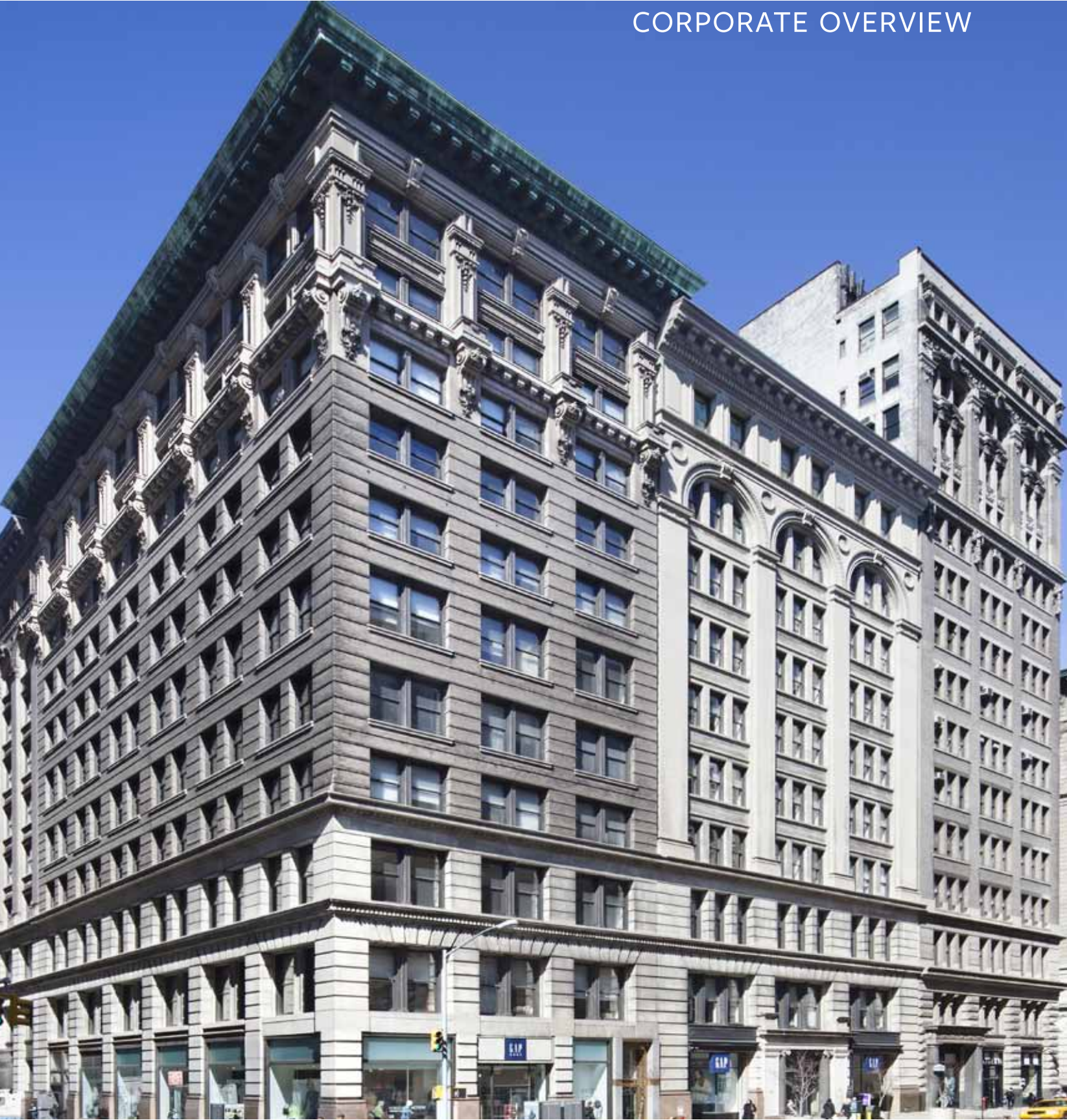


BromleyCompanies

CORPORATE OVERVIEW



HQ: 120 FIFTH AVENUE, NEW YORK, NY 10011 P: 212.807.7744

OVERVIEW

About Us

Since its founding in 1972, The Bromley Companies has built a diversified portfolio of real estate across the country. Our senior management team, with collectively over 120 years' experience at the firm, have successfully collaborated on a broad range of property investments, development, and dispositions.

With our sharp focus on developing compelling tenant spaces and highly personalized service, Bromley has developed many loyal relationships with both global Fortune 500 enterprises as well as individual residential tenants. Through the years, our financially conservative investment style has generated consistently superior returns for our financial partners and long term value to the communities in which we operate.

Strategy

At the Bromley Companies we are focused on identifying value in under-utilized real estate in New York City and across the country. When acquiring property, we analyze both a project's upside potential, as well as how we can manage risks and preserve our capital investment. Relying on our experienced in-house team of financial, construction, leasing and management professionals, we employ an intensive, hands-on approach to successfully reposition and develop properties.

We are disciplined and selective in our investments, applying focused senior level management attention to deliver transformative results. Below is a summary of some of our experience working on different asset types.



PROJECT SUMMARIES

Office

Bromley invests in and manages office buildings, with a focus on creative office spaces in urban locations. Since our founding, Bromley has rehabilitated and repositioned quality older buildings into modern, efficient work spaces, including open office layouts. Our success is reflected in the roster of our prestigious tenants, including Chanel, Barnes & Noble, Carters, Keurig Green Mountain, The New York Times, WQXR, Konica Minolta, Career Education Corporation and other prominent professional services, technology and creative companies.

Retail

Bromley has owned, leased, and managed urban retail, with a concentration on some of the most prominent locations in New York City, including Broadway, 57th Street, and Fifth Avenue as well as exploring major retail development in other markets such as Tampa, Florida. The quality of our locations has attracted top national retailers such as Charles Schwab, The Gap, Gamestop, Benetton, Chico's, Barnes & Noble, and Banana Republic.

Student Housing

Since purchasing Bromley Hall, a 700-bed residence hall at the University of Illinois in 1974, Bromley has built a successful student housing investment and management platform. Our focus is on residence halls and vertical college housing properties managed by our in-house management team and food service division. In addition to our real estate expertise, Bromley's executives have served on university housing and facility committees, as housing officers, and college trustees.

Residential

Bromley has experience developing and managing condo and multi-family units in New York City and beyond. Our largest residential project, The Bromley Condominium, located on an entire city block on the Upper West Side in New York City, is a 450,000 square foot, 300-unit development which includes major retail and parking facilities. As part of our Tampa Bay One development site in Tampa, Florida, we are evaluating a major multi-family and condo components.

CURRENT PORTFOLIO



ACQUISITION CRITERIA

The Bromley Companies is focused on identifying properties and development sites in prime and emerging locations where it can add substantial value through development, leasing and financing expertise. Although we are opportunistic in evaluating acquisitions, we are currently focused on sourcing deals which meet the following criteria:

| | | | |
|------------|---|--------------|--|
| Deal Size: | \$10 - \$100 million | Asset Class: | Office, Retail, Student Housing |
| Deal Type: | Value Add Redevelopment/Repositioning and Strategic Portfolio Add-On Assets | | although we have smaller portfolio holdings and experience with industrial, residential, and parking garages |
| Location: | Northeast, Midwest, Southeast | | |

OFFICE LOCATIONS

New York
120 Fifth Avenue
New York, NY 10011
212.807.7744

Florida
3725 W. Grace Street
Tampa, FL 33607
813.871.3434

Illinois
910 South Third Street
Champaign, IL 61820
217.384.5400

Kansas
1800 Naismith Drive
Lawrence, KS 66044
785.843.8559