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## **McKenzie, Wilson and Lipscomb of Richards Barry Joyce & Partners, LLC broker 25,068 s/f lease**

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Richards Barry Joyce & Partners, LLC (RBJ&P) brokered a 25,068 s/f lease on behalf of CrossHarbor Capital Partners with Casa Systems, Inc. at River Place at I-93 located at 100 Old River Rd.

Casa Systems renewed its lease and expanded its footprint in the building by 8,982 s/f. River Place at I-93 serves as the company's corporate headquarters.

"CrossHarbor Capital Partners recently made significant upgrades to River Place at I-93, including modernizing the lobby, restrooms and other common areas, extending its position as one of the leading properties in the market," said Brian McKenzie, partner at RBJ&P. "Additionally, CrossHarbor Capital has a very good ability to understand the needs of its tenants and was able to meet Casa Systems' expansion requirements."

McKenzie, John Wilson, and James Lipscomb of RBJ&P represented CrossHarbor Capital Partners in the lease.

RBJ&P is the exclusive leasing agent for River Place at I-93. Casa Systems was represented by NAI Hunneman.

About River Place at I-93

River Place at I-93 is a 121,000 s/f building offering first class office and R&D space. The building is located in the I-495 technology market. Situated directly off I-93, the building offers highway access and highway visibility.

Recent renovations to the building include an updated three-story atrium lobby, improved landscaping, resurfaced parking lots, and upgrades to the loading docks and the HVAC system. Nearby amenities include five hotels, numerous dining options, day care providers and fitness facilities.

Office Market Statistics - I-495 North

According to research by RBJ&P, the I-495 North submarket consists of 14.316 million s/f of office space and was 21.2% vacant, as of the quarter ended March 31st. [source: Richards Barry Joyce & Partners' "officeSTATus - Spring 2011"]

About CrossHarbor Capital Partners

Since its inception in 1993, CrossHarbor Capital Partners has been recognized as a leading manager of alternative investments. The company combines a disciplined, multi-asset investment strategy with highly experienced professionals to generate superior, risk-adjusted returns for the firm and its investors. CrossHarbor Capital's business model is performance based and its investment activities exclusively emphasize opportunistic transactions in the following sectors: real estate, distressed loans and private equity.

About Richards Barry Joyce & Partners, LLC

Richards Barry Joyce & Partners is a full service commercial real estate firm providing creative solutions for its client partners. The company's focused team approach offers clients a competitive advantage in solving their local, national, and international real estate challenges. Richards Barry Joyce & Partners' unique platform offers a full range of real estate advisory services including market analysis, capital markets solutions, financial analysis, corporate services, portfolio review, and consulting services.

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