

2007 ACQUISITIONS



LEGACY CROWN POINTE

Kirkland, WA

Acquisition Date: 1/10/07

Square Feet: 128,989

Property Type: Class A, mid-rise, suburban office

Description: Four, 3-story buildings with concrete and spandrel glass exteriors. Strategically located along the 520 Corridor; excellent views in park-like suburban campus setting.



ONE WORLD TRADE CENTER

Long Beach, CA

Acquisition Date: 3/22/07

Square Feet: 585,892

Property Type: Class A, high-rise CBD office

Description: 27-story, recently renovated, granite-clad tower and adjoining retail plaza, featuring spectacular ocean and city views with rectangular floor plates of 18,500 sf.



LEGACY CORPORATE CENTER REDMOND

(Land/Development Project)

Redmond, WA

Acquisition Date: 3/30/07

Site Area: 5.33 acres

Property Type: Class A, mid-rise suburban office

Description: Three-story, 99,180 sf office building under development with completion slated for Summer, 2008. Pre-certified LEED Silver for core and shell.



LEGACY CROW CANYON

San Ramon, CA

Acquisition Date: 4/19/07

Square Feet: 100,049

Property Type: Class A, mid-rise suburban office

Description: Three, 2-story buildings in park-like setting with garden atrium; close proximity to Interstates 580 and 680.



LAKESIDE TOWER AT MACARTHUR PLACE

Santa Ana, CA

Acquisition Date: 4/19/07

Square Feet: 217,846

Property Type: Class A, mid-rise suburban office

Description: 10-story tower with distinctive granite and reflective glass exterior. Lakefront setting in the heart of the South Coast Metro area, with excellent visibility from, and access to, Interstate 405 and SR-55.



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6400 BRISA

Livermore, CA

Acquisition Date: 4/24/07

Square Feet: 175,369

Property Type: Warehouse/distribution

Description: High-image 100% leased warehouse with 18% office buildout. Strategically located along the Interstate 580 corridor; 22'-24' clear heights, 18 dock-high doors, 5 grade-level doors, 0.6/3,000 sprinkler density.



SAN MATEO PLAZA

San Mateo, CA

Acquisition Date: 4/25/07

Square Feet: 140,720

Property Type: Class A, mid-rise suburban office

Description: Seven-story contemporary office building, part of San Mateo Business Park, with dramatic entry fountain and numerous nearby amenities.



LEGACY ALMADEN PLAZA

San Jose, CA

Acquisition Date: 4/27/07

Square Feet: 414,888

Property Type: Class A, CBD office

Description: Three buildings ranging from 8 to 12 stories with detached parking structure. Excellent downtown location with immediate access to freeways and many amenities.



LEGACY WEST WILLOWS

Redmond, WA

Acquisition Date: 5/22/07

Square Feet: 164,822

Property Type: Class A, R&D

Description: Five, 1- and 2-story buildings with brick façades and glass corner detailing. Adjacent to 148th Avenue N.E., a main thoroughfare in Redmond.



THE SEATTLE PI BUILDING

Seattle, WA

Acquisition Date: 6/13/07

Square Feet: 102,699

Property Type: Class A, mid-rise office

Description: Five-story building with waterfront setting on Elliott Bay, featuring landscaped plaza, entry fountain and 8 exterior building decks. Central location provides easy access to Downtown, Queen Anne and Capitol Hill Districts.



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QUADRANT WILLOWS CORPORATE CENTER

Redmond, WA

Acquisition Date: 6/20/07 and 6/25/07

Square Feet: 128,099

Property Type: Class A, mid-rise suburban office

Description: Two, 3-story contemporary office buildings in a park-like setting with expansive territorial views, ample parking and easy freeway access.



LEGACY HACIENDA TERRACE

Pleasanton, CA

Acquisition Date: 7/2/07

Square Feet: 300,342

Property Type: Class A, mid-rise suburban office

Description: Three, 5-story connected buildings located in Hacienda Business Park, Pleasanton's premier corporate location. Convenient to many amenities and major thoroughfares.



STANFORD PLACE III

Denver, CO

Acquisition Date: 7/10/07

Square Feet: 367,416

Property Type: Class A, high-rise suburban office

Description: 17-story building with attractive brick façade in high-visibility location within Denver Technology Center.



LEGACY LAURELWOOD COURT

Pleasanton, CA

Acquisition Date: 7/25/07

Square Feet: 39,337

Property Type: Class A, mid-rise suburban office

Description: Two-story building located in Bernal Corporate Park. Built in 2001, the project offers immediate access to Interstates 680 and 580, the Pleasanton BART station, Stoneridge Shopping Center and several affluent residential communities.



GLENDALE CITY CENTER

Glendale, CA

Acquisition Date: 7/26/07

Square Feet: 406,092, including approximately 60,000 sf of retail

Property Type: Class A, high-rise, CBD office

Description: 19-story modern office tower with glass and granite exterior and beautiful landscape/hardscape features. Strategically located across from Glendale Galleria and within blocks of major retail amenities.



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LEGACY PLAZA SAN RAMON

San Ramon, CA

Acquisition Date: 8/30/07

Square Feet: 311,584

Property Type: Class A, mid-rise suburban office

Description: Two, 4-story buildings in campus-like setting. Prime location at intersection of Interstate 680 and Crow Canyon Road.



LEGACY CASCADES

Centennial, CO

Acquisition Date: 8/31/07

Square Feet: 348,031

Property Type: Class A, mid-rise, suburban office

Description: 7-story building with full height central atrium, spectacular views and lushly landscaped grounds. Centrally located near Interstates 25 and 225, two light rail stations, RTD routes, Coors Amphitheater and Centennial Airport.



LEGACY ON 101

(Land/Development Project)

San Jose, CA

Acquisition Date: 9/21/07

Site Area: 16.35 acres

Property Type: Class A, mid-rise suburban office

Description: Under construction: 400,000 sf office complex consisting of two, 6-story office buildings with completion slated for July, 2009. Pre-certified LEED Silver for core and shell. Excellent location with frontage on Highway 101 at Highway 87.