

EDGE REALTY CAPITAL MARKETS

EDGE Realty Capital Markets, a leader in investment sales, announces the sale of Dollar General in Hearne, Texas.

FOR IMMEDIATE RELEASE

April 2, 2013, Dallas, TX – EDGE Realty Capital Markets (EDGE-CM) today announced that it has closed the sale of Dollar General, located at 901 West 2nd Street, in Hearne, Texas.

Dollar General is 9,100 sf constructed in 2003. It is located on a 9-acre site north of in Hearne, just north of Bryan-College Station. The offering was 100% occupied by Dollar General on a triple-net lease through 2015.

Brandon Beeson with EDGE-CM represented the seller, a private investor, in the transaction.

After broadly marketing this single-tenant, NNN-lease asset, the asset sold to a Texas principal. “Although some will shy from a rural market, a general-merchandise retailer like this, in a market with no Walmart, appeals to many investors. The high-traffic location, in front of the only grocer, added to the demand for the asset.” said Brandon Beeson, principal of EDGE-CM.

A private, individual investor, acquired the property from Wally Properties, LLC, an Arkansas-based commercial real estate company, reportedly for a long-term hold.

About EDGE-CM

EDGE Realty Capital Markets (EDGE-CM), the investment services platform for EDGE Realty Partners, is a team with deep ties in the industry, more than a decade of performance in the capital markets and a transaction history that represents \$1.4 billion in sales across asset categories and across the nation. With significant market insight and a long-term approach to building client relationships, EDGE-CM provides third-party property disposition and note sale representation. EDGE-CM, with headquarters in Dallas and offices in Austin/San Antonio, Houston and Southern California, offers services across the country. For more information on EDGE-CM, please visit www.edge-cm.com.

For more information contact:

Jennifer Cheek
EDGE Realty Capital Markets
Director, Marketing Communications
5950 Berkshire Lane, Suite 200
Dallas, TX 75225
214.545.6908

###

This release may contain “forward-looking statements”. All statements, other than statements of historical fact, including statements that address activities, events or developments that we or our management intend, expect, project, believe or anticipate will or may occur in the future are forward-looking statements. Forward-looking statements are based on management’s assumptions and assessments in light of past experience and trends, current conditions, expected future developments and other relevant factors. They are not guarantees of future performance, and actual results may differ significantly from those envisaged by our forward-looking statements. Among the factors that could cause actual results to differ materially from those described or implied in the forward-looking statements are general business and economic conditions, production delays resulting from lack of regulatory certifications and other factors, competition in our existing and future markets, lack of market acceptance of our products and services, the substantial leverage and debt service resulting from our indebtedness, loss or retirement of key executives and other risks disclosed by us or generally associated with our business.