

For Immediate Release

INREIT Real Estate Investment Trust Announces Dividend and Distribution

Company Release – 1/19/2005

MINOT, NORTH DAKOTA – INREIT Real Estate Investment Trust (INREIT) announced today its Board of Trustees approved a first quarter 2005 dividend of \$0.165 per share to shareholders of record as of March 31, 2005. This dividend is payable on April 15, 2005.

INREIT's Board of Trustees, acting as general partner of INREIT Properties, LLLP, also approved a distribution of \$0.165 per unit to Limited Partnership unitholders of record as of March 31, 2005. This distribution is also payable on April 15, 2005.

This is the 8th consecutive quarterly dividend, and distribution, paid by INREIT and equates to a 6.6% annual yield for shareholders given INREIT's current share price.

ABOUT INREIT REAL ESTATE INVESTMENT TRUST

INREIT Real Estate Investment Trust is a registered, but unincorporated business trust formed in North Dakota to invest in a diversified portfolio primarily of commercial properties (such as retail, office and medical) and multi-family dwellings (such as apartment buildings and senior assisted or independent living centers). As of December 31, 2004 INREIT reported more than \$27 million in total assets. INREIT operates as an Umbrella Partnership Real Estate Investment Trust, and holds all of its assets through INREIT Properties, LLLP, which INREIT controls as general partner. For more company information, visit the INREIT Real Estate Investment Trust's website at www.inreit.com or www.sec.gov.

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