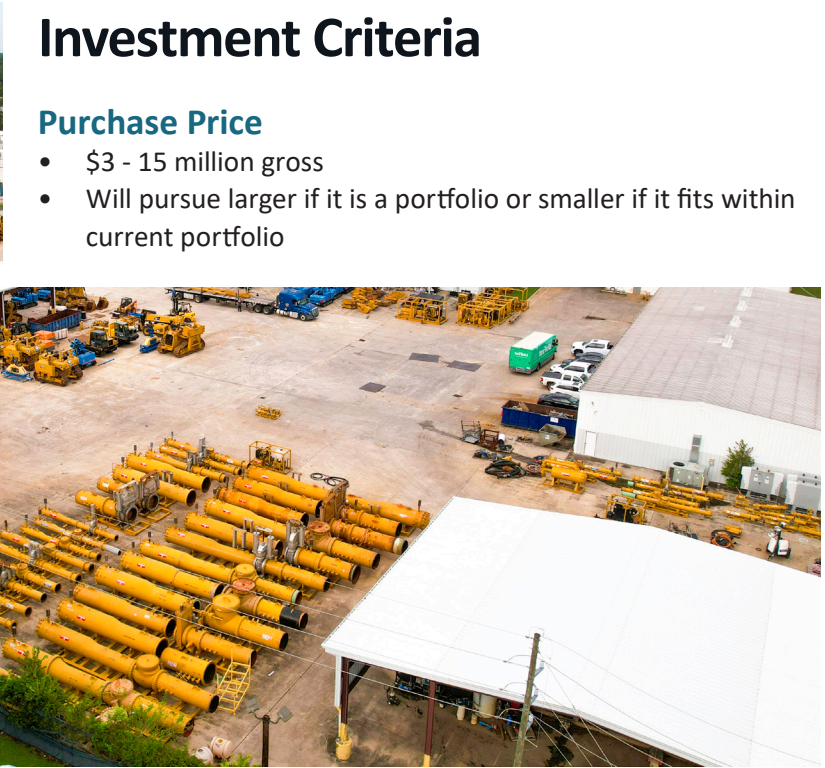


# Industrial Outdoor Storage Investment Criteria

## Purchase Price

- \$3 - 15 million gross
- Will pursue larger if it is a portfolio or smaller if it fits within current portfolio



## Markets

- **Tier 1:** Major Texas markets plus any port or distribution hubs (Port of Houston, Corpus Christi, Laredo, etc.)
- **Tier 2:** Denver and Kansas City
- **Tier 3:** Chicago and Phoenix, other port or distribution hubs excluding California

## Product Type: Infill IOS

- IOS characteristics: generally, sub 20% building coverage but will consider higher coverage if a critical site use is outdoor storage
- IOS tenant use: truck trailer, building materials, equipment storage/rental, container yards, bulk materials, fleet parking
- Prefer 3-15 acres

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