



STAG INDUSTRIAL ANNOUNCES ACQUISITION ACTIVITY AND LEASING ACTIVITY FOR OCTOBER 2014

Boston, MA – November 3, 2014 - [STAG Industrial, Inc.](#) (the "Company") (NYSE:STAG), a real estate investment trust focused on the acquisition and management of single-tenant industrial properties throughout the United States, today announced its acquisition and leasing activity for October 2014.

▪ Acquisitions

During October, the Company acquired one industrial building consisting of 98,151 square feet for \$6.2 million. The acquired property was 100% occupied at closing. Details of the acquired property are shown in the chart below:

OCTOBER 2014 ACQUISITION					
Location (CBSA)	Date Acquired	Square Feet	Buildings	Cost (MM)	Weighted Average Lease Term (Years)
Racine, WI	10/22/2014	98,151	1	\$6.2	1.8
Total/Weighted Average		98,151	1	\$6.2	1.8

During the ten months ended October 31, 2014, the Company acquired 32 industrial buildings consisting of approximately 6.7 million square feet for \$298.9 million. The chart below reflects the acquisition activity during the ten months ended October 31, 2014:

2014 ACQUISITION ACTIVITY				
Quarter	Square Feet (MM)	Buildings	Cost (MM)	Weighted Average Lease Term (Years)
Q1	1.0	4	\$37.3	4.9
Q2	2.1	9	81.7	4.9
Q3	3.5	18	173.7	4.4
Q4	0.1	1	6.2	1.8
Total/Weighted Average		32	\$298.9	4.5

As of October 30, 2014, the Company had entered into contracts to acquire 12 industrial buildings for \$147.7 million. Included in the acquisitions under contract are three build-to-suit transactions totaling approximately \$31 million, that are scheduled to close in the second quarter of 2015. The Company also executed non-binding letters of intent ("LOI") to acquire five additional industrial buildings for \$106.3 million. These contracts and LOIs are subject to various conditions, including the negotiation and execution of a definitive purchase and sale agreement with respect to the buildings subject to the LOIs, which have not yet been satisfied and there can be no assurance that the transactions will be consummated.

▪ Leasing

In October, the Company executed leases consisting of 492,465 square feet. The leases signed are detailed below:

OCTOBER 2014 LEASING ACTIVITY						
Lease Type	Count	Square Feet	Base Rent	Lease	Tenant	Total Costs
			\$/PSF	Commissions \$/PSF	Improvement \$/PSF	\$/PSF
New Leases	0	0	\$0.00	\$0.00	\$0.00	\$0.00
Renewal Leases	4	467,465	\$4.14	\$0.63	\$0.34	\$0.97
Total /Weighted Average New & Renewal Activity	4	467,465	\$4.14	\$0.63	\$0.34	\$0.97
Temporary Leases / License Agreements	1	25,000				
Total Leasing Activity	5	492,465				

During the ten months ended October 31, 2014, the Company executed approximately 3.7 million square feet of leases of all types, comprised of 3.2 million square feet of renewal leases and 462,252 square feet of new leases. The chart below reflects the leasing activity:

2014 LEASING ACTIVITY			
Quarter	New Square Feet	Renewal Square Feet	Total Leasing Activity Square Feet
Q1	125,400	1,121,781	1,247,181
Q2	209,952	1,138,479	1,348,431
Q3	101,900	526,893	628,793
Q4	25,000	467,465	492,465
YTD	462,252	3,254,618	3,716,870

About STAG Industrial, Inc.

STAG Industrial, Inc. is a real estate investment trust focused on the acquisition and management of single-tenant industrial properties throughout the United States. The Company's portfolio consists of 239 buildings in 35 states with approximately 44.6 million rentable square feet.

For additional information, please visit the Company's website at www.stagindustrial.com.

Forward-Looking Statements

This press release, together with other statements and information publicly disseminated by STAG Industrial, Inc. (the "Company"), contains certain forward-looking statements within the meaning of Section 27A of the Securities Act of 1933, as amended, and Section 21E of the Securities Exchange Act of 1934, as amended. The Company intends such forward-looking statements to be covered by the safe harbor provisions for forward-looking statements contained in the Private Securities Litigation Reform Act of 1995 and includes this statement for purposes of complying with these safe harbor provisions. Forward-looking statements, which are based on certain assumptions and describe the Company's future plans, strategies and expectations, are generally identifiable by use of the words "believe," "will," "expect," "intend," "anticipate," "estimate," "should," "project" or similar expressions. You should not rely on forward-looking statements since they involve known and unknown risks, uncertainties and other factors that are, in some cases, beyond the Company's control and which could materially affect actual results, performances or achievements. Factors that may cause actual results to differ materially from current expectations include, but are not limited to, the risk factors discussed in the Company's annual report on Form 10-K for the year ended December 31, 2013, as updated by the Company's quarterly reports on Form 10-Q. Accordingly, there is no assurance that the Company's expectations will be realized. Except as otherwise required by the federal securities laws, the Company disclaims any obligation or undertaking to publicly release any updates or revisions to any forward-looking statement contained herein (or elsewhere) to reflect any change in the Company's expectations with regard thereto or any change in events, conditions or circumstances on which any such statement is based.

Source: STAG Industrial, Inc.

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