



News Release

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Anson Selected As Site of New Witham Health Services' Medical Facility *BremnerDuke to Develop 43,500-Square Foot Building That Will Bring Health Care Services to Duke's Master-Planned Community*

(Indianapolis, Ind., March 25, 2008) – Duke Realty Corporation has announced that BremnerDuke Healthcare, its healthcare real estate development division, will construct a 43,500-square foot medical office building for Witham Health Services in Anson, its 1,700-acre, mixed-use development along I-65 in southeast Boone County. This medical office building will bring health care services to residents of Anson, a community Duke is developing that integrates retail, industrial, office, and healthcare facilities with homes, public spaces, and community services.

“Having Witham Health Services build a medical facility in Anson is an important step in developing Anson into a full-service community designed around people and their needs,” said Tom Dickey, Vice President and General Manager of Anson. “Now, Anson residents and employees of businesses in Anson will have a convenient source for medical treatment.”

“We are very pleased to have been chosen by Witham Medical Services to develop this medical office building,” said Jim Bremner, President of BremnerDuke Healthcare Real Estate. “This facility will give Anson residents, as well as others living in the Zionsville and Whitestown communities, immediate access to high-quality primary and specialty medical care plus the convenience of emergency medical care if needed.”

[placeholder for quote from Raymond Ingham, President and COO]

The two-story building will feature one of the first freestanding emergency departments in the state of Indiana, as well as an imaging center, medical offices, and ambulance garage. The facility will be located at Heartland Drive and Central Boulevard, just off of SR334 in the southeast quadrant of Anson near the retail/commercial sector. Witham Health Services will occupy 75 percent of the building, with the remainder of the premier medical office space available to private physicians through BremnerDuke leasing.

Construction is expected to begin in spring 2008, with building completion targeted for summer 2009.

About Duke Realty Corporation

Duke Realty Corporation specializes in the ownership, construction, development, leasing, and management of office, industrial, medical office, and retail real estate. It is the largest publicly traded, vertically integrated office/industrial real estate company in the United States. The company owns, manages, or has under development more than 142 million rentable square feet in 24 major U.S. cities. Duke, which controls more than 7,700 acres of land for more than 113 million square feet of future development, also provides nationwide real estate solutions through its national development division. Duke Realty Corporation is publicly traded on the NYSE under the symbol DRE and is listed on the S&P MidCap 400 Index. More information about Duke is available on the Internet: www.dukerealty.com.

About BremnerDuke Healthcare

BremnerDuke Healthcare Real Estate supports hospitals and physician groups with planning, development, and compliance-driven facility management services. A division of Duke Realty Corporation, BremnerDuke has been building healthcare facilities for more than 20 years with facilities ranging from a small medical office building to a large medical office building with diagnostics; an oncology center or surgery center; or a complete in-patient hospital. BremnerDuke, formerly known as Bremner Healthcare, was acquired by Duke in February 2007 as a result of Bremner's proven success and creativity in developing healthcare real estate.