

FOR IMMEDIATE RELEASE
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Stonelake Breaks Ground on Central Logistics Park West
Texas Private Equity Firms' First Industrial Development in Nashville MSA

NASHVILLE, TENNESSEE – Stonelake Capital Partners (“Stonelake”), a Texas-based real estate private equity firm, announced today that it has broken ground on “Central Logistics Park West”, a 250,000-sf Class-A, distribution building located at the northwest intersection of Central Pike and Interstate 840. Stonelake closed on the purchase of the 20-acre land site for the development in early March and expects to complete construction and deliver the building for occupancy in the Spring of 2022.

Central Logistics will feature best-in-class physical specifications, high visibility from Interstate 840 and is strategically located to appeal to the needs of logistics and distribution tenants serving both local and regional markets.

Bo Fulk at KBC Advisors is handling leasing on behalf of Stonelake. Al Neyer, Inc. is the general contractor. FirstBank in Nashville is providing the construction financing.

This investment represents Stonelake’s third (3rd) transaction totaling 350,000-sf in Nashville’s industrial market in the past six (6) months. Central Logistics Park West will be Stonelake’s first (1st) development phase in this location, with a second (2nd) phase, “Central Logistics Park East” being planned off Hixson Boulevard. The second (2nd) phase will comprise three (3) industrial buildings totaling 600,000-sf and will ultimately bring Stonelake’s Nashville industrial portfolio to nearly 1mm-sf. Stonelake has targeted the Nashville market to acquire, develop and assemble an industrial portfolio in excess of 2mm-sf over next 18-months. Stonelake’s Nashville strategy is led by Stonelake Principal Will Jenkins and Director Cole Wilson.

“Stonelake will continue executing on our Nashville investment strategy acquiring and developing quality, infill industrial warehouses on both a marketed and off-market basis,” said Cole Wilson, Director for Stonelake. “Central Logistics Park West presents a unique opportunity for Stonelake to execute on that strategy and will provide users high-quality, Class-A warehouse space with direct access to I-840 / Highway 109 and strong skilled labor demographics in close proximity to the Nashville MSA”

Stonelake is an active buyer and developer of infill warehouse buildings in high barrier to entry submarkets across the United States with a particular focus on Texas and sunbelt markets where job and population growth significantly outpace the national average. Since 2014, Stonelake has acquired 208 warehouse buildings totaling 20.0mm square feet. In addition to acquiring and development industrial warehouses, Stonelake develops Class-A multifamily and Class-A office in walkable, urban locations.

About Stonelake Capital Partners

Stonelake Capital Partners is a real estate private equity firm with offices in Austin, Dallas and Houston. Stonelake acquires and develops industrial, multifamily and office properties and owns over \$3.0 billion of commercial real estate in Sunbelt Markets including Austin, Dallas, Houston, Atlanta, Nashville, Phoenix, Orlando, Tampa & El Paso.

Stonelake owns, is developing or has developed 20.0 million square feet of industrial warehouses, 6,100 multifamily units, and 3.0 million square feet of office buildings. Stonelake manages institutional capital through discretionary private equity investment partnerships and counts among its investors some of the country’s largest college endowments, charitable foundations and hospital systems. Stonelake has raised \$1.5 billion of equity across 6 private equity funds over the last 14 years. Stonelake was founded in Austin, Texas in 2007 by Kenneth Aboussie and John Kiltz.