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**HOULIHAN-PARNES REALTORS, AN AFFILIATED COMPANY WITH
GHP OFFICE REALTY, PLACED \$17.5 MILLION FIRST MORTGAGE AT
2649 & 2651 STRANG BOULEVARD, YORKTOWN HEIGHTS, NEW YORK.**

March, 2017

James Houlihan of Houlihan-Parnes Realtors is pleased to announce the placement of a \$17.5 Million first mortgage on the property located at 2649-2651 Strang Boulevard in Yorktown Heights, Westchester County, New York. The property was acquired by the existing ownership in October 2014 and has since been extensively renovated and re-tenanted. The new first mortgage is approximately 50% LTV and placed with a local thrift and has a term of 7 years at a fixed rate with an option to extend for another 5 years. Elizabeth Smith, Esq. of Goldberg, Weprin, Finkel, Goldstein LLP was the attorney that represented the Borrower at closing. Title was provided by Jim Maloney and John Hughes of the Great American Title Agency, Inc.

The property includes two buildings consisting of 200,000 square feet of rentable space and 695 on-site parking spaces. Tenant roster includes; Putnam County Savings Bank, ENT & Allergy Associates, Mercy College, New York-Presbyterian Medical Group-Hudson Valley Hospital. Occupancy also includes number of local business and healthcare-related tenants.

GHP Office Realty was formed in 1999, and is headed by its principal owners Andrew Greenspan, James J. Houlihan, James G. Houlihan and Howard Parnes. The company is a leader in the commercial real estate market in the New York metropolitan area specializing in the acquisition, leasing and management of office, flex and industrial properties in the suburban markets of the tri-state area. The company currently owns and manages over 5 million square feet.

