

NJPA MONTHLY SALES AND LEASE REPORT

As Reported In The NJPA REAL ESTATE JOURNAL ~ SEPTEMBER 22 - OCTOBER 12, 2006

PROPERTY NAME	ADDRESS	SELLER/ OWNER/ LESSOR	REP. OF SELLER/ LESSOR	BUYER/ TENANT/ LESSEE	REP. OF TENANT/ BUYER	PRICE	SIZE	DESC.	S/L	PG
1130 Commerce Dr.	Sweresboro, NJ	SDCO 1130 Commerce	The Flynn Co.	Rehrig Penn Logistics	Grubb & Ellis	—	83,000 SF	—	L	4A
894 Marcon Blvd.	Allentown, PA	—	Liberty Property Trust	CD Realty Advisors	Beacon Comm'l.	—	28,800 SF	Flex	S	8A
2410-25 N. 2nd St.	Philadelphia, PA	—	NAI Mertz	Fiqiri & Dhaurata Skenda	—	—	12,000 SF	Ind.	S	2A
1717 Fellowship Rd.	Mt. Laurel, NJ	Bloom Org.	NAI Mertz	Continental Auto Parts	—	—	15,000 SF	Ind.	L	2A
19-23 Elmwood Rd.	MountainTop, PA	Mericle Comm'l. R. E. Svcs.	CBRE	Sealy	CBRE	—	210,000 SF	Ind.	L	6B
311 Powhat Ave.	Delaware Cty., PA	White Cap	CBRE	ASDD Partnership	CBRE	\$585k	15,000 SF	Ind./Whse.	S	4A
Mulbury and Clinton St.	Newark, NJ	H.E Urban Renewal	Colliers Houston	Commerce Bank	Colliers Houston	—	1/4 acre	Land	S	8A
125 E. Elm St.	Conshohocken, PA	Preferred Real Estate	Patrice Hayden	Shaffer Grp.	Beacon Comm'l.	—	1 acre	Land	S	6B
520 Stokes Rd.	Medford, NJ	Ironstone Office Associates	Colliers L&A	LEVCO Enterprises	—	\$2.6m	26,000 SF	Off.	S	2A
3 University Plaza	Hackensack, NJ	Reckson Associates	Reckson Associates	Acosta	GVA Williams NJ	—	38,438 SF	Off.	L	6A
2000 Cliff Mine Rd.	Pittsburgh, PA	Massaro Props.	Massaro Props.	United Lender Services	The Stone Grp.	—	3,493 SF	Off.	L	8A
170 S. Independence Mall W.	Philadelphia, PA	Oaktree Capital	—	J. Grasso Props.	—	\$94m	885,786 SF	Off.	S	FCB
Sheridan Bldg.	Philadelphia, PA	—	Seligsohn Soens Hess	Ninth & Samson	Seligsohn Soens Hess	\$8.67m	101,697 SF	Off.	S	2B
61 Wilmington	Delaware Cty., PA	Northeast Financial Corp.	CBRE	Arora Engineers	CBRE	\$5.875m	26,260 SF	Off.	S	4B
1730-1800 W. Indian Ave.	Philadelphia, PA	Cambria Associates	NAI Mertz	Select Holdings	—	\$1.05m	71,000 SF	Whse.	S	2A
350 Old Silver Spring Rd.	Silver Spring Twp., PA	First Industrial Realty	CBRE	DHC USA	NAI/CIR	—	71,366 SF	Whse/Dist.	L	6B
1645 W. Chester Pike	W. Chester, PA	1645 Associates	Beacon Comm'l.	Acquire Land	—	—	20,000 SF	Off.	S	8B
Two Penn Center Plaza	Philadelphia, PA	—	GVA Smith Mack	Black & Older	Seligsohn Soens Hess	—	19,000 SF	Off.	L	8B
Two Penn Center Plaza	Philadelphia, PA	—	GVA Smith Mack	Brent W. Coon P.C.	MS Fox Real Estate	—	combined w/	Off.	L	8B
Two Penn Center Plaza	Philadelphia, PA	—	GVA Smith Mack	BG, LLC	PREIT	—	below	Off.	L	8B
Two Penn Center Plaza	Philadelphia, PA	—	GVA Smith Mack	John Hykel	GVA Smith Mack	—	see above	Off.	L	8B
Two Penn Center Plaza	Philadelphia, PA	—	GVA Smith Mack	Jaffe & Hough, P.C.	Arden Grp.	—	see above	Off.	L	8B
Two Penn Center Plaza	Philadelphia, PA	—	GVA Smith Mack	Bio-Rad Laboratories	CBRE	—	see above	Off.	L	8B
Two Penn Center Plaza	Philadelphia, PA	—	GVA Smith Mack	Safend	A. Margolis Realty	—	see above	Off.	L	8B
Arnold Logistics	—	—	—	—	—	—	—	—	—	—
Ind. Portfolio	Camp Hill, PA	Blue Vista Capital Mgmt.	C&W	Hager Pacific Props.	C&W	\$90m	2.2m SF	Whse/Dist.	S	9B
see above	Mechanicsburg, PA	Walton Street Capital	C&W	Hager Pacific Props.	C&W	see above	see above	Whse/Dist.	S	9B
see above	Lancaster, PA	see above	C&W	Hager Pacific Props.	C&W	see above	see above	Whse/Dist.	S	9B
618 Hamlin Hwy.	Hamlin, PA	PA Hamlin Associates	Taylor-Zang Retail	Clover Realty Investments	Taylor-Zang Retail	\$1.5m	7,000 SF	Retail	S	14B
200 Riverview Blvd.	Valley Forge, PA	O'Neill Property Grp.	Jackson Cross Ptrs.	Barry Isset & Associates	Centry 21 Alliance	—	4,659 SF	Off.	L	17B
1040 First Ave.	King of Prussia, PA	Brandywine Realty Trust	Brandywine Realty Trust	Countrywide Home Loans	Jackson Cross Ptrs.	—	4,443 SF	Off.	L	17B
2495 Blvd. of the General	King of Prussia, PA	—	—	Sign Source	Jackson Cross Ptrs.	—	4,180 SF	Off.	L	17B
974 Marcon Blvd.	—	—	—	—	—	—	—	—	—	—
Suite 100	Allentown, PA	Liberty Property Trust	—	HDR	Markward Grp.	—	13,600 SF	Ind.	L	17B
1717 Arch St.	Philadelphia, PA	Verizon Communications	C&W	General Reinsurance Corp.	Grubb & Ellis	—	10,050 SF	—	L	17B
Park Lake Apts.	Riviera Beach, FL	Watch Omega Holdings	GMH Capital Ptrs.	Black Rock Realty	—	\$33m	520 unit	Apt.	S	FC-C
Quail Run, Coppermill,	—	—	—	—	—	—	—	—	—	—
Gateways & Woodstone	Austin, TX	ITW Mortgage Inv. III	GMH Capital Ptrs.	The Hayman CO.	—	\$25.05m	702 unit	Apt.	S	FC-C
Dovermart	Dover, DE	Ahmad Amer	Taylor-Zang Retail	—	Taylor-Zang Retail	\$6.3m	45,692 SF	SC	S	FC-D
Marple Crossroads SC	Springfield, PA	Blank Aschkenasy Props.	—	Filenes's	Metro Comm'l.	—	25,000 SF	Retail	L	4D
Marple Crossroads SC	Springfield, PA	Blank Aschkenasy Props.	—	DSW Whse.	Metro Comm'l.	—	19,000 SF	Retail	L	4D
Marple Crossroads SC	Springfield, PA	Blank Aschkenasy Props.	—	DSW Whse.	Metro Comm'l.	—	15,000 SF	Retail	L	4D
—	Portland, TN	—	—	Federated Dept. Stores	CBRE	—	65 acre	Land	S	4D
Two Liberty Place	Philadelphia, PA	America's Capital Ptrs.	CBRE	BSC Svcs.	Studley	—	53,275 SF	SC	S	4D
Maplewood SC	Lehigh Valley, PA	New Age Development	Summit Mgmt. & Realty	Westminster Props.	—	\$1.5m	10,000 SF	SC	S	6D
Plainsboro Town Ctr.	Plainsboro, NJ	—	—	It's a Grind	Legend Props.	—	1,600 SF	Retail	L	6D
Marketplace at Westtown	W. Chester, PA	—	—	ShapeXpress	Fameco	—	3,132 SF	Retail	L	6D
Doubletree SC	Glassboro, NJ	LMX Doubletree Center	Metro Comm'l.	Grapes and Hops	—	—	13,107 SF	Retail	L	6D
Coloniel Village Prof.	—	—	—	—	—	—	—	—	—	—
Office Park	Edison, NJ	Coloniel Village Associates	Weiss Realty	Smart Steps	NAI Hanson	—	—	Retail	L	12D
Coloniel Village Prof.	—	—	—	—	—	—	—	—	—	—
Office Park	Edison, NJ	Coloniel Village Associates	Weiss Realty	Ultimate Homewares	Sitar	—	—	Retail	L	12D

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Coloniel Village Prof. Office Park	Edison, NJ	Coloniel Village Associates	Weiss Realty	The Original Soupman	—	—	—	Retail	L	12D
Coloniel Village Prof. Office Park	Edison, NJ	Coloniel Village Associates	Weiss Realty	International Tech. Svcs.	—	—	—	Retail	L	12D
Valley Forge Dist. Ctr.	Montgomery Cty., PA	BPG Ltd.	CBRE	CRP Investments	—	\$34m	823,731 SF	Whse/Dist.	S	3A
Former Divine Tracy Hotel	Philadelphia, PA	Palace Mission	CBRE	TCC	—	\$9m	75,000 SF	Retail	S	4A
Devon Professional Bldgs	Devon, PA	—	TCC	Stoltz Real Estate	TCC	—	25,000 SF	Off.	S	5A
Esquire & Bellmarc Apts.	Upper Irvington, NJ	Esquire & Bellmarc Apts.	Kislak	—	Kislak	\$2.6m	—	Apt.	S	5A
Concord Plaza	Wilmington, DE	Buccini/Pollin Grp.	CBRE	AstraZeneca Pharm.	Studley	—	26,000 SF	Ind.	L	10A
Brandywine Town Center	Wilmington, DE	Brandywine Town Ctr.	Fameco	Friendly's Family Restaurant	—	—	—	Retail	L	10A
Cloverly Plaza	Jenkintown, PA	Goodman Proprs.	—	FedEx Kinkos	Metro Comm'l.	—	2,000 SF	Retail	L	11A
Cedar Point Plaza	Newark, NJ	Capno Mgmt.	—	FedEx Kinkos	Metro Comm'l.	—	2,000 SF	Retail	L	11A
Foulkstone Plaza	Wilmington, DE	Buccini/Pollin Grp.	CBRE	The Harris School of Bus.	—	—	15,000 SF	Retail	L	11A
Midtown Arms	Bayonne, NJ	—	Gerber Somma	—	Sokol, Behot and Fiorenzo	\$3m	48 unit	Apt.	S	FC-B
1650 Sherman Ave.	Pennsauken, NJ	ELJO, LLC	—	First Industrial Realty Trust	—	—	380,000 SF	Ind.	S	4B
8290 National Hwy.	Pennsauken, NJ	& Hylton Nat'l. Associates	—	First Industrial Realty Trust	—	—	combined w/	Ind.	S	4B
1601 Hylton Rd.	Pennsauken, NJ	see above	—	First Industrial Realty Trust	—	—	above	Ind.	S	4B
1625 Hylton Rd.	Pennsauken, NJ	see above	—	First Industrial Realty Trust	—	—	see above	Ind.	S	4B
7101 Westfield Ave.	Pennsauken, NJ	see above	—	First Industrial Realty Trust	—	—	see above	Ind.	S	4B
2019-23 Kerrigan Ave	Union City, NJ	GBC Corp.	De Ruggiero	Lorgia,C. Kerrigan, A. Kerrigan	Francisca Ruiz	\$2.13m	21,000 SF	Whse.	S	4B
913-15 21st St.	Union City, NJ	GBC Corp.	De Ruggiero	Lorgia,C. Kerrigan, A. Kerrigan	Francisca Ruiz	see above	see above	Whse.	S	4B
1 Gourmet Ln.	Edison, NJ	Morris Cos.	Morris Cos.	Newegg.com	CBRE	—	374,148 SF	Whse/Dist.	L	5B
Morris Corp. Ctr.	Saddlebrook, NJ	—	—	Ohio STRS	CBRE	—	185,000 SF	Off.	—	5B
333 Mount Hope Ave.	Saddlebrook, NJ	—	—	US Realty Advisors	CBRE	—	95,500 SF	—	S	5B
100 Lighting Way	Saddlebrook, NJ	—	—	COSCO, Inc.	CBRE	—	32,000 SF	—	L	5B
112 Port Jersey Blvd.	Jersey City, NJ	—	CBRE	RREEF	CBRE	—	238,779 SF	Ind.	S	5B
9 Entin Rd.	Parsippany, NJ	Hartz Mountain	—	Lincoln Prop. Co.	—	—	197,000 SF	Off.	S	6B
4 Becker Farm Rd.	Roseland, NJ	—	—	JH Cohn	Gale Co.	—	32,166 SF	—	L	6B
10 Sylvan Way	Parsippany, NJ	—	—	Cendant Corp.	Gale Co.	—	17,894 SF	—	L	6B
Rockingham Row N.	Princeton, NJ	—	—	Princeton Ptrs.	Gale Co.	—	17,832 SF	—	L	6B
3 Becker Farm Rd.	Roseland, NJ	—	—	—	Gale Co.	—	14,178 SF	—	L	6B
35 Waterview Blvd.	Parsippany, NJ	—	—	Right Mgmt. Consultants	Gale Co.	—	8,834 SF	—	L	6B
200 N. St.	Teterboro, NJ	Party Rental Ltd.	Klatskin Associates	Hampshire Global Ptrs.	NAI Hanson	—	108,400 SF	Ind.	L	7B
50 Lake Ctr. Exec. Pk.	Marlton, NJ	—	—	Virtua Health	Grubb & Ellis	—	57,000 SF	—	L	8B
2192 N. W. Blvd.	Vineland, NJ	—	Grubb & Ellis	S. Jersey Cold Storage	Grubb & Ellis	—	110,000 SF	Ind.	S	8B
1400 Horizon Way	Mt. Laurel, NJ	Harris Office Proprs.	Colliers L&A	Horizon Way Equities	—	—	41,000 SF	Off.	S	9B
Harborside Fin.Ctr. Plaza 1	Jersey City, NJ	—	Mack-Cali	—	CBRE	—	53,727 SF	Off.	L	9B
300 Harmon Meadow Blvd.	Secaucus, NJ	Heritage Mgmt.	—	Chasen Leyner Bariso & Lamparello PC	—	—	17,000 SF	Off.	L	10B
9 Polito Ave.	Lyndhurst, NJ	Wells Real Estate Fund	Jones Lang LaSalle	SAS	CBRE	—	20,577 SF	Off.	L	10B
Harborside Plaza 5	Jersey City, NJ	Mack-Cali	—	Patni Computer Sys.	CRESA Ptrs.	—	11,064 SF	Off.	L	12B
Lincoln SC	Lancaster Cty., NJ	—	—	Commerce Bank	NAI/CIR	—	4,100 SF	Retail	S	12B
300 Kimball St.	Woodbridge, NJ	New Vistas Corp.	Kislak	—	Kislak	\$775k	—	Off.	S	13B
Pkwy. 120	Old Bridge, NJ	Normandy R.E. Ptrs.	CBRE	Vision Equities	—	—	211,800 SF	Off.	S	15B
88 Centennial Ave.	Piscataway, NJ	88 Centennial Ave. Gen. Partnership	TCC	WANDL, Inc.	C&W	—	42,000 SF	Off.	S	15B
125 Village Blvd.	Princeton, NJ	—	Gale Real Estate Svcs.	NAFA	C&W	—	5,420 SF	Off.	L	21B
1 Washington Park	Newark, NJ	Washington Pk Fidelco	—	SEIU	—	—	8,500 SF	Off.	L	22B
Ramblewood Apts. & TH	Mt. Laurel, NJ	Pantzer Proprs.	C&W	Fairfield Residential	—	—	504 unit	Apt.	S	15C