



NEWS RELEASE

A MEMBER OF THE McSHANE COMPANIES

CONTACT

Ms. Sheri A. Tantari
(847) 692-8870
stantari@mcshane.com

Ms. Alexa P. Albom
(847) 692-8873
aalbom@mcshane.com

FOR IMMEDIATE RELEASE

Conor Commercial Real Estate
November 17, 2014

CONOR COMMERCIAL REAL ESTATE ANNOUNCES 213,864 S.F. SPECULATIVE DEVELOPMENT IN SAN ANTONIO, TEXAS

(Developer Acquires 15-Acre Site for New Speculative Industrial Facility in Schertz, Texas, a Growing Northeast Submarket of San Antonio)



(San Antonio, Texas) – Jeff Stringer, Vice President of Conor Commercial Real Estate, a member of The McShane Companies, is pleased to announce that the firm has acquired a prominent 15-acre site outside of San Antonio, Texas, for the development of Doerr Lane Industrial Park. The 213,864 square foot, Class A, single- or multi-tenant facility is being developed near the intersection of Doerr Lane and Lockout Road in Schertz, Texas, a growing northeast submarket of San Antonio. Located just one mile north of Interstate 35 and less than four miles east of Loop 1604, the site offers convenient access to San Antonio’s major highway systems. The speculative development will be available for occupancy in Fourth Quarter 2015.

Doerr Lane Industrial Park will feature 213,864 square feet of contemporary industrial space in a cross-dock configuration. The 32’ clear facility has been designed to accommodate 58’9” x 52’

(MORE)

column spacing with 60' x 52' expanded staging bays and an ESFR sprinkler system. Distribution efficiencies are supported with the building's 54 dock high loading doors and two ramp-served doors. Sizable truck courts with on-site trailer parking and storage will also be incorporated together with generous vehicle parking.

"We are pleased to announce this premier speculative development in Schertz, Texas," remarked Stringer. "With the assistance of my colleague, Justin Scott, Development Manager for Conor Commercial, this development opportunity was identified due to the area's positive market fundamentals in this northeast submarket of San Antonio. With strong absorption, low vacancy rates, limited supply of large contiguous space and increasing user demand in Schertz, we are confident that this Class A speculative facility will meet the requirements of a variety of industrial users who will benefit from contemporary warehouse/distribution space coupled with this strategic location."

Terry S. Warth, SIOR, of the San Antonio office of CBRE represented the seller of the land parcel while Rob Burlingame, CCIM, and Josh Aguilar, both from CBRE's San Antonio office, represented Conor Commercial Real Estate in the acquisition of the property. Warth, Burlingame and Aguilar have also been selected as exclusive leasing agents for the development.

For additional information about Doerr Lane Industrial Park, please contact Warth (210.507.1133 / terry.warth@cbre.com), Burlingame (210.507.1123 / rob.burlingame@cbre.com) or Aguilar (210.253.6049 / joshua.aguilar@cbre.com) or visit the property's web site at www.DoerrLaneIndustrialPark.com.

About Conor Commercial Real Estate

Conor Commercial Real Estate is the integrated real estate development and investment arm of The McShane Companies headquartered in suburban Chicago, Illinois with regional offices located in Dallas, Houston, Phoenix and Irvine. Conor Commercial Real Estate is active on a local, regional and national basis in the development of master-planned industrial and office parks, medical office developments, speculative industrial and office properties and build-to-suit projects for lease or purchase. For more information on Conor Commercial Real Estate, visit the firm's web site at www.conorcommercial.com.