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FOR IMMEDIATE RELEASE

Griffin Partners Announces Sale of Northeast Houston Facility

18210 Beaumont Highway exchanges ownership from leading Houston commercial real estate firm

HOUSTON, January 24, 2022 – Griffin Partners, an entrepreneurial commercial real estate investment, development, and property management firm, is pleased to announce the sale of 18210 Beaumont Highway.

Tom Lynch, Brad Smith and Bryan Strong of CBRE represented Griffin Partners in the transaction.

A 66,920 square foot single-tenant manufacturing facility, 18210 Beaumont Highway was developed as a strategic build-to-suit for North West Rubber, a leading manufacturer and distributor of recycled rubber solutions. The facility is 100% leased and now serves the long-term operational needs of NWR, including collocation with nearby suppliers and an efficient distribution network for customers.

“We are pleased to have partnered with the management team of North West Rubber from the earliest stages to design, capitalize and construct a new, highly efficient facility representing the first US location for this premier Canadian firm,” said Edward Griffin, CEO of Griffin Partners. “Griffin Partners Fund III provided the equity for the development, and the successful sale of the Fund’s investment to a high quality long-term owner is an excellent outcome both for North West Rubber and the investors in Fund III.”

The property is located in East Houston on Business Highway 90 near Sheldon Road, approximately 15 miles from downtown Houston. The facility is situated on an 8.5-acre site and includes a large, stabilized laydown yard component.

Over the past 40 years, Griffin Partners has created and cultivated lasting client-focused relationships giving them freedom to successfully identify promising investment strategies. These opportunities have been converted to profitable investments through the efforts of Griffin Partners’ multi-disciplined operating platform. For more information on Griffin Partners, visit www.griffinpartners.com.

About Griffin Partners

Griffin Partners is a commercial real estate investment, development, and property management firm founded in 1980 by Fred Griffin. Headquartered in Houston, Texas, Griffin Partners cumulatively has acquired or developed over 14 million square feet of space across more than 70 projects comprised of 96 individual properties, with an aggregate value that exceeds over \$2.1 billion. The company owns and operates properties throughout Texas, Colorado, Arizona, Utah, Tennessee and North Carolina. For more information on Griffin Partners, visit www.griffinpartners.com.

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