

Media Release

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LEASING ACTIVITY AT SPECTRUM PROPERTIES

Charlotte, NC - Spectrum Properties is pleased to announce recent lease renewals and new leases at Vanguard Centre, South Tryon Square and 200 South Tryon in Charlotte, North Carolina. Ted Lee and Eric Forshee handled the transactions below on behalf of the owners.

Spectrum Properties welcomes National Welders/Airgas to Vanguard Centre. The full-line welding, industrial, medical, and safety supplier leased 24,713 RSF and was represented by Ian Bertolina of Bertolina Commercial Real Estate Services, Inc. Located on the northeast quadrant of Interstate 77 and Tyvola Road, in the heart of the southwest portion of Charlotte's largest office market, Vanguard Center provides unparalleled access and visibility to Interstate 77 and Tyvola Road. Totalling 13 buildings ranging from one-story garden office buildings to five-story Class A office, the park reflects timeless quality in a mature landscaped surrounding, unique to the Charlotte suburban office market.

At South Tryon Square in downtown Charlotte, anchor tenant Dean & Deluca renewed their 3,733 RSF lease. The market cafe has been at the project since 1999, providing excellent service to the uptown area. South Tryon Square is also pleased to announce Northwestern Capital Partners' new lease for 822 RSF. The middle market investment bank was represented by Kim Kendall of Jones Lang LaSalle. South Tryon Square is a dynamic mixed-use project in Charlotte's CBD and is an example of how well adaptive reuse can work in the development arena. South Tryon Square contains Class A office and retail space, coupled with deck parking and Marriott Courtyard Hotel.

Across the street at 200 South Tryon, Secure EDI, a company that is pioneering electronic solutions for enhancing the efficiency and the quality of health and dental care, renewed their 3,336 RSF lease in the building. Its sister company, Claims Software, renewed and expanded into 4,643 RSF. Prominently located just one block off "The Square," 200 South Tryon sits on the corner of W. Fourth Street and South Tryon Street. The Fourth Street corridor is the primary entry point to Uptown from the executive housing area of southeast Charlotte. 200 South Tryon is centrally located among the fine amenities of Uptown Charlotte.

Spectrum Properties is a family of real estate services companies providing high quality development, leasing, management, construction management, project maintenance, investment sales, tenant representation and corporate services for institutional and private clients. Senior Vice President Ted Lee, who helped broker the transactions on behalf of the owners, said, "We are very excited about the continued commitment of our great tenant base within the Charlotte area and how exciting Charlotte is positioning itself to diversify within the region. We look forward to continuing our long-term dedication to the Charlotte commercial real estate industry."

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