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ST. JOHN PROPERTIES ENTERS SELF-STORAGE CATEGORY WITH PLANS TO BUILD THREE FACILITIES IN ANNE ARUNDEL AND BALTIMORE COUNTIES

Greenleigh at Crossroads, located in the Middle River area of Baltimore County, selected as inaugural site with 959 climate-controlled units set for fall 2019 delivery

BALTIMORE, MD (April 19, 2019) – St. John Properties, Inc. has announced plans to construct climate-controlled self-storage facilities within three of the company’s mixed-use business communities throughout Anne Arundel and Baltimore Counties, with the inaugural site located at Greenleigh at Crossroads near the White Marsh section of Baltimore County. Each of the initial sites will be managed by Extra Space Storage, a national self-storage company that operates more than 120 million square feet throughout nearly 40 states across the country including Washington, D.C. and Puerto Rico.

Construction initiated on the first facility within Greenleigh at Crossroads that will contain 959 climate-controlled units within a five-story 135,000 square foot building, with delivery scheduled for fall 2019. Spaces will range from a 5 foot x 5 foot unit that can accommodate items contained in a typical walk-in closet, to 10 feet x 30 feet which can store the entire contents of a single-family home. Each facility will feature 24/7 access, computerized entry gates, alarmed units and 24-hour digital video monitoring. Professional staff will be on-premises to assist the needs of customers.

The self-storage facility at Greenleigh at Crossroads will be positioned near the intersection of Crossroads Circle and Innovation Street, just off MD Route 43 (White Marsh Boulevard) and adjacent to an area where St. John Properties will be developing a number of single-story office and Flex/R&D buildings during the continuing build-out of the 1,000-acre Baltimore Crossroads. The mixed-used community is configured to support more than 2.5 million square feet of commercial office, Flex/R&D, warehouse, industrial and retail space, in addition to the hotel and residential components.

“We have been tracking the pace of the self-storage industry for the last several years and believe the continued proliferation of residential units in the Maryland area has spawned the need for additional

storage capacity in conveniently located facilities,” explained Richard Williamson, Senior Vice President of Leasing and Marketing for St. John Properties. “These facilities are also popular among businesses of all sizes that require off-site storage requirements. With our land availability in several mixed-use business communities, we believe this is the opportune time to enter the self-storage product category and add another valuable amenity for our clients and the surrounding neighborhoods.”

Next year, St. John Properties also plans to build self-storage facilities within BWI Technology Park II, a 44-acre business community located adjacent to the Baltimore-Washington International Airport as well as Waugh Chapel Business Park, a planned nine-building mixed-use business community in the Gambrills area of Anne Arundel County.

St. John Properties, Inc., founded in 1971, owns and has developed more than 19 million square feet of Flex/R&D, Office, Retail and Warehouse space in Maryland, Colorado, Louisiana, Nevada, Pennsylvania, Virginia, Utah and Wisconsin. The company was named the national “2018 Developer of the Year” by NAIOP, the Commercial Real Estate Development Association. For more information about the company visit www.sjpi.com.