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NorthPoint Development Building 777,222 Square-Foot Spec Space at Logistics Park Kansas City

EDGERTON, Kan. (April 13, 2017) — NorthPoint Development has substantially completed Inland Port VIII (IP8), a 777,222 square-foot state-of-the-art industrial space being built on a speculative basis at Logistics Park Kansas City (LPKC). LPKC is a 1,700-acre master-planned distribution and warehouse development anchored by BNSF Railway's newest intermodal facility in Edgerton, Kan., just southwest of downtown Kansas City, Mo.

The new building, located at 30900 W. 185th Street, can accommodate manufacturing, warehouse and distribution tenants of varying size. IP8's close proximity to the entrance of BNSF's intermodal facility gives its future tenant convenient access to international and domestic container service, along with the benefits of heavy-haul corridors and a Foreign Trade Zone. IP8 will feature 36-foot clear height and consist of 77 dock-high loading bays, four drive-in docks and an expandable parking lot with the potential for nearly 400 spaces.

"We are pleased that NorthPoint continues to deliver an aggressive speculative building program," said City of Edgerton's Mayor Donald Roberts. "Speculative building construction continues to drive a high level of interest for companies to locate to Edgerton. Having available spec space is attractive for those who need to quickly enter the market — bringing with them new jobs and additional growth opportunities for businesses in our community."

The addition of IP8 will bring the available speculative space at LPKC to more than 1.4 million square feet. When the building is complete at the end of 2017, there will be 16 buildings totaling nearly 9 million square feet — more than half of the total future building capacity of 17 million square feet — constructed at LPKC since October 2013.

For leasing opportunities at Inland Port VIII or LPKC, contact the exclusive commercial real estate agents Phil Algrim and Kevin Wilkerson of JLL at 913.469.4600 or www.jll.com/kansas-city.

About Logistics Park Kansas City

Located in Edgerton, Kan., LPKC is a 1,700-acre master-planned distribution and warehouse development anchored by BNSF Railway's newest intermodal facility, which opened in late 2013. Companies located at LPKC benefit from significant transportation savings and direct access to heavy-haul corridors. For more information about the benefits of co-locating at LPKC, visit www.logisticsparkkc.com.

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About NorthPoint Development

NorthPoint Development is a privately held real estate development company specializing in complex master-planned projects. NorthPoint has logistics-oriented developments in 11 markets across the United States and serves as the real estate developer for Logistics Park Kansas City (LPKC), a 1,700-acre inland distribution hub that includes a public private partnership and BNSF's newest intermodal facility. Typical discussions with prospective tenants include decreasing operating costs, matching empty containers with export loads, decreased drayage expenses, and increasing utilization of domestic intermodal services. For lower volume shippers, typical savings represent 30-40% of the total costs of occupancy. For higher volume shippers, combined savings can represent the entire cost of occupancy. Visit www.beyondthecontract.com and www.logisticsparkkc.com for more information.

About JLL

JLL is a financial and professional services firm that specializes in commercial real estate services. Our 70,000+ employees across 80 countries serve the local, regional and global real estate needs of corporations and investors, delivering integrated commercial real estate services built on insight and foresight, sound market research and relevant knowledge. JLL's Kansas City brokerage team has been involved in excess of 3,000 sales and leasing transactions, totaling over \$1.5 billion in value. Kevin Wilkerson and Phillip Algrim are the exclusive agents for Logistics Park Kansas City (LPKC) and are part of the JLL's Supply Chain & Logistics Solutions team. For more information, visit www.jll.com.

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