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Jamieson, Osten and Bekarian of Jones Lang LaSalle close \$40 million sale

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Jones Lang LaSalle's (JLL) capital markets experts have closed the sale of 625 Massachusetts Ave. for the Samuels Property Group. L&B Realty Advisors, LLC purchased the mixed-use office retail property for \$40.1 million.

The JLL capital markets team was led by managing director Scott Jamieson, with leasing guidance from executive vice presidents John Osten and Peter Bekarian.

"This premiere core asset offered up an extremely attractive list of quality credit tenants in the midst of Central Sq., making it extremely appealing to investors," said Jamieson.

Built in 1929, 625 Mass. Ave. underwent a complete renovation in 2000. The 122,104 s/f, three-story, plus lower level, property is located across the street from the MBTA's Central red line stop, and just one stop from Harvard Sq. and four stops from Downtown Crossing. The property is 100% occupied to strong credit tenants including Harvard College, TD Bank, Walgreen's and Harmonix Music System.

"The Cambridge market continues to outperform all others in the Boston region and the time was right for Samuels Property Group to bring 625 Mass. Ave. to market. L&B Realty can now capitalize on strong market fundamentals and momentum related to proximity to both MIT and Harvard and the world's leading life science companies that surround this asset," said Jamieson.

Jones Lang LaSalle Capital Markets is a full-service global provider of capital solutions for real estate investors and occupiers. The firm's in-depth local market and global investor knowledge delivers the best-in-class solutions for clients — whether a sale, financing, repositioning, advisory or recapitalization execution. In 2011 alone, Jones Lang LaSalle Capital Markets completed \$60 billion in investment sale and debt and equity transactions globally. The firm's dealmakers completed \$52 billion in global investment sales and buy-side transactions, equating to nearly \$216 million of investment trades completed every working day around the globe. In the United States, Jones Lang LaSalle grew its total Capital Markets volumes by 122 percent in 2011 and is quickly gaining market share across all property types. The firm's Capital Markets team comprises more than 1,200 specialists, operating all over the globe.

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billion, Jones Lang LaSalle serves clients in 70 countries from more than 1,000 locations worldwide, including 200 corporate offices. The firm is an industry leader in property and corporate facility management services, with a portfolio of approximately 2.1 billion square feet worldwide. LaSalle Investment Management, the company's investment management business, is one of the world's largest and most diverse in real estate with \$47.2 billion of assets under management. For further information, please visit www.joneslanglasalle.com.

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