



SOUTH SURREY PROPERTY INVESTOR UPDATE NO. 4 / 2021

October 31, 2021

As previously reported the NationWide IV Self Storage & Auto Wash Trust ("NationWide") investment program for our development property at 2337 King George Blvd, Surrey BC (the "South Surrey Property") was well received by the capital markets and the offering closed in November 2020.

BUILDING PERMIT

Nationwide is pleased to announce that the City of Surrey has now granted us both our building and development permits for our South Surrey and construction has begun.

Offering easy access off King George Blvd and 24th Ave intersection, this South Surrey/White Rock property is near upcoming neighborhood developments occurring in the region and is only minutes away from one of the largest retail corridors in the Lower Mainland.

APPOINTMENT OF CONTRACTORS

Subsequent to receiving our permits, we are pleased to report that we have now completed the assembly of our team comprised of an exceptional industry leader in project management ("BTY Group"), self-storage architectural, design and engineering ("BFA Architects") and self-storage construction ("Maple Reinders").

Throughout a competitive bidding process managed by BTY Group, we have awarded a fixed price construction contract to Maple Reinders Construction. With over 50 years of experience, Maple Reinders has been ranked as one of the Top 20 Contractors in Canada and as one of Canada's Best Managed Companies.

Besharat Friars Architects ("BFA Architects") have been selected by BTY for their third Nationwide project. BFA has successfully completed over 200 projects across Canada.

Initial estimates for build time is 16 months.



SELF STORAGE DETAILS

Building Size	80,000 sq. ft. (building only)
Building Height	1 basement level, plus 3 floors above ground
Facility Profile	65,000 sq. ft. net rentable storage space including sky lockers, exclusive of parking, hallways, elevator(s), etc.
Number of Storage lockers	845 Est.
Average Locker Size	70-80 sq. ft.
Targeted Completion Date	1st Quarter 2023

CAR WASH DETAILS

Car Wash Size	4,000 sq. ft. (building only) with a 140 ft. express EDT tunnel
No. of Car Washes	Maximum of up to 150 per hour
No. of Vacuum Booms	Approx. 10-15 dual-nozzle pivot stations

DON'T MISS OUR QUARTERLY UPDATES!

Please email info@nationwideselfstorage.ca to be added to our email list and be sure to add our email address to your contacts so you don't miss our Quarterly Investor Updates.

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Express Auto Wash	@express.autowash	@ExpressAutoWashCanada
NationWide Self Storage	@nationwideselfstorage	@NationWideSelfStorage

THE ABOVE INFORMATION IS SPECIFIC TO NATIONWIDE SELF STORAGE & AUTO WASH TRUST AND ITS PROPERTY AT 2337 KING GEORGE BLVD, SURREY BC. TO REVIEW OTHER PROPERTIES RELATED TO NATIONWIDE SELF STORAGE, PLEASE VISIT OUR WEBSITE, INVEST.NATIONWIDELSELFSTORAGE.CA