



# KANSAS CITY PORTFOLIO QUARTERLY SNAPSHOT

2Q2022

TOTAL SF  
1,324,987

CURRENT OCCUPANCY  
81%

AVERAGE IN-PLACE RENTS  
\$19.19

ACQUIRED  
March 2019

ACQUISITION PRICE  
\$181,073,279

INVESTED CAPITAL  
\$80,587,000

TOTAL DISTRIBUTIONS  
\$14,655,357

BEGINNING LOAN BALANCE  
\$120,000,000

CURRENT LOAN BALANCE  
\$120,000,000

TOTAL CASH BALANCE  
\$9,756,115  
Excludes escrows

PENDING TI/LC/CAPITAL  
PROJECTS  
\$3,678,884

TI dollars may be used to offset rent

## LEASING ACTIVITY THIS QUARTER

Stats include renewals

**19** Tenant  
Inquiries  
401K SF

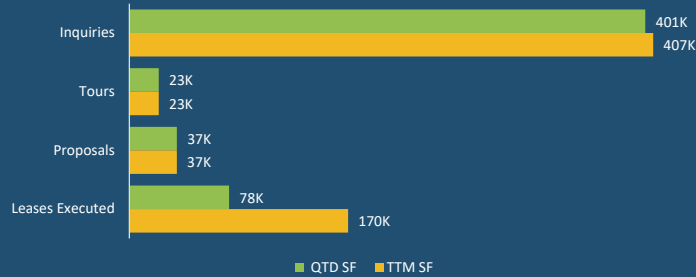
**3** Tenant  
Tours  
23K SF

**4** Tenant  
Proposals  
37K SF

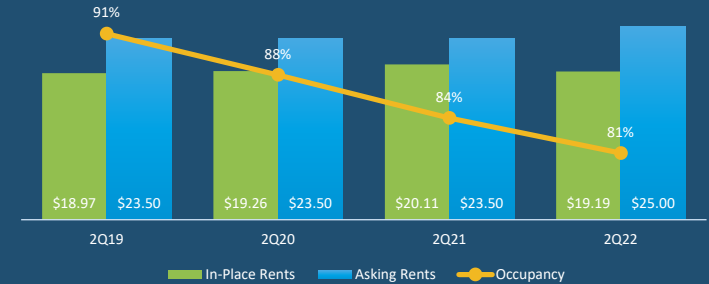
**0** Leases  
Out  
0K SF

**6** Leases  
Executed  
78K SF

### Trailing 12-Month Leasing Activity



### Rental Rates + Occupancy



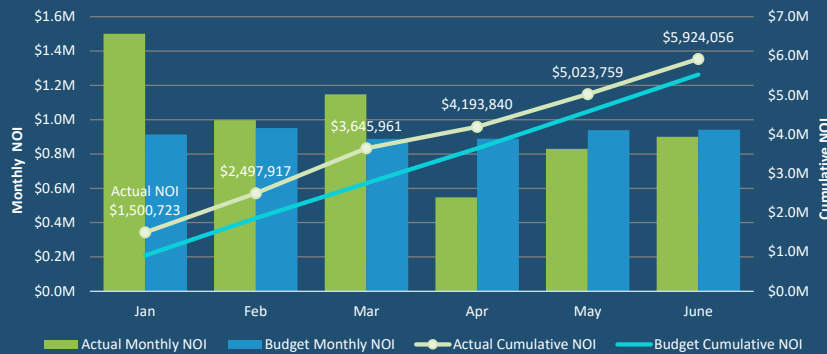
## FINANCIAL PERFORMANCE

➔ **2022 Revenue Outlook**  
Revenue tracking with budget

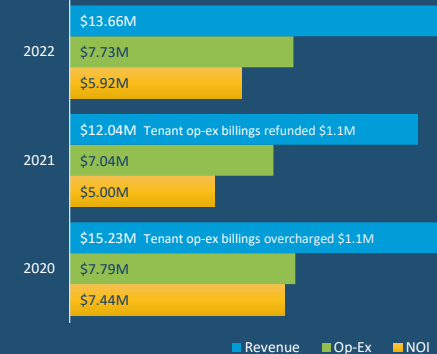
↓ **2022 Expense Outlook**  
Expenses slightly lower than expected

↑ **2022 NOI Outlook**  
Lower expenses could elevate NOI

### YTD Financial Performance



### YTD Historical Financial Performance



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