



**CONVERT EXISTING WAREHOUSE SPACE
TO MANUFACTURING SPACE**

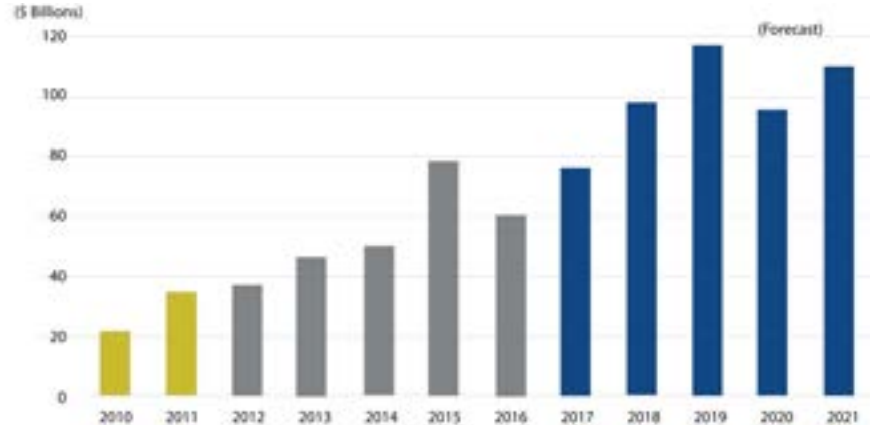
MORE RETAIL-TO-INDUSTRIAL CONVERSION EXPECTED

Retail-to-industrial conversion projects are most likely to increase in frequency moving forward. There is strong demand for warehouse space in urban areas, but land constraints and high costs have limited new development. Adaptive reuse of retail buildings for industrial occupiers is expected to accelerate beginning in 2021.

Overall, new industrial completions are forecasted to jump by 29% in the coming years. Demand is expected to keep pace with new supply, especially as occupiers flock to modern warehouse space.

Demand will require new design features for warehouse and distribution buildings, including ceiling heights upwards of 40 feet, multiple mezzanine floors and 3 million total square feet or more. In the short term, many of these buildings will be build-to-suits. Industrial demand from both occupiers and investors will remain robust for the foreseeable future.

U.S. INDUSTRIAL SALES VOLUME

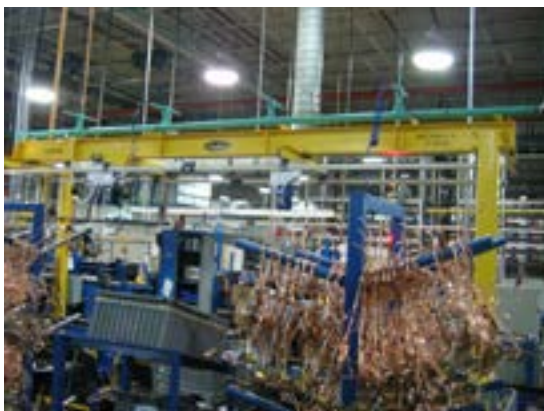


CraneWerks offers a turnkey solution for commercial real estate brokers to convert existing retail/logistic space into light industrial manufacturing. Design, construction and installation of free-standing runway structures allow industrial manufacturing companies the opportunity to include overhead crane systems into warehouse space. Without the need to tie into existing framework, these structures can be removed and relocated.

REQUIRES NO MODIFICATION OF EXISTING BUILDING STRUCTURE

Independent Structure

- Bolts into place without tying into existing structure.
- Easy removal without compromising the integrity of building foundation
- Modular design allows for easy expansion and relocation.



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