

**For Immediate Release**

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## **Baceline Investments Identifies Final Properties for No Debt Real Estate Fund II**

Acquisition of Chicago and Kansas City properties will bring investment portfolio to \$35 million; Fund II to close to new investment Nov. 30

**DENVER (Oct. 9, 2006)** – Baceline Investments, LLC, a Denver-based real estate investment company with local partners in Dallas, Chicago, Omaha and Kansas City, announced today it will close its No Debt Real Estate Fund II to new investment in November following the acquisition of the portfolio's final two properties. Baceline Investments is currently raising the final \$7 million to acquire Northbrook Industrial Center in Northbrook, Ill., and Corporate Center I in Kansas City.

Baceline will purchase Northbrook Industrial Center, a 95,093-square-foot property for \$6.8 million. Located at 1801 Holste Road in a vibrant suburb of Chicago, the property is near O'Hare International Airport and has convenient access to three interstate highways. Baceline will also purchase Corporate Center I, a 60,000-square-foot Kansas City industrial property for \$3.4 million. Both properties are 100 percent leased.

"With these final acquisitions, we are excited to announce that we now have a fully identified, quality portfolio of properties," said David Puchi, Principal of Baceline Investments. "Northbrook Industrial Center and Corporate Center I are the final pieces to the No Debt Real Estate Fund II, a portfolio totaling \$35 million in investments in seven retail and industrial properties across six Midwestern cities."

Baceline's No Debt Real Estate Fund II will close to new investment on Nov. 30, 2006. The Fund opened in June, 2005 with the acquisition of the Crestside Business Center in Dallas and will close with more than 550,000-square-feet of property.

"The No Debt Real Estate Fund II will include seven high-quality industrial and retail properties in diversified locations, all acquired with no debt," Puchi said. "The fully identified portfolio means the guesswork is removed for investors."

The company's strategy is to seek out attractively priced, cash-flowing real estate as part of its unique no debt investment strategy. Baceline's first No Debt Real Estate Fund, launched in September 2003, is a \$21 million portfolio that has delivered 12 consecutive quarters of return. Fund I, with six industrial and retail properties in Colorado and Texas, closed to investors in October, 2004.

Baceline Investments, LLC is a Denver-based real estate investment company that offers unique real estate investment alternatives for individual and institutional investors. Baceline's No Debt Real Estate Funds pays investors first before any management fees are paid. By providing a straightforward, investor-first approach to real estate investing, the Company offers security, strong cash flow and attractive total returns. Baceline specializes in industrial and retail property in diversified metropolitan locations. For more information, visit [www.bacelineinvestments.com](http://www.bacelineinvestments.com).

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