



Rexford Industrial

Rexford Industrial Acquires Industrial Property for \$8.1 Million

October 15, 2015

–100% Leased Industrial Facility in San Gabriel Valley Submarket –

– Year-to-Date Acquisition Volume Exceeds \$177 Million –

LOS ANGELES--(BUSINESS WIRE)-- Rexford Industrial Realty, Inc. (the "Company" or "Rexford Industrial") (NYSE:REXR), a real estate investment trust focused on owning and operating industrial properties located in Southern California infill markets, today announced the acquisition of 16321-16327 Arrow Highway, located in Irwindale, California, for \$8.1 million, or approximately \$126 per square foot. The acquisition was completed with cash on hand and borrowings under the Company's line of credit.

"We continue to find quality assets at favorable yields within our core Southern California infill submarkets and this acquisition of a single-tenant property from a private seller at attractive pricing is representative of our ability to find value in today's market," stated Howard Schwimmer and Michael Frankel, Co-Chief Executive Officers of the Company. "We believe these quality buildings are mission critical to the current long-term tenant that has invested significantly in their improvements. We remain excited about our strong pipeline of opportunities as we grow our portfolio and seek to capture favorable returns to enhance shareholder value."

16321-16327 Arrow Highway is comprised of three buildings containing 64,296 square feet on 2.82 acres of land in Irwindale, CA. The buildings are 100% leased to a single tenant, who has utilized the facility as its corporate headquarters, production and distribution facility for several decades since the first building was constructed. While currently leased to and occupied by a single user, the buildings are sited on three parcels, allowing for multiple exit options. The property is located in the San Gabriel Valley submarket. According to CBRE, the vacancy rate in the 148 million square foot San Gabriel Valley submarket was 1.1% at the end of the third quarter of 2015.

About Rexford Industrial

Rexford Industrial is a real estate investment trust focused on owning and operating industrial properties in Southern California infill markets. The Company owns interests in 115 properties with approximately 11.2 million rentable square feet and manages an additional 19 properties with approximately 1.2 million rentable square feet.

For additional information, visit www.rexfordindustrial.com.

Forward-Looking Statements

This press release may contain forward-looking statements within the meaning of the federal securities laws, which are based on current expectations, forecasts and assumptions that involve risks and uncertainties that could cause actual outcomes and results to differ materially. Forward-looking statements relate to expectations, beliefs, projections, future plans and strategies, anticipated events or trends and similar expressions concerning matters that are not historical facts. In some cases, you can identify forward-looking statements by the use of forward-looking terminology such as "may," "will," "should," "expects," "intends," "plans," "anticipates," "believes," "estimates," "predicts," or "potential" or the negative of these words and phrases or similar words or phrases which are predictions of or indicate future events or trends and which do not relate solely to historical matters. While forward-looking statements reflect the Company's good faith beliefs, assumptions and expectations, they are not guarantees of future performance. For a further discussion of these and other factors that could cause the Company's future results to differ materially from any forward-looking statements, see the reports and other filings by the Company with the U.S. Securities and Exchange Commission, including the Company's Annual Report on Form 10-K for the year ended December 31, 2014. The Company disclaims any obligation to publicly update or revise any forward-looking statement to reflect changes in underlying assumptions or factors, of new information, data or methods, future events or other changes.

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