



FOR IMMEDIATE RELEASE

## MADISON PARTNERS ARRANGES \$3.75 MILLION SALE

Pacific Grove, California: May 15, 2009: Country Club Gate Center is a 2-story jewel-box office building containing approximately 21,047 square feet situated on 2.2 acres of land located just 2 blocks from the famous 17 Mile Drive and less than 1 mile from the first tee at the prestigious Pebble Beach Golf Links on the Monterey Peninsula. Significant barriers to entry coupled with the existing 15 year NNN lease with the California Water Authority made this an exceptional addition to any portfolio.

The Korda Group purchased the project for \$3,750,000 (\$178 per foot) from Fowler Properties. The team of Bob Safai and Ron Jacobson of Madison Partners represented the buyer and seller in this transaction.

### About Madison Partners

*Madison Partners is a leading, privately held full-service commercial real estate brokerage firm based in Los Angeles. Comprised of top-performing professionals from the fields of investment sales, landlord and tenant representation, corporate services and advisory services, Madison Partners has pioneered a principal-to-principal service delivery platform that provides superior results for every transaction and client. Since its inception in 1996, Madison Partners' principals have consummated more than 500 million square feet of office space valued at more than \$20 billion. Madison Partners' principals have a combined client list that includes Fortune 500 companies, major law and accounting firms, entertainment companies, government agencies, insurance companies, REITs, leading institutional owners and pension funds.*

###