



**NationWide**  
SELF STORAGE & AUTO WASH

2337 KING GEORGE BOULEVARD

**SOUTH SURREY**



**20**  
**23**

**CONSTRUCTION**

**Semi-Annual Review**

# NATIONWIDE IV SELF STORAGE & AUTO WASH

We are pleased to provide you with a review and update of our construction progress and milestones as of June 30, 2023, for NationWide IV Self Storage & Auto Wash (the "South Surrey Property" or "Property").

The Property is located at 2337 King George Boulevard. The 51,345 sq. ft. Property is in a high-profile and very visible location with easy access from the King George Blvd and 24th Ave intersection, one of the fastest growing neighborhoods in Canada.

An 80,000 sq. ft. self-storage facility will be featured on the property and will have 3 above-ground levels (including the ground floor) and 2 levels of brightly lit basement.

In addition, one of Canada's most technically advanced and environmentally friendly, 4,000 sq. ft., 140' EDT (Exterior Detail Tunnel) system will also be located on the Property and called Express Auto Wash.

## Self- Storage Update

As this is Maple Reinders third Self Storage project for Nationwide the self storage installation has progressed with few delays and all locker installation is complete. Noke installation is currently underway on the 670+ lockers. The Noke System which allow modern architecture and design, enterprise-level built-in security, and a keyless smart access system controlled via an app on your smartphone has proved to be a major asset of the Pender, Kamloops, and Boundary property. The system has been extremely well received by customers and has been a great selling point of our lockers compared to the old padlock and key facilities.

Final reviews of the self-storage website are taking place and soon there will be an option on the website for preopening reservations for our lockers. Grand opening marketing plans and events are in the works, including online marketing and promotions.

All steps are being taken to ensure that once the occupancy permit is issued (anticipated to be mid Sept) all lockers will be ready to rent.

With a number of experienced self storage staff already in place from all three open BC facilities, their expertise and input has proved invaluable in the planning for the completion of the locker installation and preparation for leasing.

# 04/2019

Property Purchased

# 08/2021

Development Permit Received

# Q3/2023

Estimated Opening

# 673

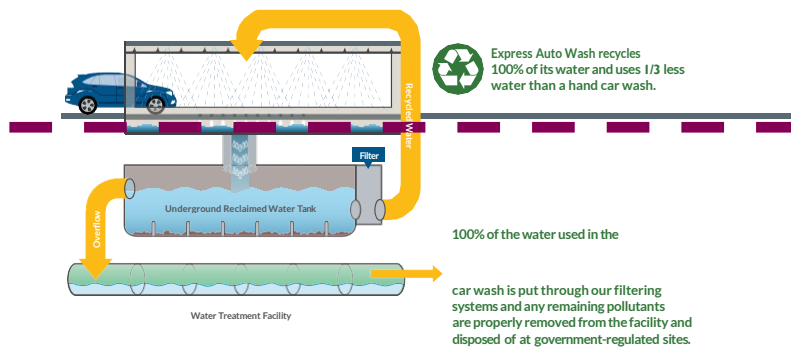
Storage Lockers



# SOPHISTICATED AUTO WASH TUNNEL

Since the issuance of the building permit, steady progress has been made on the 140 ft. Exterior Detail Tunnel.

A defining feature of the Express Auto Wash tunnel system is its environment-friendly footprint. The tunnel design includes a complete water treatment process under the wash tunnel to recycle water and minimize waste. The tunnel system also has a sophisticated computer-controlled metering process that dispenses the precise volume of water and cleaning agents. This provides an exceptionally clean, cost effective, efficient, and convenient 3-minute car wash – with no wasted water.



We are pleased with Maple Reinders progress on the auto wash tunnel.  
**Some keys highlights on the progress:**

- Pre security work has been completed in the car wash.
- All mechanical & electrical finishes are now being done for the car wash.
- Main cladding is complete on building exterior of car wash tunnel.
- Soffit for car wash is currently being worked on.
- Car wash equipment install has begun.
- New velocity works car wash reclaim system install is complete from Sonny's.

## In Conclusion

We are very excited for an estimated late Q3 2023 opening of this combined Self Storage and Auto Wash Facility. Our next update will be to announce an opening date along and provide investors with information on the first few months of operating business.

# 140' EDT

140 ft. Exterior Detail Tunnel

# 1/3

1/3 less water used that a home car wash

# 100%

We recycle 100% of our water

# 3

3-minute time efficient car wash

# 10-15

Dual-nozzle pivot vacuum stations  
plus mat washers

