

Carter Validus Mission Critical REIT II, Inc. Acquires Clarion Integrated Medical Facility (IMF) Property

TAMPA, FL – Carter Validus Mission Critical REIT II, Inc. (“CVMC REIT II”), acquired the Clarion IMF property on June 1, 2015, for approximately \$6,920,000.

The 33,000-square-foot medical facility property was built in 2012, and is located in Clarion, Pennsylvania, a northern suburb of Pittsburgh. The Clarion IMF offers a broad range of high-quality comprehensive healthcare services including behavioral health, dental care, primary care and urgent care services. It is 100% leased to The Primary Health Network (the “PHN”). Specializing in providing affordable primary health and subspecialty services, the PHN operates over 45 community healthcare facilities throughout Pennsylvania and Ohio.

“Clarion IMF is a build-to-suit that was designed as a modern multi-specialty facility that incorporates numerous green building attributes,” said Michael Seton, President of CVMC REIT II. “We are pleased to add this property to our growing portfolio of real estate assets.” John Carter, Chief Executive Officer of CVMC REIT II, added, “With this acquisition, CVMC REIT II’s portfolio totals over \$134 million in data center and healthcare investments. We are pleased with this progress as we continue to construct what we believe is an extremely attractive portfolio of mission critical assets for our shareholders.”



About Carter Validus Mission Critical REIT II, Inc.

Carter Validus Mission Critical REIT II, Inc. is a public, non-traded company that believes it qualifies as a real estate investment trust (“REIT”). The Company intends to acquire mission critical real estate assets located throughout the United States and abroad. Mission critical real estate assets are purpose-built facilities designed to support the most essential operations of tenants. Carter Validus Mission Critical REIT II, Inc. intends to focus its acquisitions on mission critical assets in the data center and healthcare sectors. See www.cvmissioncriticalreitii.com for more information.

Click here to see a copy of Carter Validus Mission Critical REIT II’s Prospectus and Risk Factors.

This is not an offer or a solicitation of an offer to buy the securities described herein. Such an offer can be made only by means of a prospectus. Investment performance is not guaranteed. This is a speculative security and as such, involves a high degree of risk. **Securities offered through SC Distributors, LLC, dealer manager and member FINRA and SIPC.**

Forward-Looking Statements

This press release contains forward-looking statements within the meaning of federal securities laws and regulations. These forward-looking statements are identified by their use of terms and phrases such as “anticipate,” “believe,” “continue,” “could,” “estimate,” “expect,” “intend,” “may,” “plan,” “predict,” “project,” “should,” “will” and other similar terms and phrases, including references to assumptions and forecasts of future results. Forward-looking statements are not guarantees of future performance and involve known and unknown risks, uncertainties and other factors that may cause the actual results to differ materially from those anticipated at the time the forward-looking statements are made. Although the Company believes the expectations reflected in such forward-looking statements are based upon reasonable assumptions, it can give no assurance that the expectations will be attained or that any deviation will not be material. The Company undertakes no obligation to update any forward-looking statement contained herein to conform the statement to actual results or changes in the Company’s expectations.