



#### PROPERTY DETAILS

Address:	3600 Quakerbridge Road Hamilton, New Jersey
Year Built:	2003
Total Units:	660
Net Rentable:	85,100 sq. ft.
Acres:	7.4

#### PROPERTY OVERVIEW

The facility is located at 3600 Quakerbridge Road in Hamilton, New Jersey. It is commonly stated that it is located in Trenton for business purposes, however, it is actually located in Hamilton, which is a large suburb of Trenton. The property contains 660 units with a total of 85,100 square feet of rentable space. The facility was built in 2003 and sits on approximately 7.4 acres, and contains an office and an apartment for the property manager. Along with onsite management the facility also includes surveillance cameras, individual locks, climate control units, and keypad entry.

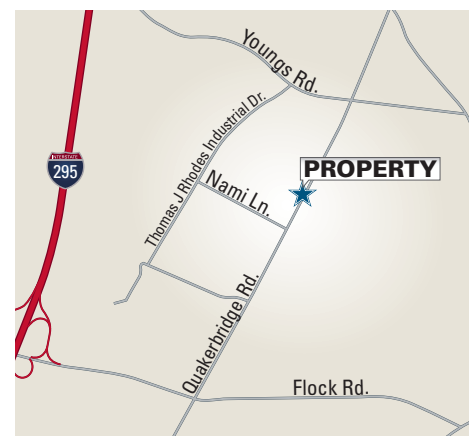
#### LOCATION

Trenton and Hamilton are located in a region known as the Central New Jersey Region. Encompassing approximately 1,853 square miles, the CNJ is strategically located within the nation's Northeast Corridor. From its midpoint, CNJ is located 30 miles southwest of New York City and 50 miles northeast of Philadelphia. Trenton is the capital of New Jersey, and is

the largest city in the Central New Jersey region. The Central New Jersey region boasts a population of approximately 2.8 million people. Once a manufacturing hub, Trenton became a center for state government, and the State of New Jersey. Its employment is heavily weighted in the government sector, and in the professional and business services sector. The city is still the area's largest employer, public or private. The CNJ region is also home to five Fortune 500 companies such as Johnson & Johnson (#33) and Merck & Co.

Hamilton Township is located in southeastern portion of Mercer County, in the east-central portion of New Jersey along its state border with Pennsylvania. The municipality is one of the largest in the state with a population of about 90,000. Hamilton is bordered by Trenton and Lawrence to the north, West Windsor, Robbinsville, and Upper Freehold to the east, Bordentown and Chesterfield to the south, and the Delaware River to the west. Hamilton

Township is home to Robert Wood Johnson Medical Center, the Mercer County Community College, and Princeton University is located about ten miles to the north. In 2006, Hamilton Township was ranked by Morgan Quitno as the eighteenth safest city in the United States, out of 369 cities nationwide.



This is neither an offer to sell nor a solicitation of an offer to buy the securities described herein. Only the Prospectus makes such an offer. This literature must be read in conjunction with the Prospectus in order to fully understand all of the implications and risks of the offering of securities to which it relates. Please read the Prospectus in its entirety before investing for complete information and to learn more about the risks associated with this offering. Some of the more significant risks include the following: our limited operating history and "blind pool" nature of the offering; this is a "best efforts" offering and some or all of our shares may not be sold; absence of a public market for the shares and lack of liquidity; as of December 31, 2011, our accumulated deficit was approximately \$43 million, and we do not anticipate that our operations will be profitable in the near term; dependence on our advisor to select investments and conduct operations; payment of significant fees and expenses to our advisor and its affiliates, which will reduce cash available for investment and distribution; conflicts of interest among us and our advisor and its affiliates; we may borrow funds, issue new securities or sell assets to make distributions, some of which may constitute a return of capital, and we are not prohibited from undertaking such activities by our governing documents; because of our focus on self storage, adverse conditions in this industry would likely have a greater adverse impact on our rental revenues; our board of directors may change any of our investment objectives, including our focus on self storage; we may incur substantial debt; and we may fail to remain a REIT if we breach covenants under our loans with KeyBank National Association, we could be held in default under such loans, which could accelerate our repayment date. Future distribution declarations are at the sole discretion of our board of directors and are not guaranteed. Since our inception, our cumulative distributions have exceeded cumulative GAAP earnings. We cannot assure you that we will achieve any of our investment objectives. No offering is made to New York residents except by a Prospectus filed with the Department of Law of the State of New York. The Attorney General of the State of New York has not passed on or endorsed the merits of this offering. Shares offered through: Select Capital Corporation (Member FINRA and SIPC)