

For Immediate Release

**Sterling Office and Industrial Trust Acquires Thermotech, Inc.
(Hopkins, Minnesota)**

Company Release – December 30, 2021

FARGO, NORTH DAKOTA – Sterling Office and Industrial Trust announced its operating partnership, Sterling Office and Industrial Properties, LLLP, successfully acquired an industrial manufacturing facility in Hopkins, Minnesota for a total acquisition price of \$9,090,000. The property is comprised of approximately 121,682 square feet, and is currently occupied by Plasman Precision Parts, LLC, formerly known as Thermotech, Inc. The property was acquired through cash on December 29, 2021.

ABOUT STERLING OFFICE AND INDUSTRIAL TRUST

Sterling Office and Industrial Trust is a registered, but unincorporated business trust formed in North Dakota to invest in primarily office and industrial buildings. The Trust operates as an Umbrella Partnership Real Estate Investment Trust, and holds all of its assets through Sterling Office and Industrial Properties, LLLP, which the Trust controls as general partner.

For Additional Information

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