



NEWS RELEASE

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FOR IMMEDIATE DISTRIBUTION

McShane Corporation
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McSHANE / METLIFE ANNOUNCE DEVELOPMENT OF NEW GUHN ROAD DISTRIBUTION CENTER IN HOUSTON, TEXAS

*(New 253,838 Square Foot Single- or Multi-Tenant
Industrial Facility to Offer Fourth Quarter 2008 Occupancy)*

(Houston, Texas) – On behalf of the McShane Corporation / MetLife Real Estate Investments industrial development alliance, McShane's Senior Development Manager, Joseph Llamas, is pleased to announce the development of the new 253,838 square foot Guhn Road Distribution Center located in Houston, Texas.

Currently under construction, the new cross-docked industrial facility is situated on a 14-acre parcel located at Guhn and Northcourt Roads in the heart of the Northwest industrial distribution corridor. Guhn Road Distribution Center is located within minutes of both Highway 290 and Beltway 8, two of Houston's most popular transportation thoroughfares. Building completion and tenant occupancy is slated for Fourth Quarter 2008.

The new facility can accommodate users from 40,000 to 253,838 square feet and offers a 30' clear height, 68' staging bays, 53' x 50' bays, 52 external truck docks and four drive-in dock doors.

Addressing the needs of today's distribution and warehouse requirements, the Guhn Road Distribution Center offers 2,500 AMP/277/480 electrical service, ESFR fire sprinkler system and gas unit heaters for freeze protection. The development features 135' trailer courts facilitating ingress and egress

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and provides direct access to additional on-site trailer storage. Triple Freeport exemption is also available.

Llamas remarked, "As an infill site, Guhn Road Distribution Center benefits from direct access to Houston's major transportation corridors while offering a modern product in a well-established, highly-desirable submarket. This new development that the McShane / MetLife development alliance is launching integrates today's modern design requirements that users are seeking such as expansive truck courts, high clear heights, ESFR sprinkler systems and available trailer storage into a well-positioned new alternative."

The Houston office of Cadence McShane Corporation will provide design/build construction services for the development. Munson Kennedy Partnership is providing the architectural services for the project.

Kyle Valentine, Justin Robinson and Christopher Money of Houston-based Stream Realty Partners, LP have been selected as the exclusive marketing agents for the development. For additional information and leasing opportunities at the Guhn Road Distribution Center, contact Valentine, Robinson or Money at (713) 300-0300.

McShane Corporation

McShane Corporation is the integrated real estate development and investment arm of The McShane Companies. The firm is headquartered in Chicago, Illinois with regional offices located in Austin, Houston, Phoenix and Los Angeles. McShane Corporation 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 developments, build-to-suit properties for lease or purchase, multi-family rental developments and real estate investment opportunities. For more information on The McShane Companies and its entities, visit the firm's web site at www.mcshanecorp.com.

About MetLife

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