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Transwestern completes 28,438 s/f of signed leases at Brickstone Sq.

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Transwestern Investment Co., a principal investment firm specializing in commercial real estate, has added four new tenants to its Brickstone Sq. property. The leases, totaling 28,438 s/f, will bring Hinckley, Allen & Snyder LLP, NuView Systems Inc., Old Republic Title Insurance Co. and VKernel Corp. to the business center this fall. The Colliers Meredith & Grew team of Matthew Daniels, Christopher Lawrence and Brian Tisbert represented Transwestern in the transactions.

Since purchasing Brickstone Sq. in late 2005, Transwestern has invested a significant amount of capital within the common areas of the building as well as the speculative and custom build-out of vacant space.

"Even in turbulent times, Transwestern is able to deliver a significant turnkey tenant improvement package and offer other incentives that make Brickstone Sq. an attractive option for new tenants," said Daniels. "Transwestern is getting deals done in this marketplace."

NuView Systems Inc., a global provider of human resources and payroll software tools, has executed a new 14,794 s/f lease to relocate its headquarters from 155 West St. in Wilmington to 200 Brickstone Sq. The move is a 5,000 s/f expansion for the firm. Daniels and Tisbert of Colliers Meredith & Grew represented NuView Systems.

Old Republic Title Insurance Co. executed a new 6,876 s/f lease. Lawrence Epstein and Lawrence of Colliers Meredith & Grew represented Old Republic Title Insurance Co. in the transaction.

VKernel Corp., a provider of virtualization management and optimization software, signed a 4,379 s/f lease to relocate its headquarters from Portsmouth, N.H. Vkernel was represented by the T3 Advisors team of Greg Hoffmeister and Mike Taylor.

Full-service law firm Hinckley, Allen & Snyder LLP executed a new 2,389 s/f lease which represents an expansion for the firm. Joseph Sciolla of CresaPartners LLC represented Hinckley, Allen & Snyder in the transaction.

Specifics of the lease transactions were not disclosed.

Brickstone Square is a signature suburban business center with three first-class office and R&D buildings, totaling approximately one million s/f, in a campus setting. Amenities include a 3,000 space parking facility, a 564-seat cafeteria, a fitness center, a Bright Horizons Family Solutions day care, 24/7 security, and on-site property management.

Located near the Rte. 495 and 125 interchange in Andover, Massachusetts, Brickstone Square is easily accessible from Routes 114, 133 and 125. Its buildings are within minutes of Andover's MBTA Commuter Rail Station and Andover Center.

Transwestern Investment CO.: Founded in 1996, Chicago-based Transwestern Investment Company is a principal investment firm specializing in commercial real estate. The firm has invested in over 390 properties totaling \$7.3 billion throughout the United States through its sponsored

investment fund vehicles. The current equity portfolio includes 67 office, 9 industrial and 8 retail properties totaling 21.3 million s/f, as well as 10 multifamily assets with 4,800 units. Additionally, in the mezzanine investment area, Transwestern has made 65 loans totaling over \$630 million in investments with 42 realizations to date. The firm's mezzanine investing is currently being done through Transwestern Mezzanine Realty Partners II, a \$300 million institutional fund.

About Colliers Meredith & Grew:

Colliers Meredith & Grew is a Boston-based commercial real estate company with integrated service groups including brokerage, capital markets, counseling & valuation, development & advisory, investment sales, and property & asset management. In addition to representing its core clients in New England, Colliers Meredith & Grew provides national and international real estate services to its multi-market clients as a member of Colliers International and as an owner/member of Strategic Alliance Mortgage LLC (SAM). Colliers International is a worldwide affiliation of independently owned and operated companies in more than 290 offices in 61 countries. For more information about Colliers Meredith & Grew, visit www.colliersmg.com.

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