

Investment	Sale / Lease	Property Name/Location	Available	Price	Information	Flyer/Broker	Package
Multi-Family	Sale	Brasswood Apartments Greenville, NC	308 Units	\$11,975,000	7% Cap Rate	Ed	Brasswood Package
Office	Sale	Madison Center/Durham	1,000 SF	\$149,900	3 year term w/credit tenant	Madison Inv. Flyer Ed	
Office	Sale	Roxboro Road/Durham	1,798 SF	\$314,900	963 SF leased through 8/09 Gross Income: \$20,519.84 835 SF finished vacant suite	Roxboro Flyer Sam/Ed	
Office	Sale	Eastowne 250/Chapel Hill	6,024 SF	\$1,350,000	3% Annual Escalations 5 year, 3 mo. Term (1) 5 year renewal NOI:\$109,034.00	Eastowne Flyer Sam	
Retail	Sale	Greenwood Village/Morrisville	10,618 SF	\$2,500,000	Building 1: 52% Leased NOI: \$198,266.50 1 year master lease on balance of space w/TI allow.	Greenwood Flyer Sam/Ed	Greenwood Package

Office	Sale	Eastchester Drive/High Point	5,385 SF	\$719,000	Currently below avg. market rents NOI: \$55,647 Near Hwy 311 in High Point	Eastchester Flyer Larry	
Office	Sale	Southpark at 54/Durham	1,453 SF	\$315,000	Cap Rate: 8.6% Leased through 10/31/2010 with (1) 5 year 3% annual increases	Southpark 120 Ed	
Retail	Sale	Greenwood Village/Morrisville	1,567 SF 903 SF 3,033 SF	\$407,000 \$245,000 \$660,000	Suites sold individually, 5-7 year terms with renewal options Cap Rates of 7%, 7.5% and 8.5% Located off Highway 54 in Morrisville	Greenwood Inv. Sam/Ed	
Medical Manufacturing	Sale	Medical Manufacturing Facility Youngsville	74,189 SF	\$6,990,000	Cap Rate: 7.9% 5 year minimum guaranteed term 3% annual escalations Full package available upon receipt of signed NDA	Medical Manufacturing Flyer Ed/Sam	
Office	Sale	Governor's Village/Chapel Hill	54,152 SF	\$7,800,000	Current NOI: \$405,046 Proforma NOI: \$640,218 at 95% occupancy Ideal owner-occupant investment	Governor's Village Sam/Larry/Peter	
Office	Sale / Lease	Property Name/Location	Available	Price	Information	Flyer/Broker	Package

Office	Sale	Westview at Weston/Cary	1,913-15,400	\$145/SF \$16.50/SF NNN	Class A - Brick/Glass/Steel Indiv. Entrances/Signage Parking: 4/1000 www.caryofficespace.com	Westview 7,8 Flyer Sam	Westview Package
Office	Sale Lease	St. Charles Place/Cary	1,600-10,800 SF	\$170/SF \$18.50/SF \$40 TI	2nd floor office space Corner of Harrison Ave. and Maynard Rd. Approx. 15,000 traffic count	St. Charles Flyer Sam/Dave	St. Charles Package
Office	Sale Lease	Madison Center/Durham	1,000-2,000 SF	\$127,500 From \$1,275/mo	Renovated in 2005 +/- 1,000 SF units Net Janitorial/Utilities Great Location	Madison Center Flyer Ed	
Office	Sale Lease	Roxboro Road/Durham	2,115 SF	\$120/SF \$2,370/mo	All Brick/Glass/Steel construction 5/1000 parking ratio TI allowance: \$40/SF	Roxboro Flyer Sam/Ed	Roxboro Package
Office	Sale Lease	Roxboro Road/Durham	1,483-6,232 SF	\$130-135/SF \$15.50/SF	All Brick/Glass/Steel construction 5/1000 parking ratio TI allowance: \$40/SF	Roxboro Flyer Sam/Ed	Roxboro Package
Office	Lease	Westridge at Weston/Cary	3,953 SF	\$18.50/SF	Finished Office Space Popular Cary Location, near Weston Estates Building Signage Available	Westridge 206 Flyer Sam	

Office	Lease	Westridge at Weston/Cary	4,132 SF	\$17.50/SF	Finished Office Space Popular Cary Location, near Weston Estates Building Signage Available	Westridge 101 Flyer Sam	
Office	Lease	Westridge at Weston/Cary	2,380 SF	\$17.50/SF	Finished Office Space Popular Cary Location, near Weston Estates Building Signage Available	Westridge 104 Flyer Sam	
Office	Lease	Campus Walk/Durham	1,280 SF	\$1,800/Month	1st Floor, Fully Finished Building & Monument Signage Available 4/1000 parking ratio	Campus Walk Flyer Sam	
Office	Lease	Keybridge/Morrisville Suite 400	1,080 SF	\$18.50/SF NNN	Sign exposure onto Chapel Hill Road 2005 traffic counts - 17,000/day Excellent parking	Keybridge Flyer Dave	
Office	Lease	Keybridge/Morrisville	1,750-9,300 SF	Starting At \$10.00/SF	Quality restaurant and dry cleaning on site	Keybridge Flyer Dave	
Office	Sale	Kilmayne/Cary	1,275 SF	New Reduced Price \$159,900	2nd floor condo unit for owner/occupant in attractive Cary location: Kildaire Farm Rd. and Maynard Rd.	Kilmayne Flyer Dave	

Office	Lease	Apex Medical Park/Apex	2,176 SF	\$17.00/SF NNN	\$35/SF Upfit Allowance Shell Condition Hwy 55 at Hwy 64	Apex Medical Flyer Larry	
Office	Sale Lease	Apex Medical Park/Apex	3,944 SF	\$808,250 \$5,916/month NNN	Fully up-fitted medical space Individual unit signage TI Allowance negotiable	Apex Medical Flyer Sam	
Office	Sale Lease	Southpark at 54/Durham Suite 240	895 SF	\$17.50/SF NNN \$169,000	Excellent Durham location, near the intersection of Highway 54 and Southpark Drive	Southpark Flyer Peter	
Office	Sale Lease	Southpark at 54/Durham Suite 200	889 SF	\$1,300/month NNN \$173,000	Unit is leased through June 30, 2008 Excellent Durham location, near the interesection of Highway 54 and Southpark Drive	Southpark Flyer Ed	
Office	Lease	Governor's Village/Chapel Hill	1,250-27,000 SF	\$18.50/SF Full Service	Only 5 minutes from the University of North Carolina at Chapel Hill, 7 minutes to I-40/NC-54 exchange and Southpoint Mall	Governor's Village Sam/Larry/Peter	
Flex	Sale / Lease	Property Name/Location	Available	Price	Information	Flyer/Broker	Package

Flex	Lease	Woodwinds Industrial/Cary	1,050-2,100 SF	\$10.15/SF Net of Electric	Great Cary Location Each unit has a drive-in, roll-up door and office area	Woodwinds Flyer Ed	
Flex	Sale	Pheasantwood Court/Morrisville	2,430 SF	\$303,750	Individual Unit Signage Excellent Floor Plan Centrally Located "Best Deal in Morrisville"	Pheasantwood Flyer Larry	
Retail	Sale / Lease	Property Name/Location	Available	Price	Information	Flyer/Broker	Package
Retail	Sale	849 Perry Road/Apex	1,250 SF	\$189,000	Great Location near Hwy 55 & US 1 Other current tenants: AutoZone, Domino's Pizza, more	849 Perry Flyer Dave	
Retail	Sale Lease	853 Perry Road/Apex	1,300 SF	\$259,000 \$15.00/SF NNN	Great Location near Hwy 55 & US 1 Other current tenants: AutoZone, Domino's Pizza, more	853 Perry Flyer Dave	
Retail	Sale Lease	2621 Spring Forest/Raleigh	2,941	\$349,000 \$14.00/SF	Excellent traffic count, generous parking 2 Drive-Up Doors Near Atlantic Ave.	Spring Forest Flyer Sam	

Retail	Lease	Morrisville 54/Morrisville	1,250 SF	\$18.50/SF NNN	Great end unit w/large covered drive-thru Traffic count 12,000-17,000 (2005) Hwy. 54	Morrisville 54 Flyer Dave	
Retail	Sale	Hound Dog Café/Zebulon	1,325 SF	\$184,900	Great neighborhood restaurant in downtown Zebulon Includes building, business, equipment	Hound Dog Café Flyer Peter	
Retail	Sub-Lease	Homestead Market/Durham	10,233 SF	\$9.00/SF NNN	Sublease through April 30, 2012 High traffic area near Southpoint Mall, just off I-40 at Fayetteville Road CAM: \$1.85/SF	Homestead Market Flyer Ed	
Retail	Sale Lease	Greenwood Village/Morrisville	2,124 SF 1,473 SF 1,508 SF	\$195/SF (shell) \$19.00/SF lease \$20 TI allowance on lease	Excellent retail location on Highway 54 in Morrisville Join other tenants: Subway, Edward Jones and Indian Grocer	Greenwood Village Ed/Sam	
Land	Sale / Lease	Property Name/Location	Available	Price	Information	Flyer/Broker	Package
Land	Sale	6600 Wimberly/Willow Spring	122.5 Acres	\$28,000/Acre	Frontage: Wimberly Rd. & Gold Hill Rd. Near Hwy. 55, Hwy. 210	Wimberly Flyer Chuck	

Land	Sale	201 Hein Drive/Garner	3.02 Acres	\$349,000	Near US 70 and I-40 Zoned MXD per Garner Zoning	Hein Drive Flyer Sam	
Land	Sale	144 Tradition Trail/Holly Springs	4.00 Acres	\$540,000	Near Hwy. 55 and Holly Springs Road Intersection Zoned Industrial-1	Tradition Trail Flyer Sam, Peter	
Land	Sale	2610 S. Miami Blvd./Durham	6.41 Acres	\$695,000	Near the intersection of Lumley Road and S. Miami Blvd. Zoned Industrial-2	2610 S. Miami Flyer Sam	
Land	Sale	109 Green Drive/Morrisville	1.02 Acres	\$429,000	Frontage: Chapel Hill Road (Hwy 54) and Green Drive Zoned Neighborhood Business	Green Drive Flyer Sam	