StrategicStorageTrust, inc

PROPERTY OVERVIEW

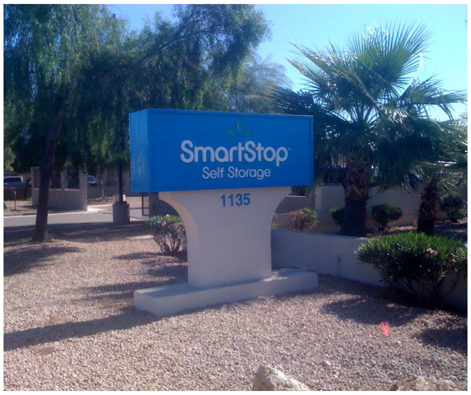
TEMPE, ARIZONA

PROPERTY DETAILS

Address:	1135 W Broadway Rd. Tempe, AZ
Year Built:	1973
Total Units:	442
Net Rentable:	55,580 sq. ft.
Acres:	2.76

PROPERTY OVERVIEW

Located at 1135 W Broadway Rd. in Tempe, AZ, this facility was completed in 1973. Sitting on 2.76 acres the facility consists of nine single-story buildings containing approximately 440 units with more than 55,500 rentable square feet of self storage. Most units are drive up accessible. The property includes an attached manager's office and apartment.



LOCATION

Within easy access of several major arteries, including Interstate 10, the property is situated near Arizona State University, five miles southeast of the center of Phoenix, on the south side of West Broadway Road, east of South Priest Drive. It is located within Maricopa County, and the Phoenix-Mesa metropolitan statistical area (MSA).The Tempe area has been experiencing growth and development for several years. The location is surrounded primarily by single family homes, with some industrial and commercial properties.

Maricopa County covers an area of 9,226 square miles and is one of the fastest growing counties in the United States. It is also the fourth most populous county in the nation. About 60 percent of the Arizona population resides in Maricopa County with a population of nearly four million which is expected to double by the year 2020. Historically, employment has grown by over 170% over the last 20 years in Phoenix, compared with 50% nationally. Phoenix's demographic traits reflect an area with strong population growth, a favorable climate for business, and a greater than average regional income.