



First Industrial Realty Trust, Inc.
1 North Wacker Drive
Suite 4200
Chicago, IL 60606
312/344-4300
FAX: 312/922-9851

MEDIA RELEASE

FIRST INDUSTRIAL REALTY TRUST DEVELOPING SECOND BUILDING AT FIRST AURORA COMMERCE CENTER IN DENVER'S I-70 EAST/AIRPORT SUBMARKET

588,085 Square-Foot State-of-the-Art Facility Underway at 138-Acre Master-Planned Business Park

CHICAGO, July 1, 2021 – First Industrial Realty Trust, Inc. (NYSE: FR), a leading fully integrated owner, operator and developer of industrial real estate, is developing its second building at First Aurora Commerce Center in Denver's I-70 East/Airport submarket. Construction has commenced on a 588,085 square-foot state-of-the-art logistics center with a total estimated investment of \$53 million. The facility will feature 36' clear heights, 117 dock-high doors, 4 drive-in doors, 136 trailer stalls, 362 auto spaces, ESFR sprinklers and LED lighting.

First Aurora Commerce Center is a 138-acre master-planned industrial park adjacent to the E-470 and I-70 interchange in Aurora, Colorado. Located 10 miles south of Denver International Airport, the park provides tenants with excellent transportation access as well as nearby amenities. In the fourth quarter of 2019, First Industrial completed construction on the first building at First Aurora, a 555,840 square-foot distribution center leased to a leading e-commerce tenant. First Industrial can further expand its investment in the park with a future phase of up to three additional buildings totaling 700,000 square feet, for a total of up to 1.9 million square feet.

“First Aurora Commerce Center is well-positioned to provide businesses with convenient and efficient distribution channels, as well as access to a large pool of skilled labor,” said John Strabel, senior regional director for First Industrial. “We are excited to launch our next building upon the successful construction and lease-up of our first facility within the park.”

First Industrial's team for this development is led by Mr. Strabel, along with Jim Knopka, senior director of construction services. The JLL Denver Supply Chain and Logistics Solutions team of Mitchell Zatz, SIOR, Carmon Hicks, SIOR, and Jason White will assist First Industrial with the leasing of this project.

About First Industrial Realty Trust, Inc.

First Industrial Realty Trust, Inc. (NYSE: FR) is a leading fully integrated owner, operator, and developer of industrial real estate with a track record of providing industry leading customer service to multinational corporations and regional customers. Across major markets in the United States, our local market experts manage, lease, buy, (re)develop, and sell bulk and regional distribution centers, light industrial, and other industrial facility types. In total, we own and have under development

approximately 64.4 million square feet of industrial space as of March 31, 2021. For more information, please visit us at www.firstindustrial.com.

Contact: Art Harmon
Vice President, Investor Relations and Marketing
312-344-4320

###