | :: Zoned M-1, Light Industrial |
| | :: 270 trailer stalls | :: ±\$1.95 per sq. ft. OpEx |

FOR MORE INFORMATION CONTACT:

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Kevin Dudley
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kevin.dudley@cbre.com

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AVENUE
AVENEL, NEW JERSEY



**EXISTING
COOLER
UNIT A**

- ±111,950 sq. ft. cooler
- 40' clear
- 24 tailboard doors
- Dock levelers have 40,000 lb. capacity
- 40' x 40' column spacing
- 40' x 60' column spacing in loading bays
- Viking pre-action sprinklers
- Office to suit
- 7" fiber reinforced floors over 2" of insulation
- Metal halide lighting
- Cooling capacity of 28°F - 34°F
- Fully racked to support 11,750 pallet positions
- Temperature controlled loading and staging area
- Constructed in 2004



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AVAILABLE
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275
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AVENUE
AVENEL, NEW JERSEY



**NEW DRY
WAREHOUSE
UNIT B**

- :: ±279,700 sq. ft. dry warehouse
- :: 36' clear
- :: 46-54 tailboard doors
- :: 54' x 50' column spacing
- :: 54' x 60' column spacing in loading bay
- :: ESFR sprinkler system
- :: Office to suit
- :: 6" reinforced floors
- :: T-5 lighting with sensors
- :: Estimated completion Q1 2014



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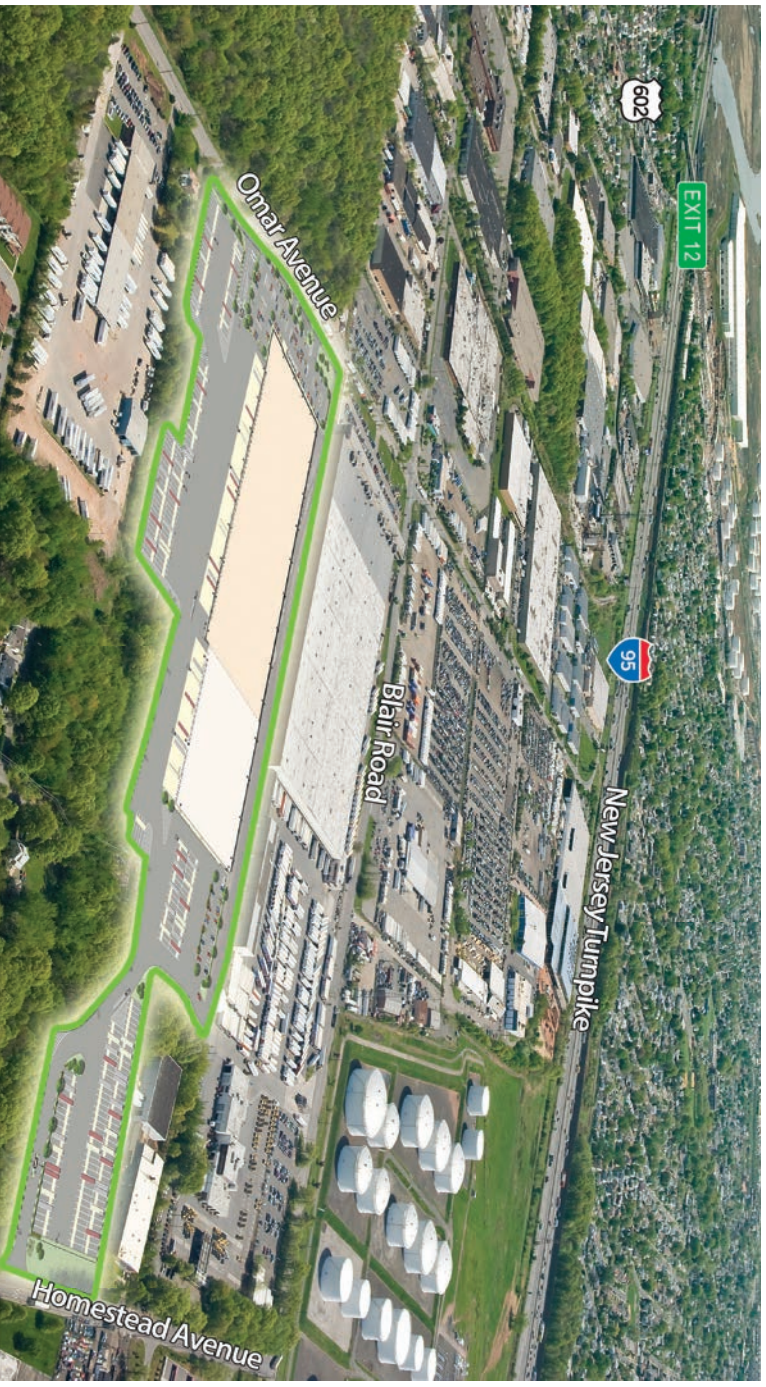
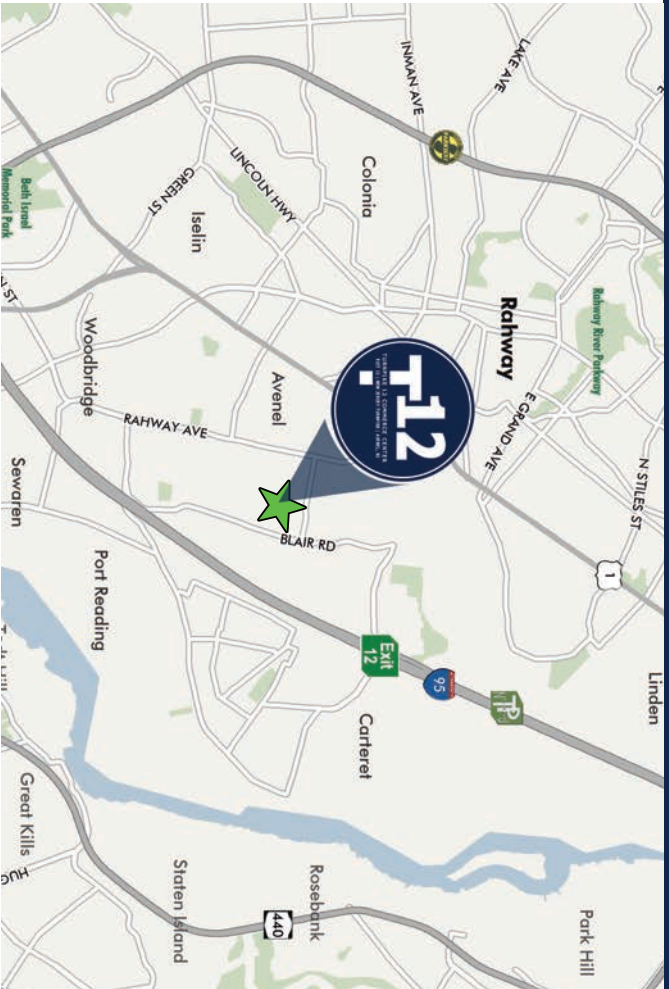


AVAILABLE FOR LEASE

COOLER/DRY WAREHOUSE

275 OMAR AVENUE

AVENEL, NEW JERSEY



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