MIDPOINT USA

6515 Ameriplex Drive Portage, Indiana AVAILABLE

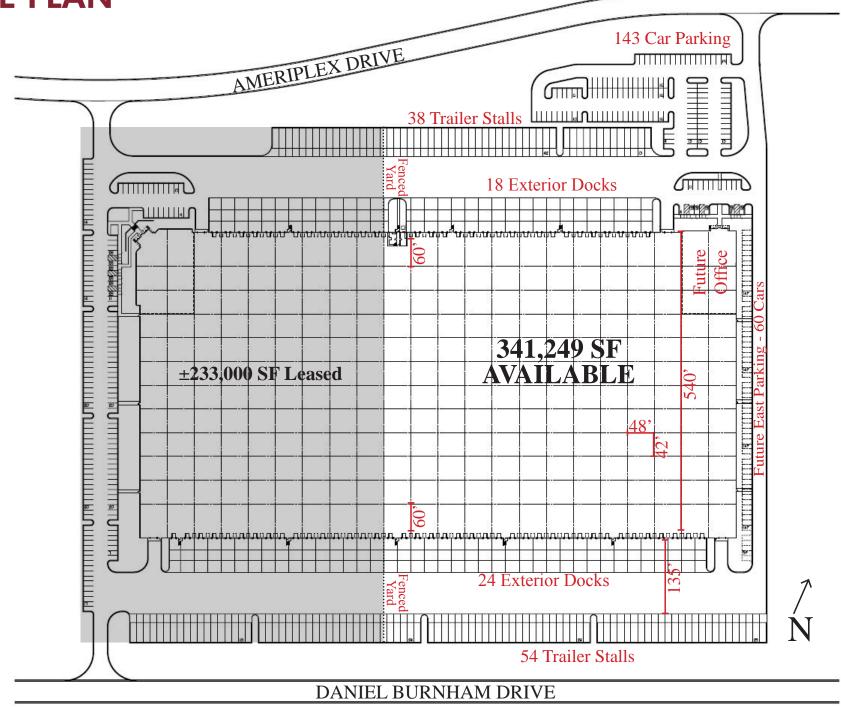




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6515 A

SITE PLAN



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FEATURES

- 35 Miles from downtown Chicago
- 10 Year real estate tax abatement
- Immediate access to I-94, I-80, I-90 and I-65
- Indiana is a "Right to Work" State



BUILDING SPECIFICATIONS:

| Total Building Size: | 574,249 SF | Lighting: | Brand new T5 lighting |
|----------------------|---|-------------------|-----------------------------------|
| Available SF: | 341,249 SF (divisible) | Typical Bay Size: | 42' x 48' (60' speed bays) |
| Site: | 30.96 acres | Trailer Parking: | 92 spaces + 35 along building |
| Ceiling Height: | 32' clear | Sprinkler: | ESFR |
| Office: | To suit | Parking: | 143 cars (expandable) |
| Loading: | 42 docks (expandable to 77) 2 drive-in doors (16'x20') | Taxes: | \$0.47 PSF (2014 payable in 2015) |
| Power: | 3,000 AMP / 480 volts / 277 volts | Lease Rate: | \$3.50 PSF Net |





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