



FOR IMMEDIATE RELEASE

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Stanton Road Capital Partnership Acquires 3660 Regent Blvd

IRVING, TX (July 18, 2014) – Stanton Road Capital, LLC (“SRC”), together with Vancouver-based Second City Real Estate, announces the acquisition of 3660 Regent Boulevard, a 159,000 square foot office building located in the Freeport submarket of Dallas. Sourced off-market, the property was 100% leased at the time of acquisition.

Developed in 2000, the two-story property was originally a build-to-suit for Ford Motor Credit, which occupied 100% of the property until 2008. In 2009, the property was converted to a multi-tenant building and is currently occupied by four national tenants.

“We have closely tracked the absorption activity in the Freeport submarket over the past 12 months and found 3660 Regent to be well positioned on a go-forward basis due to its large floor plates, high parking ratio and its value-oriented price point,” said Tim Ronan, Founder and Managing Partner of SRC. “The property is very efficient and will continue to retain and attract high-density corporate users that are drawn to the Freeport market.”

The Dallas-based Cushman & Wakefield team of J.J. Leonard and John Fancher will serve as the leasing agents for the property. Cushman & Wakefield will also provide property management services for the building.

About Stanton Road Capital

Stanton Road Capital, LLC (“SRC”) is a Los Angeles-based investment management firm focused on select real estate private equity strategies. Formally launched in 2013, the principals of SRC have acquired over \$2.5 billion of commercial real estate including over \$500 million of class “A” and class “B” value-added and opportunistic office properties in Texas since 2008. SRC is currently acquiring value-add office and medical properties in Southern California, Texas and select Midwest markets on behalf of its private and institutional capital partners.

About Second City Real Estate

Second City Real Estate is a real estate private equity firm that specializes in the acquisition and management of opportunistic and value-add properties in mid-sized U.S. cities. The firm’s principals have more than 100 years of experience in real estate acquisitions, development and asset management, and have acquired more than \$750 million in opportunistic real estate since 2009.

